



Agenda
Village of Glen Ellyn
Regular Village Board Meeting
Monday, June 24, 2024
7:00 PM
Glen Ellyn Civic Center, Galligan Board Room

Meeting Procedures Statement

Visitors are most welcome to attend all meetings of the Village Board and can find copies of the Agenda at the meeting or online at www.glenellyn.org prior to the meeting. Meetings are taped and also televised on WideOpenWest Channel 6, AT&T Channel 99, and Comcast Cable Services Channel 10. Any individual with a disability requiring a reasonable accommodation in order to participate in a meeting should contact The Village of Glen Ellyn ADA Coordinator, 630-469-5000, at least five (5) business days in advance of the next scheduled meeting. All matters on the Agenda may be discussed, amended, and acted upon.

- A. Call to Order**
- B. Pledge of Allegiance**
- C. Roll Call**
- D. Audience Participation**

- 1) Open:

Members of the public are welcome to speak to any item not specifically listed on tonight's agenda for up to (3) three minutes. For those items which are on tonight's agenda, the public will have the opportunity to comment at the time the item is discussed. In either case, please complete the Audience Participation form and turn it in to the Village Clerk. It is requested that, if possible, one spokesman for a group be appointed to present the views of the entire group. Speakers who are recognized are requested to step to a microphone and state their name, their topic and the group, if any, they are representing prior to addressing the Village Board.

Individuals wishing to address the Board shall exercise proper decorum and respect for the proceedings and the business of the Village Board, and shall refrain from abusive demeanor and language. The practice of ceding time to other speakers shall be prohibited, except in the discretion of the presiding officer of the meeting.

Public officials are not obligated to respond to questions.

- E. Presentation**

- 1) Proclamation in honor of Pride Month
- 2) Recognition of Greg Mathews, Village Attorney, upon his retirement (President Senak, Manager Franz)

- F. Employee Recognition**

- 1) Recognition from resident K. Smith of Community Service Officer R. Volpe for outstanding service

- G. Consent Agenda - The following items are considered routine business by the Village Board and will be approved in a single vote in the form listed below:**

Motion to approve the following items including Payroll and Vouchers totaling

\$11,323,619.24. These agenda items have been reviewed by the Management Team and Village Attorney and are consistent with the Village's purchasing policy (Trustee Kalinich)

- 1) Total Expenditures (Payroll and Vouchers) - \$11,323,619.24
- 2) Village Board May 13, 2024 Meeting Minutes
- 3) Village Board February 26, 2024 Meeting Minutes
- 4) Village Board February 12, 2024 Closed Executive Session Minutes
- 5) Approval of the recommendation of Village President Senak that the following Chair appointments be made for Boards and Commissions, with each term ending July 31, 2025:

- Architectural Appearance Commission: Sue Jacobsen
- Board of Fire and Police Commissioners: Lori Taylor
- Building Board of Appeals: Thomas Bredfeldt
- Capital Improvements Commission: Steve Szymanski
- Environmental Commission: Christy Truitt
- Finance Commission: Chris Goodman
- Historic Preservation Commission: Penn French
- Plan Commission: Tim Loftus
- Police Pension Board: John Adduci
- Recreation Commission: Carol Scott
- Zoning Board of Appeals: Greg Constantino

- 6) Motion to approve the Village Manager's appointment of Paul Stephanides as Village Attorney for the Village of Glen Ellyn, an executive officer of the Village, pursuant to Section 1-7-3 of the Glen Ellyn Municipal Code, effective July 22, 2024 (Manager Franz)
- 7) Motion to approve Resolution 24-08, a resolution issuing a new Proclamation Policy as a guiding document for the issuance of proclamations to recognize significant achievements and events within the Village for the purpose of furthering the knowledge and well-being of its residents (Manager Franz)
- 8) Motion to Approve a New Special Event "Haunted Trail" Hosted by the Glen Ellyn Park District October 24-25, 2024 (Communications Coordinator Paplauskas)
- 9) Motion to Approve a New Special Event "Exhibit Opening Event" Hosted by the Glen Ellyn Public Library July 27, 2024 (Communications Coordinator Paplauskas)
- 10) Motion to Approve Ordinance 7108, an Ordinance to Amend the Numeration on ordinances prior approved by the Village Board to newly-assigned numbered ordinances (Manager Franz)
- 11) Motion to Approve Ordinance No. 7109-VC, An Ordinance to Amend the Local Liquor Code, Chapter 19 of Title 3, Section 11 (Classifications of Licenses) Class C-5 of the Village Code of Glen Ellyn, Illinois (Attorney Mathews)
- 12) Motion to Approve Ordinance No. 7110, An Ordinance Granting Approval of an Amendment to the Exterior Appearance plans Approved on November 26th, 2012 by Ordinance No. 6090 to allow façade changes to the principal unit located at 285

- Roosevelt Road, Glen Ellyn, IL 60137 (AVM/Community Development Director Rodman) (Trustee Thompson)
- 13) Motion to Approve Ordinance No. 7111, An Ordinance Approving Variations from the Zoning Code to Allow the Construction of a Two-Story Addition and Attached Garage with Deck on a lot that is less than fifty feet in width, and to allow Side Yard and Impervious Surface Setbacks in the Required Side Yard Setback for the Property Located at 582 Hillside (AVM/Community Development Director Rodman) (Trustee Gould)
 - 14) Pursuant to Section 1-10-7 of the Village Code, Authorize the Village Manager to Execute the Award of a Contract in Partnership with DuPage County Procurement Services to Morton Salt, Inc of Chicago, IL, for 800 to 1,300 Tons of Regular Delivery Bulk Rock Salt, as Needed, in an Amount Not-to-Exceed \$96,070 and 190 Tons of Emergency Bulk Rock Salt, if Needed, in an Amount Not-to-Exceed \$18,780, All to be Expensed to the Motor Fuel Tax Fund (Public Works Director Buckley)
 - 15) Motion Pursuant to Section 1-10-7 of the Glen Ellyn Village Code to Adopt Competitive Bidding Procedures of the Sourcewell Purchasing Program in Lieu of the Provisions of Chapter 10 on Village Contracts and Approve the Purchase of a Henderson Brinemaker from Henderson Products, Inc. of Huntley, IL Through the Sourcewell Purchasing Program in the Amount of \$110,619 and Approve the Purchase of Three Storage Tanks From the Sprayer Depot, of Apopka, FL in the Amount of \$26,466, All To Be Expensed to the General Fund - Streets Equipment/Capital Outlay (Public Works Director Buckley)
 - 16) Motion to Authorize the Village Manager to Execute a Contract with Civiltech Engineering, Inc., in the amount of \$107,446.00 for Engineering Consultant Services for Design of the Crescent-Glenwood Parking Lot Streetscape Improvements Project to be Expensed to the Capital Projects Fund (Public Works Director Buckley)
 - 17) Motion to Authorize the Village Manager to Execute a Contract Change Order in the amount of \$13,000 for additional work by G.A. Paving, LLC, of Bellwood, Illinois, for the 2024 Utility Pavement Restoration Program to be Expensed to the Water Fund and Sanitary Sewer Fund (Public Works Director Buckley)
 - 18) Motion to Approve Revised Change Order 1 of the Village Links/Reserve 22 Clubhouse Renovation Project, replacing the initial \$180,000 Change Order 1, approved February 26, 2024, for an amount not to exceed \$280,000, which includes a 10% Contingency, to be Expensed to the Village Links/Reserve 22 Capital Outlay Buildings Fund (General Manager Vesevick)

H. Glen Oak Country Club - 21W451 Hill Avenue & 21W427 Fairway Street (AVM/Community Development Director Rodman) (Trustee Thompson)

- 1) Motion to Approve Ordinance No. 7112, An Ordinance Annexing Certain Territory To The Village of Glen Ellyn, Illinois (21W427 Fairway Street)
- 2) Motion to Approve Ordinance No. 7113, An Ordinance Granting Approval of an Amendment to the Special Use Permit approved on September 8, 2014, by Ordinance No. 6264, Zoning Variations, and a Plat of Consolidation to allow for an Expansion of a Parking Lot Located at 21W451 Hill Avenue, Glen Ellyn, IL 60137 and 21W417 Fairway Street, Glen Ellyn, IL 60137

I. School District #41 Churchill School - 240 Geneva Road, 1N221 Bloomingdale Road & 1N249 Bloomingdale Road (AVM/Community Development Director Rodman) (Trustee Thompson)

- 1) Motion to Approve Ordinance No. 7114, An Ordinance Annexing Certain Territory To The Village of Glen Ellyn, Illinois (1N221 Bloomingdale Road and 1N249 Bloomingdale Road)
- 2) Motion to Approve Ordinance No. 7115, An Ordinance Granting Approval of Zoning Code Variations, Exterior Appearance, Lot Consolidation, and Zoning For the Churchill Elementary School Expansion

J. Residential Solid Waste Collection and Recycling Services Contract Approval (Public Works Director Buckley)

- 1) Motion to approve ordinance No. 7116-VC amending Title 6, Chapter 7 (Solid Waste Collection and Disposal) of the Village Code and to authorize the Village Manager to execute the Residential Solid Waste Collection and Recycling Services Contract for the term of August 01, 2024-July 31, 2029, subject to Village Attorney review

K. Other Business

L. Reminders

- 1) Village Board Special Workshop July 15, 2024 at 7 pm
- 2) Village Board Meeting July 22, 2024 at 7 pm

M. Adjourn



Proclamation

WHEREAS, the United States of America was founded by a set of principles that every person has been created equal, that each has rights to their life, liberty and pursuit of happiness, and that each be accorded equal protection of the law; and

WHEREAS, the Village of Glen Ellyn is dedicated to the acceptance of all its residents, regardless of age, beliefs, color, ethnicity, identity, race, religion, sex and sexual orientation; and

WHEREAS, all residents and visitors in our community feel valued, safe, empowered, and supported by peers, educators, community leaders and other citizens; and

WHEREAS, the month of June is traditionally recognized as LGBTQ+ Pride Month.

NOW, THEREFORE, I, MARK SENAK, President of the Village of Glen Ellyn, Illinois, on behalf of the Village Board, do hereby declare the month of June to be "Pride Month" in the Village of Glen Ellyn to promote the principles of equality and liberty for all of our residents.

VILLAGE PRESIDENT
ATTEST:

VILLAGE CLERK

DATE



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head:
Category: Recognition
Prepared By:

**AGENDA ITEM (ID # 2024-
407)**

DOC ID: 2024-407

Recognition from resident K. Smith of Community Service Officer R. Volpe for outstanding service

Statement of the Issue:

Resident K. Smith will visit the Village Board Meeting to offer her thanks for the work of Community Service Officer R. Volpe in recovering her lost dog.

Analysis:

Budget Impact:

Contribution to Strategic Plan

Action Requested:

Attachments:

Approval of Vouchers
For the Village Board Meeting on June 24, 2024

EXPENDITURES:

Accounts Payable Warrant 0424-6	\$	2,000.00
Accounts Payable Warrant 0524-1	\$	2,526,881.66
Accounts Payable Warrant 0524-2	\$	1,406,739.71
Accounts Payable Warrant 0524-3	\$	1,421,982.18
Accounts Payable Warrant 0524-4	\$	1,346,898.69
Accounts Payable Warrant 0524-6	\$	65,131.10
Accounts Payable Warrant 0624-1	\$	1,720,858.06
Accounts Payable Warrant 0624-2	\$	542,823.45

Sub-Total	\$	9,033,314.85
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Warrant Total \$ 9,033,314.85

PAYROLL EXPENDITURES

	<u>May 17, 2024</u>		<u>May 31, 2024</u>		<u>June 14, 2024</u>	
Net Employee Payroll Checks	\$	475,670.87	\$	502,077.03	\$	511,610.07
<u>Employee & Employer Payroll Deductions:</u>						
Employee Deductions*	\$	202,479.10	\$	211,608.87	\$	213,426.70
IMRF - Employer contribution	\$	17,400.64	\$	17,683.39	\$	17,211.90
Social Security/Medicare Tax Withheld - Employer portion	\$	38,901.76	\$	41,141.40	\$	41,092.66
Total Payroll	\$	734,452.37	\$	772,510.69	\$	783,341.33

\$ 2,290,304.39

GRAND TOTAL \$ 11,323,619.24

* Employee deductions include contributions for pensions, health insurance, union dues and other employee directed deductions such as tax withholdings, 457 & 125 plan contributions and supplemental life insurance.

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
700 THE PITNEY BOWES BANK INC												
04052024		05/03/2024		0524-1	36492	2,000.00		2,000.00	05/03/2024	DIR	PD	CIVIC CENTER POSTAGE
CHECK DATE: 04/26/2024												
922 VILLAGE OF GLEN ELLYN												
423765-05241		05/01/2024		0524-3	36513	155.60		155.60	05/08/2024	DIR	PD	2024 WATER BILL: 65 S
CHECK DATE: 05/08/2024												
315091-05241		05/01/2024		0524-3	36514	116.15		116.15	05/08/2024	DIR	PD	2024 WATER BILL:539 DU
CHECK DATE: 05/08/2024												
120495-05241		05/01/2024		0524-3	36515	136.83		136.83	05/08/2024	DIR	PD	2024 WATER BILL:524 PE
CHECK DATE: 05/08/2024												
121350-05241		05/01/2024		0524-3	36516	436.26		436.26	05/08/2024	DIR	PD	2024 WATER BILL: 800 N
CHECK DATE: 05/08/2024												
122670-05241		05/01/2024		0524-3	36517	27.48		27.48	05/08/2024	DIR	PD	2024 WATER BILL:557 GE
CHECK DATE: 05/08/2024												
140250-05241		05/01/2024		0524-3	36518	81.06		81.06	05/08/2024	DIR	PD	2024 WATER BILL: 485 W
CHECK DATE: 05/08/2024												
310029-05241		05/01/2024		0524-3	36519	2.12		2.12	05/08/2024	DIR	PD	2024 WATER BILL: 532 H
CHECK DATE: 05/08/2024												
310027-05241		05/01/2024		0524-3	36520	2.12		2.12	05/08/2024	DIR	PD	2024 WATER BILL: 503 D
CHECK DATE: 05/08/2024												
310033-05241		05/01/2024		0524-3	36521	2.12		2.12	05/08/2024	DIR	PD	2024 WATER BILL: 424 F
CHECK DATE: 05/08/2024												
310035-05241		05/01/2024		0524-3	36522	2.12		2.12	05/08/2024	DIR	PD	2024 WATER BILL: 426 M
CHECK DATE: 05/08/2024												
310037-05241		05/01/2024		0524-3	36523	2.12		2.12	05/08/2024	DIR	PD	2024 WATER BILL: 444
CHECK DATE: 05/08/2024												
315090-05241		05/01/2024		0524-3	36524	228.94		228.94	05/08/2024	DIR	PD	2024 WATER BILL: 535 D
CHECK DATE: 05/08/2024												
315215-05241		05/01/2024		0524-3	36525	6.80		6.80	05/08/2024	DIR	PD	2024 WATER BILL:DUANE
CHECK DATE: 05/08/2024												
410010-05241		05/01/2024		0524-3	36526	241.41		241.41	05/08/2024	DIR	PD	2024 WATER BILL: 30
CHECK DATE: 05/08/2024												
411170-05241		05/01/2024		0524-3	36527	48.72		48.72	05/08/2024	DIR	PD	2024 WATER BILL: 490 H
CHECK DATE: 05/08/2024												
413030-05241		05/01/2024		0524-3	36528	915.95		915.95	05/08/2024	DIR	PD	2024 WATER BILL: 485
CHECK DATE: 05/08/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
423925-05241 CHECK DATE: 05/08/2024		05/01/2024		0524-3	36529	147.29		147.29	05/08/2024	DIR	PD	2024 WATER BILL: 681 T
122675-05241 CHECK DATE: 05/08/2024		05/01/2024		0524-3	36530	1.27		1.27	05/08/2024	DIR	PD	2024 WATER BILL: 557 G
11084 CHASE BANK NA												
HANM-146 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36531	100.30		100.30	05/07/2024	DIR	PD	BIEN TRUCHA-IL MAIN ST
CHIJ-313 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36532	979.83		979.83	05/07/2024	DIR	PD	ASTOUND-VILLAGE COMMUN
CHIJ-314 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36533	350.00		350.00	05/07/2024	DIR	PD	GMIS-ANNUAL MEMBERSHIP
CHIJ-315 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36534	583.58		583.58	05/07/2024	DIR	PD	PDF XVCHANGE-ANNUAL PD
CHIJ-316 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36535	-34.33		-34.33	05/07/2024	CRM	PD	PDF XCHANGE-TAX CREDIT
CHIIJ-317 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36536	10.25		10.25	05/07/2024	DIR	PD	WSJ-SUBSCRIPTION
CHIJ-318 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36537	155.68		155.68	05/07/2024	DIR	PD	MARRIOTT-GMS CONFERENC
VESJ-630 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36538	105.00		105.00	05/07/2024	DIR	PD	SHERLOCK SQUEEGY-WINDO
VESJ-631 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36539	229.66		229.66	05/07/2024	DIR	PD	TRIPLESEAT-EVENT SCHED
VESJ-632 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36540	10.99		10.99	05/07/2024	DIR	PD	SPOTIFY-MUSIC SERVICE
VESJ-633 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36541	25.00		25.00	05/07/2024	DIR	PD	PARTY CITY-WRISTBANDS
VESJ-634 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36542	249.98		249.98	05/07/2024	DIR	PD	ORKIN-PEST CONTROL
VESJ-635 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36543	1,176.00		1,176.00	05/07/2024	DIR	PD	OPEN TABLE-SEATING SVC
VESJ-636 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36544	427.17		427.17	05/07/2024	DIR	PD	COMCAST-TV SERVICE
LUDM-975 CHECK DATE: 05/31/2024		05/06/2024		0524-6	36545	102.84		102.84	05/07/2024	DIR	PD	STENS-BLADE BELTS, PUM
LUDM-976		05/06/2024		0524-6	36546	49.07		49.07	05/07/2024	DIR	PD	STENS-PRESSURE WASHER

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/31/2024												
LUDM-977		05/06/2024		0524-6	36547	450.00		450.00	05/07/2024	DIR	PD	SELSORS-PUMP GREASE PI
CHECK DATE: 05/31/2024												
LUDM-978		05/06/2024		0524-6	36548	100.00		100.00	05/07/2024	DIR	PD	COMCAST-MAINT INTERNET
CHECK DATE: 05/31/2024												
LUDM-979		05/06/2024		0524-6	36549	180.00		180.00	05/07/2024	DIR	PD	RUBBER SHEET WAREHOUSE
CHECK DATE: 05/31/2024												
700 THE PITNEY BOWES BANK INC												
04082024		04/30/2024		0424-6	36550	2,000.00		2,000.00	04/30/2024	DIR	PD	CIVIC CENTER POSTAGE
CHECK DATE: 04/30/2024												
05032024		05/01/2024		0524-3	36551	2,000.00		2,000.00	05/03/2024	DIR	PD	CIVIC CENTER POSTAGE
CHECK DATE: 05/03/2024												
11084 CHASE BANK NA												
BRAP-147		04/06/2024		0524-6	36552	30.00		30.00	05/07/2024	DIR	PD	PAYPAL-MUNIS ONLINE PR
CHECK DATE: 05/31/2024												
BRAP-148		04/06/2024		0524-6	36553	35.00		35.00	05/07/2024	DIR	PD	GFOA-WEBINAR
CHECK DATE: 05/31/2024												
BRAP-149		04/06/2024		0524-6	36554	100.00		100.00	05/07/2024	DIR	PD	IGFOA-UB SEMINAR OPS M
CHECK DATE: 05/31/2024												
BRAP-150		04/06/2024		0524-6	36555	11.64		11.64	05/07/2024	DIR	PD	BLACKBERRY MKT-AFD INT
CHECK DATE: 05/31/2024												
BRAP-151		04/06/2024		0524-6	36556	56.50		56.50	05/07/2024	DIR	PD	THIPI THAI-VM, TRUSTEE
CHECK DATE: 05/31/2024												
BRAP-152		04/06/2024		0524-6	36557	65.19		65.19	05/07/2024	DIR	PD	NOBEL HOUSE-PAYROLL SP
CHECK DATE: 05/31/2024												
BRAP-153		04/06/2024		0524-6	36558	20.56		20.56	05/07/2024	DIR	PD	BLACKBERRY MKT-FIN SUP
CHECK DATE: 05/31/2024												
DUTM-38		04/06/2024		0524-6	36559	604.18		604.18	05/07/2024	DIR	PD	HACKERS-HERBS, PEPPER
CHECK DATE: 05/31/2024												
DUTM-39		04/06/2024		0524-6	36560	478.97		478.97	05/07/2024	DIR	PD	HOME DEPOT-PRESSURE WA
CHECK DATE: 05/31/2024												
DUTM-40		04/06/2024		0524-6	36561	321.59		321.59	05/07/2024	DIR	PD	HOME DEPOT-GARDEN SUPP
CHECK DATE: 05/31/2024												
LUDM-980		04/06/2024		0524-6	36562	158.07		158.07	05/07/2024	DIR	PD	GRAINGER-BLOWER WHEEL
CHECK DATE: 05/31/2024												
LUDM-981		04/06/2024		0524-6	36563	17.28		17.28	05/07/2024	DIR	PD	GRAINGER-SCREWS

VILLAGE OF GLEN ELLYN



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INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/31/2024												
LUDM-982		04/06/2024		0524-6	36564	11.89	11.89	05/07/2024	DIR	PD		GRAINGER-BLADE DISPOSA
CHECK DATE: 05/31/2024												
LUDM-983		04/06/2024		0524-6	36565	91.31	91.31	05/07/2024	DIR	PD		INTERSTATE BATTERY-BAT
CHECK DATE: 05/31/2024												
LUDM-984		04/06/2024		0524-6	36566	87.38	87.38	05/07/2024	DIR	PD		STENS-FILTERS, HOSE CO
CHECK DATE: 05/31/2024												
LUDM-985		04/06/2024		0524-6	36567	142.52	142.52	05/07/2024	DIR	PD		MESSICKS-AIR, OIL FILT
CHECK DATE: 05/31/2024												
MONM-162		04/06/2024		0524-6	36568	81.90	81.90	05/07/2024	DIR	PD		JEWEL-BEVERAGES FOR EV
CHECK DATE: 05/31/2024												
MONM-163		04/06/2024		0524-6	36569	72.11	72.11	05/07/2024	DIR	PD		NORTON SUPPLY-DETERGEN
CHECK DATE: 05/31/2024												
MONM-164		04/06/2024		0524-6	36570	103.50	103.50	05/07/2024	DIR	PD		NEUCO-AC MAINT TRAININ
CHECK DATE: 05/31/2024												
MONM-165		04/06/2024		0524-6	36571	357.82	357.82	05/07/2024	DIR	PD		PAPA SAVERIOS-PIZZA VI
CHECK DATE: 05/31/2024												
LUCG-95		04/06/2024		0524-6	36572	48.31	48.31	05/07/2024	DIR	PD		MENARDS-SUPPLIES
CHECK DATE: 05/31/2024												
LUCG-96		04/06/2024		0524-6	36573	6.88	6.88	05/07/2024	DIR	PD		MENARDS-VELCRO FOR MAP
CHECK DATE: 05/31/2024												
LUCG-97		04/06/2024		0524-6	36574	170.07	170.07	05/07/2024	DIR	PD		MENARDS-NAILS, LIGHTS
CHECK DATE: 05/31/2024												
LUCG-98		04/06/2024		0524-6	36575	39.78	39.78	05/07/2024	DIR	PD		HOME DEPOT-PLASTIC SHE
CHECK DATE: 05/31/2024												
CAMM-210		04/06/2024		0524-6	36576	23.94	23.94	05/07/2024	DIR	PD		JEWEL-FOOD RESALE
CHECK DATE: 05/31/2024												
CAMM-211		04/06/2024		0524-6	36577	875.00	875.00	05/07/2024	DIR	PD		GOLF GENIUS-TOURNAMENT
CHECK DATE: 05/31/2024												
CAMM-212		04/06/2024		0524-6	36578	56.10	56.10	05/07/2024	DIR	PD		SIGN IDENTITY-SIGNS FO
CHECK DATE: 05/31/2024												
CAMM-213		04/06/2024		0524-6	36579	219.48	219.48	05/07/2024	DIR	PD		SIGN IDENTITY-SIGNS FO
CHECK DATE: 05/31/2024												
PAGT-61		04/06/2024		0524-6	36580	254.34	254.34	05/07/2024	DIR	PD		STAPLES-OFFICE SUPPLIE
CHECK DATE: 05/31/2024												
PAGT-62		04/06/2024		0524-6	36581	99.98	99.98	05/07/2024	DIR	PD		STAPLES-OFFICE SUPPLIE
CHECK DATE: 05/31/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
PAGT-63 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36582	36.87	36.87	05/07/2024	DIR	PD		STAPLES-OFFICE SUPPLIE
PAGT-64 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36583	40.54	40.54	05/07/2024	DIR	PD		STAPLES-OFFICE SUPPLIE
ALLN-291 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36584	-2,600.00	-2,600.00	05/07/2024	CRM	PD		ALL STAR PRO GOLF-CRED
ALLN-292 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36585	325.65	325.65	05/07/2024	DIR	PD		GOLF EMS-JR CAMP REGIS
ALLN-293 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36586	130.65	130.65	05/07/2024	DIR	PD		GOLF EMS-JR CAMP SOFTW
ALLN-294 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36587	99.98	99.98	05/07/2024	DIR	PD		GARVEYS-CARDSTOCK
ALLN-295 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36588	218.64	218.64	05/07/2024	DIR	PD		GARVEYS-OFFICE SUPPLIE
ALLN-296 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36589	221.38	221.38	05/07/2024	DIR	PD		GARVEYS-CARDSTOCK OUTI
ALLN-297 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36590	149.10	149.10	05/07/2024	DIR	PD		EPIC SPORTS-CHEF COATS
ALLN-298 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36591	423.12	423.12	05/07/2024	DIR	PD		GOOGLE-G SUITE 55 USER
ALLN-299 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36592	20.90	20.90	05/07/2024	DIR	PD		GARVEYS-INDEX CARDS
ALLN-300 CHECK DATE: 05/31/2024		04/06/2024		0524-6	36593	85.23	85.23	05/07/2024	DIR	PD		GARVEYS-ENVELOPES
13330 FULLSTEAM												
FULLSTEAM-10 CHECK DATE: 05/20/2024		05/20/2024		0524-4	36594	13,353.35	13,353.35	05/20/2024	DIR	PD		CREDIT CARD FEES-LINKS
9766 HEARTLAND												
HEARTLAND-103 CHECK DATE: 05/20/2024		05/20/2024		0524-4	36595	4,843.39	4,843.39	05/20/2024	DIR	PD		CREDIT CARD FEES - VIL
13369 NUVEI TECHNOLOGIES INC.												
5200027519273 CHECK DATE: 05/20/2024		05/20/2024		0524-4	36596	1,385.65	1,385.65	05/20/2024	DIR	PD		BANKCARD FEES
262 DUPAGE WATER COMMISSION												
DPWC - APRIL 2024		05/20/2024		0524-4	36597	311,617.46	311,617.46	05/20/2024	DIR	PD		WATER COSTS

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/21/2024												
355 GLEN ELLYN PUBLIC LIBRARY												
PPRT-179		05/20/2024		0524-4	36598	315.37	315.37	05/20/2024	DIR	PD		PPRT TO LIBRARY
CHECK DATE: 05/21/2024												
5758 SWAHM												
SWAHM-180		05/20/2024		0524-4	36599	288,175.05	288,175.05	05/20/2024	DIR	PD		SWAHM INSURANCE PAYMEN
CHECK DATE: 05/21/2024												
7749 PAYMENT SERVICE NETWORK, INC												
PSN-136		05/20/2024		0524-4	36600	413.90	413.90	05/20/2024	DIR	PD		CUST ONLINE BANKING FE
CHECK DATE: 05/21/2024												
9766 HEARTLAND												
HEARTLAND PARKING51		05/20/2024		0524-4	36601	283.82	283.82	05/20/2024	DIR	PD		PARKING KIOSK
CHECK DATE: 05/21/2024												
360 GLENBARD W. W. TREATMENT PLT.												
FY24-4		05/20/2024		0524-4	36602	322,615.65	322,615.65	05/20/2024	DIR	PD		MONTHLY FLOW BILL
CHECK DATE: 05/21/2024												
700 THE PITNEY BOWES BANK INC												
05102024PW		05/22/2024		0524-4	36604	1,700.00	1,700.00	05/31/2024	DIR	PD		POSTAGE - PW
CHECK DATE: 05/22/2024												
05172024PD		05/22/2024		0524-4	36605	2,000.00	2,000.00	05/31/2024	DIR	PD		POSTAGE - PD
CHECK DATE: 05/22/2024												
922 VILLAGE OF GLEN ELLYN												
F&B-56		05/20/2024		0524-4	36606	2,949.08	2,949.08	05/20/2024	DIR	PD		FOOD & BEVERAGE TAX -
CHECK DATE: 05/23/2024												
414 ILLINOIS DEPT. OF REVENUE												
ST-1-221		05/20/2024		0524-4	36607	17,459.00	17,459.00	05/20/2024	DIR	PD		LINKS SALES TAX
CHECK DATE: 05/23/2024												
1860 ILLINOIS DEPT. OF EMPLOYMENT SECURT												
0800937-0324		05/07/2024		0524-4	36608	17,531.95	17,531.95	05/31/2024	DIR	PD		QUARTERLY UNEMPLOYMENT
CHECK DATE: 05/30/2024												
11084 CHASE BANK NA												
VONK-202		05/06/2024		0524-6	36610	630.00	630.00	05/20/2024	DIR	PD		PEOPLE'S RESOURCE - SO
CHECK DATE: 05/20/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
VONK-203 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36611	42.50		42.50	05/20/2024	DIR	PD	DOLLAR TREE - MARCH MA
VONK-204 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36612	300.00		300.00	05/20/2024	DIR	PD	APA II CHAPTER - JOB P
VONK-205 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36613	375.00		375.00	05/20/2024	DIR	PD	APWA - WORK ZONE - JOB
VONK-206 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36614	199.00		199.00	05/20/2024	DIR	PD	COLLEGE CENTRAL NETWORK
VONK-207 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36615	375.00		375.00	05/20/2024	DIR	PD	APWA - WORK ZONE - JOB
VONK-208 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36616	199.00		199.00	05/20/2024	DIR	PD	COLLEGE CENTRAL NETWORK
VONK-209 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36617	329.00		329.00	05/20/2024	DIR	PD	MGMT ASSOC OF ILL - TR
VONK-210 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36618	270.00		270.00	05/20/2024	DIR	PD	MGMT ASSOC OF IL - TRA
VONK-211 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36619	199.00		199.00	05/20/2024	DIR	PD	COLLEGE CENTRAL NETWORK
PROK-208 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36620	700.48		700.48	05/20/2024	DIR	PD	ALMETEK - STREETSCAPE
PROK-209 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36621	26.70		26.70	05/20/2024	DIR	PD	USPS - 2024 ROADWAY CO
PROK-210 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36622	13.35		13.35	05/20/2024	DIR	PD	USPS- 2024 CRACK SEALI
PROK-211 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36623	1.81		1.81	05/20/2024	DIR	PD	STAPLES - ERRONEOUR CH
PROK-212 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36626	401.21		401.21	05/20/2024	DIR	PD	STAPLES - PLOTTER INK
PROK-213 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36627	252.64		252.64	05/20/2024	DIR	PD	EINSTEIN - QUARTERLY S
DOWA-82 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36628	49.00		49.00	05/20/2024	DIR	PD	NAT'L CHILD ID PROGRAM
DOWA-83 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36629	42.50		42.50	05/20/2024	DIR	PD	CIRCLE K - FUEL ACADEM
TIEE-99 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36630	115.58		115.58	05/20/2024	DIR	PD	SHUTTERFLY - RETIREMEN
TIEE-100		05/06/2024		0524-6	36631	131.70		131.70	05/20/2024	DIR	PD	LILAC BAKERY - COFFEE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/20/2024												
TIEE-101 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36632	22.49	22.49	05/20/2024	DIR	PD	WSJ - SUBSCRIPTION	
TIEE-102 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36633	44.00	44.00	05/20/2024	DIR	PD	NORTHWESTERN UNIV - ST	
TIEE-103 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36634	44.00	44.00	05/20/2024	DIR	PD	NORTHWESTERN UNIV - ST	
TIEE-104 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36635	23.54	23.54	05/20/2024	DIR	PD	WALMART - STORAGE BINS	
TIEE-105 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36636	579.28	579.28	05/20/2024	DIR	PD	PAYPAL - SUNBLOCK STAT	
TIEE-106 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36637	39.95	39.95	05/20/2024	DIR	PD	US FLEET - SUBSCRIPTIO	
TIEE-107 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36638	131.70	131.70	05/20/2024	DIR	PD	LILAC BAKERY - COFFEE	
TIEE-108 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36639	15.99	15.99	05/20/2024	DIR	PD	ZOOM - SUBSCRIPTION	
TIEE-109 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36640	65.37	65.37	05/20/2024	DIR	PD	EINSTEINS - COFFEE WIT	
TIEE-110 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36641	179.40	179.40	05/20/2024	DIR	PD	EXPEDIA - CAR RENTAL F	
TIEE-111 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36642	258.21	258.21	05/20/2024	DIR	PD	AA - AIRFARE FOR IACP	
TIEE-112 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36643	258.21	258.21	05/20/2024	DIR	PD	AA - AIRFARE FOR IACP	
TIEE-113 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36644	32.40	32.40	05/20/2024	DIR	PD	UPS - PROPERTY SHIPMEN	
TIEE-114 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36645	63.49	63.49	05/20/2024	DIR	PD	PORTILLO'S - RETIREMEN	
TIEE-115 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36646	26.13	26.13	05/20/2024	DIR	PD	UPS - SLU LAB SHIPMENT	
WEBN-41 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36647	75.00	75.00	05/20/2024	DIR	PD	ROAD RANGER - GAS VEHI	
WEBN-42 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36648	29.57	29.57	05/20/2024	DIR	PD	ROAD RANGER - GAS VEHI	
WEBN-43 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36649	58.30	58.30	05/20/2024	DIR	PD	KNAPP OIL - GAS VEHICL	

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
WEBN-44 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36650	38.97		38.97	05/20/2024	DIR	PD	SHELL - GAS VEHICLE US
WEBN-45 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36651	60.38		60.38	05/20/2024	DIR	PD	CIRCLE K GAS VEHICLE U
WEBN-46 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36652	41.05		41.05	05/20/2024	DIR	PD	CASEYS GAS PTI POWER T
JAGM-270 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36653	176.80		176.80	05/20/2024	DIR	PD	WAGNER PTI TRAINING -
JAGM-271 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36654	194.54		194.54	05/20/2024	DIR	PD	HSGI - MED POUCHES FOR
JAGM-272 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36655	277.25		277.25	05/20/2024	DIR	PD	PCL COMMUNICATIONS- EA
JAGM-273 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36656	438.00		438.00	05/20/2024	DIR	PD	CALIBRE PRESS - TRAINI
JAGM-274 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36657	38.02		38.02	05/20/2024	DIR	PD	ROAD RANGER - FUEL MFF
JAGM-275 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36658	30.78		30.78	05/20/2024	DIR	PD	CIRCLE K - FUEL MFF E
JAGM-276 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36659	52.52		52.52	05/20/2024	DIR	PD	CIRCLE K - FUEL MFF E
KLOM-24 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36660	32.50		32.50	05/20/2024	DIR	PD	DOLLAR TREE - SUPPLIES
VAVK-133 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36661	165.74		165.74	05/20/2024	DIR	PD	HOME DEPOT - CLEANING
VAVK-134 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36662	81.97		81.97	05/20/2024	DIR	PD	JEWEL - CAKE & COOKIES
VAVK-135 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36663	720.50		720.50	05/20/2024	DIR	PD	BUONA BEEF - FOOD FOR
VAVK-136 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36664	45.74		45.74	05/20/2024	DIR	PD	ROAD RANGER - FUEL FOR
BURN-54 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36665	728.00		728.00	05/20/2024	DIR	PD	HOLIDAY INN EFFINGHAM
BURN-55 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36666	728.00		728.00	05/20/2024	DIR	PD	HOLIDAY INN EFFINGHAM
BURN-56 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36667	364.00		364.00	05/20/2024	DIR	PD	HOLIDAY INN EFFINGHAM

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
BURN-57 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36668	364.00		364.00	05/20/2024	DIR	PD	HOLIDAY INN EFFINGHAM
BURN-58 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36669	29.49		29.49	05/20/2024	DIR	PD	PHILLIPS 66 - FUEL FOR
FRAM-518 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36670	52.00		52.00	05/20/2024	DIR	PD	CONSTANT CONTACT SUBSC
FRAM-519 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36671	108.21		108.21	05/20/2024	DIR	PD	PETE'S FRESH MARKER -
FRAM-520 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36672	41.15		41.15	05/20/2024	DIR	PD	GLEN OAK - BREAKFAST W
FRAM-521 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36673	44.45		44.45	05/20/2024	DIR	PD	BLACKBERRY - STAFF BRE
FRAM-522 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36674	71.68		71.68	05/20/2024	DIR	PD	NOBEL HOUSE - LUNCH WI
PAPG-203 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36675	30.00		30.00	05/20/2024	DIR	PD	CHAMBER LUNCHEON
PAPG-204 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36676	79.06		79.06	05/20/2024	DIR	PD	SPROUT SOCIAL - PR - S
PAPG-205 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36677	12.95		12.95	05/20/2024	DIR	PD	CANVA - PR - SOCIAL ME
PAPG-206 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36678	145.00		145.00	05/20/2024	DIR	PD	CONSTANT CONTACT - NEW
PAPG-207 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36679	4,120.00		4,120.00	05/20/2024	DIR	PD	IDENTITY GRAPHICS - NE
PATR-14 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36680	200.00		200.00	05/20/2024	DIR	PD	APWA REGISTRATION - PA
PATR-15 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36681	1,695.05		1,695.05	05/20/2024	DIR	PD	FUEL ISLAND SUMP COVER
PATR-16 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36682	160.00		160.00	05/20/2024	DIR	PD	AXON - CAMERA SWIVEL M
PATR-17 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36683	47.20		47.20	05/20/2024	DIR	PD	IPASS - TOLLS
PATR-18 CHECK DATE: 05/29/2024		05/06/2024		0524-6	36684	199.85		199.85	05/20/2024	DIR	PD	EVT TECH - VEHICLE REM
HUBJ-258 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36685	1,042.02		1,042.02	05/20/2024	DIR	PD	FASTOOL INC - CBD HOSE
HUBJ-259		05/06/2024		0524-6	36686	4.59		4.59	05/20/2024	DIR	PD	HALLMARK - GET WELL CA

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/29/2024												
HUBJ-260		05/06/2024		0524-6	36687	34.97	34.97	05/20/2024	DIR	PD		HOME DEPOT - DRILL BIT
CHECK DATE: 05/29/2024												
HUBJ-261		05/06/2024		0524-6	36688	58.06	58.06	05/20/2024	DIR	PD		SARIS CYCLING - PRAIRI
CHECK DATE: 05/29/2024												
HUBJ-262		05/06/2024		0524-6	36689	160.80	160.80	05/20/2024	DIR	PD		ARBOR DAY - TREE SAPLI
CHECK DATE: 05/29/2024												
HUBJ-263		05/06/2024		0524-6	36690	50.00	50.00	05/20/2024	DIR	PD		APWA EXPO - CHRISTIE
CHECK DATE: 05/29/2024												
HUBJ-264		05/06/2024		0524-6	36691	300.00	300.00	05/20/2024	DIR	PD		APWA EXPO - 6 INDIVIDU
CHECK DATE: 05/29/2024												
922 VILLAGE OF GLEN ELLYN												
423765 - 06.24		06/01/2024		0624-1	36692	304.56	304.56	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
315091 - 06.24		06/01/2024		0624-1	36693	156.86	156.86	06/20/2024	DIR	PD		June 2024 WATER BILL:5
CHECK DATE: 06/14/2024												
120495 - 06.24		06/01/2024		0624-1	36694	101.97	101.97	06/20/2024	DIR	PD		June 2024 WATER BILL:5
CHECK DATE: 06/14/2024												
121350 - 06.24		06/01/2024		0624-1	36695	94.45	94.45	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
122670 - 06.24		06/01/2024		0624-1	36696	27.48	27.48	06/20/2024	DIR	PD		June 2024 WATER BILL:5
CHECK DATE: 06/14/2024												
122675 - 06.24		06/01/2024		0624-1	36697	1.27	1.27	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310027 - 06.24		06/01/2024		0624-1	36698	2.12	2.12	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310029 - 06.24		06/01/2024		0624-1	36699	2.12	2.12	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310031 - 06.24		06/01/2024		0624-1	36700	14.33	14.33	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310033 - 06.24		06/01/2024		0624-1	36701	19.83	19.83	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310035 - 06.24		06/01/2024		0624-1	36702	14.87	14.87	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												
310037 - 06.24		06/01/2024		0624-1	36703	2.12	2.12	06/20/2024	DIR	PD		June 2024 WATER BILL:
CHECK DATE: 06/14/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE	DESCRIPTION
315090 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36704	489.63		489.63	06/20/2024	DIR	PD	June 2024	WATER BILL:
315215 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36705	6.80		6.80	06/20/2024	DIR	PD	June 2024	WATER BILL:D
410010 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36706	264.07		264.07	06/20/2024	DIR	PD	June 2024	WATER BILL:
423925 - 06.24 CHECK DATE: 05/14/2024		06/01/2024		0624-1	36707	140.31		140.31	06/20/2024	DIR	PD	June 2024	WATER BILL:
11084 CHASE BANK NA													
GWA-102032 CHECK DATE: 05/30/2024		04/06/2024		0524-6	36708	4,310.48		4,310.48	05/07/2024	DIR	PD		DUE FROM GWA
LIB-102032 CHECK DATE: 05/20/2024		04/06/2024		0524-6	36710	21,394.32		21,394.32	05/07/2024	DIR	PD		DUE FROM LIBRARY
922 VILLAGE OF GLEN ELLYN													
05302024 CHECK DATE: 05/30/2024		05/30/2024		0524-4	36711	80.00		80.00	05/30/2024	DIR	PD		BURN PERMIT FEE - LAMB
11084 CHASE BANK NA													
RUSJ-265 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36712	249.00		249.00	05/20/2024	DIR	PD		FOREUP - R22 WEBSITE
RUSJ-266 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36713	219.00		219.00	05/20/2024	DIR	PD		FOREUP - VL WEBSITE
RUSJ-267 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36714	182.16		182.16	05/20/2024	DIR	PD		GOOGLE ADS - BANQUET A
RUSJ-268 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36715	180.00		180.00	05/20/2024	DIR	PD		LOOKING GLASS MEDIA -
RUSJ-269 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36716	207.62		207.62	05/20/2024	DIR	PD		FACEBOOK - VL SUMMERCA
SATJ-151 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36717	15.96		15.96	05/20/2024	DIR	PD		JEWEL - STRAWBERRIES
SATJ-152 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36718	22.99		22.99	05/20/2024	DIR	PD		BEST BUY - DVD PLAYER
SATJ-153 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36719	264.83		264.83	05/20/2024	DIR	PD		DUPAGE CO HEALTH DEPT
SATJ-154 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36720	-6.23		-6.23	05/20/2024	CRM	PD		DRIVER'S LICENSE GUIDE
SATJ-155		05/06/2024		0524-6	36721	28.49		28.49	05/20/2024	DIR	PD		JEWEL - PRODUCE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/20/2024												
SATJ-156		05/06/2024		0524-6	36722	6.49		6.49	05/20/2024	DIR	PD	JEWEL
CHECK DATE: 05/20/2024												
SATJ-157		05/06/2024		0524-6	36723	11.00		11.00	05/20/2024	DIR	PD	DUPAGE HEALTH DEPT - W
CHECK DATE: 05/20/2024												
SATJ-158		05/06/2024		0524-6	36724	25.95		25.95	05/20/2024	DIR	PD	JEWEL - FOOD
CHECK DATE: 05/20/2024												
CROA-587		05/06/2024		0524-6	36725	297.69		297.69	05/20/2024	DIR	PD	TOWELHUB.COM - 144 BLA
CHECK DATE: 05/20/2024												
CROA-588		05/06/2024		0524-6	36726	777.97		777.97	05/20/2024	DIR	PD	BOARDTRONICS - REPLACE
CHECK DATE: 05/20/2024												
FOTT-737		05/06/2024		0524-6	36727	54.00		54.00	05/20/2024	DIR	PD	NOTHING BUNDT CAKES- A
CHECK DATE: 05/20/2024												
FOTT-738		05/06/2024		0524-6	36728	270.56		270.56	05/20/2024	DIR	PD	RESTAURENT DEPOT - RES
CHECK DATE: 05/20/2024												
FOTT-739		05/06/2024		0524-6	36729	551.82		551.82	05/20/2024	DIR	PD	WEBSTAIRANT - CHAFFING
CHECK DATE: 05/20/2024												
FOTT-740		05/06/2024		0524-6	36730	827.90		827.90	05/20/2024	DIR	PD	PARTS TOWN - CHAFING D
CHECK DATE: 05/20/2024												
FOTT-741		05/06/2024		0524-6	36731	107.05		107.05	05/20/2024	DIR	PD	WEBSTAIRANT - ROBOT CO
CHECK DATE: 05/20/2024												
FOTT-742		05/06/2024		0524-6	36732	863.60		863.60	05/20/2024	DIR	PD	WEBSTAIRANT - SPOONS,
CHECK DATE: 05/20/2024												
FOTT-743		05/06/2024		0524-6	36733	21.42		21.42	05/20/2024	DIR	PD	TRADER JOE'S - BREAD
CHECK DATE: 05/20/2024												
FOTT-744		05/06/2024		0524-6	36734	22.93		22.93	05/20/2024	DIR	PD	JEWEL - FOOD RESALE
CHECK DATE: 05/20/2024												
FOTT-745		05/06/2024		0524-6	36735	35.91		35.91	05/20/2024	DIR	PD	JEWEL - FOOD RESALE
CHECK DATE: 05/20/2024												
FOTT-746		05/06/2024		0524-6	36736	368.82		368.82	05/20/2024	DIR	PD	WEBSTAIRANT - TRASH CA
CHECK DATE: 05/20/2024												
FOTT-747		05/06/2024		0524-6	36737	70.20		70.20	05/20/2024	DIR	PD	WEBSTAIRANT - CAMBRO S
CHECK DATE: 05/20/2024												
FOTT-748		05/06/2024		0524-6	36738	108.00		108.00	05/20/2024	DIR	PD	NOTHING BUNDT CAKES -
CHECK DATE: 05/20/2024												
FOTT-749		05/06/2024		0524-6	36739	190.17		190.17	05/20/2024	DIR	PD	PARTS TOWN - FRYER BAS
CHECK DATE: 05/20/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
FOTT-750 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36740	85.08	85.08	05/20/2024	DIR	PD		WEBSTAIRANT - STRAINER
FOTT-751 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36741	214.99	214.99	05/20/2024	DIR	PD		WEBSTAIRANT - CAMBRO S
FOTT-752 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36742	332.68	332.68	05/20/2024	DIR	PD		WEBSTAIRANT - PLATES
FOTT-753 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36743	54.00	54.00	05/20/2024	DIR	PD		NOTHING BUNDT CAKES -
FOTT-754 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36744	59.40	59.40	05/20/2024	DIR	PD		WEBSTAIRANT - WINE GLA
FOTT-755 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36745	1,087.96	1,087.96	05/20/2024	DIR	PD		WEBSTAIRANT - SHELIVING
FOTT-756 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36746	64.98	64.98	05/20/2024	DIR	PD		JEWEL - FOOD RESALE
FOTT-757 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36747	104.95	104.95	05/20/2024	DIR	PD		WEBSTAIRANT - HOTDOG B
FOTT-758 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36748	-513.98	-513.98	05/20/2024	CRM	PD		WEBSTAIRANT - SHELIVING
CANP-142 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36749	190.00	190.00	05/20/2024	DIR	PD		GREEN BRANCH - 2 FLORA
CANP-143 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36750	22.14	22.14	05/20/2024	DIR	PD		THE BOOKSTORE OF GE -
CANP-144 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36751	61.00	61.00	05/20/2024	DIR	PD		GEORGE'S PROFESSIONAL
CANP-145 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36752	978.05	978.05	05/20/2024	DIR	PD		IDENTITY GRAPHICS - PO
RODE-332 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36753	250.00	250.00	05/20/2024	DIR	PD		NIU - ILCMA SUMMER CON
RODE-333 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36754	68.40	68.40	05/20/2024	DIR	PD		ICMA - ICMA PRACTICE B
RODE-334 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36755	229.79	229.79	05/20/2024	DIR	PD		EAGLE RIDGE RESORT - I
RODE-335 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36756	40.00	40.00	05/20/2024	DIR	PD		UNITED AIRLINES - CHEC
RODE-336 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36757	952.40	952.40	05/20/2024	DIR	PD		HILTON - APA CONFERENC

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
RODE-337 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36758	40.00		40.00	05/20/2024	DIR	PD	UNITED AIRLINES - CHEC
RODE-338 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36759	41.00		41.00	05/20/2024	DIR	PD	MAIN STREET PUB - LUNC
RODE-339 CHECK DATE: 05/20/2024		05/06/2024		0524-6	36760	178.00		178.00	05/20/2024	DIR	PD	RESERVE 22 - 2ND IN CO
922 VILLAGE OF GLEN ELLYN												
413030 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36762	1,212.26		1,212.26	06/20/2024	DIR	PD	2024 WATER BILL: 485 W
411170 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36763	92.30		92.30	06/20/2024	DIR	PD	2024 WATER BILL: 490 H
140250 - 06.24 CHECK DATE: 06/14/2024		06/01/2024		0624-1	36764	105.45		105.45	06/20/2024	DIR	PD	2024 WATER BILL: 485 W
546 LEN'S ACE HARDWARE, INC.												
113756/3 CHECK DATE: 05/03/2024		04/10/2024		0524-1	258424	7.89		7.89	04/26/2024	INV	PD	PIPE FITTINGS FOR TELE
25 A LAMP CONCRETE CONTRACTORS, INC.												
17666 CHECK DATE: 05/03/2024	20230026	04/08/2024		0524-1	258425	760,541.31		760,541.31	04/19/2024	INV	PD	CBD STREETSCAPE & UTIL
13444 A MAESTRANZI SONS KNIFE SERVICES												
733225 CHECK DATE: 05/03/2024		04/25/2024		0524-1	258426	34.00		34.00	04/25/2024	INV	PD	PROFESSIONAL SERVICES
2021 A-RELIABLE PRINTING												
28742 CHECK DATE: 05/03/2024		04/24/2024		0524-1	258427	356.00		356.00	05/24/2024	INV	PD	WINDOW ENVELOPES
28756 CHECK DATE: 05/03/2024		04/25/2024		0524-1	258427	252.00		252.00	05/03/2024	INV	PD	#10 ENVELOPES
					608.00							
5016 ABBOTT TREE CARE PROFESSIONALS, LLC												
39597-A CHECK DATE: 05/03/2024	20240002	03/20/2024		0524-1	258428	1,476.81		1,476.81	05/03/2024	INV	PD	TREE REMOVAL/EMERGENCY
13757 ADVANCED PARTS & SERVICE INC												
259380 CHECK DATE: 05/03/2024		04/19/2024		0524-1	258429	639.70		639.70	04/19/2024	INV	PD	MECH/MAINT.
10753 ADVANCED TURF SOLUTIONS												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
RET0011945		04/09/2024		0524-1	258430	-872.40	-872.40		04/09/2024	CRM	PD	BAGGED SALT REFUND
CHECK DATE: 05/03/2024												
S01139169		04/23/2024		0524-1	258430	2,590.92	2,590.92		04/23/2024	INV	PD	SOLE SOURCE LIQUID CAL
CHECK DATE: 05/03/2024												
S01171281		04/17/2024		0524-1	258430	793.74	793.74		04/23/2024	INV	PD	GRASS SEED AND STARTER
CHECK DATE: 05/03/2024												
28 ALEXANDER EQUIPMENT CO INC						2,512.26						
206616		04/24/2024		0524-1	258431	43.00	43.00		04/24/2024	INV	PD	SUMMER BAR OIL
CHECK DATE: 05/03/2024												
13773 4UNDER LLC												
INV37391		04/22/2024		0524-1	258432	405.66	405.66		04/30/2024	INV	PD	GOLF SHOP MERCHANDISE
CHECK DATE: 05/03/2024												
13802 BADER ALMOSHELLI/YUSRA GOMAA												
20230828		04/25/2024		0524-1	258433	500.00	500.00		04/25/2024	INV	PD	781 FAIRVIEW REFUND
CHECK DATE: 05/03/2024												
12567 AMAZON.COM SALES, INC.												
1J3Y-W9DV-16MR		04/01/2024		0524-1	258434	818.05	818.05		05/03/2024	INV	PD	VARIOUS, SEE INVOICE
CHECK DATE: 05/03/2024												
13113 AMERICAN WELDING & GAS, INC.												
0010051746		04/25/2024		0524-1	258435	73.50	73.50		04/25/2024	INV	PD	CO2 SERVICE
CHECK DATE: 05/03/2024												
10850 ANGELO GELATO ITALIANO, INC												
191796		04/25/2024		0524-1	258436	134.00	134.00		04/25/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
13806 ANTONETTE HATT												
25-6237		05/03/2024		0524-1	258437	32.00	32.00		05/03/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE: 05/03/2024												
11995 ACP CREATIV IT LLC												
INV215745		04/24/2024		0524-1	258438	8,500.00	8,500.00		05/03/2024	INV	PD	AV SYSTEM LICENSING AN
CHECK DATE: 05/03/2024												
13438 ART HISTORY BREWING INC												
AHB04103		04/25/2024		0524-1	258439	210.00	210.00		04/25/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024												
13036 RADIATE HOLDINGS,LP												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
446987101-0016822		05/03/2024		0524-1	258440	191.94		191.94	05/03/2024	INV	PD	GEVFC BACKUP INTERNET
CHECK DATE: 05/03/2024												
5615 AXON ENTERPRISE, INC												
INUS235548		03/15/2024		0524-1	258441	43,400.89		43,400.89	04/15/2024	INV	PD	BODY CAMERAS
CHECK DATE: 05/03/2024												
4874 BAXTER & WOODMAN, INC.												
0256790		03/19/2024		0524-1	258442	930.00		930.00	04/26/2024	INV	PD	LEAD SERVICE REPLACEME
CHECK DATE: 05/03/2024												
13801 JUSTIN/HEATHER BAYLE												
20230001		04/25/2024		0524-1	258443	1,000.00		1,000.00	04/25/2024	INV	PD	783 CHIDESTER REFUND
CHECK DATE: 05/03/2024												
13808 ROBERT E BIANCO												
25-6185		04/30/2024		0524-1	258444	25.00		25.00	04/30/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE: 05/03/2024												
12921 BLA, INC												
23236-13	20230023	03/31/2024		0524-1	258445	39,591.08		39,591.08	04/19/2024	INV	PD	CONSTRUCTION ENGINEERI
CHECK DATE: 05/03/2024												
96 BONNELL INDUSTRIES, INC.												
D152551	20240032	04/24/2024		0524-1	258446	10,000.00		10,000.00	05/03/2024	INV	PD	PW 205 CHASSIS DEPOSIT
CHECK DATE: 05/03/2024												
D163555	20240032	04/24/2024		0524-1	258446	10,000.00		10,000.00	05/03/2024	INV	PD	PW 202 CHASSIS DEPOSIT
CHECK DATE: 05/03/2024												
D169467	20240032	04/24/2024		0524-1	258446	10,000.00		10,000.00	05/03/2024	INV	PD	PW 203 CHASSIS DEPOSIT
CHECK DATE: 05/03/2024												
D169700	20240032	04/24/2024		0524-1	258446	10,000.00		10,000.00	05/03/2024	INV	PD	PW 251 CHASSIS DEPOSIT
CHECK DATE: 05/03/2024												
E152551	20240032	04/25/2024		0524-1	258446	93,666.38		93,666.38	05/03/2024	INV	PD	PW 205 UPFITTING DEPOS
CHECK DATE: 05/03/2024												
E163005	20240032	04/25/2024		0524-1	258446	236,286.65		236,286.65	05/03/2024	INV	PD	PW 234 UPFITTING DEPOS
CHECK DATE: 05/03/2024												
E163555	20240032	04/25/2024		0524-1	258446	224,333.29		224,333.29	05/03/2024	INV	PD	PW 202 UPFITTING DEPOS
CHECK DATE: 05/03/2024												
E169467	20240032	04/25/2024		0524-1	258446	164,153.47		164,153.47	05/03/2024	INV	PD	PW 203 UPFITTING DEPOS
CHECK DATE: 05/03/2024												
E169700	20240032	04/25/2024		0524-1	258446	164,153.47		164,153.47	05/03/2024	INV	PD	PW 251 UPFITTING DEPOS
CHECK DATE: 05/03/2024												
					922,593.26							
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC												
115364305		04/25/2024		0524-1	258447	2,116.06		2,116.06	04/25/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024												
115409319		04/25/2024		0524-1	258447	503.89		503.89	04/25/2024	INV	PD	BEVERAGE FOR RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/03/2024												
115475158		04/25/2024		0524-1	258447	534.66	534.66	04/25/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024												
3955 BURRIS EQUIPMENT CO.						3,154.61						
ES3002236		04/12/2024		0524-1	258448	2,140.00	2,140.00	04/23/2024	INV	PD		VIBRATORY PLATE COMPAC
CHECK DATE: 05/03/2024												
120 CANON SOLUTIONS AMERICA, INC												
32369700		04/24/2024		0524-1	258449	1,424.59	1,424.59	05/03/2024	INV	PD		VILLAGE COPIERS APR
CHECK DATE: 05/03/2024												
32458371		05/03/2024		0524-1	258449	1,477.70	1,477.70	05/03/2024	INV	PD		VILLAGE COPIERS
CHECK DATE: 05/03/2024												
11929 SAM CARIUS						2,902.29						
030624		03/06/2024		0524-1	258450	119.99	119.99	05/22/2024	INV	PD		WORK BOOTS - CARIUS
CHECK DATE: 05/03/2024												
11326 OMAR CASAREZ												
032924		03/29/2024		0524-1	258451	175.00	175.00	05/22/2024	INV	PD		WORK BOOTS - CASAREZ
CHECK DATE: 05/03/2024												
10505 CDM SMITH INC												
90202645	20230022	04/08/2024		0524-1	258452	221,774.56	221,774.56	04/09/2024	INV	PD		PHASE II ENGINEERING S
CHECK DATE: 05/03/2024												
10783 CINEMATION INC												
11147		05/03/2024		0524-1	258453	447.95	447.95	05/03/2024	INV	PD		AV SYSTEM REPAIR
CHECK DATE: 05/03/2024												
1076 CINTAS CORPORATION NO 2												
4190228315		04/25/2024		0524-1	258454	153.64	153.64	04/25/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 05/03/2024												
7901 TOM/CORELEI CODAK												
27-223		04/01/2024		0524-1	258455	19.00	19.00	04/09/2024	INV	PD		VEHICLE STICKER REFUND
CHECK DATE: 05/03/2024												
175 COMMONWEALTH EDISON COMPANY												
78533557000-FEB-MAR		04/19/2024		0524-1	258456	660.07	660.07	04/26/2024	INV	PD		7853357000-FEB-MAR-VIL
CHECK DATE: 05/03/2024												
3867252000 041924		04/19/2024		0524-1	258457	11,691.53	11,691.53	04/30/2024	INV	PD		UTILITIES - ELECTRICIT
CHECK DATE: 05/03/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
3407404000 0424-2 CHECK DATE: 05/03/2024		04/20/2024		0524-1	258458	58.79	58.79	04/30/2024	INV	PD		MULTIPLE ACCTS
6649264000 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258459	55.03	55.03	04/26/2024	INV	PD		199 LORRAINE RD, LIFT
5882261222 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258460	99.41	99.41	04/26/2024	INV	PD		580 S PARK BLVD, LIFT
3192971222 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258461	137.94	137.94	04/26/2024	INV	PD		1024 MEMORY CT, LIFT S
8669602111 0424 CHECK DATE: 05/03/2024		04/15/2024		0524-1	258462	121.24	121.24	04/26/2024	INV	PD		1105 SURREY DR, LIFT S
3391311222 0424 CHECK DATE: 05/03/2024		04/15/2024		0524-1	258463	38.22	38.22	04/26/2024	INV	PD		290 S PARK BLVD, LIFT
7323111222 0424 CHECK DATE: 05/03/2024		04/16/2024		0524-1	258464	1,751.22	1,751.22	04/26/2024	INV	PD		69 NEWTON AVE, PUMP ST
8090606000 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258465	165.22	165.22	04/26/2024	INV	PD		439 COTTAGE AVE, WATE
5955345000 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258466	2,085.09	2,085.09	04/26/2024	INV	PD		308 WILSON AVE, PUMP S
7069283000 0424 CHECK DATE: 05/03/2024		04/12/2024		0524-1	258467	785.28	785.28	04/26/2024	INV	PD		1N304 STACY CT, PUMP S
4876 CONSTELLATION NEWENERGY, INC.												
4000078 CHECK DATE: 05/03/2024		04/24/2024		0524-1	258468	3,781.35	3,781.35	05/03/2024	INV	PD		BG-316250 0224
4013357 CHECK DATE: 05/03/2024		04/24/2024		0524-1	258468	2,582.36	2,582.36	05/03/2024	INV	PD		BG-316250 0324
						6,363.71						
10952 CONSUMERS PACKING COMPANY												
407440 CHECK DATE: 05/03/2024		04/22/2024		0524-1	258469	1,472.34	1,472.34	04/22/2024	INV	PD		FOOD - RESALE
407603 CHECK DATE: 05/03/2024		04/24/2024		0524-1	258469	110.00	110.00	04/24/2024	INV	PD		FOOD- RESALE
407685 CHECK DATE: 05/03/2024		04/26/2024		0524-1	258469	912.01	912.01	04/26/2024	INV	PD		FOOD - RESALE
						2,494.35						
4547 CORE & MAIN LP												
U645321 CHECK DATE: 05/03/2024		04/04/2024		0524-1	258470	798.00	798.00	05/03/2024	INV	PD		COPPER PIPE FOR WATER
204 DAILY HERALD												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
284396		05/03/2024		0524-1	258471	85.10		85.10	05/03/2024	INV	PD	PUBLIC NOTICE TEXT AME
CHECK DATE: 05/03/2024												
11771 THE DAVEY TREE EXPERT COMPANY												
918399046		04/11/2024		0524-1	258472	2,430.00		2,430.00	04/24/2024	INV	PD	WOODCHIP REMOVAL FROM
CHECK DATE: 05/03/2024												
13809 DMS EXPRESS OF ILLINOIS												
42424		04/25/2024		0524-1	258473	2,699.00		2,699.00	04/30/2024	INV	PD	TRUCK MIRROR DAMAGE RE
CHECK DATE: 05/03/2024												
13804 DOCK & DOOR NATIONAL LLC												
27463		03/08/2024		0524-1	258474	1,281.42		1,281.42	04/30/2024	INV	PD	R22 DOOR REPAIR
CHECK DATE: 05/03/2024												
10531 MATT DOMAN												
20240440		04/24/2024		0524-1	258475	10.00		10.00	05/01/2024	INV	PD	PERMIT FEE OVERPAYMENT
CHECK DATE: 05/03/2024												
1279 DUPAGE COUNTY CHIEFS OF POLICE ASSN												
PROF DAY LUNCHEON		04/24/2024		0524-1	258476	125.00		125.00	05/03/2024	INV	PD	ADMIN PROF DAY LUNCHEO
CHECK DATE: 05/03/2024												
261 DUPAGE TOPSOIL, INC.												
056719		03/31/2024		0524-1	258477	370.00		370.00	04/26/2024	INV	PD	TOPSOIL DELIVERY
CHECK DATE: 05/03/2024												
056820		04/22/2024		0524-1	258477	740.00		740.00	05/03/2024	INV	PD	DIRT FOR BINS
CHECK DATE: 05/03/2024												
13729 ELEGANT RESTROOMS, LLC												
						1,110.00						
6		04/22/2024		0524-1	258478	4,000.00		4,000.00	04/30/2024	INV	PD	RESTROOM TRAILER RENTA
CHECK DATE: 05/03/2024												
283 ENGINEERING RESOURCE ASSOC INC												
W2404900.01		05/03/2024		0524-1	258479	674.10		674.10	05/03/2024	INV	PD	GIS - ANTHONY ST DRAIN
CHECK DATE: 05/03/2024												
1078 EQUIFAX INFORMATION SVCS LLC												
2060019597		04/23/2024		0524-1	258480	25.00		25.00	05/23/2024	INV	PD	MONTHLY SERVICE
CHECK DATE: 05/03/2024												
291 EUCLID BEVERAGE, LLC												
W-3928150		04/25/2024		0524-1	258481	683.45		683.45	04/25/2024	INV	PD	BEVERAGE FOR RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/03/2024												
11334 EURO USA MIDWEST LLC												
754717-00		04/26/2024		0524-1	258482	261.07		261.07	04/26/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
2017 ELLIOTT AUTO SUPPLY COMPANY, INC												
50-5262378		04/24/2024		0524-1	258483	213.90		213.90	04/24/2024	INV	PD	SHOP RAGS & NITRILE GL
CHECK DATE: 05/03/2024												
13368 FEECE OIL COMPANY												
4067057		04/16/2024		0524-1	258484	839.29		839.29	04/23/2024	INV	PD	DIESEL FUEL FOR GOLF M
CHECK DATE: 05/03/2024												
4067061		04/16/2024		0524-1	258484	2,135.80		2,135.80	04/23/2024	INV	PD	GASOLINE FOR GOLF MAIN
CHECK DATE: 05/03/2024												
4067439		04/16/2024		0524-1	258484	1,301.56		1,301.56	04/23/2024	INV	PD	GASOLINE FOR GOLF CAR
CHECK DATE: 05/03/2024												
					4,276.65							
12695 FILTERSHINE CHICAGO INC.												
12466464		04/25/2024		0524-1	258485	200.00		200.00	04/25/2024	INV	PD	PROFESSIONAL SERVICES
CHECK DATE: 05/03/2024												
13790 FLOODS ROYAL FLUSH												
I34773		04/01/2024		0524-1	258486	350.00		350.00	04/23/2024	INV	PD	PORTABLE RESTROOMS FOR
CHECK DATE: 05/03/2024												
13798 FP LEASING GROUP INC												
43301		04/18/2024		0524-1	258487	99.00		99.00	04/30/2024	INV	PD	TAGMARSHAL GPS PACE SE
CHECK DATE: 05/03/2024												
5049 GROOT INDUSTRIES INC.												
12466088T107		05/01/2024		0524-1	258488	139,280.36		139,280.36	05/01/2024	INV	PD	3107-31803 SOLID WASTE
CHECK DATE: 05/03/2024												
13800 JULIE HALPERIN												
20230157		04/25/2024		0524-1	258489	1,000.00		1,000.00	04/25/2024	INV	PD	219 EAST REFUND
CHECK DATE: 05/03/2024												
2081 HAMPTON, LENZINI AND RENWICK, INC.												
000020240063		01/05/2024		0524-1	258490	65.00		65.00	04/03/2024	INV	PD	REVIEW
CHECK DATE: 05/03/2024												
000020240063-1	20230065	01/05/2024		0524-1	258490	187.50		187.50	04/03/2024	INV	PD	YEAR 1 OF 3 ENGINEERIN
CHECK DATE: 05/03/2024												
000020240063-2		01/05/2024		0524-1	258490	325.00		325.00	04/03/2024	INV	PD	16.0005 595 AHLSTRAND
CHECK DATE: 05/03/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
000020240527		03/05/2024		0524-1	258490	2,435.00	2,435.00	03/22/2024	INV	PD		PROFESSIONAL SERVICES
CHECK DATE: 05/03/2024												
20240536-1		03/06/2024		0524-1	258490	740.00	740.00	03/25/2024	INV	PD		24.0002,0003,0007,0008
CHECK DATE: 05/03/2024												
20240754		05/03/2024		0524-1	258490	2,700.00	2,700.00	05/03/2024	INV	PD		TREE PRESERVATION
CHECK DATE: 05/03/2024												
20240788	20230065	05/03/2024		0524-1	258490	185.00	185.00	05/03/2024	INV	PD		YEAR 1 OF 3 ENGINEERIN
CHECK DATE: 05/03/2024												
13241 HARDSCAPE INC						6,637.50						
20232072		04/25/2024		0524-1	258491	500.00	500.00	04/25/2024	INV	PD		738 EUCLID REFUND
CHECK DATE: 05/03/2024												
4672 INDUSTRIAL STEAM CLEANING OF CHICAGO, INC												
CHI17664		04/22/2024		0524-1	258492	990.00	990.00	04/22/2024	INV	PD		MECH/MAINT.
CHECK DATE: 05/03/2024												
9000 B2B COMPUTER PRODUCTS LLC												
01485550		03/14/2024		0524-1	258493	151.80	151.80	05/01/2024	INV	PD		HP DOCKING STATION
CHECK DATE: 05/03/2024												
13797 JQ DESIGNS, LLC												
2490272		04/11/2024		0524-1	258494	864.00	864.00	05/25/2024	INV	PD		NEW CIVILIAN UNIFORM F
CHECK DATE: 05/03/2024												
13795 KARDS INC.												
004290		04/15/2024		0524-1	258495	5,400.00	5,400.00	04/26/2024	INV	PD		FD 1E61 - REPAIRS FROM
CHECK DATE: 05/03/2024												
516 GREAT LAKES CONCRETE, LLC												
252242		04/03/2024		0524-1	258496	343.50	343.50	04/26/2024	INV	PD		STORM STRUCTURE REPLAC
CHECK DATE: 05/03/2024												
2162 LANDSCAPE CREATIONS INC												
20221966		04/25/2024		0524-1	258497	500.00	500.00	04/25/2024	INV	PD		737 CRESCENT REFUND
CHECK DATE: 05/03/2024												
8984 LANDSCAPE MATERIAL & FIREWOOD SALES, INC												
48112		04/24/2024		0524-1	258498	102.00	102.00	05/03/2024	INV	PD		MULCH FOR VARIOUS TREE
CHECK DATE: 05/03/2024												
13513 JEFFREY LARSON												
20231185		04/25/2024		0524-1	258499	500.00	500.00	04/25/2024	INV	PD		501 NEWTON REFUND
CHECK DATE: 05/03/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
546 LEN'S ACE HARDWARE, INC.												
113791/3		04/12/2024		0524-1	258500	-10.77	-10.77	04/12/2024	CRM	PD		CREDIT DEFECTIVE KEYS
CHECK DATE:	05/03/2024											
113846/3		04/18/2024		0524-1	258500	71.96	71.96	04/23/2024	INV	PD		NEW LOCK FOR GOLF OFFI
CHECK DATE:	05/03/2024											
						61.19						
13385 LENNIC GROUP, LTD												
T01-231412		04/25/2024		0524-1	258501	439.61	439.61	04/25/2024	INV	PD		CIGAR SERVICE
CHECK DATE:	05/03/2024											
13810 MATT LIEWEHR												
43024		04/30/2024		0524-1	258502	120.00	120.00	04/30/2024	INV	PD		IPSI TRAVEL REIMBURSEM
CHECK DATE:	05/03/2024											
13811 STEVE/KATHY LIGHT												
26235		04/12/2024		0524-1	258503	2,670.00	2,670.00	04/12/2024	INV	PD		288 SPRING TRANSFER TA
CHECK DATE:	05/03/2024											
13807 MARK JAYNES												
377MAY		05/03/2024		0524-1	258504	6,287.50	6,287.50	05/03/2024	INV	PD		LEAD LINE REPLACEMENT
CHECK DATE:	05/03/2024											
13519 JOHN MARTIN												
20221621		04/25/2024		0524-1	258505	800.00	800.00	04/25/2024	INV	PD		556 NEWTON REFUND
CHECK DATE:	05/03/2024											
595 MENARDS, INC.												
31751		04/02/2024		0524-1	258506	6.87	6.87	04/26/2024	INV	PD		ZIP TIES FOR CUSTOMER
CHECK DATE:	05/03/2024											
32076		04/08/2024		0524-1	258506	121.94	121.94	05/03/2024	INV	PD		MISC WATER/SEWER TOOLS
CHECK DATE:	05/03/2024											
32278		04/11/2024		0524-1	258506	120.59	120.59	05/03/2024	INV	PD		MISC. WATER/SEWER TOOL
CHECK DATE:	05/03/2024											
32529		04/16/2024		0524-1	258506	183.94	183.94	05/03/2024	INV	PD		HAND TOOLS
CHECK DATE:	05/03/2024											
						433.34						
596 METRO PARAMEDIC SERVICES, INC.												
24-52239		04/24/2024		0524-1	258507	75,344.40	75,344.40	05/03/2024	INV	PD		02.12.2024 METRO PARAM
CHECK DATE:	05/03/2024											
2343 MID AMERICAN WATER INC.												
230018A		03/18/2024		0524-1	258508	1,572.00	1,572.00	04/19/2024	INV	PD		VALVE REPLACEMENT PART
CHECK DATE:	05/03/2024											
23011A		03/18/2024		0524-1	258508	10,046.80	10,046.80	04/19/2024	INV	PD		LEAD WATER SERV MATERI

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/03/2024												
13755 MINT GREEN GROUP USA INC						11,618.80						
INV480315		04/19/2024		0524-1	258509	358.13	358.13	04/30/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 05/03/2024												
INV480889		04/19/2024		0524-1	258509	3,269.90	3,269.90	04/30/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 05/03/2024												
12469 MOLON LAVE LLC						3,628.03						
42624		04/26/2024		0524-1	258510	247.00	247.00	04/26/2024	INV	PD		NA BEV.
CHECK DATE: 05/03/2024												
13815 MONDO BUILDERS, INC												
HMR719CRESCENT		04/16/2024		0524-1	258511	175.00	175.00	05/01/2024	INV	PD		HYDRANT METER REFUND
CHECK DATE: 05/03/2024												
635 NATIONAL ELEVATOR INSPECTION SVCS INC												
RI 24009145		05/03/2024		0524-1	258512	300.00	300.00	05/03/2024	INV	PD		INSPECTIONS
CHECK DATE: 05/03/2024												
RI 24009176		05/03/2024		0524-1	258512	305.00	305.00	05/03/2024	INV	PD		INSPECTIONS
CHECK DATE: 05/03/2024												
7689 MICHAEL NICKELS						605.00						
43024		04/30/2024		0524-1	258513	120.00	120.00	04/30/2024	INV	PD		IPSI TRAVEL REIMBURSEM
CHECK DATE: 05/03/2024												
13747 O'REILLY AUTO ENTERPRISES, LLC												
3896-345295		04/17/2024		0524-1	258514	55.95	55.95	04/23/2024	INV	PD		SHOP SUPPLIES (CLEANER
CHECK DATE: 05/03/2024												
13725 VETERINARIAN PARTNERS OF ILLINOIS, PC												
134129		04/22/2024		0524-1	258515	105.95	105.95	05/22/2024	INV	PD		CHEWY.COM SUPPLIES - K
CHECK DATE: 05/03/2024												
13201 PDQ INTERMEDIATE INC												
PDQ-13220		05/03/2024		0524-1	258516	2,952.00	2,952.00	05/03/2024	INV	PD		END PORT IMAGING SOFTW
CHECK DATE: 05/03/2024												
13264 PHOENIX MIDWEST CONSULTANTS LTD												
4012024GE		05/03/2024		0524-1	258517	750.00	750.00	05/03/2024	INV	PD		MULTIPLE INSPECTIONS
CHECK DATE: 05/03/2024												
13244 R & R PRODUCTS, INC.												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CD2896027		04/16/2024		0524-1	258518	63.17	63.17	04/23/2024	INV	PD		HYDRAULIC FITTING AND
CHECK DATE: 05/03/2024												
CD2897167		04/18/2024		0524-1	258518	153.04	153.04	04/23/2024	INV	PD		EDGIT PRO EDGERS
CHECK DATE: 05/03/2024												
13812 KATHLEEN RAHAL						216.21						
27-1143		04/29/2024		0524-1	258519	51.00	51.00	04/30/2024	INV	PD		VEHICLE STICKER REFUND
CHECK DATE: 05/03/2024												
12740 REVELS TURF AND TRACTOR, LLC												
300459		04/23/2024		0524-1	258520	200.86	200.86	04/24/2024	INV	PD		FAIRWAY MOWER PARTS (C
CHECK DATE: 05/03/2024												
13718 RINGCENTRAL, INC.												
CD 008001058		05/03/2024		0524-1	258521	611.49	611.49	05/03/2024	INV	PD		GEVFC PHONE SERVICE
CHECK DATE: 05/03/2024												
12813 EMILY RODMAN												
42524		04/25/2024		0524-1	258522	435.15	435.15	04/25/2024	INV	PD		TRAVEL REIMBURSEMENT A
CHECK DATE: 05/03/2024												
8894 RUSSO HARDWARE, INC												
SPI20587573		04/12/2024		0524-1	258523	32.49	32.49	04/23/2024	INV	PD		ENGINE AIR GUIDE
CHECK DATE: 05/03/2024												
SPI20613423		04/25/2024		0524-1	258523	314.97	314.97	05/03/2024	INV	PD		CHEMICAL FOR WEED CONT
CHECK DATE: 05/03/2024												
11817 MATTHEW SAITTA						347.46						
42324		04/29/2024		0524-1	258524	60.00	60.00	04/30/2024	INV	PD		TRAVEL REIMBURSEMENT
CHECK DATE: 05/03/2024												
12254 SARAH COE DESIGNS												
20230578		04/25/2024		0524-1	258525	1,000.00	1,000.00	04/25/2024	INV	PD		565 HILL REFUND
CHECK DATE: 05/03/2024												
9718 SEBIS DIRECT INC												
89178		04/19/2024		0524-1	258526	916.53	916.53	04/26/2024	INV	PD		UTILITY BILLS MARCH 24
CHECK DATE: 05/03/2024												
11340 SERVICE PRINTING CORPORATION												
34704		05/03/2024		0524-1	258527	8,331.74	8,331.74	05/03/2024	INV	PD		SPRING NEWSLETTER
CHECK DATE: 05/03/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
11768	SHI INTERNATIONAL										
B18186442		05/03/2024		0524-1	258528	500.00	500.00	05/03/2024	INV	PD	VPN LICENSES
CHECK DATE: 05/03/2024											
B18189221		05/03/2024		0524-1	258528	1,293.00	1,293.00	05/03/2024	INV	PD	ANNUAL NETWORK LICENSE
CHECK DATE: 05/03/2024											
						1,793.00					
13465	SIMPLOT TURF & HORTICULTURE										
238002696		12/08/2023		0524-1	258529	16,956.00	16,956.00	04/30/2024	INV	PD	SYNGENTA TREATMENT PRO
CHECK DATE: 05/03/2024											
13813	BETHANY SIMPSON										
27-1652,1651		04/29/2024		0524-1	258530	140.00	140.00	04/30/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE: 05/03/2024											
9897	SITEONE LANDSCAPE SUPPLY HOLDING, LLC										
139769017-001		04/04/2024		0524-1	258531	945.78	945.78	04/26/2024	INV	PD	PARKWAY RESTORATION SU
CHECK DATE: 05/03/2024											
3571	HARRY C SMITH LTD										
6792		04/18/2024		0524-1	258532	7,524.00	7,524.00	04/30/2024	INV	PD	LEGAL SERVICES MARCH 2
CHECK DATE: 05/03/2024											
10181	SOUTHERN GLAZER'S WINE AND SPIRITS, LLC										
1261054		04/25/2024		0524-1	258533	1,441.24	1,441.24	04/25/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024											
1261055		04/25/2024		0524-1	258533	205.20	205.20	04/25/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024											
						1,646.44					
806	STANDARD EQUIPMENT COMPANY										
P49427		04/16/2024		0524-1	258534	1,490.88	1,490.88	05/03/2024	INV	PD	SEWER CAMERA REPAIR
CHECK DATE: 05/03/2024											
2687	STAPLES CONTRACT & COMMERCIAL, INC.										
6000844928		05/03/2024		0524-1	258535	100.65	100.65	05/03/2024	INV	PD	SUPPLIES
CHECK DATE: 05/03/2024											
6000844929		05/03/2024		0524-1	258535	95.56	95.56	05/03/2024	INV	PD	SUPPLIES
CHECK DATE: 05/03/2024											
						196.21					
5018	SUBURBAN LABORATORIES, INC.										
223687		03/29/2024		0524-1	258536	2,035.05	2,035.05	04/26/2024	INV	PD	WATER SAMPLES
CHECK DATE: 05/03/2024											
13707	DANIEL SUMMERS										

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
20221727 CHECK DATE: 05/03/2024		04/25/2024		0524-1	258537	12,785.00	12,785.00	04/25/2024	INV	PD	844	SMITH REFUND
13794 SUPER SMART SHOPPERS												
S-ORD101509 CHECK DATE: 05/03/2024		03/22/2024		0524-1	258538	155.00	155.00	04/21/2024	INV	PD		EYE PROTECTION AND SHI
835 SUPERIOR BEVERAGE CO.												
642435 CHECK DATE: 05/03/2024		04/25/2024		0524-1	258539	313.50	313.50	04/25/2024	INV	PD		BEVERAGE FOR RESALE
844 SYSCO FOOD SERV - CHICAGO, INC												
724304916 CHECK DATE: 05/03/2024		04/26/2024		0524-1	258540	2,133.67	2,133.67	04/26/2024	INV	PD		FOOD - RESALE, NA BEV.
10558 TESTA PRODUCE, INC												
05691002 CHECK DATE: 05/03/2024		04/20/2024		0524-1	258541	445.40	445.40	04/20/2024	INV	PD		FOOD - RESALE, DRY GOO
05691355 CHECK DATE: 05/03/2024		04/22/2024		0524-1	258541	331.25	331.25	04/22/2024	INV	PD		FOOD - RESALE
05693866 CHECK DATE: 05/03/2024		04/25/2024		0524-1	258541	516.30	516.30	04/25/2024	INV	PD		FOOD - RESALE
05695039 CHECK DATE: 05/03/2024		04/26/2024		0524-1	258541	453.65	453.65	04/26/2024	INV	PD		FOOD - RESALE
05695600 CHECK DATE: 05/03/2024		04/27/2024		0524-1	258541	391.40	391.40	04/27/2024	INV	PD		FOOD - RESALE, NA BEV.
05695717 CHECK DATE: 05/03/2024		04/27/2024		0524-1	258541	11.75	11.75	04/27/2024	INV	PD		FOOD - RESALE
					2,149.75							
12478 THE BOOKSTORE OF GLEN ELLYN												
42324 CHECK DATE: 05/03/2024		04/30/2024		0524-1	258542	4,500.00	4,500.00	04/30/2024	INV	PD		CBD CONSTRUCTION IMPAC
11602 THE THIRD SYNTHESIS, IND D/B/A												
980756 CHECK DATE: 05/03/2024		04/27/2024		0524-1	258543	131.60	131.60	04/27/2024	INV	PD		FOOD - RESALE
12262 THELEN MATERIALS												
433755 CHECK DATE: 05/03/2024		04/20/2024		0524-1	258544	4,064.94	4,064.94	04/30/2024	INV	PD		SAND FOR BUNKERS
433756 CHECK DATE: 05/03/2024		04/20/2024		0524-1	258544	6,221.42	6,221.42	04/30/2024	INV	PD		GRAVEL FOR LAKE LAMBER
					10,286.36							
865 ACUSHNET COMPANY												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
917851634		04/20/2024		0524-1	258545	284.76		284.76	04/30/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/03/2024												
917864618		04/23/2024		0524-1	258545	80.85		80.85	04/30/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/03/2024												
10477 TPI BUILDING CODE CONSULTANTS, INC						365.61						
202403		05/03/2024		0524-1	258546	20,798.47		20,798.47	05/03/2024	INV	PD	MARCH REVIEW, INSPECTI
CHECK DATE: 05/03/2024												
872 TRAFFIC CONTROL & PROTECTION INC												
4901		04/23/2024		0524-1	258547	15,379.25		15,379.25	05/03/2024	INV	PD	SIGN POST ANCHORS & SU
CHECK DATE: 05/03/2024												
10577 CAMPAGNA-TURANO BAKERY, INC												
130022216		04/20/2024		0524-1	258548	100.62		100.62	04/20/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
130022249		04/22/2024		0524-1	258548	136.33		136.33	04/22/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
130022291		04/23/2024		0524-1	258548	140.13		140.13	04/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
130022390		04/26/2024		0524-1	258548	78.87		78.87	04/26/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
884 U.S. FOODSERVICE, INC.						455.95						
1827869		04/22/2024		0524-1	258549	2,589.39		2,589.39	04/22/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/03/2024												
1886830		04/23/2024		0524-1	258549	16.75		16.75	04/23/2024	INV	PD	DRY GOODS
CHECK DATE: 05/03/2024												
1886831		04/23/2024		0524-1	258549	108.22		108.22	04/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
1949523		04/25/2024		0524-1	258549	1,419.72		1,419.72	04/25/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/03/2024												
1979545		04/25/2024		0524-1	258549	138.07		138.07	04/25/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/03/2024												
5356 UTILITY SERVICE COMPANY, INC.						4,272.15						
601630	20240022	04/01/2024		0524-1	258550	54,962.14		54,962.14	04/26/2024	INV	PD	YR 1 NEWTON TOWER MAIN
CHECK DATE: 05/03/2024												
915 VERIZON WIRELESS SERVICES LLC												
9960601192		04/01/2024		0524-1	258551	3,187.09		3,187.09	04/23/2024	INV	PD	887125807-00001
CHECK DATE: 05/03/2024												
9961828693		04/16/2024		0524-1	258552	756.21		756.21	05/01/2024	INV	PD	580459997-00001 0424
CHECK DATE: 05/03/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
11956 VETERAN'S TOWING & RECOVERY												
26667		04/17/2024		0524-1	258553	245.00		245.00	05/17/2024	INV	PD	BLK DODGE JOURNEY TOW
CHECK DATE: 05/03/2024												
1876 VIPOE, INC												
79375		05/03/2024		0524-1	258554	509.99		509.99	05/03/2024	INV	PD	OFFICE CHAIR FOR IT SP
CHECK DATE: 05/03/2024												
13803 WELLINGTON HOMES, INC												
HMR714BRENTWOOD		04/25/2024		0524-1	258555	225.00		225.00	04/25/2024	INV	PD	HYDRANT METER REFUND 7
CHECK DATE: 05/03/2024												
13805 CHRISTOPHER WEST												
1160/1118		04/25/2024		0524-1	258556	656.66		656.66	04/25/2024	INV	PD	PARKING PERMIT REFUNDS
CHECK DATE: 05/03/2024												
3370 RAY WHALEN BUILDERS INC.												
20220910		04/25/2024		0524-1	258557	11,976.00		11,976.00	04/25/2024	INV	PD	600 N MAIN REFUND
CHECK DATE: 05/03/2024												
20230281		04/25/2024		0524-1	258557	7,526.35		7,526.35	04/25/2024	INV	PD	674 LENOX REFUND
CHECK DATE: 05/03/2024												
						19,502.35						
7711 WINDY CITY DISTRIBUTION COMPANY												
100438046		04/25/2024		0524-1	258558	341.00		341.00	04/25/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/03/2024												
13690 XYLEM WATER SOLUTIONS USA, INC												
3556D18671		04/01/2024		0524-1	258559	2,205.00		2,205.00	04/26/2024	INV	PD	PUMP PARTS, S PARK LIF
CHECK DATE: 05/03/2024												
13444 A MAESTRANZI SONS KNIFE SERVICES												
737088		05/02/2024		0524-2	258560	34.00		34.00	05/02/2024	INV	PD	PROFESSIONAL SERVICES
CHECK DATE: 05/10/2024												
5016 ABBOTT TREE CARE PROFESSIONALS, LLC												
39597		03/20/2024		0524-2	258561	2,801.52		2,801.52	05/03/2024	INV	PD	PKWY TREE REMOVAL BY V
CHECK DATE: 05/10/2024												
13757 ADVANCED PARTS & SERVICE INC												
259532		04/25/2024		0524-2	258562	1,753.02		1,753.02	04/25/2024	INV	PD	MECH/MAINT.
CHECK DATE: 05/10/2024												
12710 AEP ENERGY												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
3014258047 0424 CHECK DATE: 05/10/2024		04/10/2024		0524-2	258563	346.07		346.07	05/03/2024	INV	PD	BRIAR ST/1112 LONDONBE
3017258003 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258564	46.82		46.82	05/03/2024	INV	PD	670 CRESCENT BLVD, STR
3017258070 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258565	8,605.17		8,605.17	05/03/2024	INV	PD	0 S ESSEX RD, STREETLI
3017258069 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258566	70.15		70.15	05/03/2024	INV	PD	0 E MAIN ST, STREETLIG
3017257990 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258567	365.14		365.14	05/03/2024	INV	PD	0 N ROOSEVELT RD, DIST
3017257989 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258568	655.03		655.03	05/03/2024	INV	PD	352 N ROOSEVELT RD, CO
3017258014 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258569	614.32		614.32	05/03/2024	INV	PD	632 N ROOSEVELT RD, ST
3017258025 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258570	89.50		89.50	05/03/2024	INV	PD	0 E TAYLOR/S WALNUT, S
3017258081 0424 CHECK DATE: 05/10/2024		04/15/2024		0524-2	258571	411.09		411.09	05/03/2024	INV	PD	286 HAWKINSON CT, STRE
28 ALEXANDER EQUIPMENT CO INC												
206753 CHECK DATE: 05/10/2024		04/29/2024		0524-2	258572	1,000.00		1,000.00	05/07/2024	INV	PD	2DAY STUMP GRINDER REN
12567 AMAZON.COM SALES, INC.												
139G-XPGW-FCVG CHECK DATE: 05/10/2024		05/01/2024		0524-2	258573	487.80		487.80	06/01/2024	INV	PD	COFFEE, PLATES,STORAGE
1PPD-G674-F9XN CHECK DATE: 05/10/2024		05/01/2024		0524-2	258573	3,259.03		3,259.03	05/07/2024	INV	PD	SUPPLIES, FOOD FOR RES
						3,746.83						
13227 LJ CBG ACQUISITION COMPANY												
4055514 CHECK DATE: 05/10/2024		04/26/2024		0524-2	258574	1,672.00		1,672.00	05/07/2024	INV	PD	ADA DOOR CONTROL REPLA
13113 AMERICAN WELDING & GAS, INC.												
0010061975 CHECK DATE: 05/10/2024		05/05/2024		0524-2	258575	119.55		119.55	05/05/2024	INV	PD	CO2 REFILL
8480 APPLIED INDUSTRIAL TECHNOLOGIES, INC												
7029402354 CHECK DATE: 05/10/2024		04/11/2024		0524-2	258576	92.31		92.31	05/03/2024	INV	PD	SHOP SUPPLIES

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
65 AT&T												
630Z99013104-6		04/16/2024		0524-2	258577	64.00	64.00	05/07/2024	INV	PD		630 Z99-01315407 535 D
CHECK DATE: 05/10/2024												
507331		04/16/2024		0524-2	258578	95.00	95.00	05/16/2024	INV	PD		TOWER AREA SEARCH
CHECK DATE: 05/10/2024												
5615 AXON ENTERPRISE, INC												
INUS242558		04/15/2024		0524-2	258579	195.00	195.00	05/15/2024	INV	PD		BASIC LICENSE BUNDLE
CHECK DATE: 05/10/2024												
INUS242573		04/15/2024		0524-2	258579	580.20	580.20	05/15/2024	INV	PD		BASIC LICENSE BUNDLE
CHECK DATE: 05/10/2024												
						775.20						
12485 BEARY LANDSCAPE MANAGEMENT, INC.												
282588	20240041	04/30/2024		0524-2	258580	17,900.00	17,900.00	05/10/2024	INV	PD		YR 2 OF 3 CBD FLORAL I
CHECK DATE: 05/10/2024												
96 BONNELL INDUSTRIES, INC.												
D163005	20240032	04/24/2024		0524-2	258581	10,000.00	10,000.00	05/03/2024	INV	PD		CHASSIS DEPOSIT #234
CHECK DATE: 05/10/2024												
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC												
115598533		05/05/2024		0524-2	258582	3,293.54	3,293.54	05/05/2024	INV	PD		BEVERAG FOR RESALE
CHECK DATE: 05/10/2024												
2197 BOJO TURF SUPPLY INC												
69270		04/30/2024		0524-2	258583	22.50	22.50	05/07/2024	INV	PD		SPRINKLER HEAD TRIMMER
CHECK DATE: 05/10/2024												
10279 KATHLEEN CABRAL												
50124		05/01/2024		0524-2	258584	70.00	70.00	05/07/2024	INV	PD		VEHICLE STICKER REFUND
CHECK DATE: 05/10/2024												
10865 CHICAGO FIRE & BURGLAR DETECTION INC												
18376		04/25/2024		0524-2	258585	225.00	225.00	05/03/2024	INV	PD		CHURCHILL - ALARM ACCE
CHECK DATE: 05/10/2024												
18377		04/25/2024		0524-2	258585	225.00	225.00	05/03/2024	INV	PD		CHURCHILL - ALARM ACCE
CHECK DATE: 05/10/2024												
						450.00						
6043 CHICAGO PARTS & SOUND LLC												
1-0436529		04/26/2024		0524-2	258586	193.97	193.97	05/03/2024	INV	PD		BRAKE PARTS
CHECK DATE: 05/10/2024												
1076 CINTAS CORPORATION NO 2												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
050120249241632900		05/01/2024		0524-2	258587	-70.56	-70.56	05/07/2024	CRM	PD		CREDIT MAT SERVICE PD
CHECK DATE: 05/10/2024												
4185643266		03/07/2024		0524-2	258587	61.89	61.89	05/07/2024	INV	PD		MAT SERVICE CIVIC CENT
CHECK DATE: 05/10/2024												
4190943801		05/05/2024		0524-2	258587	242.27	242.27	05/05/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 05/10/2024												
4191181948		05/05/2024		0524-2	258587	117.55	117.55	05/05/2024	INV	PD		CHEMICAL SUPPLY RESTOC
CHECK DATE: 05/10/2024												
4191661053		05/08/2024		0524-2	258587	174.67	174.67	05/08/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 05/10/2024												
8406792727		04/30/2024		0524-2	258587	144.72	144.72	05/07/2024	INV	PD		MAT SERVICE PD
CHECK DATE: 05/10/2024												
7163 CITY OF SAINT CHARLES						670.54						
IN11661		04/19/2024		0524-2	258588	750.00	750.00	05/19/2024	INV	PD		SHOOTING RANGE FEE
CHECK DATE: 05/10/2024												
11284 CIVICPLUS, INC												
300164		04/25/2024		0524-2	258589	260.00	260.00	04/30/2024	INV	PD		MUNICODE UPDATE
CHECK DATE: 05/10/2024												
1207 CIVILTECH ENGINEERING, INC.												
53877		04/12/2024		0524-2	258590	481.74	481.74	05/10/2024	INV	PD		PARK/SHEEHAN TRAFFIC S
CHECK DATE: 05/10/2024												
53880		04/12/2024		0524-2	258590	254.18	254.18	05/10/2024	INV	PD		LORRAINE/CHESTERFIELD/
CHECK DATE: 05/10/2024												
4115 RON CLESEN'S ORNAMENTAL PLANTS, INC.						735.92						
64538		05/06/2024		0524-2	258591	4,364.92	4,364.92	05/16/2024	INV	PD		ANNUAL FLOWERS FOR GOL
CHECK DATE: 05/10/2024												
4857 COFFMAN TRUCK SALES, INC.												
51555		05/02/2024		0524-2	258592	1,880.39	1,880.39	05/10/2024	INV	PD		GWA - 611 - TRUCK REPA
CHECK DATE: 05/10/2024												
175 COMMONWEALTH EDISON COMPANY												
3407404000 0424		04/20/2024		0524-2	258593	509.78	509.78	04/30/2024	INV	PD		800 N MAIN
CHECK DATE: 05/10/2024												
6610 COMCAST CABLE COMMUNICATIONS, LLC												
8771200560545119 524		04/22/2024		0524-2	258594	247.77	247.77	05/07/2024	INV	PD		0424-0524 PD
CHECK DATE: 05/10/2024												
10952 CONSUMERS PACKING COMPANY												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
407724		04/29/2024		0524-2	258595	2,048.30	2,048.30	04/29/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
407908		05/02/2024		0524-2	258595	2,042.73	2,042.73	05/02/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
11887 DACRA ADJUDICATION SYSTEMS LLC						4,091.03						
DT 2024-04-007	20240007	05/03/2024		0524-2	258596	1,750.00	1,750.00	05/03/2024	INV	PD		SOFTWARE
CHECK DATE: 05/10/2024												
204 DAILY HERALD												
287273		04/29/2024		0524-2	258597	131.10	131.10	05/07/2024	INV	PD		24.0011 582 HILLSIDE
CHECK DATE: 05/10/2024												
9678 RYAN/BETH DENT												
20230919		04/24/2024		0524-2	258598	1,000.00	1,000.00	05/01/2024	INV	PD		221 CREST RESTORATION
CHECK DATE: 05/10/2024												
1917 DULTMEIER SALES LLC												
4143019		04/22/2024		0524-2	258599	62.44	62.44	05/03/2024	INV	PD		INVENTORY - VALVE
CHECK DATE: 05/10/2024												
4143043		04/22/2024		0524-2	258599	47.20	47.20	05/03/2024	INV	PD		INVENTORY - VALVES
CHECK DATE: 05/10/2024												
243 DUMEG						109.64						
041724		04/17/2024		0524-2	258600	23,400.00	23,400.00	07/31/2024	INV	PD		FAIR SHARE CONTRIBUTIO
CHECK DATE: 05/10/2024												
249 DUPAGE COUNTY												
40557942		04/08/2024		0524-2	258601	57.00	57.00	05/07/2024	INV	PD		LETTER 355 RIDGE
CHECK DATE: 05/10/2024												
5827 DUPAGE DODGE CHRYSLER JEEP												
101660		04/25/2024		0524-2	258602	936.24	936.24	05/10/2024	INV	PD		ASSET# 016 PM& TUNE UP
CHECK DATE: 05/10/2024												
101677		04/25/2024		0524-2	258602	251.64	251.64	05/10/2024	INV	PD		ASSET# 016 - TRANS FLU
CHECK DATE: 05/10/2024												
13826 EAN HOLDINGS LLC						1,187.88						
P0128-000415		05/02/2024		0524-2	258603	25.00	25.00	05/07/2024	INV	PD		PARKING TICKET REFUND
CHECK DATE: 05/10/2024												
12755 ECO CLEAN MAINTENANCE, INC.												
12721	20230042	04/26/2024		0524-2	258604	3,289.00	3,289.00	05/03/2024	INV	PD		PARKING GARAGE CUSTODI

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/10/2024												
291 EUCLID BEVERAGE, LLC												
W-3934164		05/05/2024		0524-2	258605	1,982.35		1,982.35	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024												
11334 EURO USA MIDWEST LLC												
754877-00		04/29/2024		0524-2	258606	342.21		342.21	04/29/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/10/2024												
754878-00		05/02/2024		0524-2	258606	1,305.13		1,305.13	05/02/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/10/2024												
					1,647.34							
13825 EXODUS WORLD SERVICE												
GE-1		03/25/2024		0524-2	258607	250.00		250.00	05/07/2024	INV	PD	REFUGEE JOURNEY SIMULA
CHECK DATE: 05/10/2024												
13790 FLOODS ROYAL FLUSH												
I35737		04/29/2024		0524-2	258608	300.00		300.00	05/07/2024	INV	PD	MAY PORTABLE RESTROOM
CHECK DATE: 05/10/2024												
13003 FOX VALLEY FIRE & SAFETY CO.												
IN00679965		04/24/2024		0524-2	258609	478.00		478.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER SYS
CHECK DATE: 05/10/2024												
IN00679966		04/24/2024		0524-2	258609	413.00		413.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER SYS
CHECK DATE: 05/10/2024												
IN00679967		04/24/2024		0524-2	258609	1,163.00		1,163.00	05/07/2024	INV	PD	ANN INSP SPRINKLER SYS
CHECK DATE: 05/10/2024												
IN00679982		04/24/2024		0524-2	258609	813.00		813.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER INS
CHECK DATE: 05/10/2024												
IN00679986		04/24/2024		0524-2	258609	463.00		463.00	05/07/2024	INV	PD	ANN FIRE INSPECTION PD
CHECK DATE: 05/10/2024												
IN00679989		04/24/2024		0524-2	258609	363.00		363.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER INS
CHECK DATE: 05/10/2024												
IN00680002		04/24/2024		0524-2	258609	413.00		413.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER SYS
CHECK DATE: 05/10/2024												
IN00680004		04/24/2024		0524-2	258609	363.00		363.00	05/07/2024	INV	PD	ANN FIRE SPRINKLER SYS
CHECK DATE: 05/10/2024												
					4,469.00							
8362 BARRY D GIOVANINE												
50624		05/06/2024		0524-2	258610	17.00		17.00	05/07/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE: 05/10/2024												
7281 GLEN ELLYN FOOD PANTRY, INC												
5724		05/07/2024		0524-2	258611	609.29		609.29	05/07/2024	INV	PD	CHILI COOK OFF DONATIO
CHECK DATE: 05/10/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
368 GRACE LUTHERAN CHURCH												
GRACE-148		05/08/2024		0524-2	258612	360.00		360.00	05/08/2024	INV	PD	CUSTODIAL/TELECOM
CHECK DATE: 05/10/2024												
2081 HAMPTON, LENZINI AND RENWICK, INC.												
20240816-1		04/08/2024		0524-2	258613	2,126.25		2,126.25	05/07/2024	INV	PD	06.0028, 24.0010 ESCRO
CHECK DATE: 05/10/2024												
2324 HARRIS MOTOR SPORTS, INC.												
02-368106		04/30/2024		0524-2	258614	61.19		61.19	05/08/2024	INV	PD	GOLF CART REPAIR PARTS
CHECK DATE: 05/10/2024												
13820 HARTMANN, GARY												
233730		05/03/2024		0524-2	258615	63.95		63.95	05/03/2024	INV	PD	905 WAVERLY RD - WATER
CHECK DATE: 05/10/2024												
12335 ILLINOIS PHLEBOTOMY SERVICES												
1982		05/01/2024		0524-2	258616	425.00		425.00	05/31/2024	INV	PD	BLOODWORK GEPC2400729
CHECK DATE: 05/10/2024												
13359 INTERNATIONAL RETT SYNDROME FOUNDATION												
5724		05/07/2024		0524-2	258617	609.28		609.28	05/07/2024	INV	PD	CHILI COOK OFF DONATIO
CHECK DATE: 05/10/2024												
7443 JATHEON TECHNOLOGIES												
INV-4159		05/01/2024		0524-2	258618	2,631.70		2,631.70	05/07/2024	INV	PD	EMAIL ARCHIVER LICENSE
CHECK DATE: 05/10/2024												
9078 TYCO FIRE & SECURITY MANAGEMENT, INC												
39988436		04/08/2024		0524-2	258619	4.51		4.51	05/07/2024	INV	PD	PRO RATED SERVICE
CHECK DATE: 05/10/2024												
39988437		04/08/2024		0524-2	258619	715.28		715.28	05/07/2024	INV	PD	ALARM PAD INSTALL BLAN
CHECK DATE: 05/10/2024												
					719.79							
13797 JQ DESIGNS, LLC												
2490215		03/25/2024		0524-2	258620	1,172.05		1,172.05	05/25/2024	INV	PD	NEW CIVILIAN UNIFORM P
CHECK DATE: 05/10/2024												
13827 MIKE KATZ												
50624		05/01/2024		0524-2	258621	12.50		12.50	05/07/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE: 05/10/2024												
13689 KLEIN, THORPE AND JENKINS, LTD												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
241009		04/19/2024		0524-2	258622	369.00		369.00	05/01/2024	INV	PD	FRANZ EMPLOYMENT AGREE
CHECK DATE: 05/10/2024												
13823 LAKE FOREST GRADUATE SCHOOL OF MANAGEMENT												
IN001128191		03/25/2024		0524-2	258623	4,750.00		4,750.00	05/07/2024	INV	PD	SUPERVISOR TRAINING
CHECK DATE: 05/10/2024												
13828 RALPH LAUTERBACH												
26286		05/01/2024		0524-2	258624	5,700.00		5,700.00	05/07/2024	INV	PD	532 DEERPATH TRANSFER
CHECK DATE: 05/10/2024												
546 LEN'S ACE HARDWARE, INC.												
113871/3		04/19/2024		0524-2	258625	89.99		89.99	05/03/2024	INV	PD	TRANSPONDER KEY
CHECK DATE: 05/10/2024												
113929/3		04/25/2024		0524-2	258625	11.80		11.80	05/07/2024	INV	PD	HARDWARE
CHECK DATE: 05/10/2024												
113945/3		04/26/2024		0524-2	258625	16.19		16.19	05/10/2024	INV	PD	NEWTON SPIGOT REPAIR
CHECK DATE: 05/10/2024												
113973/3		04/29/2024		0524-2	258625	44.18		44.18	05/10/2024	INV	PD	OPERATING SUPPLIES
CHECK DATE: 05/10/2024												
113982/3		04/30/2024		0524-2	258625	8.99		8.99	05/07/2024	INV	PD	KNIFE FOR TRIMMING IRR
CHECK DATE: 05/10/2024												
113984/3		04/30/2024		0524-2	258625	62.05		62.05	05/07/2024	INV	PD	EMT FOR PATIO INSTALL
CHECK DATE: 05/10/2024												
113988/3		04/30/2024		0524-2	258625	30.58		30.58	05/10/2024	INV	PD	ASSET # 201 - FLEX TAP
CHECK DATE: 05/10/2024												
113990/3		04/30/2024		0524-2	258625	3.40		3.40	05/10/2024	INV	PD	ASSET # SHOP SUPPLIES
CHECK DATE: 05/10/2024												
114001/3		05/01/2024		0524-2	258625	25.18		25.18	05/07/2024	INV	PD	EMT FOR PATIO INSTALL
CHECK DATE: 05/10/2024												
114008/3		05/01/2024		0524-2	258625	8.99		8.99	05/10/2024	INV	PD	TRASH PUMP FOR RESERVO
CHECK DATE: 05/10/2024												
114012/3		05/02/2024		0524-2	258625	17.98		17.98	05/07/2024	INV	PD	PVC CAP FOR RANGE TARG
CHECK DATE: 05/10/2024												
114047/3		05/06/2024		0524-2	258625	549.00		549.00	05/07/2024	INV	PD	22" SELF PROPELLED MOW
CHECK DATE: 05/10/2024												
13818 LIST, ELIZABETH						868.33						
220470		05/03/2024		0524-2	258626	65.60		65.60	05/03/2024	INV	PD	628 DUANE ST - WATER R
CHECK DATE: 05/10/2024												
13260 MARTIN DESIGN PARTNERSHIP, LTD												
052024		05/01/2024		0524-2	258627	2,914.34		2,914.34	05/07/2024	INV	PD	MASTER PLAN CORRESPOND
CHECK DATE: 05/10/2024												
12680 MEDCOR, INC												
OSH0000020		05/02/2024		0524-2	258628	300.00		300.00	05/07/2024	INV	PD	OSHA REPORTS
CHECK DATE: 05/10/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
595 MENARDS, INC.												
32857		04/22/2024		0524-2	258629	121.47		121.47	05/10/2024	INV	PD	DVP - MCKEE HOUSE UNKN
CHECK DATE:		05/10/2024										
606 MIDWEST GROUNDCOVERS, LLC												
I771672		04/22/2024		0524-2	258630	465.65		465.65	05/10/2024	INV	PD	MISC. PLANTINGS FOR VI
CHECK DATE:		05/10/2024										
13755 MINT GREEN GROUP USA INC												
INV484741		04/25/2024		0524-2	258631	2,195.79		2,195.79	05/08/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:		05/10/2024										
INV486075		04/29/2024		0524-2	258631	483.30		483.30	05/08/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:		05/10/2024										
					2,679.09							
13829 B&L MORRISON												
50624		05/06/2024		0524-2	258632	51.00		51.00	05/07/2024	INV	PD	VEHICLE STICKER REFUND
CHECK DATE:		05/10/2024										
8205 MUNICIPAL GIS PARTNERS, INC												
7277	20240015	04/30/2024		0524-2	258633	13,423.90		13,423.90	05/07/2024	INV	PD	YR 2 OF 3 GIS SERVICES
CHECK DATE:		05/10/2024										
13362 NAOMI'S HOUSE												
5724		05/07/2024		0524-2	258634	609.29		609.29	05/07/2024	INV	PD	CHILI COOK OFF DONATIO
CHECK DATE:		05/10/2024										
5841 GENUINE PARTS CO-NAPA												
740816		03/29/2024		0524-2	258635	15.15		15.15	05/03/2024	INV	PD	020 - GASKETS
CHECK DATE:		05/10/2024										
741268		04/03/2024		0524-2	258635	50.30		50.30	05/03/2024	INV	PD	INVENTORY - FILTERS
CHECK DATE:		05/10/2024										
742024		04/09/2024		0524-2	258635	74.99		74.99	05/03/2024	INV	PD	SWITCH
CHECK DATE:		05/10/2024										
742182		04/10/2024		0524-2	258635	21.36		21.36	05/03/2024	INV	PD	RV ANTIFREEZE
CHECK DATE:		05/10/2024										
743356		04/19/2024		0524-2	258635	37.98		37.98	05/03/2024	INV	PD	INVENTORY-WIPER BLADES
CHECK DATE:		05/10/2024										
743603		04/22/2024		0524-2	258635	6.00		6.00	05/03/2024	INV	PD	227-STEERING WHEEL COV
CHECK DATE:		05/10/2024										
743773		04/23/2024		0524-2	258635	16.04		16.04	05/03/2024	INV	PD	INVENTORY -FILTERS
CHECK DATE:		05/10/2024										
744177		04/25/2024		0524-2	258635	17.58		17.58	05/03/2024	INV	PD	ANTI-FREEZE
CHECK DATE:		05/10/2024										
744669		04/30/2024		0524-2	258635	17.99		17.99	05/03/2024	INV	PD	INVENORY FILTERS
CHECK DATE:		05/10/2024										

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
635 NATIONAL ELEVATOR INSPECTION SVCS INC						257.39						
RI 24009805		04/11/2024		0524-2	258636	130.00	130.00	05/07/2024	INV	PD		INSPECTIONS
CHECK DATE: 05/10/2024												
643 NEENAH FOUNDRY COMPANY												
144737		03/12/2024		0524-2	258637	5,769.38	5,769.38	05/10/2024	INV	PD		MANHOLE LIDS, SOLE SOU
CHECK DATE: 05/10/2024												
488 JOHN NERI CONSTRUCTION CO.												
PAYOUT NO 1	20240026	04/19/2024		0524-2	258638	1,176,371.27	1,176,371.27	05/07/2024	INV	PD		CONSTRUCTION OF UTILIT
CHECK DATE: 05/10/2024												
651 NORTHERN ILLINOIS GAS COMPANY												
86-0735-9064- 7 0424		05/03/2024		0524-2	258639	19.39	19.39	05/03/2024	INV	PD		889 ST CHARLES
CHECK DATE: 05/10/2024												
87568078973 0424		04/08/2024		0524-2	258640	42.10	42.10	05/01/2024	INV	PD		453 FOREST
CHECK DATE: 05/10/2024												
13747 O'REILLY AUTO ENTERPRISES, LLC												
3896-346084		05/01/2024		0524-2	258641	23.99	23.99	05/07/2024	INV	PD		MOTOR OIL FOR PICKUP T
CHECK DATE: 05/10/2024												
2670 PACE SUBURBAN BUS												
635052		04/24/2024		0524-2	258642	3,185.67	3,185.67	05/07/2024	INV	PD		RIDE DUPAGE FEB 2024
CHECK DATE: 05/10/2024												
635072		04/24/2024		0524-2	258642	30.98	30.98	05/07/2024	INV	PD		RIDE DUPAGE FEB 2024
CHECK DATE: 05/10/2024												
635073		04/24/2024		0524-2	258642	2.26	2.26	05/07/2024	INV	PD		RIDE DUPAGE FEB 2024
CHECK DATE: 05/10/2024												
						3,218.91						
676 PACKEY WEBB FORD, INC.												
170116		04/26/2024		0524-2	258643	104.09	104.09	05/10/2024	INV	PD		ASSET 222 - WEATHER TE
CHECK DATE: 05/10/2024												
13775 PAYNE SOD FARM, INC												
24-171		04/24/2024		0524-2	258644	4,100.00	4,100.00	05/07/2024	INV	PD		16 PALLETS OF RTF/HGT
CHECK DATE: 05/10/2024												
6994 PITNEY BOWES, INC												
3106632582		04/17/2024		0524-2	258645	448.05	448.05	05/07/2024	INV	PD		POSTAGE MACHINE 2ND QT
CHECK DATE: 05/10/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
707 POLICE LAW INSTITUTE												
24054		04/01/2024		0524-2	258646	495.00		495.00	05/01/2024	INV	PD	HAZ MATERIALS, BLOODBO
CHECK DATE: 05/10/2024												
5678 PRIORITY PRODUCTS, INC												
1003603		05/01/2024		0524-2	258647	32.43		32.43	05/07/2024	INV	PD	MISC NUTS & BOLTS
CHECK DATE: 05/10/2024												
999432-001		04/30/2024		0524-2	258647	157.60		157.60	05/07/2024	INV	PD	RED & BLACK HEAT SHRIN
CHECK DATE: 05/10/2024												
						190.03						
13814 PURE PLUMBING SOLUTIONS												
20240446		04/30/2024		0524-2	258648	1,000.00		1,000.00	04/30/2024	INV	PD	636 OAK RESTORATION RE
CHECK DATE: 05/10/2024												
12070 RAMNODE LLC												
3737064		04/27/2024		0524-2	258649	240.24		240.24	05/27/2024	INV	PD	TACTICAL VIDEO
CHECK DATE: 05/10/2024												
9750 RAPID TRANSPORT TOWING, INC												
5122		04/24/2024		0524-2	258650	175.00		175.00	05/24/2024	INV	PD	2014 NISSAN ROGUE TOW
CHECK DATE: 05/10/2024												
746 RELIABLE HIGH PERFORMANCE PRODUCTS, INC												
05312023C-REVISED		05/31/2023		0524-2	258651	608.88		608.88	04/30/2024	INV	PD	UNIFORMS
CHECK DATE: 05/10/2024												
05312023D-REVISED		05/31/2023		0524-2	258651	563.76		563.76	04/30/2024	INV	PD	UNIFORMS
CHECK DATE: 05/10/2024												
						1,172.64						
12206 NATHAN AND ROBIN SACKSCHEWSKY												
41624		04/29/2024		0524-2	258652	1,437.50		1,437.50	04/30/2024	INV	PD	SIDEWALK REPAIR REIMBU
CHECK DATE: 05/10/2024												
13819 SAVENOK, NICOLAS												
127890		05/03/2024		0524-2	258653	89.35		89.35	05/03/2024	INV	PD	954 HIGHLAND AVE - WAT
CHECK DATE: 05/10/2024												
6093 SCHAMBERGER BROTHERS, INC												
1000073751		05/05/2024		0524-2	258654	706.45		706.45	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024												
12512 SOUTHEAST LINEN ASSOCIATES, INC.												
1336411		05/05/2024		0524-2	258655	724.39		724.39	05/05/2024	INV	PD	LINEN SERVICE
CHECK DATE: 05/10/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
1337229		05/05/2024		0524-2	258655	724.39		724.39	05/05/2024	INV	PD	LINEN SERVICE
CHECK DATE: 05/10/2024						1,448.78						
10181 SOUTHERN GLAZER'S WINE AND SPIRITS, LLC												
1271757		05/05/2024		0524-2	258656	2,640.30		2,640.30	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024												
1271758		05/05/2024		0524-2	258656	1,603.69		1,603.69	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024						4,243.99						
2687 STAPLES CONTRACT & COMMERCIAL, INC.												
6001149221		04/12/2024		0524-2	258657	315.20		315.20	05/07/2024	INV	PD	CUSTODIAL SUPPLIES
CHECK DATE: 05/10/2024												
13780 STOLLER INTERNATIONAL												
P96165		04/29/2024		0524-2	258658	2,464.69		2,464.69	05/10/2024	INV	PD	ASSET# 209 - REPLACEME
CHECK DATE: 05/10/2024												
7600 STUEVER & SONS, INC												
436571		05/05/2024		0524-2	258659	190.00		190.00	05/05/2024	INV	PD	DRAFT LINE CLEANING
CHECK DATE: 05/10/2024												
5018 SUBURBAN LABORATORIES, INC.												
224535		04/30/2024		0524-2	258660	1,091.41		1,091.41	05/10/2024	INV	PD	WATER SAMPLES
CHECK DATE: 05/10/2024												
835 SUPERIOR BEVERAGE CO.												
644022		05/05/2024		0524-2	258661	343.60		343.60	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024												
645664		05/05/2024		0524-2	258661	401.30		401.30	05/05/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024						744.90						
844 SYSCO FOOD SERV - CHICAGO, INC												
724315245		04/29/2024		0524-2	258662	1,772.28		1,772.28	04/29/2024	INV	PD	FOOD - RESALE, SUPPLIE
CHECK DATE: 05/10/2024												
724328573		05/03/2024		0524-2	258662	2,372.55		2,372.55	05/03/2024	INV	PD	FOOD - RESALE, SUPPLIE
CHECK DATE: 05/10/2024						4,144.83						
8733 T-MOBILE USA												
95662411494		04/24/2024		0524-2	258663	100.00		100.00	05/24/2024	INV	PD	TOWER DUMPS
CHECK DATE: 05/10/2024												
9566241495		04/24/2024		0524-2	258663	50.00		50.00	05/24/2024	INV	PD	TIMING ADVANCE FOR LOC
CHECK DATE: 05/10/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
7277 TEEN PARENT CONNECTION						150.00						
5724		05/07/2024		0524-2	258664	609.29	609.29	05/07/2024	INV	PD		CHILI COOK OFF DONATIO
CHECK DATE: 05/10/2024												
854 TERRACE SUPPLY COMPANY												
0001058336		04/30/2024		0524-2	258665	4.50	4.50	05/10/2024	INV	PD		OXYGEN & ACETYLENE TAN
CHECK DATE: 05/10/2024												
10558 TESTA PRODUCE, INC												
05698633		05/02/2024		0524-2	258666	424.45	424.45	05/02/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
05695040		05/04/2024		0524-2	258667	29.18	29.18	05/04/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
05696253		04/29/2024		0524-2	258667	335.73	335.73	04/29/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/10/2024												
05696257		04/30/2024		0524-2	258667	216.35	216.35	04/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
05697883		05/01/2024		0524-2	258667	447.30	447.30	05/01/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/10/2024												
05698654		05/02/2024		0524-2	258667	48.60	48.60	05/02/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
05699867		05/03/2024		0524-2	258667	452.05	452.05	05/03/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
05700542		05/04/2024		0524-2	258667	433.60	433.60	05/04/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/10/2024												
						1,962.81						
12262 THELEN MATERIALS												
434120		04/30/2024		0524-2	258668	3,698.20	3,698.20	05/16/2024	INV	PD		5 SEMI LOADS OF BUNKER
CHECK DATE: 05/10/2024												
434121		04/30/2024		0524-2	258668	4,024.80	4,024.80	05/16/2024	INV	PD		5 SEMI LOADS OF BUNKER
CHECK DATE: 05/10/2024												
						7,723.00						
865 ACUSHNET COMPANY												
917879522		04/24/2024		0524-2	258669	39.67	39.67	05/08/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 05/10/2024												
917928790		04/30/2024		0524-2	258669	58.80	58.80	05/08/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 05/10/2024												
						98.47						
10019 TRANSUNION RISK AND ALTERNATIVE												
258788-202404-1		05/01/2024		0524-2	258670	222.00	222.00	06/01/2024	INV	PD		MONTHLY CHARGES
CHECK DATE: 05/10/2024												
10845 TRAVISMATHEW LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
91787986		04/25/2024		0524-2	258671	940.65		940.65	05/08/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:	05/10/2024											
91802516		04/30/2024		0524-2	258671	955.65		955.65	05/08/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:	05/10/2024											
91802517		04/30/2024		0524-2	258671	46.35		46.35	05/08/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:	05/10/2024											
13002 TRI-R SYSTEMS INCORPORATED						1,942.65						
006058		04/29/2024		0524-2	258672	5,000.00		5,000.00	05/10/2024	INV	PD	ILLINOIS AMERICAN INTE
CHECK DATE:	05/10/2024											
13361 STEPHEN SILLER TUNNEL TO TOWERS FOUNDATION												
5724		05/07/2024		0524-2	258673	609.28		609.28	05/07/2024	INV	PD	CHILI COOK OFF DONATIO
CHECK DATE:	05/10/2024											
10577 CAMPAGNA-TURANO BAKERY, INC												
130022464		04/29/2024		0524-2	258674	141.27		141.27	04/29/2024	INV	PD	FOOD - RESALE
CHECK DATE:	05/10/2024											
130022508		04/30/2024		0524-2	258674	127.43		127.43	04/30/2024	INV	PD	FOOD - RESALE
CHECK DATE:	05/10/2024											
130022560		05/02/2024		0524-2	258674	160.03		160.03	05/02/2024	INV	PD	FOOD - RESALE
CHECK DATE:	05/10/2024											
130022607		05/03/2024		0524-2	258674	83.64		83.64	05/03/2024	INV	PD	FOOD - RESALE
CHECK DATE:	05/10/2024											
130022643		05/04/2024		0524-2	258674	113.73		113.73	05/04/2024	INV	PD	FOOD - RESALE
CHECK DATE:	05/10/2024											
11819 UNIFIRST CORPORATION						626.10						
1190114703		04/19/2024		0524-2	258675	71.53		71.53	05/03/2024	INV	PD	MAT AND TOWEL SERVICE
CHECK DATE:	05/10/2024											
1190116349		04/10/2024		0524-2	258675	56.54		56.54	05/03/2024	INV	PD	MAT AND TOWEL SERVICE
CHECK DATE:	05/10/2024											
1190118157		04/17/2024		0524-2	258675	53.07		53.07	05/03/2024	INV	PD	MAT AND TOWEL SERVICE
CHECK DATE:	05/10/2024											
1278 UNION PACIFIC RAILROAD COMPANY						181.14						
90134687	20200024	04/23/2024		0524-2	258676	2,953.64		2,953.64	05/10/2024	INV	PD	ENGINEERING SERVICES
CHECK DATE:	05/10/2024											
884 U.S. FOODSERVICE, INC.												
2030005		04/26/2024		0524-2	258677	43.04		43.04	04/26/2024	INV	PD	SUPPLIES
CHECK DATE:	05/10/2024											
2064841		04/29/2024		0524-2	258677	2,427.19		2,427.19	04/29/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE:	05/10/2024											
2084595		04/29/2024		0524-2	258677	51.33		51.33	04/29/2024	INV	PD	FOOD - RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/10/2024												
2175929		05/01/2024		0524-2	258677	53.37	53.37	05/01/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
2203881		05/02/2024		0524-2	258677	2,240.11	2,240.11	05/02/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/10/2024												
2956207		04/23/2024		0524-2	258677	-108.22	-108.22	04/23/2024	CRM	PD		FOOD - RESALE
CHECK DATE: 05/10/2024												
						4,706.82						
1190 HD SUPPLY FACILITIES MAINT LTD.												
INV00320698		04/01/2024		0524-2	258678	224.57	224.57	05/10/2024	INV	PD		SEWER GRABBERS
CHECK DATE: 05/10/2024												
9719 VERIZON CONNECT NWF INC.												
378000062728		05/01/2024		0524-2	258679	1,143.15	1,143.15	05/10/2024	INV	PD		GPS/AVL FLEET TRACKING
CHECK DATE: 05/10/2024												
11956 VETERAN'S TOWING & RECOVERY												
26614		04/28/2024		0524-2	258680	220.00	220.00	05/28/2024	INV	PD		BLK CHEV SILVERADO TOW
CHECK DATE: 05/10/2024												
13753 VETERANS OF FOREIGN WARS #2164												
50124		05/07/2024		0524-2	258681	609.29	609.29	05/07/2024	INV	PD		CHILI COOK OFF DONATIO
CHECK DATE: 05/10/2024												
919 VILLA PARK ELECTRICAL SUPPLY CO, INC												
263052-00		05/01/2024		0524-2	258682	49.58	49.58	05/10/2024	INV	PD		TRASH PUMP CONTROL REP
CHECK DATE: 05/10/2024												
12899 WAYDE BEECHY, INC.												
346605		05/02/2024		0524-2	258683	148.95	148.95	05/10/2024	INV	PD		INVENTORY - BATTERY
CHECK DATE: 05/10/2024												
13754 WE GROW DREAMS, INC												
50124		05/07/2024		0524-2	258684	609.28	609.28	05/07/2024	INV	PD		CHILI COOK OFF DONATIO
CHECK DATE: 05/10/2024												
7711 WINDY CITY DISTRIBUTION COMPANY												
100442458		05/05/2024		0524-2	258685	1,420.10	1,420.10	05/05/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/10/2024												
13690 XYLEM WATER SOLUTIONS USA, INC												
3556D20065		04/29/2024		0524-2	258686	14,945.00	14,945.00	05/10/2024	INV	PD		SOUTH PARK LIFT STATIO
CHECK DATE: 05/10/2024												
13435 911 TECH INC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
1604		05/07/2024		0524-3	258687	2,430.00	2,430.00	07/06/2024	INV	PD	COP FTO	SOFTWARE
CHECK DATE: 05/24/2024												
13444 A MAESTRANZI SONS KNIFE SERVICES												
738557		05/09/2024		0524-3	258688	34.00	34.00	05/09/2024	INV	PD	PROFESSIONAL	SWERVICES
CHECK DATE: 05/24/2024												
740369		05/16/2024		0524-3	258688	34.00	34.00	05/16/2024	INV	PD	PROFESSIONAL	SERVICES
CHECK DATE: 05/24/2024												
						68.00						
13757 ADVANCED PARTS & SERVICE INC												
260284		05/17/2024		0524-3	258689	462.87	462.87	05/17/2024	INV	PD	MECH/MAINT.	
CHECK DATE: 05/24/2024												
12710 AEP ENERGY												
3017258036	0424-2	04/23/2024		0524-3	258690	370.94	370.94	05/10/2024	INV	PD	0 E MAIN ST/GENEVA RD,	
CHECK DATE: 05/24/2024												
3017258058	0524	05/15/2024		0524-3	258691	67.67	67.67	05/24/2024	INV	PD	485 WINCHELL WAY, STRE	
CHECK DATE: 05/24/2024												
11942 AL WARREN OIL CO INC												
W1651740		05/09/2024		0524-3	258692	787.50	787.50	05/24/2024	INV	PD	DEF - DIESEL EXHAUST F	
CHECK DATE: 05/24/2024												
12567 AMAZON.COM SALES, INC.												
14NV-VW74-H7LP		05/01/2024		0524-3	258693	1,595.22	1,595.22	05/03/2024	INV	PD	IT: OFFICE EQUIPMENT	
CHECK DATE: 05/24/2024												
16QQ-KJ39-J3YW		05/01/2024		0524-3	258693	143.94	143.94	05/03/2024	INV	PD	HR: OFFICE SUPPLIES	
CHECK DATE: 05/24/2024												
17KK-VTQK-KVKX		05/01/2024		0524-3	258693	901.26	901.26	05/03/2024	INV	PD	FACILITIES: CLEANING/O	
CHECK DATE: 05/24/2024												
1CP6-JCW4-GRJT		05/01/2024		0524-3	258693	664.62	664.62	05/10/2024	INV	PD	VARIOUS, SEE INVOICE	
CHECK DATE: 05/24/2024												
1MFY-Q474-JK67		05/01/2024		0524-3	258693	255.36	255.36	05/03/2024	INV	PD	COM DEV: OFFICE SUPPLI	
CHECK DATE: 05/24/2024												
1QNW-JNY1-GTWD		05/01/2024		0524-3	258693	58.26	58.26	05/03/2024	INV	PD	ADMIN: OFFICES SUPPLES	
CHECK DATE: 05/24/2024												
1T3D-1NCY-XFVV		04/01/2024		0524-3	258693	1,873.21	1,873.21	05/16/2024	INV	PD	SUPPLIES, FOOD FOR RES	
CHECK DATE: 05/24/2024												
1XQX-QHWH-JJ37		05/01/2024		0524-3	258693	80.31	80.31	05/03/2024	INV	PD	FINANCE: OFFICE SUPPLI	
CHECK DATE: 05/24/2024												
						5,572.18						
10850 ANGELO GELATO ITALIANO, INC												
192195		05/09/2024		0524-3	258694	91.00	91.00	05/09/2024	INV	PD	FOOD - RESALE	
CHECK DATE: 05/24/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
192196		05/10/2024		0524-3	258695	91.00		91.00	05/10/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/24/2024												
13438 ART HISTORY BREWING INC												
AHB04309		05/16/2024		0524-3	258696	222.00		222.00	05/16/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
13036 RADIATE HOLDINGS,LP												
445131201-0016849		05/01/2024		0524-3	258697	900.00		900.00	05/29/2024	INV	PD	0201-4451312-01 05.24
CHECK DATE: 05/24/2024												
1898 ROBERT D & IRENE F ATCHISON												
20210336		05/01/2024		0524-3	258698	2,000.00		2,000.00	05/03/2024	INV	PD	66 FOREST AVE REFUND:
CHECK DATE: 05/24/2024												
7638 ATLAS BOBCAT, INC												
HT5294		04/18/2024		0524-3	258699	714.37		714.37	05/24/2024	INV	PD	FILTERS
CHECK DATE: 05/24/2024												
HT5515		05/14/2024		0524-3	258699	562.00		562.00	05/24/2024	INV	PD	REMOTE TETHER
CHECK DATE: 05/24/2024												
					1,276.37							
8211 BIRD ON A WIRE STUDIO												
04232024		04/23/2024		0524-3	258700	4,500.00		4,500.00	05/17/2024	INV	PD	CBD CONSTRUCTION IMPAC
CHECK DATE: 05/24/2024												
12921 BLA, INC												
23301-14	20230023	04/30/2024		0524-3	258701	48,342.02		48,342.02	05/24/2024	INV	PD	CONSTRUCTION ENGINEERI
CHECK DATE: 05/24/2024												
8470 JEFF BLECHA												
50224		05/02/2024		0524-3	258702	61.35		61.35	05/07/2024	INV	PD	CDL REIMBURSEMENT
CHECK DATE: 05/24/2024												
10610 BLUESTEM ECOLOGICAL SERVICES, INC												
3846		05/08/2024		0524-3	258703	650.00		650.00	05/24/2024	INV	PD	RIFORD RD CHANNEL STEW
CHECK DATE: 05/24/2024												
3848		05/08/2024		0524-3	258703	900.00		900.00	05/24/2024	INV	PD	POLICE DEPARTMENT STEW
CHECK DATE: 05/24/2024												
					1,550.00							
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC												
115708768		05/10/2024		0524-3	258704	723.00		723.00	05/10/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
364170836		05/16/2024		0524-3	258704	-120.00		-120.00	05/16/2024	CRM	PD	CREDIT FOR BEVERAGE
CHECK DATE: 05/24/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
6043 CHICAGO PARTS & SOUND LLC						603.00						
1-0438952		05/07/2024		0524-3	258705	92.68	92.68	05/24/2024	INV	PD		BRAKE ROTORS
CHECK DATE:		05/24/2024										
1076 CINTAS CORPORATION NO 2												
4191897468		05/10/2024		0524-3	258706	112.15	112.15	05/10/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE:		05/24/2024										
4192383700		05/16/2024		0524-3	258706	309.73	309.73	05/16/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE:		05/24/2024										
4192617653		05/21/2024		0524-3	258706	377.19	377.19	05/21/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE:		05/24/2024										
4193086303		05/21/2024		0524-3	258706	228.67	228.67	05/21/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE:		05/24/2024										
5210670907		05/10/2024		0524-3	258706	210.46	210.46	05/10/2024	INV	PD		FIRST AID RESTOCK
CHECK DATE:		05/24/2024										
						1,238.20						
10301 GREAT LAKES COCA-COLA DISTRIBUTION, LLC												
41186580016		05/07/2024		0524-3	258707	1,304.16	1,304.16	05/07/2024	INV	PD		NA BEV.
CHECK DATE:		05/24/2024										
175 COMMONWEALTH EDISON COMPANY												
6279906000 0424		04/23/2024		0524-3	258708	1,456.65	1,456.65	05/10/2024	INV	PD		VARIOUS, SEE INVOICE
CHECK DATE:		05/24/2024										
8090606000 0524		05/13/2024		0524-3	258709	183.56	183.56	05/24/2024	INV	PD		439 COTTAGE AVE, WATE
CHECK DATE:		05/24/2024										
5955345000 0524		05/13/2024		0524-3	258710	2,500.87	2,500.87	05/24/2024	INV	PD		308 WILSON AVE, PUMP S
CHECK DATE:		05/24/2024										
7069283000 0524		05/13/2024		0524-3	258711	407.35	407.35	05/24/2024	INV	PD		1N304 STACY CT, PUMP S
CHECK DATE:		05/24/2024										
6649264000 0524		05/13/2024		0524-3	258712	57.98	57.98	05/24/2024	INV	PD		199 LORRAINE RD, LIFT
CHECK DATE:		05/24/2024										
5882261222 0524		05/13/2024		0524-3	258713	120.92	120.92	05/24/2024	INV	PD		580 S PARK BLVD, LIFT
CHECK DATE:		05/24/2024										
3192971222 0524		05/13/2024		0524-3	258714	89.54	89.54	05/24/2024	INV	PD		1024 MEMORY CT, LIFT S
CHECK DATE:		05/24/2024										
8669602111 0524		05/13/2024		0524-3	258715	108.45	108.45	05/24/2024	INV	PD		1105 SURREY DR, LIFT S
CHECK DATE:		05/24/2024										
3391311222 0524		05/16/2024		0524-3	258716	34.50	34.50	05/24/2024	INV	PD		290 S PARK BLVD, LIFT
CHECK DATE:		05/24/2024										

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
4876 CONSTELLATION NEWENERGY, INC.												
4821540852 0224		04/15/2024		0524-3	258717	51.96		51.96	05/24/2024	INV	PD	STREETLIGHTS, 400 DUAN
CHECK DATE: 05/24/2024												
4821540852 0424		04/15/2024		0524-3	258717	39.06		39.06	05/24/2024	INV	PD	STREETLIGHTS, 460 DUAN
CHECK DATE: 05/24/2024												
4821540852 0524		05/14/2024		0524-3	258717	35.98		35.98	05/24/2024	INV	PD	STREETLIGHTS, 460 DUAN
CHECK DATE: 05/24/2024												
95439223024 0524		05/14/2024		0524-3	258717	45.99		45.99	05/24/2024	INV	PD	STREETLIGHTS, 400 DUAN
CHECK DATE: 05/24/2024												
						172.99						
10952 CONSUMERS PACKING COMPANY												
408056		05/06/2024		0524-3	258718	2,956.56		2,956.56	05/06/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/24/2024												
408210		05/09/2024		0524-3	258718	1,884.00		1,884.00	05/09/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/24/2024												
408333		05/13/2024		0524-3	258718	1,569.45		1,569.45	05/13/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/24/2024												
408521		05/16/2024		0524-3	258718	1,796.99		1,796.99	05/16/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/24/2024												
						8,207.00						
13799 THE DAVENPORT GROUP USA, LTD												
24C05-ILGE	20240036	05/03/2024		0524-3	258719	11,025.00		11,025.00	06/03/2024	INV	PD	COM DEV LAMA SOFTWARE
CHECK DATE: 05/24/2024												
241 DU-COMM												
18909		05/01/2024		0524-3	258720	300.00		300.00	05/15/2024	INV	PD	DISPATCH SERVICE 5.01.
CHECK DATE: 05/24/2024												
18934		05/01/2024		0524-3	258720	1,758.50		1,758.50	05/15/2024	INV	PD	FACILITY LEASE/OWNING
CHECK DATE: 05/24/2024												
18978		05/01/2024		0524-3	258720	42,689.00		42,689.00	05/15/2024	INV	PD	QUARTERLY SHARES 5/24
CHECK DATE: 05/24/2024												
						44,747.50						
249 DUPAGE COUNTY												
2023 1ST INSTALL		05/17/2024		0524-3	258721	200.23		200.23	05/17/2024	INV	PD	05-11-328-026 GARAGE P
CHECK DATE: 05/24/2024												
2023-1ST INSTALL		05/17/2024		0524-3	258721	200.23		200.23	05/17/2024	INV	PD	05-11-328-027 CIVIC CT
CHECK DATE: 05/24/2024												
						400.46						
5827 DUPAGE DODGE CHRYSLER JEEP												
101785		05/02/2024		0524-3	258722	354.36		354.36	05/24/2024	INV	PD	OIL SEAL AND SOLENOID
CHECK DATE: 05/24/2024												
101820		05/06/2024		0524-3	258722	186.40		186.40	05/24/2024	INV	PD	INSULTOR AND DOOR HING
CHECK DATE: 05/24/2024												
CM101677		05/06/2024		0524-3	258722	-111.84		-111.84	05/24/2024	CRM	PD	AUTOMATICE TRANSMISSIO
CHECK DATE: 05/24/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
261 DUPAGE TOPSOIL, INC.						428.92						
056927		05/08/2024		0524-3	258723	520.00	520.00	05/24/2024	INV	PD		DIRT FOR BINS
CHECK DATE: 05/24/2024												
12474 EARTH NETWORKS, INC												
INV44064		05/13/2024		0524-3	258724	2,200.00	2,200.00	05/17/2024	INV	PD		ANNUAL SUPPORT AND LIC
CHECK DATE: 05/24/2024												
283 ENGINEERING RESOURCE ASSOC INC												
W2220720.09		04/15/2024		0524-3	258725	480.01	480.01	05/07/2024	INV	PD		PROF SVCS PANFISH PARK
CHECK DATE: 05/24/2024												
291 EUCLID BEVERAGE, LLC												
W-3941272		05/10/2024		0524-3	258726	2,174.55	2,174.55	05/10/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
W-3947133		05/16/2024		0524-3	258726	1,763.00	1,763.00	05/16/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
11334 EURO USA MIDWEST LLC						3,937.55						
755747-00		05/09/2024		0524-3	258727	1,109.80	1,109.80	05/09/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
755795-00		05/06/2024		0524-3	258727	519.25	519.25	05/06/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
756451-00		05/09/2024		0524-3	258727	156.07	156.07	05/09/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
756657-00		05/11/2024		0524-3	258727	651.30	651.30	05/11/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
757174-00		05/17/2024		0524-3	258727	614.78	614.78	05/17/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
757531-00		05/18/2024		0524-3	258727	241.44	241.44	05/18/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
2017 ELLIOTT AUTO SUPPLY COMPANY, INC						3,292.64						
63-457125		05/07/2024		0524-3	258728	94.00	94.00	05/17/2024	INV	PD		AIR FILTERS FOR TRUCKS
CHECK DATE: 05/24/2024												
13368 FEECE OIL COMPANY												
4073668		05/10/2024		0524-3	258729	820.94	820.94	05/17/2024	INV	PD		DIESEL FOR MAINTENANCE
CHECK DATE: 05/24/2024												
4073675		05/10/2024		0524-3	258729	1,219.35	1,219.35	05/17/2024	INV	PD		GAS FOR MAINTENANCE
CHECK DATE: 05/24/2024												
4073676		05/10/2024		0524-3	258729	991.74	991.74	05/17/2024	INV	PD		GAS FOR GOLF CARTS
CHECK DATE: 05/24/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
12695 FILTERSHINE CHICAGO INC.						3,032.03						
12466600		05/09/2024		0524-3	258730	90.00	90.00	05/09/2024	INV	PD		PROFESSIONAL SERVICES
CHECK DATE:	05/24/2024											
12466711		05/14/2024		0524-3	258730	200.00	200.00	05/14/2024	INV	PD		PROFESSIONAL SERVICES
CHECK DATE:	05/24/2024											
1726 BRIDGESTONE RETAIL OPERATIONS, LLC						290.00						
311351		05/20/2024		0524-3	258731	541.00	541.00	05/24/2024	INV	PD		001 REPLACEMENT TIRES
CHECK DATE:	05/24/2024											
311372		05/20/2024		0524-3	258731	70.00	70.00	05/24/2024	INV	PD		FRONT END ALIGNMENT
CHECK DATE:	05/24/2024											
10107 FIRST RESPONDERS WELLNESS CENTER, LLC						611.00						
20127		05/01/2024		0524-3	258732	1,225.00	1,225.00	06/30/2024	INV	PD		WELLNESS CHECKS
CHECK DATE:	05/24/2024											
311 THE TERRAMAR GROUP, INC												
82976		05/07/2024		0524-3	258733	107.56	107.56	05/14/2024	INV	PD		ASSET# 1E62 SHORELINE
CHECK DATE:	05/24/2024											
9692 LOUIS GLUNZ BEER, INC												
699562		05/21/2024		0524-3	258734	594.70	594.70	05/21/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE:	05/24/2024											
929 W.W. GRAINGER INC												
9108436800		05/06/2024		0524-3	258735	2.21	2.21	05/17/2024	INV	PD		FUSES FOR IRRIGATION
CHECK DATE:	05/24/2024											
9108436818		05/06/2024		0524-3	258735	24.15	24.15	05/17/2024	INV	PD		FUSES FOR IRRIGATION
CHECK DATE:	05/24/2024											
9108436826		05/06/2024		0524-3	258735	543.75	543.75	05/17/2024	INV	PD		FUSES, POLY WINDSHIELD
CHECK DATE:	05/24/2024											
9120312476		05/15/2024		0524-3	258735	19.88	19.88	05/17/2024	INV	PD		LIGHTED ROCKER SWITCHES
CHECK DATE:	05/24/2024											
5049 GROOT INDUSTRIES INC.						589.99						
12466741T107		05/01/2024		0524-3	258736	1,120.70	1,120.70	05/16/2024	INV	PD		TRASH SERVICES
CHECK DATE:	05/24/2024											
2081 HAMPTON, LENZINI AND RENWICK, INC.												
20240816	20230065	04/08/2024		0524-3	258737	6,958.75	6,958.75	05/07/2024	INV	PD		YEAR 1 OF 3 ENGINEERIN
CHECK DATE:	05/24/2024											

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2324 HARRIS MOTOR SPORTS, INC.												
01-369962		05/16/2024		0524-3	258738	35.75		35.75	05/17/2024	INV	PD	GOLF CAR PARTS
CHECK DATE:		05/24/2024										
10954 HAWK FORD OF ST CHARLES												
96520D		05/17/2024		0524-3	258739	70.07		70.07	05/24/2024	INV	PD	JET KIT & VALVE ASSEMB
CHECK DATE:		05/24/2024										
96523D		05/20/2024		0524-3	258739	228.39		228.39	05/24/2024	INV	PD	SHOCK ABSORBERS
CHECK DATE:		05/24/2024										
96619D		05/20/2024		0524-3	258739	67.23		67.23	05/24/2024	INV	PD	TIE ROD KIT
CHECK DATE:		05/24/2024										
						365.69						
389 HOLSTEIN'S GARAGE												
3073		04/30/2024		0524-3	258740	382.00		382.00	05/24/2024	INV	PD	IDOT SAFETY INSPECTION
CHECK DATE:		05/24/2024										
415 ILLINOIS EPA												
241525640 2024		05/13/2024		0524-3	258741	10.00		10.00	05/24/2024	INV	PD	DRINKING WATER OPERATO
CHECK DATE:		05/24/2024										
900 UNIVERSITY OF ILLINOIS-GAR												
UPI12303		04/26/2024		0524-3	258742	464.00		464.00	05/24/2024	INV	PD	BLE PATROL RIFLE - MOJ
CHECK DATE:		05/24/2024										
UPI12387		04/26/2024		0524-3	258742	7,434.00		7,434.00	05/24/2024	INV	PD	BASIC LAW ENFORCEMENT
CHECK DATE:		05/24/2024										
						7,898.00						
4672 INDUSTRIAL STEAM CLEANING OF CHICAGO, INC												
CHI17674		05/01/2024		0524-3	258743	950.00		950.00	05/01/2024	INV	PD	PROFESSIONAL SERVICES
CHECK DATE:		05/24/2024										
481 JERRY HAGGERTY CHEVROLET INC												
43024		04/26/2024		0524-3	258744	75,831.65		75,831.65	05/07/2024	INV	PD	2023 SALES TAX INCENTI
CHECK DATE:		05/24/2024										
46806		05/10/2024		0524-3	258745	12,954.39		12,954.39	05/24/2024	INV	PD	REPAIRS FROM ACCIDENT
CHECK DATE:		05/24/2024										
9078 TYCO FIRE & SECURITY MANAGEMENT, INC												
40150995		05/11/2024		0524-3	258746	148.35		148.35	05/15/2024	INV	PD	FIRE STATION 2
CHECK DATE:		05/24/2024										
11188 NANCY PERKINS												
43476		04/23/2024		0524-3	258747	47.75		47.75	05/23/2024	INV	PD	5 EQS GUIDES
CHECK DATE:		05/24/2024										

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
546 LEN'S ACE HARDWARE, INC.												
113974/3		04/29/2024		0524-3	258748	10.79	10.79	05/24/2024	INV	PD		NEWTON PUMP HOUSE PLUM
CHECK DATE:	05/24/2024											
114077/3		05/08/2024		0524-3	258748	40.47	40.47	05/17/2024	INV	PD		PLANTING TOOLS
CHECK DATE:	05/24/2024											
114091/3		05/09/2024		0524-3	258748	17.99	17.99	05/24/2024	INV	PD		STAINLESS ROD
CHECK DATE:	05/24/2024											
114100/3		05/09/2024		0524-3	258748	1.78	1.78	05/24/2024	INV	PD		WIRE ROPE CLIP
CHECK DATE:	05/24/2024											
114153/3		05/14/2024		0524-3	258748	10.04	10.04	05/14/2024	INV	PD		ASSET# 002 - MISC. HAR
CHECK DATE:	05/24/2024											
						81.07						
13385 LENNIC GROUP, LTD												
T01-233038		05/16/2024		0524-3	258749	381.84	381.84	05/16/2024	INV	PD		CIGAR SERVICE
CHECK DATE:	05/24/2024											
7832 BRUCE LOHMAN												
05102024		04/24/2024		0524-3	258750	3,000.00	3,000.00	05/17/2024	INV	PD		DRAINAGE IMPROVEMENTS
CHECK DATE:	05/24/2024											
924 VILLAGE OF LOMBARD												
40424		05/01/2024		0524-3	258751	63,217.56	63,217.56	05/07/2024	INV	PD		2023 SALES TAX SHARE
CHECK DATE:	05/24/2024											
12820 KEVIN LORENZ												
05012024		05/01/2024		0524-3	258752	230.00	230.00	05/17/2024	INV	PD		CLOTHING REIMBURSEMENT
CHECK DATE:	05/24/2024											
5294 MIDLAND STANDARD ENG & TESTING INC												
280160		04/15/2024		0524-3	258753	5,985.00	5,985.00	05/24/2024	INV	PD		GEOTECH/SOIL BORING SE
CHECK DATE:	05/24/2024											
606 MIDWEST GROUNDCOVERS, LLC												
I774219		05/03/2024		0524-3	258754	1,146.74	1,146.74	05/17/2024	INV	PD		PERENNIAL PLANTS FOR F
CHECK DATE:	05/24/2024											
13755 MINT GREEN GROUP USA INC												
INV481378		04/22/2024		0524-3	258755	578.45	578.45	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE:	05/24/2024											
INV487181		04/30/2024		0524-3	258755	87.78	87.78	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE:	05/24/2024											
INV493108		05/10/2024		0524-3	258755	34.00	34.00	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE:	05/24/2024											

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
12469 MOLON LAVE LLC						700.23						
1422216		05/10/2024		0524-3	258756	212.00	212.00	05/10/2024	INV	PD	NA	BEV.
CHECK DATE: 05/24/2024												
1082 MUNICIPAL INS COOPERATIVE AGENCY												
2024-2025 RENEWAL		05/20/2024		0524-3	258757	787,991.00	787,991.00	05/20/2024	INV	PD		2024-2025 RENEWAL GROS
CHECK DATE: 05/24/2024												
23113		05/20/2024		0524-3	258757	10,000.00	10,000.00	05/20/2024	INV	PD		DEDUCTIBLE - L00386759
CHECK DATE: 05/24/2024												
13163 MUSCAT PAINTING & DECORATING						797,991.00						
05122024-1		05/12/2024		0524-3	258758	32,045.00	32,045.00	05/24/2024	INV	PD		2024 FIRE HYDRANT PAIN
CHECK DATE: 05/24/2024												
12923 MUSE COMMUNITY DESIGN, LLC.												
2203.02.11	20230024	04/30/2024		0524-3	258759	796.25	796.25	05/24/2024	INV	PD		PROJECT COMMUNICATION
CHECK DATE: 05/24/2024												
5841 GENUINE PARTS CO-NAPA												
745242		05/03/2024		0524-3	258760	18.85	18.85	05/24/2024	INV	PD		CLAMP
CHECK DATE: 05/24/2024												
745646		05/07/2024		0524-3	258760	30.30	30.30	05/24/2024	INV	PD		LIGHT ASSY
CHECK DATE: 05/24/2024												
745742		05/08/2024		0524-3	258760	60.99	60.99	05/24/2024	INV	PD		INVENTORY - FILTERS
CHECK DATE: 05/24/2024												
745829		05/08/2024		0524-3	258760	2.45	2.45	05/24/2024	INV	PD		BULBS
CHECK DATE: 05/24/2024												
746099		05/10/2024		0524-3	258760	13.64	13.64	05/24/2024	INV	PD		LED LIGHT
CHECK DATE: 05/24/2024												
746185		05/10/2024		0524-3	258760	30.39	30.39	05/24/2024	INV	PD		ASSET# 237 - AIR FILTE
CHECK DATE: 05/24/2024												
746190		05/10/2024		0524-3	258760	6.49	6.49	05/24/2024	INV	PD		ASSET# 237 SPARK PLUGS
CHECK DATE: 05/24/2024												
746537		05/14/2024		0524-3	258760	77.28	77.28	05/24/2024	INV	PD		INVENTORY - FILTERS
CHECK DATE: 05/24/2024												
746788		05/15/2024		0524-3	258760	6.58	6.58	05/24/2024	INV	PD		ASSET# 237 - OIL
CHECK DATE: 05/24/2024												
651 NORTHERN ILLINOIS GAS COMPANY						246.97						
8756807897 3 0524		05/08/2024		0524-3	258761	42.29	42.29	05/15/2024	INV	PD		453 FOREST AVE
CHECK DATE: 05/24/2024												
0547621000 9 0424		04/26/2024		0524-3	258762	69.31	69.31	06/11/2024	INV	PD		609 MIDWAY PARK
CHECK DATE: 05/24/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
670 DAVID B COULTER												
24-051		03/30/2024		0524-3	258763	871.25		871.25	05/24/2024	INV	PD	PUBLIC WORKS TREE PRES
CHECK DATE:	05/24/2024											
24-065		05/01/2024		0524-3	258763	854.50		854.50	05/24/2024	INV	PD	PW TREE PRESERVATION S
CHECK DATE:	05/24/2024											
						1,725.75						
676 PACKEY WEBB FORD, INC.												
170251		05/08/2024		0524-3	258764	64.00		64.00	05/24/2024	INV	PD	SHIELD
CHECK DATE:	05/24/2024											
170266		05/08/2024		0524-3	258764	105.73		105.73	05/24/2024	INV	PD	DEFLECTOR
CHECK DATE:	05/24/2024											
170294		05/10/2024		0524-3	258764	69.33		69.33	05/24/2024	INV	PD	ASSET# 243 - TAIL LAMP
CHECK DATE:	05/24/2024											
170332		05/14/2024		0524-3	258764	68.34		68.34	05/14/2024	INV	PD	ASSET # 243 TAIL LAMP
CHECK DATE:	05/24/2024											
170346		05/14/2024		0524-3	258764	-69.33		-69.33	05/14/2024	CRM	PD	CREDIT - TAIL LAMP
CHECK DATE:	05/24/2024											
170415		05/20/2024		0524-3	258764	52.25		52.25	05/24/2024	INV	PD	WINDSHIELD WASHER KIT
CHECK DATE:	05/24/2024											
						290.32						
10823 PEST MANAGEMENT SERVICES, INC												
45311		05/03/2024		0524-3	258765	396.31		396.31	05/03/2024	INV	PD	PEST CONTROL
CHECK DATE:	05/24/2024											
5678 PRIORITY PRODUCTS, INC												
1001746		04/02/2024		0524-3	258766	156.05		156.05	05/17/2024	INV	PD	MISC SCREWS, WASHERS,
CHECK DATE:	05/24/2024											
9750 RAPID TRANSPORT TOWING, INC												
5147		05/03/2024		0524-3	258767	175.00		175.00	06/06/2024	INV	PD	2011 FORD TRANSIT
CHECK DATE:	05/24/2024											
5149		05/05/2024		0524-3	258767	175.00		175.00	06/05/2024	INV	PD	2012 BUICK REGAL
CHECK DATE:	05/24/2024											
						350.00						
1254 REINDERS, INC.												
6051524-00		05/07/2024		0524-3	258768	392.20		392.20	05/17/2024	INV	PD	O-RING & PX HYDRO FLUI
CHECK DATE:	05/24/2024											
6051524-01		05/08/2024		0524-3	258768	703.28		703.28	05/17/2024	INV	PD	HYDRAULIC RESERVOIR RO
CHECK DATE:	05/24/2024											
6051864-00		05/13/2024		0524-3	258768	31.76		31.76	05/17/2024	INV	PD	GROMMETS FOR 1101 HYDR
CHECK DATE:	05/24/2024											
						1,127.24						
12740 REVELS TURF AND TRACTOR, LLC												
303652	20240014	05/16/2024		0524-3	258769	48,833.35		48,833.35	05/17/2024	INV	PD	2024 DAKOTA 440 MATERI

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/24/2024												
8909 RUSS'S PLUMBING & SEWER												
20231584		05/01/2024		0524-3	258770	1,000.00		1,000.00	05/03/2024	INV	PD	344 N MAIN ST REFUND:
CHECK DATE: 05/24/2024												
9718 SEBIS DIRECT INC												
91348		05/01/2024		0524-3	258771	852.04		852.04	05/15/2024	INV	PD	UTILITY BILLING APR 20
CHECK DATE: 05/24/2024												
13465 SIMPLOT TURF & HORTICULTURE												
238003663		05/15/2024		0524-3	258772	1,141.10		1,141.10	05/17/2024	INV	PD	SECLEAR G FOR ALGAE CO
CHECK DATE: 05/24/2024												
799 SNAP-ON TOOLS												
05132426186		05/13/2024		0524-3	258773	23.40		23.40	05/24/2024	INV	PD	SHOP TOOL -SOCKET
CHECK DATE: 05/24/2024												
12512 SOUTHEAST LINEN ASSOCIATES, INC.												
1338053		05/10/2024		0524-3	258774	724.39		724.39	05/10/2024	INV	PD	LINEN SERVICE
CHECK DATE: 05/24/2024												
1338878		05/16/2024		0524-3	258774	724.39		724.39	05/16/2024	INV	PD	LINEN SERVICE
CHECK DATE: 05/24/2024												
S1110571		05/10/2024		0524-3	258774	70.20		70.20	05/10/2024	INV	PD	LINEN SERVICE
CHECK DATE: 05/24/2024												
						1,518.98						
10181 SOUTHERN GLAZER'S WINE AND SPIRITS, LLC												
1282050		05/10/2024		0524-3	258775	1,368.44		1,368.44	05/10/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
1282051		05/10/2024		0524-3	258775	162.08		162.08	05/10/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
1292262		05/16/2024		0524-3	258775	3,113.67		3,113.67	05/16/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
						4,644.19						
168 ROGER CLEVELAND GOLF CO, INC												
7868605 SO		03/19/2024		0524-3	258776	1,717.50		1,717.50	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7875800 SO		03/22/2024		0524-3	258776	837.50		837.50	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7902542 NO		04/10/2024		0524-3	258776	2,040.60		2,040.60	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7916089 SO		04/18/2024		0524-3	258776	1,470.00		1,470.00	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7923827 SO		04/23/2024		0524-3	258776	1,150.00		1,150.00	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7932342 SO		04/29/2024		0524-3	258776	160.00		160.00	05/17/2024	INV	PD	MERCHANDISE FOR RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/24/2024												
7940916 SO		05/03/2024		0524-3	258776	793.61		793.61	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7940917 SO		05/03/2024		0524-3	258776	385.90		385.90	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
806 STANDARD EQUIPMENT COMPANY					8,555.11							
P49983		05/14/2024		0524-3	258777	412.13		412.13	05/24/2024	INV	PD	INVENTORY -FILTERS
CHECK DATE: 05/24/2024												
5814 STRAIGHT DOWN CLOTHING CO												
INV0088403		05/02/2024		0524-3	258778	1,310.69		1,310.69	05/17/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
7600 STUEVER & SONS, INC												
438748		05/16/2024		0524-3	258779	190.00		190.00	05/16/2024	INV	PD	DRAFT LINE CLEANING
CHECK DATE: 05/24/2024												
11226 SUN DATA SUPPLY, INC												
INV0275244		04/29/2024		0524-3	258780	862.98		862.98	05/31/2024	INV	PD	MICR TONER FOR NEW CHE
CHECK DATE: 05/24/2024												
835 SUPERIOR BEVERAGE CO.												
647570		05/21/2024		0524-3	258781	212.90		212.90	05/21/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
649061		05/21/2024		0524-3	258781	168.90		168.90	05/21/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
5733 SUTTON FORD INC.					381.80							
FRGA30516	20230007	05/21/2024		0524-3	258782	40,913.00		40,913.00	05/24/2024	INV	PD	2024 FORD UTILITY VEHI
CHECK DATE: 05/24/2024												
844 SYSCO FOOD SERV - CHICAGO, INC												
724337294		05/06/2024		0524-3	258783	2,059.54		2,059.54	05/06/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/24/2024												
724348091		05/10/2024		0524-3	258783	2,130.00		2,130.00	05/10/2024	INV	PD	FOOD - RESASLE, DRY GO
CHECK DATE: 05/24/2024												
724357884		05/13/2024		0524-3	258783	1,099.12		1,099.12	05/13/2024	INV	PD	FOOD - RESALE, SUPPLIE
CHECK DATE: 05/24/2024												
724367246		05/17/2024		0524-3	258783	1,726.97		1,726.97	05/17/2024	INV	PD	FOOD - RESALE, SUPPLIE
CHECK DATE: 05/24/2024												
10558 TESTA PRODUCE, INC					7,015.63							
05708542		05/17/2024		0524-3	258784	52.35		52.35	05/17/2024	INV	PD	FOOD - RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK	DATE:	05/24/2024										
05701201		05/06/2024		0524-3	258785	681.65	681.65	05/06/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05701247		05/06/2024		0524-3	258785	22.70	22.70	05/06/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05702136		05/07/2024		0524-3	258785	508.55	508.55	05/07/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05703571		05/09/2024		0524-3	258785	726.30	726.30	05/09/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK	DATE:	05/24/2024										
05703572		05/17/2024		0524-3	258785	31.49	31.49	05/17/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05703577		05/09/2024		0524-3	258785	23.75	23.75	05/09/2024	INV	PD		NA BEV.
CHECK	DATE:	05/24/2024										
05704622		05/10/2024		0524-3	258785	531.00	531.00	05/10/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05705678		05/11/2024		0524-3	258785	490.40	490.40	05/11/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK	DATE:	05/24/2024										
05705778		05/11/2024		0524-3	258785	22.70	22.70	05/11/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05705807		05/13/2024		0524-3	258785	534.25	534.25	05/13/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05705814		05/11/2024		0524-3	258785	16.10	16.10	05/11/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05708541		05/16/2024		0524-3	258785	810.55	810.55	05/16/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK	DATE:	05/24/2024										
05708730		05/16/2024		0524-3	258785	44.10	44.10	05/16/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05709879		05/17/2024		0524-3	258785	478.35	478.35	05/17/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
05710395		05/18/2024		0524-3	258785	622.00	622.00	05/18/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
11602 THE THIRD SYNTHESIS, IND D/B/A					5,543.89							
984175		05/10/2024		0524-3	258786	693.20	693.20	05/10/2024	INV	PD		FOOD - RESALE
CHECK	DATE:	05/24/2024										
865 ACUSHNET COMPANY												
917306087		02/23/2024		0524-3	258787	292.20	292.20	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK	DATE:	05/24/2024										
917959915		05/02/2024		0524-3	258787	653.90	653.90	05/17/2024	INV	PD		STAFF SHIRTS
CHECK	DATE:	05/24/2024										
918023232		05/10/2024		0524-3	258787	51.45	51.45	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK	DATE:	05/24/2024										
918040627		05/13/2024		0524-3	258787	100.83	100.83	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK	DATE:	05/24/2024										
918046115		05/14/2024		0524-3	258787	242.55	242.55	05/17/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK	DATE:	05/24/2024										
					1,340.93							
10845 TRAVISMATHEW LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
91787987		04/25/2024		0524-3	258788	5,157.60	5,157.60	05/08/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 05/24/2024												
10577 CAMPAGNA-TURANO BAKERY, INC												
130022667		05/06/2024		0524-3	258789	147.19	147.19	05/06/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130022722		05/07/2024		0524-3	258789	217.83	217.83	05/07/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130022776		05/09/2024		0524-3	258789	258.34	258.34	05/09/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130022857		05/11/2024		0524-3	258789	192.55	192.55	05/11/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130022891		05/13/2024		0524-3	258789	210.65	210.65	05/13/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130022989		05/16/2024		0524-3	258789	141.55	141.55	05/16/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130023034		05/17/2024		0524-3	258789	166.30	166.30	05/17/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
130023073		05/18/2024		0524-3	258789	313.97	313.97	05/18/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
						1,648.38						
13697 TVG-MGT HOLDINGS LP												
MGT35555		04/30/2024		0524-3	258790	7,050.75	7,050.75	05/03/2024	INV	PD		TEMPORARY STAFF
CHECK DATE: 05/24/2024												
13611 GLEN ELLYN BREWING												
1374		05/16/2024		0524-3	258791	276.00	276.00	05/16/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/24/2024												
11819 UNIFIRST CORPORATION												
1190122211		05/01/2024		0524-3	258792	53.52	53.52	05/24/2024	INV	PD		MAT A TOWEL SERVICE
CHECK DATE: 05/24/2024												
1190124117		05/08/2024		0524-3	258792	53.02	53.02	05/24/2024	INV	PD		MAT AND TOWEL SERVICE
CHECK DATE: 05/24/2024												
1190126319		05/05/2024		0524-3	258792	53.02	53.02	05/24/2024	INV	PD		MAT AND TOWEL SERVICE
CHECK DATE: 05/24/2024												
						159.56						
1278 UNION PACIFIC RAILROAD COMPANY												
332963397		05/23/2024		0524-3	258793	1,025.00	1,025.00	05/23/2024	INV	PD		REMS PROJECT: 519039
CHECK DATE: 05/24/2024												
884 U.S. FOODSERVICE, INC.												
2322855		05/06/2024		0524-3	258794	2,515.11	2,515.11	05/06/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/24/2024												
2342973		05/06/2024		0524-3	258794	27.66	27.66	05/06/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024												
2394177		05/07/2024		0524-3	258794	199.88	199.88	05/07/2024	INV	PD		SUPPLIES

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/24/2024		05/08/2024		0524-3	258794	92.60	92.60	05/08/2024	INV	PD		FOOD - RESALE
2432759		05/09/2024		0524-3	258794	4,434.46	4,434.46	05/09/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/24/2024		05/13/2024		0524-3	258794	2,651.95	2,651.95	05/13/2024	INV	PD		FOOD - RESALE, NA BEV.
2455544		05/14/2024		0524-3	258794	77.76	77.76	05/14/2024	INV	PD		FOOD - RESALE
CHECK DATE: 05/24/2024		05/16/2024		0524-3	258794	37.97	37.97	05/16/2024	INV	PD		FOOD - RESALE
2579355		05/16/2024		0524-3	258794	2,505.82	2,505.82	05/16/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 05/24/2024		05/07/2024		0524-3	258794	-27.66	-27.66	05/07/2024	CRM	PD		FOOD - RESALE
2650214												
CHECK DATE: 05/24/2024						12,515.55						
1190 HD SUPPLY FACILITIES MAINT LTD.												
INV00288761		02/27/2024		0524-3	258795	149.69	149.69	05/24/2024	INV	PD		WILSON RESERVOIR GAUGE
CHECK DATE: 05/24/2024												
5356 UTILITY SERVICE COMPANY, INC.												
602993	20240021	05/01/2024		0524-3	258796	32,221.95	32,221.95	05/24/2024	INV	PD		YR 1 COTTAGE TOWER MAI
CHECK DATE: 05/24/2024												
909 V3 COMPANIES OF ILLINOIS, LTD												
324739	20240027	04/15/2024		0524-3	258797	43,193.75	43,193.75	05/24/2024	INV	PD		ENGINEERING SVCS UTILI
CHECK DATE: 05/24/2024												
11026 WALKER PARKING CONSULTANTS/ENGINEERS, INC												
310090852001		04/25/2024		0524-3	258798	3,000.00	3,000.00	05/10/2024	INV	PD		ANNUAL INSPECTION - WA
CHECK DATE: 05/24/2024												
935 WATER RESOURCES INC.												
37276		05/14/2024		0524-3	258799	6,804.00	6,804.00	05/24/2024	INV	PD		LEAD-FREE METER COUPLI
CHECK DATE: 05/24/2024												
948 WEST PUBLISHING CORPORATION												
850100163		05/01/2024		0524-3	258800	501.64	501.64	05/31/2024	INV	PD		SOFTWARE ONLINE SUBSCR
CHECK DATE: 05/24/2024												
12860 WHEATON CARWASH, INC.												
1102		05/06/2024		0524-3	258801	220.00	220.00	05/24/2024	INV	PD		APRIL CAR WASHES
CHECK DATE: 05/24/2024												
7711 WINDY CITY DISTRIBUTION COMPANY												
100447125		05/10/2024		0524-3	258802	2,378.11	2,378.11	05/10/2024	INV	PD		BEVERAGE FOR RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/24/2024												
13444 A MAESTRANZI SONS KNIFE SERVICES												
742571		05/23/2024		0524-4	258803	34.00		34.00	05/23/2024	INV	PD	PROFESSIONAL SERVICES
CHECK DATE: 05/31/2024												
2021 A-RELIABLE PRINTING												
28818		05/07/2024		0524-4	258804	112.00		112.00	06/07/2024	INV	PD	2 PART WRITTEN STATEME
CHECK DATE: 05/31/2024												
28847		05/12/2024		0524-4	258804	159.00		159.00	06/12/2024	INV	PD	BUSINESS CARDS - MURRA
CHECK DATE: 05/31/2024												
28855		04/25/2024		0524-4	258804	339.50		339.50	05/31/2024	INV	PD	#10 ENVELOPES
CHECK DATE: 05/31/2024												
28907		05/22/2024		0524-4	258804	155.00		155.00	06/22/2024	INV	PD	LETTERHEAD
CHECK DATE: 05/31/2024												
						765.50						
13757 ADVANCED PARTS & SERVICE INC												
260360		05/21/2024		0524-4	258805	450.00		450.00	05/21/2024	INV	PD	MECH./MAINT
CHECK DATE: 05/31/2024												
12567 AMAZON.COM SALES, INC.												
1FND-J74T-13KY		05/25/2024		0524-4	258806	-25.76		-25.76	05/25/2024	CRM	PD	CREDIT - MARKETING SUP
CHECK DATE: 05/31/2024												
1FW9-P7T4-CM64		05/25/2024		0524-4	258806	269.94		269.94	05/25/2024	INV	PD	HR OFFICE SUPPLIES
CHECK DATE: 05/31/2024												
1KYK-LXNX-4QKW		05/25/2024		0524-4	258806	-135.80		-135.80	05/25/2024	CRM	PD	RETURN - IT SUPPLIES
CHECK DATE: 05/31/2024												
1VV9-V4J7-CLYG		05/25/2024		0524-4	258806	-42.50		-42.50	05/25/2024	CRM	PD	CREDIT - HR SUPPLIES
CHECK DATE: 05/31/2024												
1YCQ-M9D1-F69N		05/25/2024		0524-4	258806	-19.99		-19.99	05/25/2024	CRM	PD	RETURN - IT SUPPLIES
CHECK DATE: 05/31/2024												
						45.89						
51 ANCEL, GLINK, P.C.												
103740		05/22/2024		0524-4	258807	2,937.50		2,937.50	05/31/2024	INV	PD	LEGAL SERVICES
CHECK DATE: 05/31/2024												
13438 ART HISTORY BREWING INC												
AHB04406		05/23/2024		0524-4	258808	922.00		922.00	05/23/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
67 ATLAS REFRIGERATION, INC.												
34520		05/08/2024		0524-4	258809	3,300.00		3,300.00	05/08/2024	INV	PD	MAINT./MECH
CHECK DATE: 05/31/2024												
6832 POWER UP BATTERIES LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
P72687371		05/13/2024		0524-4	258810	209.12		209.12	05/24/2024	INV	PD	SCHOOL FLASTERS PARK B
CHECK DATE: 05/31/2024												
P72735575		05/15/2024		0524-4	258810	38.95		38.95	05/28/2024	INV	PD	BATTERY CHARGER
CHECK DATE: 05/31/2024												
P72775805		05/16/2024		0524-4	258810	97.44		97.44	05/24/2024	INV	PD	BARRICADE LIFE BATTERI
CHECK DATE: 05/31/2024												
4874 BAXTER & WOODMAN, INC.						345.51						
0257741		04/22/2024		0524-4	258811	9,401.73		9,401.73	05/24/2024	INV	PD	LEAD SERVICE REPLACEME
CHECK DATE: 05/31/2024												
1225 CHECKPOINT PRESS, INC												
46429		05/14/2024		0524-4	258812	298.00		298.00	05/25/2024	INV	PD	POLICE DEPT JOB POSTIN
CHECK DATE: 05/31/2024												
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC												
115820792		05/21/2024		0524-4	258813	5,458.37		5,458.37	05/21/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
115932883		05/23/2024		0524-4	258813	1,857.37		1,857.37	05/23/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
103 BRISTOL HOSE & FITTING						7,315.74						
3545613		05/17/2024		0524-4	258814	218.05		218.05	05/24/2024	INV	PD	INVENTORY - HYDRAULIC
CHECK DATE: 05/31/2024												
3546052		05/22/2024		0524-4	258814	49.04		49.04	05/31/2024	INV	PD	INVENTORY - HYD. FITTI
CHECK DATE: 05/31/2024												
120 CANON SOLUTIONS AMERICA, INC						267.09						
32537093		05/22/2024		0524-4	258815	573.00		573.00	05/31/2024	INV	PD	COPIER CHARGE - FINANC
CHECK DATE: 05/31/2024												
135 TRANZONIC COMPANIES												
IN05011883		05/15/2024		0524-4	258816	416.51		416.51	05/31/2024	INV	PD	SHOP TOWELS - UTILITIE
CHECK DATE: 05/31/2024												
137 CDW GOVERNMENT, INC.												
QZ33388		05/22/2024		0524-4	258817	1,077.02		1,077.02	05/31/2024	INV	PD	REPLACE CHECK PRINTER
CHECK DATE: 05/31/2024												
11883 JUSTIN CHIAPPETTA												
04162024		05/22/2024		0524-4	258818	206.88		206.88	05/31/2024	INV	PD	GMIS IL CONFERENCE
CHECK DATE: 05/31/2024												
6043 CHICAGO PARTS & SOUND LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
1-0443269 CHECK DATE: 05/31/2024		05/23/2024		0524-4	258819	541.38		541.38	05/31/2024	INV	PD	INVENTORY - BRAKE ROTO
1076 CINTAS CORPORATION NO 2												
4193296804 CHECK DATE: 05/31/2024		05/23/2024		0524-4	258820	374.49		374.49	05/23/2024	INV	PD	JANITORIAL SUPPLY REST
6831 CLARK BAIRD SMITH LLP/FKA-SGDB LAWFIRM LLP												
80 CHECK DATE: 05/31/2024		04/30/2024		0524-4	258821	750.00		750.00	05/30/2024	INV	PD	APRIL LEGAL SERVICES
10301 GREAT LAKES COCA-COLA DISTRIBUTION, LLC												
41397171005 CHECK DATE: 05/31/2024		05/24/2024		0524-4	258822	331.51		331.51	05/24/2024	INV	PD	COKE MACHINE REPLENISH
6610 COMCAST CABLE COMMUNICATIONS, LLC												
201417714 CHECK DATE: 05/31/2024		04/30/2024		0524-4	258823	3,935.76		3,935.76	05/30/2024	INV	PD	VILLAGE TELECOMMUNICAT
10952 CONSUMERS PACKING COMPANY												
408643 CHECK DATE: 05/31/2024		05/20/2024		0524-4	258824	2,016.28		2,016.28	05/20/2024	INV	PD	food - resale
408689 CHECK DATE: 05/31/2024		05/21/2024		0524-4	258824	238.05		238.05	05/21/2024	INV	PD	FOOD - RESALE
408933 CHECK DATE: 05/31/2024		05/24/2024		0524-4	258824	2,608.59		2,608.59	05/24/2024	INV	PD	FOOD - RESALE
409004 CHECK DATE: 05/31/2024		05/28/2024		0524-4	258824	1,844.60		1,844.60	05/28/2024	INV	PD	FOOD - RESALE
					6,707.52							
241 DU-COMM												
18935 CHECK DATE: 05/31/2024		05/01/2024		0524-4	258825	6,289.00		6,289.00	06/01/2024	INV	PD	FACILITY LEASE/OWNING
18979 CHECK DATE: 05/31/2024		05/01/2024		0524-4	258825	149,099.50		149,099.50	06/01/2024	INV	PD	QUARTERLY SHARES 05/24
					155,388.50							
250 DUPAGE COUNTY PUBLIC WORKS												
580289 CHECK DATE: 05/31/2024		05/08/2024		0524-4	258826	23.13		23.13	05/31/2024	INV	PD	WATER USAGE, 1N304 STA
8854 KEITH DUVAL												
042924 CHECK DATE: 05/31/2024		04/29/2024		0524-4	258827	175.00		175.00	05/29/2024	INV	PD	BOOTS
13831 EC AMERICA, INC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
ECINV191352 CHECK DATE: 05/31/2024 13833 ELECTRICAL SERVICES, INC.		05/22/2024		0524-4	258828	358.91	358.91	05/31/2024	INV	PD		IT TRAINING SUBSCRIPTI
800003349 CHECK DATE: 05/31/2024 1078 EQUIFAX INFORMATION SVCS LLC		05/22/2024		0524-4	258829	4,400.00	4,400.00	05/31/2024	INV	PD		GEVFC PHONE SYSTEM WIR
2060426854 CHECK DATE: 05/31/2024 291 EUCLID BEVERAGE, LLC		05/23/2024		0524-4	258830	25.00	25.00	06/22/2024	INV	PD		MONTHLY SERVICE
W-3953926 CHECK DATE: 05/31/2024 11334 EURO USA MIDWEST LLC		05/23/2024		0524-4	258831	2,098.80	2,098.80	05/23/2024	INV	PD		BEVERAGE FOR RESALE
757648-00 CHECK DATE: 05/31/2024		05/20/2024		0524-4	258832	574.19	574.19	05/20/2024	INV	PD		FOOD - RESALE
758104-00 CHECK DATE: 05/31/2024		05/24/2024		0524-4	258832	659.89	659.89	05/24/2024	INV	PD		FOOD - RESALE
758317-00 CHECK DATE: 05/31/2024		05/23/2024		0524-4	258832	614.24	614.24	05/23/2024	INV	PD		FOOD - RESALE
						1,848.32						
10787 FOSTER & FOSTER CONSULTING ACTUARIES, INC												
31245 CHECK DATE: 05/31/2024 324 FULTON TECHNOLOGIES, INC.		05/22/2024		0524-4	258833	3,600.00	3,600.00	05/31/2024	INV	PD		2023 GASB 67/68 DISCLO
2673 CHECK DATE: 05/31/2024 330 GALETON GLOVES INC		05/08/2024		0524-4	258834	418.79	418.79	05/24/2024	INV	PD		FUSE REPAIR SIREN GE05
2713978 CHECK DATE: 05/31/2024 9692 LOUIS GLUNZ BEER, INC		05/16/2024		0524-4	258835	87.92	87.92	05/24/2024	INV	PD		SAFETY VESTS
701661 CHECK DATE: 05/31/2024 10033 G & B SERVICE AND RECOVERY		05/28/2024		0524-4	258836	557.00	557.00	05/28/2024	INV	PD		BEVERAGE FOR RESALE
87791 CHECK DATE: 05/31/2024 5049 GROOT INDUSTRIES INC.		05/15/2024		0524-4	258837	100.00	100.00	06/14/2024	INV	PD		BLUE FORD TAURUS

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
12528129B107 CHECK DATE: 05/31/2024		05/22/2024		0524-4	258838	91,971.09	91,971.09	05/31/2024	INV	PD		BIENNIAL CLEAN UP
8086 HUFF & HUFF, INC												
0878906 CHECK DATE: 05/31/2024	20230025	05/08/2024		0524-4	258839	1,000.00	1,000.00	05/24/2024	INV	PD		CBD STREETSCAPE ENVIRO
401 INTERNATIONAL ASSN OF CHIEFS OF POLICE												
1167 CHECK DATE: 05/31/2024		05/08/2024		0524-4	258840	630.00	630.00	06/14/2024	INV	PD		2024 IACP IMPAIRED DRI
1168 CHECK DATE: 05/31/2024		05/08/2024		0524-4	258840	630.00	630.00	06/14/2024	INV	PD		2024 IACP IMPAIRED DRI
9700 IL LEAP						1,260.00						
766 CHECK DATE: 05/31/2024		05/15/2024		0524-4	258841	349.00	349.00	06/14/2024	INV	PD		IL LEAP CONFERENCE - T
1546 ILLINOIS DEPT. OF AGRICULTURE												
GREGGARCIA CHECK DATE: 05/31/2024		05/25/2024		0524-4	258842	90.00	90.00	05/25/2024	INV	PD		OPERATOR LICENSE 3 YEA
MAXBROWN CHECK DATE: 05/31/2024		05/22/2024		0524-4	258842	120.00	120.00	05/31/2024	INV	PD		PEST CONTROL LICENSE
426 ILLINOIS STATE POLICE						210.00						
2023MX0852 CHECK DATE: 05/31/2024		05/15/2024		0524-4	258843	700.00	700.00	05/15/2024	INV	PD		2023MX0852 R. Casimiro
2024MX0097 CHECK DATE: 05/31/2024		05/22/2024		0524-4	258844	800.00	800.00	05/31/2024	INV	PD		GEPC2400022419 PORTER
11283 IMAGING ESSENTIALS INC.												
SRVINV005024 CHECK DATE: 05/31/2024		05/07/2024		0524-4	258845	400.00	400.00	05/30/2024	INV	PD		PW PLOTTER SERVICE CAL
5573 J.G. UNIFORMS, INC.												
129602 CHECK DATE: 05/31/2024		04/15/2024		0524-4	258846	245.49	245.49	05/15/2024	INV	PD		CUSTOM VEST COVER - CA
10157 MICHAEL JAGODZINSKI												
04152024 CHECK DATE: 05/31/2024		04/15/2024		0524-4	258847	60.00	60.00	05/17/2024	INV	PD		TRAINING MANAGER SPECI
9078 TYCO FIRE & SECURITY MANAGEMENT, INC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
40052996		04/13/2024		0524-4	258848	148.35		148.35	05/01/2024	INV	PD	RECURRING SERVICE
CHECK DATE: 05/31/2024												
13797 JQ DESIGNS, LLC												
2490360		05/21/2024		0524-4	258849	442.50		442.50	06/21/2024	INV	PD	CIVILIAN SHORT SLEEVE
CHECK DATE: 05/31/2024												
10991 CHRIS LAREM												
052524		05/25/2024		0524-4	258850	39.98		39.98	06/01/2024	INV	PD	UNIFORM REIMBURSEMENT
CHECK DATE: 05/31/2024												
595 MENARDS, INC.												
33287		04/29/2024		0524-4	258851	87.59		87.59	05/24/2024	INV	PD	MISC MAINTENANCE SUPPL
CHECK DATE: 05/31/2024												
12469 MOLON LAVE LLC												
142275		05/22/2024		0524-4	258852	307.00		307.00	05/22/2024	INV	PD	NA BEV.
CHECK DATE: 05/31/2024												
5841 GENUINE PARTS CO-NAPA												
747789		05/23/2024		0524-4	258853	4.00		4.00	05/28/2024	INV	PD	INVENTORY - FILTER
CHECK DATE: 05/31/2024												
654 NORTHEAST MULTI-REG. TRAINING												
353551		05/20/2024		0524-4	258854	350.00		350.00	06/20/2024	INV	PD	EMERGENCY VEHICLE OPER
CHECK DATE: 05/31/2024												
659 NORTHWESTERN UNIV.												
25038		01/17/2024		0524-4	258855	1,100.00		1,100.00	06/09/2024	INV	PD	SUPERVISION OF POLICE
CHECK DATE: 05/31/2024												
665 O'HARE TRUCK/TOWING SERVICE, INC.												
P-286906		05/21/2024		0524-4	258856	165.60		165.60	06/21/2024	INV	PD	2016 FORD MUSTANG
CHECK DATE: 05/31/2024												
P-286914		05/21/2024		0524-4	258856	190.60		190.60	06/21/2024	INV	PD	ORANGE 2016 FORD MUSTA
CHECK DATE: 05/31/2024												
					356.20							
738 RAY O'HERRON CO. INC.												
2330613		03/13/2024		0524-4	258857	202.49		202.49	04/13/2024	INV	PD	RAINCOAT - BRADBERRY
CHECK DATE: 05/31/2024												
2331170		03/15/2024		0524-4	258857	720.00		720.00	04/15/2024	INV	PD	BODY ARMOR - BRADBERRY
CHECK DATE: 05/31/2024												
2333868		03/29/2024		0524-4	258857	1,496.97		1,496.97	04/29/2024	INV	PD	GLOVES,BELT,SHIRTS,PAN
CHECK DATE: 05/31/2024												
2334788		04/03/2024		0524-4	258857	890.46		890.46	05/03/2024	INV	PD	BELT KEEPERS, PANTS, S

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/31/2024												
2334836		04/04/2024		0524-4	258857	1,324.37	1,324.37	05/04/2024	INV	PD		MIC CARRIER, TAC LIGHT
CHECK DATE: 05/31/2024												
2335161		04/05/2024		0524-4	258857	720.00	720.00	05/05/2024	INV	PD		BODY ARMOR - HORAN
CHECK DATE: 05/31/2024												
2336550		04/12/2024		0524-4	258857	138.96	138.96	05/12/2024	INV	PD		HOLSTER ALS LEVEL 3 -
CHECK DATE: 05/31/2024												
2336551		04/12/2024		0524-4	258857	507.82	507.82	05/12/2024	INV	PD		FLEECE, EMBR STAR, NAM
CHECK DATE: 05/31/2024												
2336552		04/12/2024		0524-4	258857	1,519.08	1,519.08	05/12/2024	INV	PD		FLEECE,CAP, BELT KEPPE
CHECK DATE: 05/31/2024												
2337903		04/19/2024		0524-4	258857	152.95	152.95	05/19/2024	INV	PD		GLOVES, BOOTS - TABOR
CHECK DATE: 05/31/2024												
2337924		04/19/2024		0524-4	258857	242.97	242.97	05/19/2024	INV	PD		(3) CARGO PANTS - CATA
CHECK DATE: 05/31/2024												
2338369		04/23/2024		0524-4	258857	739.84	739.84	05/23/2024	INV	PD		CARRIER MOLLE POCKETS,
CHECK DATE: 05/31/2024												
2340154		04/30/2024		0524-4	258857	8.99	8.99	05/30/2024	INV	PD		TIE CLIP - GOY
CHECK DATE: 05/31/2024												
2340163		04/30/2024		0524-4	258857	202.49	202.49	05/30/2024	INV	PD		RAINCOAT - SCIABICA
CHECK DATE: 05/31/2024												
2340176		04/30/2024		0524-4	258857	202.49	202.49	05/30/2024	INV	PD		RAINCOAT - GOY
CHECK DATE: 05/31/2024												
2340830		05/02/2024		0524-4	258857	15.84	15.84	06/02/2024	INV	PD		METAL TAG - SCIABICA
CHECK DATE: 05/31/2024												
						9,085.72						
12858 PEERLESS NETWORK, INC.												
50182		05/01/2024		0524-4	258858	25.00	25.00	05/25/2024	INV	PD		ADDED MAC ORDER FEE -
CHECK DATE: 05/31/2024												
50183		05/01/2024		0524-4	258858	1,101.66	1,101.66	05/25/2024	INV	PD		GE PHONE SERVICE
CHECK DATE: 05/31/2024												
						1,126.66						
4313 PORTER LEE CORPORATION												
30198		05/14/2024		0524-4	258859	184.00	184.00	06/14/2024	INV	PD		WHITE BARCODE LABELS
CHECK DATE: 05/31/2024												
8900 ROADS SAFE TRAFFIC SYSTEMS INC												
205276		05/21/2024		0524-4	258860	3,480.00	3,480.00	05/24/2024	INV	PD		RHINO POUNDER
CHECK DATE: 05/31/2024												
6093 SCHAMBERGER BROTHERS, INC												
1000077933		05/28/2024		0524-4	258861	510.50	510.50	05/28/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
12512 SOUTHEAST LINEN ASSOCIATES, INC.												
1339711		05/23/2024		0524-4	258862	724.39	724.39	05/23/2024	INV	PD		LINEN SERVICE
CHECK DATE: 05/31/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
10181 SOUTHERN GLAZER'S WINE AND SPIRITS, LLC												
1302903		05/23/2024		0524-4	258863	2,151.10		2,151.10	05/23/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
13342 STEPHEN A LASER ASSOCIATES, PC												
2007940		05/19/2024		0524-4	258864	1,650.00		1,650.00	06/18/2024	INV	PD	POLICE OFFICER ASSESSM
CHECK DATE: 05/31/2024												
13794 SUPER SMART SHOPPERS												
PS-INV103536		04/03/2024		0524-4	258865	1,471.89		1,471.89	05/09/2024	INV	PD	BOOT COVERS, BAG, CAUT
CHECK DATE: 05/31/2024												
2937 SUPERIOR ASPHALT MATERIALS, LLC												
20240298		05/13/2024		0524-4	258866	833.92		833.92	05/24/2024	INV	PD	UPM PICK UP
CHECK DATE: 05/31/2024												
844 SYSCO FOOD SERV - CHICAGO, INC												
724376936		05/20/2024		0524-4	258867	1,780.65		1,780.65	05/20/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/31/2024												
724394991		05/27/2024		0524-4	258867	1,695.70		1,695.70	05/27/2024	INV	PD	FOOD - RESALE, DRY GOO
CHECK DATE: 05/31/2024												
10558 TESTA PRODUCE, INC						3,476.35						
00394098		05/23/2024		0524-4	258868	-5.35		-5.35	05/23/2024	CRM	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05711031		05/20/2024		0524-4	258868	982.45		982.45	05/20/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05711243		05/20/2024		0524-4	258868	5.35		5.35	05/20/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05713283		05/23/2024		0524-4	258868	678.75		678.75	05/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05713285		05/23/2024		0524-4	258868	5.35		5.35	05/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05713447		05/23/2024		0524-4	258868	5.60		5.60	05/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05714474		05/24/2024		0524-4	258868	611.30		611.30	05/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05714592		05/24/2024		0524-4	258868	80.15		80.15	05/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05714618		05/24/2024		0524-4	258868	54.90		54.90	05/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
05715522		05/28/2024		0524-4	258868	397.95		397.95	05/28/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
						2,816.45						
11602 THE THIRD SYNTHESIS, IND D/B/A												
986964		05/27/2024		0524-4	258869	127.00		127.00	05/27/2024	INV	PD	FOOD - RESALE

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 05/31/2024												
10577 CAMPAGNA-TURANO BAKERY, INC												
130020466		02/24/2024			0524-4	258870		113.39	02/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130020539		02/27/2024			0524-4	258870		120.82	02/27/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130020598		02/29/2024			0524-4	258870		107.24	02/29/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130020642		03/01/2024			0524-4	258870		73.45	03/01/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130022430		04/27/2024			0524-4	258870		212.60	04/27/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130023108		05/20/2024			0524-4	258870		249.43	05/20/2024	INV	PD	FOOD- RESALE
CHECK DATE: 05/31/2024												
130023149		05/21/2024			0524-4	258870		293.04	05/21/2024	INV	PD	FOOD- RESALE
CHECK DATE: 05/31/2024												
130023203		05/23/2024			0524-4	258870		84.60	05/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
130023249		05/24/2024			0524-4	258870		226.47	05/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
						1,481.04						
13611 GLEN ELLYN BREWING												
1380		05/28/2024			0524-4	258871		264.00	05/28/2024	INV	PD	BEVEREAGE FOR RESALE
CHECK DATE: 05/31/2024												
11819 UNIFIRST CORPORATION												
1190128141		05/22/2024			0524-4	258872		55.88	05/31/2024	INV	PD	MAT AND TOWEL SERVICE
CHECK DATE: 05/31/2024												
884 U.S. FOODSERVICE, INC.												
122851		05/27/2024			0524-4	258873		3,620.84	05/27/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/31/2024												
14888		05/23/2024			0524-4	258873		3,243.68	05/23/2024	INV	PD	FOOD- RESALE, NA BEV.,
CHECK DATE: 05/31/2024												
2839273		05/20/2024			0524-4	258873		4,490.86	05/20/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE: 05/31/2024												
32674		05/23/2024			0524-4	258873		71.25	05/23/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
82125		05/24/2024			0524-4	258873		171.18	05/24/2024	INV	PD	FOOD - RESALE
CHECK DATE: 05/31/2024												
						11,597.81						
906 UTILITY DYNAMICS CORPORATION												
0804-3107		08/04/2023			0524-4	258874		1,484.00	08/25/2023	INV	PD	DVP DUANE \ LORRAINE P
CHECK DATE: 05/31/2024												
915 VERIZON WIRELESS SERVICES LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
9963425323		05/07/2024		0524-4	258875	162.34	162.34	05/29/2024	INV	PD	M2M	ACCOUNT SHARE
CHECK DATE: 05/31/2024												
1876 VIPOE, INC												
79047-1		05/20/2024		0524-4	258876	2,619.20	2,619.20	05/20/2024	INV	PD		OFFICE FURNITURE
CHECK DATE: 05/31/2024												
79376		04/19/2024		0524-4	258876	149.00	149.00	04/26/2024	INV	PD		OFFICE FURNITURE - ADM
CHECK DATE: 05/31/2024												
79577		05/10/2024		0524-4	258876	1,099.98	1,099.98	06/10/2024	INV	PD		CHAIRS
CHECK DATE: 05/31/2024												
					3,868.18							
1793 WASTE MANAGEMENT OF ILLINOIS, INC												
0011374-4062-2		05/16/2024		0524-4	258877	3,114.78	3,114.78	05/24/2024	INV	PD		LANDFILL HAUL SWEEPING
CHECK DATE: 05/31/2024												
7711 WINDY CITY DISTRIBUTION COMPANY												
100456299		05/23/2024		0524-4	258878	2,599.41	2,599.41	05/23/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 05/31/2024												
25 A LAMP CONCRETE CONTRACTORS, INC.												
17684	20230026	05/17/2024		0624-1	258879	1,010,689.80	1,010,689.80	06/07/2024	INV	PD		CBD STREETScape & UTIL
CHECK DATE: 06/07/2024												
13444 A MAESTRANZI SONS KNIFE SERVICES												
744785		05/30/2024		0624-1	258880	34.00	34.00	05/30/2024	INV	PD		PROFESSIONAL SERVICES
CHECK DATE: 06/07/2024												
8119 AECOM TECHNICAL SERVICES INC												
2000879679	20240030	04/19/2024		0624-1	258881	5,919.09	5,919.09	05/24/2024	INV	PD		Traffic Signal Moderni
CHECK DATE: 06/07/2024												
2000889100	20240030	05/15/2024		0624-1	258881	8,132.14	8,132.14	05/24/2024	INV	PD		Traffic Signal Moderni
CHECK DATE: 06/07/2024												
					14,051.23							
11942 AL WARREN OIL CO INC												
W1656887	20230036	05/30/2024		0624-1	258882	26,011.70	26,011.70	06/07/2024	INV	PD		UNLEADED GASOLINE
CHECK DATE: 06/07/2024												
13113 AMERICAN WELDING & GAS, INC.												
0010127377		05/30/2024		0624-1	258883	88.25	88.25	05/30/2024	INV	PD		CO2 REFILL
CHECK DATE: 06/07/2024												
11818 AMPERAGE ELECTRICAL SUPPLY INC												
6585-2080285		05/14/2024		0624-1	258884	209.25	209.25	06/15/2024	INV	PD		MISC SUPPLIES
CHECK DATE: 06/07/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
10850 ANGELO GELATO ITALIANO, INC												
192703		05/30/2024		0624-1	258885	263.00	263.00	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
58 ARMBRUST PLUMBING, HEATING, & AIR, INC.												
67591448		05/28/2024		0624-1	258886	2,800.00	2,800.00	06/05/2024	INV	PD		RPZ REPAIRS
CHECK DATE: 06/07/2024												
13438 ART HISTORY BREWING INC												
AHB04458		05/30/2024		0624-1	258887	1,260.00	1,260.00	05/30/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
13025 CHERYL BACKHAUS												
052024		05/28/2024		0624-1	258888	352.02	352.02	05/31/2024	INV	PD		TRAVEL REIMBURSEMENT T
CHECK DATE: 06/07/2024												
10162 BAKER HILL STATION												
040524		04/05/2024		0624-1	258889	122,143.82	122,143.82	06/10/2024	INV	PD		SALES TAX INCENTIVE 20
CHECK DATE: 06/07/2024												
12485 BEARY LANDSCAPE MANAGEMENT, INC.												
284997	20240041	05/31/2024		0624-1	258890	17,900.00	17,900.00	06/07/2024	INV	PD		YR 2 OF 3 CBD FLORAL I
CHECK DATE: 06/07/2024												
12241 BRAND IT ON APAREL CO.												
2235		04/22/2024		0624-1	258891	435.00	435.00	06/07/2024	INV	PD		2024 UNIFORMS - SEASON
CHECK DATE: 06/07/2024												
2259		05/10/2024		0624-1	258891	197.00	197.00	06/07/2024	INV	PD		224 UNIFORMS
CHECK DATE: 06/07/2024												
2260		05/10/2024		0624-1	258891	195.00	195.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2262		05/10/2024		0624-1	258891	93.00	93.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2264		05/10/2024		0624-1	258891	60.00	60.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2265		05/22/2024		0624-1	258891	195.00	195.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2266		05/10/2024		0624-1	258891	90.00	90.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2267		05/10/2024		0624-1	258891	335.00	335.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2270		05/10/2024		0624-1	258891	440.00	440.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2272		05/10/2024		0624-1	258891	354.00	354.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												
2273		05/10/2024		0624-1	258891	350.00	350.00	06/07/2024	INV	PD		2024 UNIFORMS
CHECK DATE: 06/07/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2279		05/10/2024		0624-1	258891	265.00		265.00	06/07/2024	INV	PD	224 UNIFORMS
CHECK DATE: 06/07/2024												
2280		05/10/2024		0624-1	258891	279.00		279.00	06/07/2024	INV	PD	2024 UNIFORMS
CHECK DATE: 06/07/2024												
2283		05/10/2024		0624-1	258891	254.00		254.00	06/07/2024	INV	PD	2024 UNIFORMS
CHECK DATE: 06/07/2024												
2285		05/10/2024		0624-1	258891	317.00		317.00	06/07/2024	INV	PD	2024 UNIFORMS
CHECK DATE: 06/07/2024												
2286		05/10/2024		0624-1	258891	460.00		460.00	06/07/2024	INV	PD	2024 UNIFORMS
CHECK DATE: 06/07/2024												
2294		05/17/2024		0624-1	258891	202.00		202.00	06/07/2024	INV	PD	2024 UNIFORMS
CHECK DATE: 06/07/2024												
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC						4,521.00						
116031888		06/02/2024		0624-1	258892	3,181.17		3,181.17	06/02/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
6301 BRUSS LANDSCAPING, INC												
20240374		05/15/2024		0624-1	258893	200.00		200.00	05/30/2024	INV	PD	256 LORRAINE RD RESTOR
CHECK DATE: 06/07/2024												
2197 BOJO TURF SUPPLY INC												
68870		06/01/2024		0624-1	258894	12,246.00		12,246.00	06/05/2024	INV	PD	AGENCY TREATMENT PRODU
CHECK DATE: 06/07/2024												
120 CANON SOLUTIONS AMERICA, INC												
32537094		05/22/2024		0624-1	258895	1,243.30		1,243.30	05/31/2024	INV	PD	VILLAGE COPIERS USAGE
CHECK DATE: 06/07/2024												
128 CARQUEST AUTO PARTS												
8803414938863		05/24/2024		0624-1	258896	17.19		17.19	06/07/2024	INV	PD	INTAKE MANIFOLD GASKET
CHECK DATE: 06/07/2024												
13844 CENTER GUARD PLUMBING, INC.												
20240491		05/15/2024		0624-1	258897	1,000.00		1,000.00	05/30/2024	INV	PD	1149 LONDONBERRY LN RE
CHECK DATE: 06/07/2024												
6043 CHICAGO PARTS & SOUND LLC												
1-0443965		05/28/2024		0624-1	258898	42.36		42.36	06/07/2024	INV	PD	SPARTK PLUGS & PCV VAL
CHECK DATE: 06/07/2024												
1-0444484		05/29/2024		0624-1	258898	391.94		391.94	06/07/2024	INV	PD	INVENTORY - BRAKE ROTO
CHECK DATE: 06/07/2024												
						434.30						
1076 CINTAS CORPORATION NO 2												
4193868418		05/30/2024		0624-1	258899	239.25		239.25	05/30/2024	INV	PD	JANITORIAL SUPPLY REST

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/07/2024												
4194115197		05/30/2024		0624-1	258899	379.89	379.89	05/30/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 06/07/2024												
9817 CLESEN BROTHERS, INC						619.14						
106997		05/20/2024		0624-1	258900	2,550.00	2,550.00	06/07/2024	INV	PD		CUSTOM GROWN HANGING B
CHECK DATE: 06/07/2024												
13547 COLLEY ELEVATOR CO.												
258504		05/22/2024		0624-1	258901	216.00	216.00	05/31/2024	INV	PD		ELEVATOR MAINT
CHECK DATE: 06/07/2024												
175 COMMONWEALTH EDISON COMPANY												
6784246000 0524		04/30/2024		0624-1	258902	555.52	555.52	05/30/2024	INV	PD		453 FOREST AVE
CHECK DATE: 06/07/2024												
10952 CONSUMERS PACKING COMPANY												
409089		05/30/2024		0624-1	258903	2,317.60	2,317.60	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
409184		05/31/2024		0624-1	258903	471.50	471.50	05/31/2024	INV	PD		FOOD == RESALE
CHECK DATE: 06/07/2024												
204 DAILY HERALD						2,789.10						
289585		05/22/2024		0624-1	258904	604.90	604.90	05/31/2024	INV	PD		BID NOTICES
CHECK DATE: 06/07/2024												
242 DU-KANE ASPHALT CO.												
7454		05/20/2024		0624-1	258905	375.36	375.36	05/31/2024	INV	PD		ASPHALT (GLEN ELLYN PW
CHECK DATE: 06/07/2024												
256 DUPAGE MAYORS & MANAGERS CONF.												
12052A		05/03/2024		0624-1	258906	26,659.78	26,659.78	05/31/2024	INV	PD		2024-2025 CONFERENCE M
CHECK DATE: 06/07/2024												
261 DUPAGE TOPSOIL, INC.												
057033		05/20/2024		0624-1	258907	370.00	370.00	06/07/2024	INV	PD		DIRT FOR BINS
CHECK DATE: 06/07/2024												
4670 DYNAMIC BRANDS LLC												
INV1720116		05/14/2024		0624-1	258908	666.71	666.71	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
12755 ECO CLEAN MAINTENANCE, INC.												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
12800	20230042	05/24/2024		0624-1	258909	3,289.00	3,289.00	05/31/2024	INV	PD		PARKING GARAGE CUSTODI
CHECK DATE: 06/07/2024												
283 ENGINEERING RESOURCE ASSOC INC												
W2404900.02		05/22/2024		0624-1	258910	5,487.44	5,487.44	05/31/2024	INV	PD		ANTHONY ST DRAINAGE ST
CHECK DATE: 06/07/2024												
13645 ERA-VALDIVIA CONTRACTORS, INC												
CHANGE ORDER 1	20230081	04/14/2024		0624-1	258911	254,885.94	254,885.94	06/07/2024	INV	PD		NEWTON RESERVOIR REPAI
CHECK DATE: 06/07/2024												
291 EUCLID BEVERAGE, LLC												
W-3959871		05/30/2024		0624-1	258912	1,763.25	1,763.25	05/30/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
11334 EURO USA MIDWEST LLC												
759169-00		05/31/2024		0624-1	258913	409.28	409.28	05/31/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
759268-00		05/30/2024		0624-1	258913	551.51	551.51	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
						960.79						
1726 BRIDGESTONE RETAIL OPERATIONS, LLC												
311531		05/28/2024		0624-1	258914	497.48	497.48	06/07/2024	INV	PD		INVENTORY - POLICE TIR
CHECK DATE: 06/07/2024												
311 THE TERRAMAR GROUP, INC												
82997		05/13/2024		0624-1	258915	81.14	81.14	06/07/2024	INV	PD		AMBER LIGHTHEAD
CHECK DATE: 06/07/2024												
13838 FONTANAROSA, KRIS												
05212024		05/11/2024		0624-1	258916	6,388.00	6,388.00	05/31/2024	INV	PD		695 OAK ST-SANITARY SE
CHECK DATE: 06/07/2024												
13003 FOX VALLEY FIRE & SAFETY CO.												
IN00680255		05/22/2024		0624-1	258917	356.00	356.00	05/31/2024	INV	PD		PW SPRINKLER SYSTEM SE
CHECK DATE: 06/07/2024												
13843 JOSEPH GIRARDI												
20220407		05/08/2024		0624-1	258918	2,000.00	2,000.00	05/24/2024	INV	PD		700 TURNER AVE: ESCROW
CHECK DATE: 06/07/2024												
9692 LOUIS GLUNZ BEER, INC												
703388		06/02/2024		0624-1	258919	162.00	162.00	06/02/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
929 W.W. GRAINGER INC												
9088022562		05/16/2024		0624-1	258920	39.62	39.62	05/31/2024	INV	PD		CBD CRESCENT ALLEY MIR
CHECK DATE:	06/07/2024											
9121246913		05/16/2024		0624-1	258920	283.54	283.54	06/05/2024	INV	PD		FUSES FOR SOUTH PUMPHO
CHECK DATE:	06/07/2024											
9122337950		05/17/2024		0624-1	258920	60.44	60.44	06/05/2024	INV	PD		PUSH BUTTON FOR DRINKI
CHECK DATE:	06/07/2024											
9136413540		05/31/2024		0624-1	258920	481.92	481.92	06/05/2024	INV	PD		AIR FILTERS FOR R22 HV
CHECK DATE:	06/07/2024											
						865.52						
2081 HAMPTON, LENZINI AND RENWICK, INC.												
20240959		05/22/2024		0624-1	258921	3,445.00	3,445.00	05/31/2024	INV	PD		GE TREE PRESERVATION C
CHECK DATE:	06/07/2024											
13835 HANZEL CONSTRUCTION												
20230707		05/01/2024		0624-1	258922	1,000.00	1,000.00	05/24/2024	INV	PD		996 OXFORD RD: ESCROW
CHECK DATE:	06/07/2024											
2324 HARRIS MOTOR SPORTS, INC.												
01-370944		05/28/2024		0624-1	258923	21.87	21.87	06/05/2024	INV	PD		THERMOSTAT FOR BEVERAG
CHECK DATE:	06/07/2024											
01-370954		05/28/2024		0624-1	258923	21.87	21.87	05/29/2024	INV	PD		GOLF CAR PARTS
CHECK DATE:	06/07/2024											
02-370350		05/21/2024		0624-1	258923	18,525.00	18,525.00	05/29/2024	INV	PD		YAMATRACK REMOVAL AND
CHECK DATE:	06/07/2024											
02-370408		05/22/2024		0624-1	258923	1,613.98	1,613.98	05/29/2024	INV	PD		FINAL YAMATRACK GPS
CHECK DATE:	06/07/2024											
02-371018		05/29/2024		0624-1	258923	390.54	390.54	06/05/2024	INV	PD		SUNTOP FOR CART 26 DAM
CHECK DATE:	06/07/2024											
						20,573.26						
10954 HAWK FORD OF ST CHARLES												
97781D		05/24/2024		0624-1	258924	394.45	394.45	06/07/2024	INV	PD		RUNNING BOARD/SIDE STE
CHECK DATE:	06/07/2024											
5380 L & R MORAN, INC												
76609		04/30/2024		0624-1	258925	1,728.55	1,728.55	05/31/2024	INV	PD		BACKGROUND VERIFICATIO
CHECK DATE:	06/07/2024											
389 HOLSTEIN'S GARAGE												
3106		05/31/2024		0624-1	258926	68.00	68.00	06/07/2024	INV	PD		IDOT SAFETY INSPECTION
CHECK DATE:	06/07/2024											
13048 IDENTITY GRAPHICS, LLC												
1615		05/25/2024		0624-1	258927	5,145.12	5,145.12	05/25/2024	INV	PD		SPRING/SUMMER POSTCARD

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/07/2024												
415 ILLINOIS EPA												
25933309-2024		05/20/2024		0624-1	258928	10.00		10.00	05/24/2024	INV	PD	DRINKING WATER OPERATO
CHECK DATE: 06/07/2024												
427 ILLINOIS STATE TREASURER												
65031		05/16/2024		0624-1	258929	2,701.53		2,701.53	05/31/2024	INV	PD	IDOT TRAFFIC SIGNALS
CHECK DATE: 06/07/2024												
13571 JB DEVELOPMENT INC												
20230119		05/01/2024		0624-1	258930	1,000.00		1,000.00	05/24/2024	INV	PD	375 ROOSEVELT RD: ESCR
CHECK DATE: 06/07/2024												
9078 TYCO FIRE & SECURITY MANAGEMENT, INC												
40150994		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	FIRE STN #1
CHECK DATE: 06/07/2024												
40150996		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	WILSON/LAMBERT PAS
CHECK DATE: 06/07/2024												
40151005		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	LINK'S CLUBHOUSE
CHECK DATE: 06/07/2024												
40151006		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	LINKS MAINT BLDG
CHECK DATE: 06/07/2024												
40151007		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	G.E. NEWTON
CHECK DATE: 06/07/2024												
40151008		05/11/2024		0624-1	258931	148.62		148.62	05/31/2024	INV	PD	G.E. PUBLIC WORKS
CHECK DATE: 06/07/2024												
40151009		05/11/2024		0624-1	258931	148.35		148.35	05/31/2024	INV	PD	WILSON PUMPING STN
CHECK DATE: 06/07/2024												
CK39502259		05/13/2024		0624-1	258931	-138.00		-138.00	05/31/2024	CRM	PD	REFUND FIRE STN #2
CHECK DATE: 06/07/2024												
					900.72							
6470 JOHN S NEENAN												
87030		05/02/2024		0624-1	258932	430.92		430.92	06/07/2024	INV	PD	PAINT
CHECK DATE: 06/07/2024												
13836 JULIA OGILVIE												
20230456		05/15/2024		0624-1	258933	1,000.00		1,000.00	05/24/2024	INV	PD	368 LORRAINE RD: ESCRO
CHECK DATE: 06/07/2024												
13341 KINGS III OF AMERICA LLC												
2729746		06/01/2024		0624-1	258934	146.46		146.46	06/01/2024	INV	PD	EMERGENCY PHONE MONITO
CHECK DATE: 06/07/2024												
612 KONICA MINOLTA BUSINESS SOLUTIONS INC												
82616902		05/22/2024		0624-1	258935	228.08		228.08	05/31/2024	INV	PD	SENIOR CENTER COPIER

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/07/2024												
8984 LANDSCAPE MATERIAL & FIREWOOD SALES, INC												
52455		05/24/2024		0624-1	258936	68.00		68.00	06/07/2024	INV	PD	MULCH FOR MISC. VILLAG
CHECK DATE: 06/07/2024												
546 LEN'S ACE HARDWARE, INC.												
114200/3		05/17/2024		0624-1	258937	8.99		8.99	05/25/2024	INV	PD	COUPLER/PLUG SET
CHECK DATE: 06/07/2024												
114239/3		05/20/2024		0624-1	258937	12.58		12.58	05/29/2024	INV	PD	STAPLE GUN STAPLES
CHECK DATE: 06/07/2024												
114292/3		05/24/2024		0624-1	258937	70.17		70.17	06/07/2024	INV	PD	WATERING WANDS
CHECK DATE: 06/07/2024												
114300/3		05/24/2024		0624-1	258937	8.99		8.99	06/07/2024	INV	PD	CABLE/ZIP TIES FOR LAB
CHECK DATE: 06/07/2024												
114302/3		05/24/2024		0624-1	258937	5.38		5.38	05/31/2024	INV	PD	KEYS SINGLE CUT
CHECK DATE: 06/07/2024												
114330/3		05/28/2024		0624-1	258937	17.97		17.97	06/07/2024	INV	PD	CBD GRANITE PLAQUESEAL
CHECK DATE: 06/07/2024												
114398/3		06/04/2024		0624-1	258937	26.97		26.97	06/05/2024	INV	PD	HOOK BLADE KNIFES
CHECK DATE: 06/07/2024												
						151.05						
595 MENARDS, INC.												
33710		05/07/2024		0624-1	258938	106.93		106.93	06/07/2024	INV	PD	CHURCHILL RAFTER REPAI
CHECK DATE: 06/07/2024												
7295 JAMES/KELLY MICHEL												
20201958		05/02/2024		0624-1	258939	1,600.00		1,600.00	05/24/2024	INV	PD	220 REGENT ST: ESCROW
CHECK DATE: 06/07/2024												
13755 MINT GREEN GROUP USA INC												
INV495056		05/15/2024		0624-1	258940	1,751.20		1,751.20	05/29/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
13837 MORAN, CARLOS												
05092024		05/11/2024		0624-1	258941	1,686.00		1,686.00	05/31/2024	INV	PD	TRANSFER TAX REFUND-36
CHECK DATE: 06/07/2024												
3873 MORROW BROTHERS FORD, INC.												
18017-2	20230037	10/10/2023		0624-1	258942	29,480.00		29,480.00	06/14/2024	INV	PD	FORD F-450 CHASSIS, GA
CHECK DATE: 06/07/2024												
18068-2	20230083	11/13/2023		0624-1	258942	36,315.00		36,315.00	06/14/2024	INV	PD	FORD F-450 W/DUMP BODY
CHECK DATE: 06/07/2024												
						65,795.00						
621 MUEHLFELT ENTERPRISES, INC.												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
20240500		05/15/2024		0624-1	258943	1,000.00		1,000.00	05/30/2024	INV	PD	636 OAK ST RESTORE REF
CHECK DATE: 06/07/2024												
8205 MUNICIPAL GIS PARTNERS, INC												
7278	20240015	05/31/2024		0624-1	258944	13,423.90		13,423.90	06/07/2024	INV	PD	YR 2 OF 3 GIS SERVICES
CHECK DATE: 06/07/2024												
5841 GENUINE PARTS CO-NAPA												
748014		05/24/2024		0624-1	258945	309.97		309.97	06/07/2024	INV	PD	EGR COOLER
CHECK DATE: 06/07/2024												
748417		05/29/2024		0624-1	258945	23.08		23.08	06/07/2024	INV	PD	WIPER BLADES
CHECK DATE: 06/07/2024												
						333.05						
635 NATIONAL ELEVATOR INSPECTION SVCS INC												
RI 24011117		05/22/2024		0624-1	258946	325.00		325.00	05/31/2024	INV	PD	INSPECTIONS
CHECK DATE: 06/07/2024												
13834 OLD WORLD BRICK PAVING												
20240226		05/14/2024		0624-1	258947	200.00		200.00	05/24/2024	INV	PD	858 MARSTON CT: ESCROW
CHECK DATE: 06/07/2024												
13747 O'REILLY AUTO ENTERPRISES, LLC												
3896-348211		06/04/2024		0624-1	258948	6.00		6.00	06/05/2024	INV	PD	SHOP SUPPLIES
CHECK DATE: 06/07/2024												
2670 PACE SUBURBAN BUS												
636314		04/05/2024		0624-1	258949	2,359.39		2,359.39	05/25/2024	INV	PD	LOCAL SHARE - MARCH 20
CHECK DATE: 06/07/2024												
636329		05/14/2024		0624-1	258949	157.98		157.98	05/25/2024	INV	PD	LOCAL SHARE - MARCH 20
CHECK DATE: 06/07/2024												
						2,517.37						
13775 PAYNE SOD FARM, INC												
24-362		05/29/2024		0624-1	258950	2,510.00		2,510.00	06/05/2024	INV	PD	SOLE SOURCE SOD BLEND
CHECK DATE: 06/07/2024												
10823 PEST MANAGEMENT SERVICES, INC												
45386		05/19/2024		0624-1	258951	396.31		396.31	06/18/2024	INV	PD	GENERAL PEST CONTROL V
CHECK DATE: 06/07/2024												
13244 R & R PRODUCTS, INC.												
CD2916619		06/04/2024		0624-1	258952	92.46		92.46	06/05/2024	INV	PD	BATTERY CABLES FOR CUS
CHECK DATE: 06/07/2024												
1254 REINDERS, INC.												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
6053338-00		05/31/2024		0624-1	258953	43.10	43.10	06/05/2024	INV	PD		BRAKE CABLE FOR TORO P
CHECK DATE: 06/07/2024												
6053476-00		06/04/2024		0624-1	258953	125.51	125.51	06/05/2024	INV	PD		BLADES, FILTERS, SPRAK
CHECK DATE: 06/07/2024												
13300 RYAN LLC						168.61						
814257		03/30/2024		0624-1	258954	10,281.25	10,281.25	04/30/2024	INV	PD		CBD TIF ANALYSIS - ESC
CHECK DATE: 06/07/2024												
6093 SCHAMBERGER BROTHERS, INC												
1000078431		05/30/2024		0624-1	258955	315.30	315.30	05/30/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
12013 SENTINEL EMERGENCY SOLUTIONS												
31542		05/17/2024		0624-1	258956	126.07	126.07	06/07/2024	INV	PD		SOLENOID
CHECK DATE: 06/07/2024												
7025 JOSEPH SMID												
20232003		05/14/2024		0624-1	258957	500.00	500.00	05/24/2024	INV	PD		290 ILLINOIS ST: ESCRO
CHECK DATE: 06/07/2024												
12512 SOUTHEAST LINEN ASSOCIATES, INC.												
1340548		06/02/2024		0624-1	258958	724.39	724.39	06/02/2024	INV	PD		LINEN SERVICE
CHECK DATE: 06/07/2024												
10181 SOUTHERN GLAZER'S WINE AND SPIRITS, LLC												
1312708		06/02/2024		0624-1	258959	3,487.22	3,487.22	06/02/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
168 ROGER CLEVELAND GOLF CO, INC												
7938325 SO		05/02/2024		0624-1	258960	230.50	230.50	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7942878 SO		05/06/2024		0624-1	258960	854.47	854.47	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7944443 SO		05/07/2024		0624-1	258960	604.66	604.66	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7944627 SO		05/07/2024		0624-1	258960	117.30	117.30	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7948275 SO		05/09/2024		0624-1	258960	275.55	275.55	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7950428 SO		05/10/2024		0624-1	258960	175.63	175.63	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
7959876 SO		05/17/2024		0624-1	258960	160.00	160.00	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2687 STAPLES CONTRACT & COMMERCIAL, INC.						2,418.11						
6001060162		04/05/2024		0624-1	258961	443.88	443.88	05/25/2024	INV	PD		MISC OPERATING SUPPLIE
CHECK DATE: 06/07/2024												
6001679295		04/30/2024		0624-1	258961	816.95	816.95	05/25/2024	INV	PD		CLEANING & OPERATING S
CHECK DATE: 06/07/2024												
9084 STATE INDUSTRIAL PRODUCTS CORPORATION						1,260.83						
903346704		05/15/2024		0624-1	258962	1,518.38	1,518.38	06/14/2024	INV	PD		CLEANING SUPPLIES
CHECK DATE: 06/07/2024												
5814 STRAIGHT DOWN CLOTHING CO												
INV0089834		05/15/2024		0624-1	258963	1,030.44	1,030.44	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
6288 STRONG LANDSCAPING, INC												
20231033		05/21/2024		0624-1	258964	990.00	990.00	05/30/2024	INV	PD		227 ABBOTSFORD CT REST
CHECK DATE: 06/07/2024												
7600 STUEVER & SONS, INC												
441816		05/30/2024		0624-1	258965	190.00	190.00	05/30/2024	INV	PD		DRAFT LINE CLEANING
CHECK DATE: 06/07/2024												
826 SUBURBAN DOOR CHECK & LOCK SERVICE INC												
IN569501		04/30/2024		0624-1	258966	24.80	24.80	05/25/2024	INV	PD		KEY DUPLICATES
CHECK DATE: 06/07/2024												
835 SUPERIOR BEVERAGE CO.												
650754		06/02/2024		0624-1	258967	407.30	407.30	06/02/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
652373		06/02/2024		0624-1	258967	585.95	585.95	06/02/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024												
844 SYSCO FOOD SERV - CHICAGO, INC						993.25						
724403827		05/31/2024		0624-1	258968	1,390.42	1,390.42	05/31/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 06/07/2024												
3107 GARY & JEAN TAYLOR												
20230791		05/21/2024		0624-1	258969	1,000.00	1,000.00	05/24/2024	INV	PD		754 ARBORETUM RD: ESCR
CHECK DATE: 06/07/2024												
55 ANTHONY R. TERRANOVA												

VILLAGE OF GLEN ELLYN

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
060524		06/05/2024		0624-1	258970	2,400.00	2,400.00	06/07/2024	INV	PD		TUITION - PUB SAFETY A
CHECK DATE: 06/07/2024												
10558 TESTA PRODUCE, INC												
05708543		05/30/2024		0624-1	258971	30.66	30.66	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
05717455		05/30/2024		0624-1	258971	463.55	463.55	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
05718290		05/31/2024		0624-1	258971	660.35	660.35	05/31/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
05718440		05/31/2024		0624-1	258971	35.50	35.50	05/31/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
						1,190.06						
865 ACUSHNET COMPANY												
917965649		05/03/2024		0624-1	258972	205.80	205.80	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
91799594		05/08/2024		0624-1	258972	58.80	58.80	05/29/2024	INV	PD		MERCHANDISE FOR RESALE
CHECK DATE: 06/07/2024												
						264.60						
10577 CAMPAGNA-TURANO BAKERY, INC												
130023395		05/30/2024		0624-1	258973	323.96	323.96	05/30/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
130023436		05/31/2024		0624-1	258973	182.94	182.94	05/31/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
						506.90						
13697 TVG-MGT HOLDINGS LP												
MGT35554		05/22/2024		0624-1	258974	13,622.70	13,622.70	05/31/2024	INV	PD		TEMP STAFF COM DEV
CHECK DATE: 06/07/2024												
MGT35556		05/22/2024		0624-1	258974	1,848.00	1,848.00	05/31/2024	INV	PD		TEMP STAFF COM DEV
CHECK DATE: 06/07/2024												
						15,470.70						
884 U.S. FOODSERVICE, INC.												
212731		05/29/2024		0624-1	258975	39.98	39.98	05/29/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
212732		05/29/2024		0624-1	258975	53.64	53.64	05/29/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
222990		05/29/2024		0624-1	258975	77.75	77.75	05/29/2024	INV	PD		FOOD - RESALE
CHECK DATE: 06/07/2024												
249716		05/30/2024		0624-1	258975	1,778.26	1,778.26	05/30/2024	INV	PD		FOOD - RESALE, NA BEV.
CHECK DATE: 06/07/2024												
						1,949.63						
1190 HD SUPPLY FACILITIES MAINT LTD.												
INV00374741		05/23/2024		0624-1	258976	39.20	39.20	06/07/2024	INV	PD		HARDNESS TEST PACKAGES
CHECK DATE: 06/07/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
4492 KURT VAVRA											
060524		06/05/2024		0624-1	258977	1,200.00	1,200.00	06/07/2024	INV	PD	TUITION - PUB SAFETY A
CHECK DATE: 06/07/2024											
915 VERIZON WIRELESS SERVICES LLC											
9963094182		05/01/2024		0624-1	258978	3,231.66	3,231.66	05/24/2024	INV	PD	887125807-00001 0524
CHECK DATE: 06/07/2024											
7711 WINDY CITY DISTRIBUTION COMPANY											
100460180		05/30/2024		0624-1	258979	1,939.98	1,939.98	05/30/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 06/07/2024											
13690 XYLEM WATER SOLUTIONS USA, INC											
3556D24369		05/13/2024		0624-1	258980	1,320.00	1,320.00	06/07/2024	INV	PD	SOUTH PARK LIFT STATIO
CHECK DATE: 06/07/2024											
975 ZIEBELL WATER SERVICE PRODUCTS INC											
265797-000		05/13/2024		0624-1	258981	350.00	350.00	06/07/2024	INV	PD	VALVE BOX STABILIZERS
CHECK DATE: 06/07/2024											
13676 JEANINE C MASS											
GEPFP5624	20230090	05/06/2024		0624-2	258982	76,500.00	76,500.00	06/04/2024	INV	PD	PANFISH PARK PIPE REPL
CHECK DATE: 06/14/2024											
13444 A MAESTRANZI SONS KNIFE SERVICES											
747756		06/06/2024		0624-2	258983	34.00	34.00	06/06/2024	INV	PD	PROFESSIONAL SERVICES
CHECK DATE: 06/14/2024											
3188 ABSOLUTE SERVICE, INC.											
6148		05/18/2024		0624-2	258984	1,327.00	1,327.00	05/28/2024	INV	PD	ANNUAL PUMP STATION ST
CHECK DATE: 06/14/2024											
12710 AEP ENERGY											
3017258014 0524		05/15/2024		0624-2	258985	517.70	517.70	06/14/2024	INV	PD	632 N ROOSEVELT RD, ST
CHECK DATE: 06/14/2024											
3017257990 0524		05/15/2024		0624-2	258986	306.29	306.29	06/14/2024	INV	PD	0 N ROOSEVELT RD, DIST
CHECK DATE: 06/14/2024											
3017258081 0524		05/15/2024		0624-2	258987	346.10	346.10	06/14/2024	INV	PD	286 HAWKINSON CT, STRE
CHECK DATE: 06/14/2024											
3017258070 0524		05/15/2024		0624-2	258988	2,407.68	2,407.68	06/14/2024	INV	PD	0 S ESSEX RD, STREETLI
CHECK DATE: 06/14/2024											

VILLAGE OF GLEN ELLYN

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
3017257989 0524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	258989	557.10		557.10	06/14/2024	INV	PD	352 N ROOSEVELT RD, CO
3017258003 0524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	258990	39.02		39.02	06/14/2024	INV	PD	670 CRESCENT BLVD, STR
3017258069 0524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	258991	58.42		58.42	06/14/2024	INV	PD	0 E MAIN ST, STREETLIG
3017258047 0524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	258992	253.93		253.93	06/14/2024	INV	PD	BRIAR ST/1112 LONDONBE
3017258025 0524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	258993	81.99		81.99	06/14/2024	INV	PD	0 E TAYLOR/S WALNUT, S
3017258036 0524 CHECK DATE: 06/14/2024		05/20/2024		0624-2	258994	271.07		271.07	06/14/2024	INV	PD	0 E MAIN ST/GENEVA RD,
12567 AMAZON.COM SALES, INC.												
11NY-LX7Y-6K6H CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	580.97		580.97	06/21/2024	INV	PD	IT SUPPLIES
13TG-NN6Q-3FT3 CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	268.43		268.43	06/28/2024	INV	PD	FINANCE OFFICE SUPPLIE
1FF9-PJYX-396L CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	112.66		112.66	06/28/2024	INV	PD	ADMIN OFFICE SUPPLIES
1MXK-QNQT-9N4K CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	650.45		650.45	06/21/2024	INV	PD	SUPPLIES
1N4Y-HN9G-7G9W CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	4,558.88		4,558.88	06/07/2024	INV	PD	SUPPLIES,FOOD FOR RESA
1N4Y-HN9G-7H9V CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	166.93		166.93	06/28/2024	INV	PD	HR SUPPLIES
1NDM-T7VX-4MWC CHECK DATE: 06/14/2024		06/01/2024		0624-2	258995	461.28		461.28	06/21/2024	INV	PD	COM DEV SUPPLIES
						6,799.60						
13113 AMERICAN WELDING & GAS, INC.												
0010142524 CHECK DATE: 06/14/2024		06/06/2024		0624-2	258996	43.40		43.40	06/06/2024	INV	PD	CO2 REFILL
13617 AMSOIL INC.												
22531116RI CHECK DATE: 06/14/2024		05/07/2024		0624-2	258997	170.45		170.45	05/28/2024	INV	PD	SHOP SUPPLIES
13036 RADIATE HOLDINGS,LP												
446987101-0016877 CHECK DATE: 06/14/2024		05/16/2024		0624-2	258998	191.94		191.94	06/28/2024	INV	PD	GEVFC BACKUP INTERNET
65 AT&T												
630-Z99-0131 540 7 CHECK DATE: 06/14/2024		05/16/2024		0624-2	258999	64.00		64.00	06/21/2024	INV	PD	911 LOCATOR-630Z990131

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
13349 BAKER TILLY US, LLP												
BT2815368	20240040	06/11/2024		0624-2	259000	12,000.00	12,000.00	06/21/2024	INV	PD		CONSULTING SERVICES FO
CHECK DATE: 06/14/2024												
6832 POWER UP BATTERIES LLC												
P73071328		05/28/2024		0624-2	259001	21.49	21.49	06/14/2024	INV	PD		BATTERIES FOR IRRIGATI
CHECK DATE: 06/14/2024												
13868 ALEX BORGGREN												
27-221 8		05/14/2024		0624-2	259002	30.00	30.00	06/21/2024	INV	PD		VEHICLE STICKER REFUND
CHECK DATE: 06/14/2024												
13024 PATRICK BRANKIN												
05/16-05/22/24		05/16/2024		0624-2	259003	375.32	375.32	06/28/2024	INV	PD		TYLER TECH CONFERENCE
CHECK DATE: 06/14/2024												
9879 BREAKTHRU BEVERAGE ILLINOIS, LLC												
116156404		06/06/2024		0624-2	259004	3,311.30	3,311.30	06/06/2024	INV	PD		BEVERAGE FOR RESALE
CHECK DATE: 06/14/2024												
2197 BOJO TURF SUPPLY INC												
69409		06/05/2024		0624-2	259005	900.00	900.00	06/10/2024	INV	PD		2 CASES OF CHEETAH PRO
CHECK DATE: 06/14/2024												
69417		06/05/2024		0624-2	259005	372.97	372.97	06/10/2024	INV	PD		SOD KNIFE, HEAD NETS,
CHECK DATE: 06/14/2024												
120 CANON SOLUTIONS AMERICA, INC												
32692852		05/23/2024		0624-2	259006	1,477.70	1,477.70	06/28/2024	INV	PD		VILLAGE COPIERS
CHECK DATE: 06/14/2024												
128 CARQUEST AUTO PARTS												
8803415523086		06/03/2024		0624-2	259007	16.55	16.55	06/14/2024	INV	PD		STEERING WHEEL COVER
CHECK DATE: 06/14/2024												
8803415810183		06/06/2024		0624-2	259007	132.58	132.58	06/14/2024	INV	PD		SHOCK ABSORBERS
CHECK DATE: 06/14/2024												
8803415839191		06/06/2024		0624-2	259007	196.27	196.27	06/14/2024	INV	PD		BRAKE PADS AND ROTORS
CHECK DATE: 06/14/2024												
1076 CINTAS CORPORATION NO 2												
4194526587		06/06/2024		0624-2	259008	228.67	228.67	06/06/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 06/14/2024												
4194759661		06/06/2024		0624-2	259008	50.49	50.49	06/06/2024	INV	PD		JANITORIAL SUPPLY REST
CHECK DATE: 06/14/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
5214543427		06/06/2024		0624-2	259008	174.64		174.64	06/06/2024	INV	PD	FIRST AID SUPPLY RESTO
CHECK DATE: 06/14/2024												
13547 COLLEY ELEVATOR CO.						453.80						
260173		06/01/2024		0624-2	259009	216.00		216.00	06/21/2024	INV	PD	ELEV MAINT-535 DUANE
CHECK DATE: 06/14/2024												
175 COMMONWEALTH EDISON COMPANY												
3407404000 0524-2		05/21/2024		0624-2	259010	32.97		32.97	06/28/2024	INV	PD	MULTIPLE ACCOUNTS
CHECK DATE: 06/14/2024												
3407404000 0524		05/21/2024		0624-2	259011	363.13		363.13	06/28/2024	INV	PD	800 N MAIN
CHECK DATE: 06/14/2024												
3867252000-0624		05/18/2024		0624-2	259012	1,844.23		1,844.23	06/07/2024	INV	PD	UTILITIES-ELECTRIC
CHECK DATE: 06/14/2024												
6610 COMCAST CABLE COMMUNICATIONS, LLC												
8771200560008266		05/12/2024		0624-2	259013	10.51		10.51	06/28/2024	INV	PD	VOGE 0524-0624
CHECK DATE: 06/14/2024												
13591 CONSTRUCTION INC												
300	20230078	05/07/2024		0624-2	259014	56,664.05		56,664.05	06/11/2024	INV	PD	LINKS/RESERVE 22 CLUBH
CHECK DATE: 06/14/2024												
10952 CONSUMERS PACKING COMPANY												
409233		06/03/2024		0624-2	259015	1,810.19		1,810.19	06/03/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
409234		06/06/2024		0624-2	259015	831.60		831.60	06/06/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
409384		06/06/2024		0624-2	259015	1,984.17		1,984.17	06/06/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
13858 COUNTRY SCAPE INC						4,625.96						
20240250		06/01/2024		0624-2	259016	500.00		500.00	06/28/2024	INV	PD	870 MARY KNOLL CIR RES
CHECK DATE: 06/14/2024												
13853 KEITH & AMANDA CYZEN												
CK#071724 OVERPYMT		06/03/2024		0624-2	259017	152.00		152.00	06/28/2024	INV	PD	TRANSFER TAX OVERPAYME
CHECK DATE: 06/14/2024												
204 DAILY HERALD												
289888		05/19/2024		0624-2	259018	66.70		66.70	06/28/2024	INV	PD	BID NOTICE 677 ROOSEVE
CHECK DATE: 06/14/2024												
290695		05/29/2024		0624-2	259018	821.10		821.10	06/28/2024	INV	PD	HEARING NOTICES-24.001

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/14/2024												
13860 DAVIS EQUIPMENT CORPORATION						887.80						
OI56498		05/30/2024		0624-2	259019	1,084.05		1,084.05	06/10/2024	INV	PD	CLUTCH PARTS FOR CUSHM
CHECK DATE: 06/14/2024												
10922 DIXON ENGINEERING, INC												
24-0408	20230084	05/30/2024		0624-2	259020	17,500.00		17,500.00	06/14/2024	INV	PD	ENGINEERING SERVICES
CHECK DATE: 06/14/2024												
4973 DOWNTOWN GLEN ELLYN ALLIANCE												
053024		05/30/2024		0624-2	259021	27,500.00		27,500.00	06/21/2024	INV	PD	3Q24
CHECK DATE: 06/14/2024												
13729 ELEGANT RESTROOMS, LLC												
18		05/22/2024		0624-2	259022	4,400.00		4,400.00	06/20/2024	INV	PD	RESTROOM TRAILER RENTA
CHECK DATE: 06/14/2024												
5661 LUKE ELMORE												
030824		05/15/2024		0624-2	259023	180.00		180.00	06/28/2024	INV	PD	TRAINING-SUPERVISION O
CHECK DATE: 06/14/2024												
291 EUCLID BEVERAGE, LLC												
W-3967133		06/06/2024		0624-2	259024	1,785.70		1,785.70	06/06/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE: 06/14/2024												
11334 EURO USA MIDWEST LLC												
758584-00		05/25/2024		0624-2	259025	561.88		561.88	05/25/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
759510-00		06/01/2024		0624-2	259025	378.46		378.46	06/01/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
759576-00		06/06/2024		0624-2	259025	584.44		584.44	06/06/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
759577-00		06/03/2024		0624-2	259025	412.06		412.06	06/03/2024	INV	PD	FOOD - RESALE
CHECK DATE: 06/14/2024												
						1,936.84						
13368 FEECE OIL COMPANY												
4077161		05/23/2024		0624-2	259026	852.01		852.01	05/28/2024	INV	PD	DIESEL FUEL FOR MAINT
CHECK DATE: 06/14/2024												
4077169		05/23/2024		0624-2	259026	755.36		755.36	05/28/2024	INV	PD	GASOLINE FUEL FOR MAIN
CHECK DATE: 06/14/2024												
4077170		05/23/2024		0624-2	259026	1,027.73		1,027.73	05/28/2024	INV	PD	GASOLINE FOR GOLF CART
CHECK DATE: 06/14/2024												
4080823		06/05/2024		0624-2	259026	530.87		530.87	06/10/2024	INV	PD	DIESEL FOR GOLF MAINT
CHECK DATE: 06/14/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
4082020		06/10/2024		0624-2	259026	1,570.79	1,570.79	06/10/2024	INV	PD		GASOLINE FOR GOLF CART
CHECK DATE: 06/14/2024												
4082021		06/10/2024		0624-2	259026	989.61	989.61	06/10/2024	INV	PD		GASOLINE FOR GOLF MAIN
CHECK DATE: 06/14/2024												
						5,726.37						
12091 FILTER SERVICES INC												
INV383221		05/10/2024		0624-2	259027	307.80	307.80	06/28/2024	INV	PD		FILTERS
CHECK DATE: 06/14/2024												
12695 FILTERSHINE CHICAGO INC.												
12466925		06/06/2024		0624-2	259028	90.00	90.00	06/06/2024	INV	PD		PROFESSIONAL SERVICES
CHECK DATE: 06/14/2024												
13850 JORDANN FRAHM												
053124		05/31/2024		0624-2	259029	2.00	2.00	06/28/2024	INV	PD		PLAT RECORDING-ESCROW
CHECK DATE: 06/14/2024												
7971 MARK FRANZ												
06.06.24		06/06/2024		0624-2	259030	371.95	371.95	06/21/2024	INV	PD		ILCMA CONFERENCE LODGI
CHECK DATE: 06/14/2024												
13846 GB CONSTRSUCTION												
20231434		05/23/2024		0624-2	259031	175.00	175.00	06/28/2024	INV	PD		351 HILLSIDE AVE-HYDRA
CHECK DATE: 06/14/2024												
13759 GOVERNMENTJOBS.COM												
INV-42685		02/29/2024		0624-2	259032	629.00	629.00	06/28/2024	INV	PD		JOB ADS
CHECK DATE: 06/14/2024												
3861 GRANT & POWER LANDSCAPING												
20230111		05/29/2024		0624-2	259033	8,192.00	8,192.00	06/28/2024	INV	PD		700 WINGATE RESTORE RE
CHECK DATE: 06/14/2024												
5049 GROOT INDUSTRIES INC.												
12594712T107		06/01/2024		0624-2	259034	139,094.98	139,094.98	06/28/2024	INV	PD		3107-31803 SOLID WASTE
CHECK DATE: 06/14/2024												
12259030T-107		04/01/2024		0624-2	259035	4,635.00	4,635.00	06/28/2024	INV	PD		3107-50578-001 YARD WA
CHECK DATE: 06/14/2024												
2081 HAMPTON, LENZINI AND RENWICK, INC.												
20241142	20230065	05/14/2024		0624-2	259036	1,583.75	1,583.75	06/21/2024	INV	PD		YEAR 1 OF 3 ENGINEERIN
CHECK DATE: 06/14/2024												
13668 RANDALL HAUBOLD												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
053124 CHECK DATE: 06/14/2024 3892 ILCMA		05/31/2024		0624-2	259037	305.00		305.00	06/28/2024	INV	PD	2024 INSPECTOR EXAM
5175 CHECK DATE: 06/14/2024		03/29/2024		0624-2	259038	50.00		50.00	06/21/2024	INV	PD	JOB AD POSTING
5255 CHECK DATE: 06/14/2024		05/03/2024		0624-2	259038	50.00		50.00	06/21/2024	INV	PD	JOB AD POSTING
5309 CHECK DATE: 06/14/2024		05/24/2024		0624-2	259038	50.00		50.00	06/21/2024	INV	PD	JOB AD POSTING
5328 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259038	50.00		50.00	06/21/2024	INV	PD	JOB AD POSTING
5334 CHECK DATE: 06/14/2024		06/05/2024		0624-2	259038	50.00		50.00	06/21/2024	INV	PD	JOB AD POSTING
422 ILLINOIS SECRETARY OF STATE						250.00						
2C3CDZGG6LH255748 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259039	8.00		8.00	06/21/2024	INV	PD	2020 DODGE CHALLENGER
1FM5K8AR4KGB44054 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259040	8.00		8.00	06/21/2024	INV	PD	2019 FORD EXPLORER
1FM5K8AR6KGB44055 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259041	8.00		8.00	06/21/2024	INV	PD	2019 FORD EXPLORER
4S9CT2D97PC560671 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259042	165.00		165.00	06/21/2024	INV	PD	2023 SPARTAN METROSTAR
425 ILLINOIS SECTION AWWA												
200087306 CHECK DATE: 06/14/2024		03/13/2024		0624-2	259043	36.00		36.00	06/14/2024	INV	PD	WATER DISTR SYS HYDRAU
10157 MICHAEL JAGODZINSKI												
051524 CHECK DATE: 06/14/2024		05/15/2024		0624-2	259044	20.00		20.00	06/28/2024	INV	PD	PER DIEM-COOK COUNTY E
13571 JB DEVELOPMENT INC												
20.0007 CHECK DATE: 06/14/2024		05/31/2024		0624-2	259045	406.00		406.00	06/28/2024	INV	PD	20.0007 REFUND TO CLOS
9078 TYCO FIRE & SECURITY MANAGEMENT, INC												
40151011 CHECK DATE: 06/14/2024		05/11/2024		0624-2	259046	1,969.58		1,969.58	06/07/2024	INV	PD	ANNUAL MAINTENANCE FEE
6470 JOHN S NEENAN												
87063		05/15/2024		0624-2	259047	1,260.00		1,260.00	06/28/2024	INV	PD	MARKING PAINT

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/14/2024											
13863 KINNEY, TIMOTHY & JENNIFER											
20240088		06/05/2024		0624-2	259048	1,000.00	1,000.00	06/21/2024	INV	PD	249 TAYLOR AVE RESTORE
CHECK DATE: 06/14/2024											
9784 KTG GROUP, INC											
0185936		04/30/2024		0624-2	259049	7,010.00	7,010.00	06/07/2024	INV	PD	ARCHITECTURAL
CHECK DATE: 06/14/2024											
0186830		05/31/2024		0624-2	259049	18,158.37	18,158.37	06/07/2024	INV	PD	ARCHITECTURAL-CLUBHOUS
CHECK DATE: 06/14/2024											
						25,168.37					
10991 CHRIS LAREM											
052124		05/21/2024		0624-2	259050	24.99	24.99	06/28/2024	INV	PD	PANTS
CHECK DATE: 06/14/2024											
13839 LEAF CAPITAL FUNDING LLC											
16633714		06/04/2024		0624-2	259051	3,713.25	3,713.25	06/20/2024	INV	PD	TAGMARSHAL GPS PACE SE
CHECK DATE: 06/14/2024											
12376 LEIBOLD IRRIGATION, INC.											
0012973-IN		05/13/2024		0624-2	259052	1,235.27	1,235.27	05/28/2024	INV	PD	SURGE PROTECTORS FOR I
CHECK DATE: 06/14/2024											
546 LEN'S ACE HARDWARE, INC.											
114278/3		05/23/2024		0624-2	259053	84.54	84.54	05/28/2024	INV	PD	AIR FILTERS FOR CLUBHO
CHECK DATE: 06/14/2024											
114326/3		05/28/2024		0624-2	259053	32.38	32.38	05/28/2024	INV	PD	WOOD SCREWS FOR GOLF L
CHECK DATE: 06/14/2024											
114344/3		05/29/2024		0624-2	259053	28.76	28.76	06/07/2024	INV	PD	CLEANING SUPPLIES
CHECK DATE: 06/14/2024											
114402/3		06/04/2024		0624-2	259053	6.29	6.29	06/07/2024	INV	PD	HOSE REPAIR KIT
CHECK DATE: 06/14/2024											
114410/3		06/05/2024		0624-2	259053	2.50	2.50	06/10/2024	INV	PD	BOLTS TO REPAIR R22 GR
CHECK DATE: 06/14/2024											
114419/3		06/06/2024		0624-2	259053	7.19	7.19	06/07/2024	INV	PD	OFFICE SUPPLY
CHECK DATE: 06/14/2024											
114426/3		06/06/2024		0624-2	259053	10.76	10.76	06/10/2024	INV	PD	KEYS FOR NEW CLUBHOUSE
CHECK DATE: 06/14/2024											
114474/3		06/10/2024		0624-2	259053	5.31	5.31	06/14/2024	INV	PD	SHOP SUPPLIES - KEY SP
CHECK DATE: 06/14/2024											
						177.73					
13385 LENNIC GROUP, LTD											
T01-233968		06/06/2024		0624-2	259054	167.98	167.98	06/06/2024	INV	PD	CIGAR SERVICE
CHECK DATE: 06/14/2024											

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
13842 BRAD & LEAH LEWIS											
20230280		05/08/2024		0624-2	259055	1,500.00	1,500.00	05/24/2024	INV	PD	744 CRESCENT BLVD REST
CHECK DATE: 06/14/2024											
13847 LIN, FANG HU											
236470		06/10/2024		0624-2	259056	28.10	28.10	06/10/2024	INV	PD	941 HIGHLAND
CHECK DATE: 06/14/2024											
13121 LUXOTTICA OF AMERICA, INC.											
6918468352		05/09/2024		0624-2	259057	1,638.21	1,638.21	06/07/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 06/14/2024											
6918541974		05/17/2024		0624-2	259057	75.67	75.67	06/07/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 06/14/2024											
6918596291		05/23/2024		0624-2	259057	81.11	81.11	06/07/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE: 06/14/2024											
						1,794.99					
9351 MANAGEMENT ASSOCIATION											
FY25-77475		05/01/2024		0624-2	259058	2,200.00	2,200.00	06/28/2024	INV	PD	2025 MEMBERSHIP DUES T
CHECK DATE: 06/14/2024											
11449 MARSH USA INC											
2709564		06/05/2024		0624-2	259059	1,532.00	1,532.00	06/21/2024	INV	PD	CL AVIATION POLICY #90
CHECK DATE: 06/14/2024											
13854 MCKAY, LINDSAY											
#385		06/04/2024		0624-2	259060	194.98	194.98	06/21/2024	INV	PD	PARKING PERMIT REFUND
CHECK DATE: 06/14/2024											
13851 MCSWAIN, NAGLE, GIES, & RAPP P.C.											
CLEARWATER		06/04/2024		0624-2	259061	50.00	50.00	06/21/2024	INV	PD	REFUND - DUPLICATE PYM
CHECK DATE: 06/14/2024											
12680 MEDCOR, INC											
OSH0000021		06/05/2024		0624-2	259062	150.00	150.00	06/21/2024	INV	PD	OSHA REPORT
CHECK DATE: 06/14/2024											
13223 MEXICAN CULTURAL CENTER											
0001		05/24/2024		0624-2	259063	5,000.00	5,000.00	06/28/2024	INV	PD	MCCD-OLMEC TRAIL MUNIC
CHECK DATE: 06/14/2024											
966 WM. F. MEYER CO.											
S4521375.001		05/16/2024		0624-2	259064	4.24	4.24	06/21/2024	INV	PD	FACILITIES SUPPLIES
CHECK DATE: 06/14/2024											

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
2343 MID AMERICAN WATER INC.												
230011A-1		05/01/2024		0624-2	259065	1,595.00		1,595.00	06/14/2024	INV	PD	LEAD LINE SLEEVES
CHECK DATE: 06/14/2024												
12440 MIDWEST POWER INDUSTRY, INC												
1656		05/24/2024		0624-2	259066	950.00		950.00	06/28/2024	INV	PD	PD #2-ANNUAL PREVENTAT
CHECK DATE: 06/14/2024												
1657		05/23/2024		0624-2	259066	2,809.19		2,809.19	06/21/2024	INV	PD	Quote #04052024-01
CHECK DATE: 06/14/2024												
1658		05/24/2024		0624-2	259066	700.00		700.00	06/28/2024	INV	PD	PW-ANNUAL PREVENTATIVE
CHECK DATE: 06/14/2024												
1659		05/24/2024		0624-2	259066	850.00		850.00	06/28/2024	INV	PD	CIVIC CENTER-ANNUAL PR
CHECK DATE: 06/14/2024												
1660		05/24/2024		0624-2	259066	550.00		550.00	06/28/2024	INV	PD	FIRE #2-ANNUAL PREVENT
CHECK DATE: 06/14/2024												
1661		05/24/2024		0624-2	259066	550.00		550.00	06/28/2024	INV	PD	FIRE #1-ANNUAL PREVENT
CHECK DATE: 06/14/2024												
						6,409.19						
12469 MOLON LAVE LLC												
20613		06/04/2024		0624-2	259067	180.00		180.00	06/04/2024	INV	PD	NA BEV.
CHECK DATE: 06/14/2024												
13859 JOANN MORGUN												
#1170		05/23/2024		0624-2	259068	245.00		245.00	06/21/2024	INV	PD	PARKING REFUND
CHECK DATE: 06/14/2024												
13841 MULHERN COPANIES INC												
20230688		05/15/2024		0624-2	259069	1,000.00		1,000.00	05/24/2024	INV	PD	390 TURNER AVE RESTORE
CHECK DATE: 06/14/2024												
5841 GENUINE PARTS CO-NAPA												
749037		06/03/2024		0624-2	259070	10.50		10.50	06/14/2024	INV	PD	TIRE CEMENT
CHECK DATE: 06/14/2024												
749122		06/04/2024		0624-2	259070	35.86		35.86	06/14/2024	INV	PD	INVENTORY - FILTERS
CHECK DATE: 06/14/2024												
749273		06/05/2024		0624-2	259070	1.90		1.90	06/14/2024	INV	PD	VALVE EXTENTION
CHECK DATE: 06/14/2024												
						48.26						
635 NATIONAL ELEVATOR INSPECTION SVCS INC												
RI 24001338 addt'l		01/17/2024		0624-2	259071	360.00		360.00	06/21/2024	INV	PD	INSPECTIONS
CHECK DATE: 06/14/2024												
651 NORTHERN ILLINOIS GAS COMPANY												
86-07-35-9064 7 0524		05/15/2024		0624-2	259072	19.44		19.44	06/28/2024	INV	PD	889 ST CHARLES
CHECK DATE: 06/14/2024												

VILLAGE OF GLEN ELLYN

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
05-47-62-10009 CHECK DATE: 06/14/2024	05/24	05/29/2024		0624-2	259073	73.07		73.07	06/21/2024	INV	PD	609 MIDWAY 05/29/24
87-56-80-78973 CHECK DATE: 06/14/2024	06/24	05/29/2024		0624-2	259074	42.67		42.67	06/21/2024	INV	PD	453 FOREST AVE 06/07/2
13855 NOBLE PLUMBING & SEWER LLC												
20222241 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259075	1,000.00		1,000.00	06/28/2024	INV	PD	300 MONTCLAIR RESTORE
13867 NOBLETEC LLC												
C11907 CHECK DATE: 06/14/2024		05/16/2024		0624-2	259076	7,988.20		7,988.20	06/21/2024	INV	PD	ANNUAL WIFI/FIREWALL S
C12066 CHECK DATE: 06/14/2024		05/20/2024		0624-2	259076	1,202.97		1,202.97	06/21/2024	INV	PD	ADOBE SUBSCRIPTION
					9,191.17							
13747 O'REILLY AUTO ENTERPRISES, LLC												
3896-348241 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259077	55.96		55.96	06/10/2024	INV	PD	STOCK SIR FILTERS
676 PACKKEY WEBB FORD, INC.												
170605 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259078	742.03		742.03	06/14/2024	INV	PD	TAIL LAMP-OIL COOLER-W
170606 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259078	43.13		43.13	06/14/2024	INV	PD	OIL DIPSTICK AND TUBE
170639 CHECK DATE: 06/14/2024		06/05/2024		0624-2	259078	-351.17		-351.17	06/14/2024	CRM	PD	LAMP WARRANTY CREDIT
170644 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259078	600.54		600.54	06/14/2024	INV	PD	EXAHUST PARTS
					1,034.53							
5944 PARVIN-CLAUSS SIGN CO, INC												
IN14942 CHECK DATE: 06/14/2024		05/24/2024		0624-2	259079	337.50		337.50	06/07/2024	INV	PD	ELEC. SIGN REPAIR
13849 ANABEL PEDERSON												
060324 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259080	330.00		330.00	06/28/2024	INV	PD	TRANSIT REFUND
12858 PEERLESS NETWORK, INC.												
52372 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259081	1,143.71		1,143.71	06/21/2024	INV	PD	GE PHONE SERV
13264 PHOENIX MIDWEST CONSULTANTS LTD												
5312024GE		05/31/2024		0624-2	259082	600.00		600.00	06/21/2024	INV	PD	MLTIPL INSP

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
CHECK DATE: 06/14/2024												
11266 PHYSICIANS IMMEDIATE CARE NORTH CHICAGO LLC												
42033	05/09/24	05/09/2024		0624-2	259083	3,595.00		3,595.00	06/28/2024	INV	PD	SCREENINGS
CHECK DATE: 06/14/2024												
700 THE PITNEY BOWES BANK INC												
3106653697		05/11/2024		0624-2	259084	453.99		453.99	06/28/2024	INV	PD	CC POSTAGE MACHINE
CHECK DATE: 06/14/2024												
1254 REINDERS, INC.												
6051619-00		05/17/2024		0624-2	259085	681.12		681.12	05/28/2024	INV	PD	PARTS FOR ROUGH MOWER
CHECK DATE: 06/14/2024												
6052604-00		05/21/2024		0624-2	259085	166.87		166.87	05/28/2024	INV	PD	PARTS FOR ROUGH MOWER
CHECK DATE: 06/14/2024												
6053476-01		06/05/2024		0624-2	259085	57.95		57.95	06/10/2024	INV	PD	ATOMIC MULCHING BLADES
CHECK DATE: 06/14/2024												
6053881-00		06/06/2024		0624-2	259085	38.31		38.31	06/10/2024	INV	PD	CUP HOLDER BAG FOR ROU
CHECK DATE: 06/14/2024												
						944.25						
12740 REVELS TURF AND TRACTOR, LLC												
306440		06/05/2024		0624-2	259086	707.82		707.82	06/10/2024	INV	PD	REPLACEMENT BRUSH ROLL
CHECK DATE: 06/14/2024												
306811		06/07/2024		0624-2	259087	112.53		112.53	06/10/2024	INV	PD	BRUSH PARTS FW1051
CHECK DATE: 06/14/2024												
764 ROTARY CLUB OF GLEN ELLYN												
864		04/04/2024		0624-2	259088	147.00		147.00	06/21/2024	INV	PD	JAN/FEB DUES
CHECK DATE: 06/14/2024												
894		05/02/2024		0624-2	259089	147.00		147.00	06/21/2024	INV	PD	MARCH/APRIL DUES
CHECK DATE: 06/14/2024												
8894 RUSSO HARDWARE, INC												
SPI20672927		05/28/2024		0624-2	259090	210.98		210.98	05/28/2024	INV	PD	CARBURETORS
CHECK DATE: 06/14/2024												
5718 JEREMIAH SCHMIDT												
041824		05/28/2024		0624-2	259091	21.99		21.99	06/28/2024	INV	PD	CANINE SUPPLIES
CHECK DATE: 06/14/2024												
787 SERVICE SPRING CO. INC.												
177503		06/07/2024		0624-2	259092	423.04		423.04	06/14/2024	INV	PD	LEAF SPRING REPAIR
CHECK DATE: 06/14/2024												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
13465 SIMPLOT TURF & HORTICULTURE												
238002697		12/08/2023		0624-2	259093	20,068.00		20,068.00	06/10/2024	INV	PD	SYNGENTA FORTE SOLUTIO
CHECK DATE:		06/14/2024										
3571 HARRY C SMITH LTD												
6860		05/28/2024		0624-2	259094	6,468.00		6,468.00	06/21/2024	INV	PD	LEGAL SVCS 04/24
CHECK DATE:		06/14/2024										
10181 SOUTHERN GLAZER'S WINE AND SPIRITS, LLC												
1323114		06/06/2024		0624-2	259095	1,558.15		1,558.15	06/06/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE:		06/14/2024										
2512 SPECIALTY FLOORS INC.												
5213		05/28/2024		0624-2	259096	2,475.00		2,475.00	06/28/2024	INV	PD	REFINISH GYM FLOOR
CHECK DATE:		06/14/2024										
168 ROGER CLEVELAND GOLF CO, INC												
7930132 SO		04/26/2024		0624-2	259097	4,070.00		4,070.00	06/07/2024	INV	PD	DRIVING RANGE GOLF BAL
CHECK DATE:		06/14/2024										
7930134 SO		04/26/2024		0624-2	259097	4,180.00		4,180.00	06/07/2024	INV	PD	DRIVING RANGE GOLF BAL
CHECK DATE:		06/14/2024										
						8,250.00						
806 STANDARD EQUIPMENT COMPANY												
P50018		05/15/2024		0624-2	259098	152.14		152.14	06/14/2024	INV	PD	HANDLE FOR VACTOR
CHECK DATE:		06/14/2024										
2687 STAPLES CONTRACT & COMMERCIAL, INC.												
6002193233		05/28/2024		0624-2	259099	467.04		467.04	06/28/2024	INV	PD	SUPPLIES
CHECK DATE:		06/14/2024										
6002207360		05/28/2024		0624-2	259099	150.45		150.45	06/28/2024	INV	PD	SUPPLIES
CHECK DATE:		06/14/2024										
						617.49						
5018 SUBURBAN LABORATORIES, INC.												
225497		05/31/2024		0624-2	259100	720.00		720.00	06/14/2024	INV	PD	WATER SAMPLES
CHECK DATE:		06/14/2024										
844 SYSCO FOOD SERV - CHICAGO, INC												
724386210		05/24/2024		0624-2	259101	1,345.43		1,345.43	05/24/2024	INV	PD	FOOD - RESALE, DRY GOO
CHECK DATE:		06/14/2024										
724415309		06/03/2024		0624-2	259101	2,291.55		2,291.55	06/03/2024	INV	PD	FOOD - RESALE, NA BEV.
CHECK DATE:		06/14/2024										
						3,636.98						
854 TERRACE SUPPLY COMPANY												

VILLAGE OF GLEN ELLYN

VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
0001059223 CHECK DATE: 06/14/2024		05/31/2024		0624-2	259102	4.65		4.65	06/14/2024	INV	PD	OXYGEN & ACETYLENE TAN
10558 TESTA PRODUCE, INC												
05715163 CHECK DATE: 06/14/2024		05/25/2024		0624-2	259103	959.80		959.80	05/25/2024	INV	PD	FOOD - RESALE
05715214 CHECK DATE: 06/14/2024		05/25/2024		0624-2	259103	10.90		10.90	05/25/2024	INV	PD	FOOD - RESALE
05718898 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259103	966.17		966.17	06/01/2024	INV	PD	FOOD - RESALE, NA BEV.
05719089 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259103	71.30		71.30	06/01/2024	INV	PD	FOOD - RESALE
05719652 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259103	574.65		574.65	06/03/2024	INV	PD	FOOD - RESALE, NA BEV.
05721665 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259103	487.35		487.35	06/06/2024	INV	PD	FOOD - RESALE
05721746 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259103	21.15		21.15	06/06/2024	INV	PD	FOOD - RESALE
05721923 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259103	57.60		57.60	06/06/2024	INV	PD	FOOD - RESALE
						3,148.92						
10876 THYSSENKRUPP ELEVATOR CORPORATION												
3007887580 CHECK DATE: 06/14/2024		05/01/2024		0624-2	259104	649.15		649.15	06/28/2024	INV	PD	ELEVATOR MAINT PD
12350 MICHAEL TILLMAN												
#25-8294 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259105	25.00		25.00	06/21/2024	INV	PD	VEHICLE STICKER REFUND
865 ACUSHNET COMPANY												
918210470 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259106	82.27		82.27	06/20/2024	INV	PD	MERCHANDISE FOR RESALE
868 TOTAL FIRE & SAFETY												
C976538 CHECK DATE: 06/14/2024		05/28/2024		0624-2	259107	436.59		436.59	05/28/2024	INV	PD	FIRE EXTINGUISHER ANNU
10577 CAMPAGNA-TURANO BAKERY, INC												
130023290 CHECK DATE: 06/14/2024		05/25/2024		0624-2	259108	324.05		324.05	05/25/2024	INV	PD	FOOD - RESALE
130023506 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259108	214.58		214.58	06/03/2024	INV	PD	FOOD - RESALE
130023604 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259108	162.67		162.67	06/06/2024	INV	PD	FOOD - RESALE
						701.30						
13477 TURTLESON, LLC												

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
608191 CHECK DATE: 06/14/2024		05/29/2024		0624-2	259109	1,174.13	1,174.13	06/07/2024	INV	PD		MERCHANDISE FOR RESALE
13697 TVG-MGT HOLDINGS LP												
MGT35649 CHECK DATE: 06/14/2024		05/31/2024		0624-2	259110	10,128.30	10,128.30	06/21/2024	INV	PD		TEMP STAFF
13611 GLEN ELLYN BREWING												
1381 CHECK DATE: 06/14/2024		06/06/2024		0624-2	259111	312.00	312.00	06/06/2024	INV	PD		BEVERAGE FOR RESALE
11819 UNIFIRST CORPORATION												
1190130281 CHECK DATE: 06/14/2024		05/29/2024		0624-2	259112	53.07	53.07	06/14/2024	INV	PD		MAT AND TOWEL SERVICE
1190132016 CHECK DATE: 06/14/2024		06/05/2024		0624-2	259112	53.52	53.52	06/14/2024	INV	PD		MAT AND TOWEL SERVICE
884 U.S. FOODSERVICE, INC.					106.59							
2954870 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259113	-272.54	-272.54	06/04/2024	CRM	PD		FOOD - RESALE
2963273 CHECK DATE: 06/14/2024		06/05/2024		0624-2	259113	-858.00	-858.00	06/05/2024	CRM	PD		DISH WASHER LEASE
367478 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259113	2,955.78	2,955.78	06/03/2024	INV	PD		FOOD - RESALE, NA BEV.
426986 CHECK DATE: 06/14/2024		06/04/2024		0624-2	259113	99.94	99.94	06/04/2024	INV	PD		SUPPKLIES
463863 CHECK DATE: 06/14/2024		06/05/2024		0624-2	259113	73.98	73.98	06/05/2024	INV	PD		FOOD - RESALE
					1,999.16							
13612 UTILITY TRANSPORT SERVICE, INC												
INV-075451 CHECK DATE: 06/14/2024	20240001	05/22/2024		0624-2	259114	2,338.40	2,338.40	06/14/2024	INV	PD		MATERIAL HAULING
9719 VERIZON CONNECT NWF INC.												
308000057589 CHECK DATE: 06/14/2024		06/03/2024		0624-2	259115	1,143.15	1,143.15	06/14/2024	INV	PD		GPS/AVL FLEET TRACKING
13062 ANDREW & KELLY VERNON												
20231680 CHECK DATE: 06/14/2024		06/01/2024		0624-2	259116	3,960.00	3,960.00	06/21/2024	INV	PD		681 DUANE ST RESTORE R
919 VILLA PARK ELECTRICAL SUPPLY CO, INC												
263797-00 CHECK DATE: 06/14/2024		05/22/2024		0624-2	259117	123.00	123.00	06/28/2024	INV	PD		FAN RELAY

VILLAGE OF GLEN ELLYN



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID	AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
12899 WAYDE BEECHY, INC.												
348293		06/07/2024		0624-2	259118	355.90		355.90	06/14/2024	INV	PD	INVENTORY - BATTERIES
CHECK DATE:		06/14/2024										
948 WEST PUBLISHING CORPORATION												
850245690		06/01/2024		0624-2	259119	501.64		501.64	06/21/2024	INV	PD	SOFTWARE ONLINE SUBSCR
CHECK DATE:		06/14/2024										
4450 WESTERN IRRIGATION, INC.												
160084		06/04/2024		0624-2	259120	145.00		145.00	06/14/2024	INV	PD	IRRIGATION START UP 97
CHECK DATE:		06/14/2024										
160111		06/04/2024		0624-2	259120	170.00		170.00	06/14/2024	INV	PD	IRRIGATION STARTUP, PW
CHECK DATE:		06/14/2024										
						315.00						
6902 WESTERN IRRIGATION												
837578		06/04/2024		0624-2	259121	600.00		600.00	06/14/2024	INV	PD	RPZ/BACKFLOW TESTING
CHECK DATE:		06/14/2024										
12860 WHEATON CARWASH, INC.												
1103		06/08/2024		0624-2	259122	260.00		260.00	06/14/2024	INV	PD	MAY CAR WASHES
CHECK DATE:		06/14/2024										
962 WILSON GOLF DIVISION												
4546258120		06/06/2024		0624-2	259123	745.20		745.20	06/20/2024	INV	PD	MERCHANDISE FOR RESALE
CHECK DATE:		06/14/2024										
7711 WINDY CITY DISTRIBUTION COMPANY												
100465011		06/06/2024		0624-2	259124	361.00		361.00	06/06/2024	INV	PD	BEVERAGE FOR RESALE
CHECK DATE:		06/14/2024										
11028 JACOB WOLLENBERG												
052824		05/28/2024		0624-2	259125	100.00		100.00	06/28/2024	INV	PD	PER DIEM-EVOC
CHECK DATE:		06/14/2024										
975 ZIEBELL WATER SERVICE PRODUCTS INC												
265825-000		05/22/2024		0624-2	259126	141.00		141.00	06/14/2024	INV	PD	CAP FOR PW OPEN HOUSE
CHECK DATE:		06/14/2024										
265889-000		05/29/2024		0624-2	259126	610.00		610.00	06/14/2024	INV	PD	FIRE HYDRANT PARTS
CHECK DATE:		06/14/2024										
						751.00						



VENDOR INVOICE LIST

INVOICE	P.O.	INV DATE	VOUCHER	WARRANT	CHECK #	INVOICE NET	PAID AMOUNT	DUE DATE	TYPE	STS	INVOICE DESCRIPTION
1,382 INVOICES						9,033,314.85					

** END OF REPORT - Generated by Patrick Brankin **



Minutes
Village of Glen Ellyn
Regular Village Board Meeting
Monday, May 13, 2024
7:00 PM
Glen Ellyn Civic Center, Galligan Board Room

A. Call to Order – 7:00 P.M.

B. Pledge of Allegiance

C. Roll Call

Upon roll call by Clerk Cosby, Trustees Christiansen, Gould, Simon, and Thompson answered “Present.” President Senak was absent. Trustee Simon presided over the meeting as President Pro tem.

Also in attendance: Assistant Village Manager/Community Development Director Rodman, Village Attorney Mathews, Public Works Director Buckley, Finance Director Brankin, Economic Development Coordinator Hannah, Village Engineer Daubert, Police Chief Norton, and Fire Chief Clark. Village Manager Franz and Trustee Kalinich arrived a few minutes after the roll call.

D. Audience Participation

John Svalenka, resident, brought up the effort to hire a full time Village Attorney to replace Attorney Mathews, saying that he wondered if a full-time person was really necessary and if perhaps the work can be managed through a consulting attorney more efficiently.

Julie Ryan, resident, wanted the Board to reconsider the decision regarding installation of sidewalk on the east side of Brandon Avenue. She talked about the construction work being done in 2027 and that asked that perhaps the sidewalk could be added to that project. She submitted her full brief, along with signatures from the residents of Brandon Avenue in favor of the sidewalk installation at that time.

E. Presentation

1) Proclamation in Honor of resident Marjorie Sullivan Lee (Resident Julie Evans)

President Pro tem read the proclamation honoring resident Marjorie Sullivan Lee. President Pro tem Simon presented Mrs. Lee with the key to the Village. A group photo was taken to commemorate the event.

Julie Evans, resident, gave her comments on the proclamation and Mrs. Lee’s essential work in the community. She recognized friends either in attendance, or otherwise, as further thanks to Mrs. Lee for her tireless work as parent advocate for those with disabilities.

Mrs. Lee gave her thanks for the honor being bestowed on her by the Village.

President Pro tem Simon added that we are grateful that Mrs. Lee is part of the community.

2) Proclamation in Honor of Peace Officer Week (Police Chief Norton)

Clerk Cosby read the proclamation in honor of National Police Week.

President Pro tem Simon added that the Village appreciates the Police and everything they do for the community.

3) Proclamation in Honor of Emergency Medical Services Week (Volunteer Fire Company Chief Clark)

Volunteer Fire Company Chief Clark read the proclamation in honor of Emergency Medical Services Week.

Chief Clark then introduced three members of the EMS team in attendance for the presentation. A group photo was taken to commemorate the event.

President Pro tem Simon said that the Village was grateful for the entire EMS team's time and effort toward serving the community.

4) Proclamation in Honor of Public Works Week (Public Works Director Buckley)

President Pro tem Simon read the proclamation in honor of Public Works Week, adding that the Village appreciates their dedication.

Public Works Director Buckley let everyone know about the upcoming Public Works Open House and the activities involved for the community.

5) Recognition of Public Works staff for achieving Gold level status from the Illinois Section American Water Works Association (ISAWWA) Water Ambassador Program for third consecutive year (Public Works Director Buckley, ISAWWA representatives Shaunna Robinson and Ralph Gross)

Ralph Gross, District trustee, presented the Gold Level status in the Water Ambassador Program to the utilities division of Public Works, which the department has earned for three years in a row.

Mr. Gross then gave some background on the Village's participation in the program and the water savings achieved. He thanked Village management for being aligned with the goals of the program as well.

Mr. Gross gave some facts about the Village water system and added that it is no small feat to manage it at the level that Public Works consistently does.

A group photo was taken to commemorate the event.

F. Consent Agenda - The following items are considered routine business by the Village Board and will be approved in a single vote in the form listed below:

RESULTS:	APPROVED [5 to 0]
MOVER:	Trustee Gould [Items 1; 4 – 7A; 8; 2, 3 & 7B as amended]
SECONDER:	Trustee Kalinich
AYES:	Gould, Kalinich Christiansen, Simon, Thompson
NAYS:	

Motion to approve the following items including Payroll and Vouchers totaling \$3,655,956.77. These agenda items have been reviewed by the Management Team and Village Attorney and are consistent with the Village's purchasing policy (Trustee Gould).

- 1) Total Expenditures (Payroll and Vouchers) - \$3,655,956.77

Trustee Gould stated that it was her turn to review the expenses this month and had an issue with an item she had asked Village Manager Franz about that referenced a business lunch but didn't list the attendees, Village Manager Franz had replied that there was a process change, but Trustee Gould did not feel that this change made sense. She asked this could be discussed in a future workshop and perhaps revert to the process as it had been before, listing the attendees of a business lunch.

- 2) Village Board April 29, 2024 Special Workshop Minutes

Village Manager Franz read suggested changes and additions to the minutes submitted by Trustee Kalinich and Trustee Gould, which clarified their comments made at the workshop.

- 3) Village Board April 22, 2024 Meeting Minutes

Village Manager Franz read a suggested change submitted by Trustee Kalinich to the minutes on page 4 in the fourth paragraph, clarifying that it was the Glenbard West AP Environmental Science classes that had just taken the tour.

- 4) Village Board April 15, 2024 Workshop Minutes

- 5) Approve Resolution 24-07, a Resolution accepting the Water Main and Bill of Sale at 90 North Finley Road (Assistant Village Manager/Community Development Director Rodman)

- 6) Ordinance No. 8004, An Ordinance Amending the Budget of the Village of Glen Ellyn for the Fiscal Year Ended December 31, 2023 (Finance Director Brankin)

- 7) Motion to authorize the Village Manager to execute Change Order 2 to the Village's Contract with AECOM Technical Services, Inc. in the amount of \$8,175, for Engineering Consultant Services for the Village's Multi-Year Utility and Roadway Improvements Project to be expensed to the Capital Projects Fund.

Motion to authorize the Village Manager to execute Change Order 3 to the Village's Contract with AECOM Technical Services, Inc. in the amount of \$717,248.01, for Engineering Consultant Services for the Village's Multi-Year Utility and Roadway Improvements Project to be expensed to the Capital Projects and Water and Sewer Fund (Public Works Director Buckley)

Village Engineer Daubert said that the second motion in this item should be amended to read as it does in the above copy, not just the Capital Projects Fund.

- 8) Motion to approve a Fire Prevention Award in the amount of \$10,000 to 580 Duane LLC at 580 Duane Street, to be expensed to the Central Business District TIF Fund (Economic Development Coordinator Hannah)
- 9) Motion to approve Ordinance No. 8005-VC, An Ordinance approving Text Amendments to the Glen Ellyn Municipal Code Title 8, Section 8-1-13 and Title 10, Sections 10-2-2, 10-5-8, 10-5-14, and 10-5-15 to Regulate Outdoor Dining, Dining Platforms and Live Entertainment (Assistant Village Manager/Community Development Director Rodman)

RESULTS:	APPROVED [5 to 0] Subject to Attorney Review
MOVER:	Trustee Gould
SECONDER:	Trustee Kalinich
AYES:	Gould, Kalinich, Christiansen, Simon, Thompson
NAYS:	

Trustee Christiansen wanted the addition of proximity of smoking to the outdoor diners. Village Manager Franz said that staff was debating this very issue at the moment. Assistant Village Manager/Community Development Director Rodman gave additional input on state regulations regarding this request. Attorney Mathews suggested that this item should be subject to attorney review. Discussion ensued.

Trustee Thompson said that the Plan Commission had a lively discussion on the issue of the sidewalk dining platforms. He was not comfortable taking parking spaces and turning them into platform dining in the street. Attorney Mathews suggested that the item be pulled from the Consent Agenda for further discussion. The item was then pulled.

Trustee Thompson was hesitant to have the Board's policy to be supporting platforms in the street. He felt it defeated the purpose of Streetscape that gives restaurants a larger sidewalk area to work with. He cited Fire & Wine restaurant as an example.

Trustee Gould brought up the possible closing of Main Street and how some businesses thought that would be a problem. She felt that creative outdoor dining options need to be revisited and discussed further. That said, for this season, perhaps outdoor dining can move forward as envisioned, but for next year it should be reviewed.

Trustee Kalinich heard the concerns and the feedback about parking combined with more opportunities for outdoor dining. She brought up Wheaton's approach for comparison and thought that closing Main Street was not a good option for

the Village and added that using some parking spaces would work better. She felt that the different options being used by the restaurants give the area more variety and add depth for those walking through the downtown area. She felt revisiting the subject every year was a benefit to make it better.

Trustee Christiansen said that the current platforms are on streets that have not been redone for Streetscape. In general, the platforms do not bother her and that parking is not as difficult as it might have been in the past. She hoped more solutions would be apparent as outdoor dining is allowed and evolves.

Trustee Thompson talked about the Plan Commission suggestion that there should be only one platform per block face. He reiterated his feeling that the Streetscape was designed to increase sidewalk dining and felt the policy should be pushed in that direction.

Assistant Village Manager/Community Development Director Rodman talked about the amendments, specifically the block face issue and that the Board needs to approve all initial requests for platforms. She added that constructing the dining platforms are a business expense and that the expectation should not be given just to be pulled back at a later date.

Trustee Gould thought Park Blvd. had good access and talked about the vibe of outdoor dining as far as traffic and overall dining experience. She added that the overall vision needs to be discussed and defined. She also felt there were several different options to keep the sidewalks from being crowded with furniture.

Trustee Gould commented that she was concerned with the cash investment by businesses for the platforms and asked Assistant Village Manager/Community Development Director Rodman how many had been applied for. Assistant Village Manager/Community Development Director Rodman replied and said that a few businesses were interested in platforms. Discussion continued about the current platform requirement criteria going forward and the platforms that do not conform.

Attorney Mathews said if there is no safety issue, perhaps businesses could be given a grace period as far as meeting the new platform criteria. Economic Development Coordinator Hannah gave additional information on the platform issue on Forest Avenue.

Trustee Christiansen asked if the parking lot behind the real estate office on Forest Avenue was public after hours. Village Manager Franz said it was private. Trustee Christiansen thought that perhaps an arrangement could be made with the business to allow after hours parking in the future.

Trustee Gould asked if there was going to be a modification to the ordinance. Assistant Village Manager/Community Development Director Rodman explained why the ordinance did not need to be amended at this time. Village Manager Franz said that the Forest Avenue platform could be brought back next year as an agenda item to be grandfathered in for a 3-year period.

Attorney Mathews thought that “subject to attorney review” should be added to item 9 to cover the platform on Forest issue as well as the smoking parameters. The Board agreed to this amendment.

- 10) Motion to authorize the Village Manager to execute a License Agreement with 504

G. Other Business

Trustee Kalinich wanted to make everyone aware that the Historic Preservation Commission has been working on developing incentives to preserve historically significant buildings that can be offered to homeowners as well as developers. She mentioned that they are working with neighboring communities, specifically Hinsdale who has been through the process recently, to investigate what actions can be taken, along with the pros and cons. She continued by saying that in June or July, a report will be ready with cost elements and incentives to be considered for next year's Village budget.

Trustee Christiansen said she was excited about the efforts and that we are losing historic houses rapidly and need to find a way to preserve these gems. She mentioned that the Historic Preservation signs being placed in yards this month and one of the signs she was asked to place was at a house scheduled to demolition.

Trustee Thompson said that he and Trustee Gould were working on encouraging more historic preservation in the downtown businesses as well. Trustee Kalinich said they got some insight on this from Hinsdale's experience. Discussion continued to efforts that can be done to promote improvement, working with Architectural Appearance Commission and Historic Preservation Commission.

President Pro tem Simon commended the Planning Commission of their thoughtfulness and exploring all of the issues involved.

H. Reminders

- 1) Village Board Workshop, Monday, May 20, 2024 at 7 pm
- 2) Village Board Meeting, Tuesday, May 28, 2024 at 7 pm

I. Adjourn - 8:10 P.M.

Mover: Trustee Christiansen; Second: Trustee Gould. Unanimous vote to adjourn.



Minutes
Village of Glen Ellyn
Regular Village Board Meeting
Monday, February 26, 2024
7:00 PM
Glen Ellyn Civic Center, Galligan Board Room

A. Call to Order – 7:00 P.M.

B. Pledge of Allegiance

C. Roll Call

Upon roll call by Deputy Clerk Cannova, President Senak and Trustees Christiansen, Fasules, Kalinich, Gould, Simon, and Thompson answered “Present.”

Also in attendance: Village Manager Franz, Assistant Village Manager/Community Development Director Rodman, Village Attorney Mathews, Public Works Director Buckley, Finance Director Brankin, Economic Development Coordinator Hannah, General Manager Vesevick, Management Analyst Irizarry, Information Technology Director Chiappetta, Communications Coordinator Paplauskas, and Deputy Police Chief Vavra.

D. Audience Participation

There was no off-agenda audience participation.

E. Consent Agenda - The following items are considered routine business by the Village Board and will be approved in a single vote in the form listed below:

RESULTS:	DENIED [2 to 4] VOTE TO TABLE CONSENT AGENDA
MOVER:	Trustee Thompson
SECONDER:	Trustee Gould
AYES:	Thompson, Gould
NAYS:	Fasules, Kalinich, Christiansen, Simon

Motion to approve the following items which have been reviewed by the Management Team and Village Attorney and are consistent with the Village's purchasing policy (Trustee Thompson)

- 1) Authorize the Village Manager to execute a contract for 2024-2026 Landscape Maintenance Services for an amount not to exceed \$284,676.00 and a contract for the 2024-2026 Alternate Bid for Parkway Restorations in an amount not to exceed \$28,605.00 to City Escape Garden and Design of Chicago, IL (Public Works Director Buckley)

RESULTS:	APPROVED [5 to 1]
MOVER:	Trustee Fasules
SECONDER:	Trustee Kalinich
AYES:	Fasules, Kalinich, Christiansen, Gould, Simon
NAYS:	Thompson

Trustee Thompson requested this item be voted on separately. The Board unanimously agreed.

Public Works Director Buckley reviewed the contract process in which the 3-year contract went out for bid, sending it to 37 landscaping companies and receiving 9 bids. He said they were going with the low bid based on positive reference checks with the municipalities of Tinley Park, Buffalo Grove and Oak Park.

President Senak said he was pleased that the contract was sent out for bid.

Trustee Thompson was concerned that a new provider had been chosen for the 3-year contract that the Village has no experience with. He added that the bids were all over the board and wasn't sure that the companies know what they were bidding on.

Trustee Thompson was also concerned that the Village is going outside of the county to service this contract and wanted to know if any preference was given to the incumbent servicer, Barry.

Public Works Director Buckley replied there was not, adding that Barry holds other contracts and there was a concern that it would seem as if the Village only used Barry, and that it was common to change contractors.

Village Manager Franz added that because it's a Public Works contract, the Village must go with the low bid unless there is a reason not to accept the low bid. Discussion ensued, including expected service levels and how to break the contract if those levels are not met.

Trustee Thompson asked about why there were some large discrepancies in the bids. Public Works Director Buckley said there was an error in the Excel Spreadsheet which some vendors caught while others did not. Because of this, Public Works went back to ensure that each vendor understood the accurate information so that everything was accurate.

President Senak asked if there was an exception in the Village Code to the lowest bidder requirement if there are professional services involved. Village Manager Franz replied that there was, but this is not considered a professional service. Discussion ensued.

Trustee Thompson asked if the Village Board can override the lowest bid requirement and take the second lowest bid. Village Manager Franz replied that he

thought the Board could but that the Village Attorney would probably advise that there should be a very good rationale for that. Discussion ensued.

Trustee Gould asked if the contract amount had been reduced since some of the property maintenance had been outsourced to the Park District. Public Works Director Buckley replied that those properties have not been part of this contract in the past or currently. He then gave some details on the Park District properties.

Trustee Gould asked what are the parcels that Public Works manages that someone else maintains. Public Works Director Buckley replied about these parcels.

- 2) Authorize the Village Manager to execute a Change Order in an amount not to exceed \$180,000 for construction services to the current contract for Construction, Inc. of Lombard and a Change Order in an amount not to exceed \$34,000 for design fees to the current contract for KTG Group, Inc. of Chicago related to scope modifications to the renovation project at the Village Links/Reserve 22 Clubhouse to be expensed to the Village Links Cash Reserves (General Manager Vesevick)

RESULTS:	APPROVED [5 to 1]
MOVER:	Trustee Simon
SECONDER:	Trustee Kalinich
AYES:	Simon, Kalinich, Christiansen, Fasules, Gould
NAYS:	Thompson

Trustee Thompson requested this item be voted on separately. The Board unanimously agreed.

Trustee Thompson was concerned about authorizing both the engineering architecture and the project without seeing the plans. He suggested that the architecture be approved and then come back to see what's proposed, and then approve the project. He added that he felt this was being rushed. General Manager Vesevick replied with details about the construction change order and what is trying to be achieved with the available small space.

Trustee Thompson said that the way this was being done was not the way the Village usually does things. He was concerned that the change order did not get vetted and approved by the Recreation Commission.

Trustee Kalinich responded to Trustee Thompson by saying that sometimes changes do come up that need a decision within a tight timeframe. She added, for this particular change, she knew personally from using those facilities that it's needed. She also felt that it would be absolutely appropriate to have the follow up with the Recreation Commission soon as possible so that loop could be completed.

Trustee Thompson countered by saying that it was still going outside the way the Board should be doing things. He added that there had been no public process and it was just being decided because it's convenient.

Trustee Fasules commented that if the Village is going to renovate a building in 2024 and not make it ADA-compliant, then the Board is not doing what they need to for

the Village. He continued by saying that some people were going to lose locker space but the Village will gain ADA compliance.

General Manager Vesevick replied that the loss of lockers was addressed in the Recreation Commission January meeting, at which the members went into detail regarding the number of current lockers and what how many would be available with the switch to ADA-compliant space and lockers.

Trustee Kalinich asked if it was possible to have lockers in another location as well. General Manager Vesevick replied, explaining why no other space is available.

Trustee Christiansen asked how long it would take it take to go through the Recreation Commission and return to the Board as well as the risks involved in delaying the decision. General Manager Vesevick replied that the risk is that it puts the project further into the golf season. He added that this would not be the end of the world, however, there is work in the kitchen that needs to be finished before the restaurant starts getting busy with banquets.

Discussion continued about how much time it would take to send this to the Recreation Commission. Trustee Fasules interjected that there was no need for that because the Board is the ultimate authority of the community, the staff has given their OK, and this is what they believe is the right thing to do in order to make the building ADA compliant. He suggested trying to find another place to put some sort of locker facilities.

Trustee Gould asked for clarification if before this change, there were no ADA compliant bathrooms, or were there just not enough. General Manager Vesevick replied that there were none except in the restaurant. Trustee Gould then asked if the current ADA restrooms were enough to meet requirements. Village Manager Franz responded with the considerations of not adding ADA compliance versus adding it, with the decision being made, based on quotes, that it was the right thing to do, and since the renovations were being done, the ADA compliance should be included.

F. Approval of a Purchase and Sale Agreement with Full Circle Communities, Inc. concerning the property commonly known as 640 Taft Avenue (Manager Franz) (Trustee Fasules)

RESULTS:	APPROVED [7 to 0]
MOVER:	Trustee Fasules
SECONDER:	Trustee Gould
AYES:	Fasules, Gould, Christiansen, Kalinich, Simon, Thompson, President Senak
NAYS:	

- 1) Motion to Approve Ordinance No. 7094, an Ordinance authorizing the approval of a Purchase and Sale Agreement with Full Circle Communities, Inc. concerning the property commonly known as 640 Taft Avenue, Glen Ellyn, Illinois

Village Manager Franz stated that Consultant Kon Savoy would review the details of the

motion. After that he said that representatives from Full Circle would speak, and that he would be part of the presentation as well. He then turned the presentation over to Mr. Savoy.

Before starting, Mr. Savoy thanked everyone involved for keeping the vision in mind, which included his entire team who worked on market analysis, public participation, and design concepts, as well as Village staff. He added that Mark and his team are some of the most dedicated, creative, knowledgeable, thoughtful, and skilled professionals he had worked with.

Mr. Savoy then gave a quick review of the property on Roosevelt Road and Taft Avenue, giving details about the entire parcel and the split of east and west. He then gave a brief history of the site, talking about how it is now a catalyst site per the Comprehensive Plan.

Mr. Savoy reviewed the limitations of the Roosevelt frontage and a number of other site constraints that limit the development of the property.

Mr. Savoy talked about the Village's objectives when it moved into the process of securing the property for redevelopment. He then reviewed the purchase and sale agreement for the property.

Mr. Savoy stated that his firm was engaged in September 2021 to assist in identifying a vision for the redevelopment of the site, assisting in the public process and in the development recruitment process. He added that the Village closed on the property in January 2022 for \$2.85 million, purchased using corporate revenue reserves and TIF funds.

Mr. Savoy reviewed actions taken since purchase of the property. He then spoke about the market analysis and its findings regarding what developers would be willing to build on the site. He talked about the community open houses held regarding potential development on the site and the encouragement of public input, including the establishment by the Village of the Roosevelt Road/Taft Avenue Hotel Site Work Group, an ad hoc working group consisting of ten members of the Glen Ellyn community.

Mr. Savoy emphasized that this was a public-driven design process, and in the end, 27 different development scenarios came out of the ad hoc community group. He said the consultant team then took these scenarios and developed 5 design concepts to submit to the Village as well as the ad hoc group.

Mr. Savoy turned the meeting back to Village Manager Franz. Village Manager Franz described that at that point in the process, the Village hired Matt Ishikawa from CBRE to lead the efforts to market the property, collect the offers, and vet various developers.

Village Manager Franz stated there were nine different offers to develop the property. He then gave highlights of the negotiations with the developers to reach the current offers. He then spoke specifically about the offer for the west parcel and said that the Village had negotiated a draft purchase and sale agreement, which was being considered at this meeting, with Full Circle Communities, to develop multi-family, affordable housing. The Village and Full Circle had negotiated a draft purchase and sale agreement.

Village Manager Franz then invited representatives of Full Circle to give a presentation of their plans.

Mary Donahue, a project manager with Full Circle Communities, gave a brief history of Full Circle and their current portfolio. She spoke about their mission and how they achieve it. She added that because they are the developer as well as the long-term owner and property manager, they are committed to the success of their development and to being a good neighbor in the communities where they work.

Ms. Donahue then reviewed Full Circle's property management approach on the local as well as corporate level. She gave examples of positive feedback from municipal officials and community partners in many places where we already work.

Ms. Donahue then highlighted the type of work they do in their facilities and the high standards they demand. She then transitioned into an overview of their initial plans for the site at Taft and Exmoor, with plans being finalized as the process continues with the Village.

Ms. Donahue defined supportive housing units as those that typically rent to household at 30% of the area median income. She then reviewed the units in to be included in this proposal and added that they are responding to the community needs for affordable and accessible housing that were identified in the Village's housing assessment.

Per the request of Village Manager Franz, Ms. Donahue introduced Full Circle President & CEO Joshua Wilmoth and their attorney, Steve Freeland.

Village Manager Franz reviewed the basic business terms of the purchase and sale agreement. He also went through key deadlines to keep in mind as the project moves forward.

Next, Village Manager Franz talked about the financial impact of the whole Roosevelt Road site, information attached to the meeting agenda. These points included covering the acquisition cost, site demolition, and the total taxes anticipated over the life of the TIF as well as property taxes. He concluded by saying that in the long term, the Village anticipates a return on investment, including about \$593,000 of TIF increment overall.

Lastly, Village Manager Franz highlighted the next steps of the process for the west side, emphasizing that all will be vetted publicly through various commissions and ultimately by the Village Board. He added that the process for the east side may be the same depending on the final agreement.

Trustee Kalinich said she understood that senior housing would be included and asked Full Circle if this was in the plan. Full Circle replied that seniors would be eligible to live there.

Trustee Kalinich wanted to confirm that the percentage for adults with disabilities was 30%. Full Circle replied yes, and it could be more.

Trustee Kalinich asked Full Circle to give practical examples of support services that would be offered. Full Circle's CEO, Mr. Wilmoth, replied that they services would be tailored to the residents through outreach to provide services available in the community.

Trustee Fasules asked why senior housing is not specifically allotted. Mr. Wilmoth replied that they could not without violating terms of the federal fair housing law.

Trustee Thompson asked if the income levels apply to all of the housing. Mr. Wilmoth replied, explaining the breakout and percentage scenarios.

Trustee Thompson asked about the application process and if there was actual proof that applicants have to provide when presenting their financial data. Mr. Wilmoth replied yes, giving further details.

President Senak followed up by bringing up the implication that letting Full Circle develop the property is simply recreating the hotel situation. He asked that Mr. Wilmoth give some sense of what their vetting process is for selecting residents to occupy the property, and then what would occur if a resident violated the law? Mr. Wilmoth replied that there are hundreds and hundreds of people right now in Glen Ellyn who want to, and qualify to, live in this property. Mr. Wilmoth then went through the steps and the screening process involved in renting with Full Circle.

President Senak asked what happens if one of the residents does commit a crime. Mr. Wilmoth explained that Full Circle does not tolerate this in their properties and outlined the steps taken to correct the problem for the safety of the building residents as well as the community.

Trustee Christiansen asked what percentage of applicants are accepted. Mr. Wilmoth replied, saying that the data is challenging but gave their Larkin property in Elgin as an example.

Trustee Christiansen asked about partnering with local providers and services and wanted to know who those providers and service providers would be. Ms. Donahue replied these supportive service providers are often chosen to reflect the target population of the of the development. She talked about the Larkin property, and others, to illustrate this.

Trustee Christiansen asked for an explanation of each of the different types of housing and how they vary from one to the other. Ms. Donahue replied, explaining affordable and workforce housing.

Trustee Gould asked Full Circle to give an idea of the mix to be expected and the high, low and median numbers in terms of students in K through 12 to expect as well. Mr. Wilmoth replied with results of an analysis they did of 189 similar units in the Chicagoland area. He said they had found that on average there was one child for every five units and one school age child for every six units, adding that no children are allowed to live in the studios in Taft/Exmoor property, and expected 9-11 children if completed as designed.

Trustee Gould asked about Full Circle's Arlington Heights development that is currently in progress, wanting to know if it is similar or different as far as the targeted resident population here. Ms. Donahue replied.

Trustee Fasules asked if seniors can be moved up the waitlist up the same as applicants with disabilities. Mr. Wilmoth replied no, but many seniors have disabilities, adding that Full Circle is disability neutral per fair housing law.

Trustee Fasules asked what percentage of their residents come from the same community as the building location. Mr. Wilmoth replied with data points.

Trustee Thompson asked if there were legal residency requirements in fair housing, and what is the residency requirement. Mr. Wilmoth replied. Trustee Thompson followed up by asking if it is open to U.S. citizens only. Mr. Wilmoth replied that it is open to citizens and naturalized immigrants.

Trustee Thompson asked if this property will be open to people with Section Eight vouchers. Mr. Wilmoth replied, saying that they are not allowed to restrict based on source of income.

Trustee Thompson asked Village Manager Franz to talk about the taxes that were paid by the hotel property in the last ten years. Village Manager Franz replied saying that last year the property taxes for the entire site were \$31,000. Trustee Thompson followed up by asking how much of that did the schools receive. Finance Director Brankin replied.

Trustee Thompson asked what the projected increment will be. Village Manager Franz replied that for the west side, it is projected to be \$593,000 and when the TIF expires in 2037 there would be a new tax rate. Finance Director Brankin talked further about the TIF currently and after its expiration. The east side of the property has preliminary projections and will be updated once its contract is final.

Trustee Gould asked about the taxes generated on a per-acre basis compared to other parcels of Roosevelt Road. Finance Director Brankin replied he would need to research to answer. Trustee Gould replied with her own calculations and thought that it was a good revenue stream.

Trustee Gould asked how many units of affordable housing have been added to the Village since the 2018 data. Village Manager Franz replied. Trustee Gould gave her own ballpark of the development that she was aware of and felt the number was still hovering around 16%.

President Senak stated that the Roosevelt Road property is a similar situation to Five Corners and APEX and that his approach would be the same as he used for those, in that he would do his homework and not only let it be known how he will vote, but also say why he's going to vote that way. He then gave some background on the property saying that had been for sale for years and there were no takers during that time.

President Senak continued by saying that the condition of the property was affecting the equalized assessed value of the property around it and that the crime at this location was disproportionate. He added that past Boards took a hand-off approach that was not solving the problem, so the current Board decided to take a more proactive approach by acquiring the property in January 2022 with the intent to facilitate the redevelopment of the property. He commended the Trustees for their foresight in making the decision to purchase the property, thanking the staff for the substantial amount of additional work they put into the project.

President Senak reviewed the steps taken in the development of the property which included a housing study and much community input.

President Senak stated that the development of this property is a unique opportunity for the Village and he wanted everyone to understand that in this situation, residents had a direct impact on the type of development that would be realized before a decision was made. He added that this wasn't a decision made by a developer, or of the staff, or even a decision of any individual on the Board, but it was a community decision.

President Senak emphasized that the Board took great care to ensure that developing and planning for this site was done properly, and that regardless of whether someone agrees or disagrees with the outcome, any claim that this Board did not listen to the community is frankly not supported by the facts.

President Senak then went through what was learned from this process from the consultant, citing the demand for 15,000 to 25,000 square feet of new retail space at this location, minimal

demand for new office space, potential residential use but not for single family housing, and the need for affordable senior apartments.

President Senak went on to talk about what was learned from the community, citing about 62% in favor of affordable housing, 33% in favor of commercial development and opposed to affordable housing, with 4% neutral and 1.8% for affordable housing, but not at this site. He continued by recapping his involvement in the process and in all modesty, he felt that no one has heard more public comment about this issue than he has.

President Senak talked about the myriad suggestions for development that had been submitted, pointing out that the community could want a certain type of development but without market support and a developer that wants to build it, nothing can happen.

President Senak followed up by saying that the Village asked the development community for its interest in developing this property consistent with Village guidelines and received nine proposals from seven different developers that included affordable housing as well as commercial development. He then gave his thoughts on the commercial development of the east side, saying he was in complete support of the final proposal being considered.

President Senak then spoke about affordable housing and its definition as it relates to the proposal on the table for the west side of the property. He then talked about the current zoning and if this was a suitable location for affordable housing.

President Senak asked if there is a need in the Village for more affordable housing units, given that the Village exceeds the legally required amount. He then went on to speak about the housing shortage for adults with intellectual and developmental disabilities within the Village, as well as seniors. He wrapped up by citing the Comprehensive Plan and that more affordable housing is definitely needed.

President Senak then considered whether affordable housing was a good deal for the Village and gave his thoughts on this question in terms of highest and best use which included sale price as well as comparing future revenue generation for commercial, residential, and residential affordable housing.

President Senak addressed the residents' concern about the impact affordable housing would have on School District 89, citing the major factors that determine the amount of money available for schools, which are state appropriation, federal aid, tax rates, and enrollment and property value. He stated that he had studied the impact question and had concluded that loss of revenue was miniscule and student increase would be offset by decreases in student enrollment attributable to other demographic factors.

President Senak also addressed the concern about falling property values if affordable housing is put on the site and said he found no empirical data whether an affordable housing development would or would not negatively impact property values in Glen Ellyn. He then elaborated on how the impact on property values was dependent on the developer and that Full Circle's proposal states that they are committed to designing the building to meet the goals of the residents and the local community. He then gave his thoughts on factors that affect property values which included supporting information.

President Senak stated that the Comprehensive Plan is the Village's guiding document and on the issue of commercial development, one goal of the Village is that the Village should develop a system of commercial retail and office development that provides residents with employment opportunities and needed goods and services. Increases Village sales and

property taxes enhances the image and appearance of the community. He continued by expanding on what this means in relation to Comprehensive Plan and the issue at hand.

President Senak discussed the rezoning of the Kingsbrook Glen subdivision property to residential and the proximity of it to the Roosevelt Road property. He also pointed out that Panfish Park is surrounded by residential development and because of this, the Full Circle proposal is consistent with the use and zoning of the nearby properties, but that there were other factors to consider. He then outlined those factors which included the concerns with the housing being near the Shell gas station, public safety and crime. President Senak went into detail on each of these concerns and why they are not applicable to this location or type of housing.

President Senak turned the conversation to the benefits of affordable housing, saying they were well laid out in the workgroups, which include a more stable and robust labor pool for local area businesses, reduced transportation and employment related expenses, promotion of family stability, and additional tax revenue.

President Senak summed up his comments by saying that he fully supports moving forward with this proposal, including the signing of the purchase and sale agreement with Full Circle, adding that this is the beginning of the process and there is a lot of work to be done before the proposal can be considered for approval. He was also in favor of moving forward with the east side proposal as well.

Public comment began with Norris Eber, resident, who spoke about his experience with the process and assumed that the Board will keep its pledge of no negative income economic impact on the Village or school districts caused by the real estate taxes paid by the affordable housing project. He also gave his thoughts on the Ryan Report's findings and felt that there was a major conflict between the Ryan Report analysis and what is stated in the purchase and sale agreement. He submitted information to substantiate his statement and gave a suggestion to change the last two lines of the proposal.

John Day, resident, posed questions to the Board: 1) Is there a breakdown of the 42 units as to the number of studios, one and two bedrooms; 2) Will there be onsite management on the property; 3) if Full Circle does not get their tax credits, are they prohibited to coming back to the Village for that; 4) more information of how project base units would work to keep the residents from the immediate community.

Pat Van 'Tiem, resident, said he was surprised that the Five Corners gas station wasn't allowed, but housing will be allowed close to the Shell station. He then read some negative comments he found on the FCC website regarding other Full Circle properties. He then asked if the property taxes in the Ryan report were in fact, true. He concluded by saying he hoped that Glen Ellyn median income numbers are being used.

Nicolas Nelson, resident, thanked President Senak for a very thorough analysis, especially the tax analysis which he found correct but felt it was a significant amount going to District 89. He also felt that an increase in 9 – 11 students does make a financial difference. He questioned the support within the community for housing at this location, recalling that the majority of the ad hoc committee voted against housing being at that site. He compared the very active group that supports this proposal to the South Glen Ellyn Community Business Development and the public outreach each has done to promote their point of view along with which side is actually the majority view. He expressed frustration that there is no guarantee that units will go to Glen Ellyn residents. He stated that many against this location for affordable housing would be for it at another location. He also felt that there has been the lack of transparency and explained why he felt this way. He also had issues with bids being

accepted for the west side property and timing of grant submissions, feeling these were done behind closed doors. He wrapped up by stating his belief that there has been unfair treatment of the community members residing south of Roosevelt Road.

Marti Boyd, resident, said she had some of the same concerns as Mr. Nelson but was not concerned about the residents not getting a priority for rental of the units. She asked for further clarification about what the waitlist preference means. As far as the disabled tenants, what does that really mean and how does that really work? She also wanted to look at President Senak's notes on tax revenue. President Senak offered to share a copy. Her final question was what the total Village projected costs are to redevelop the hotel properties.

David Firchau, resident who lives near the property, talked about the kinds of crime and unsavoriness that he had witnessed when the hotels were operating. He stated that the majority of the people have said that they are scared, adding that he felt the College of DuPage moved into our Village and makes the decision, and if it wasn't for politics, he didn't think everyone would be in this meeting right now. He also said that he believed there should be affordable housing in the Village. He then went into a list of past grievances with how the Village has conducted itself over the years in regard to other projects.

Tony Payne, resident, cited some of the history of the property purchase process, along with information concerning the zoning. He stated that he believed that the Village had never published the compiled summary of the results of the community feedback until this evening. He then went into some of highlights of the Full Circle development plan and argued that the Village had not conveyed how putting the low-income housing unit in a commercial retail zone will improve the safety and vitality of the area. He thought that this decision should have been put up for public vote. He then asked that the Board show some courage to oppose the purchase and sale agreement with Full Circle until a vote can be held in the Village.

Pete Ladesic, resident, did not think this is the time or the place for this development and gave his reasons for his position, emphasizing the tax revenue issues surrounding the development. He spoke about the concern that Village residents are not guaranteed to benefit from this type of housing. He suggested developing group homes in other residential-zoned areas of the Village. He wrapped up his comments by asking the Board to slow down on a decision for the property and reconsider the sale.

Rachna Chaudhori, resident, encouraged the Board not to sign with Full Circle communities and to instead make the property only for commercial purposes. She cited affordable housing decisions over the last 40 years. She felt that the housing is concentrated in certain areas and that none of the Board lives near affordable housing and said that in essence, the Board was for affordable housing as long as it is not in their personal backyard. She concluded by saying if the Board members truly want to create affordable housing and lift up those in poverty, she implored them to redistrict this affordable housing unit into District 41 schools, so they could benefit from a more diverse school system.

Patruck Lopardo, resident, came to the meeting to support affordable housing and thought that everything he had heard so far about it sounded amazing.

Dennis Thums, resident, asked that something to provide preference to military veterans with disabilities be added to the resident qualifications. He also asked if being a U.S. citizen was going to be one of the criteria. Mr. Wilmoth confirmed that applicants must provide a Social Security number, or if you don't have a Social Security number, you must provide naturalization paperwork from U.S. Immigration. He then went into a request he had emailed earlier asking that the Village Board to consider a resolution that would make Glen Ellyn a non-sanctuary status city, giving his reasons for believing this would be a positive direction.

Kevin McGrane, resident, served on the ad hoc committee and pointed out that there is a petition of south side residents that are overwhelmingly against putting housing in this location. He felt that the wants and needs of those living south of Roosevelt are routinely ignored. He then touched on two items. First, he felt that this process was largely driven by outside organizations because the League of Women Voters have had on their website that there was an agreement with the Village that this site would be affordable housing, adding that the President denied that there was any such agreement made. Second, he stated that the Village had brought in an affordable housing specialist who said the only way to ensure this housing would not revert back to the eyesore or crime problems from before would be for the Village to build into their agreement with Full Circle Communities that this property never be used for illegal aliens, the homeless, parolees, those with mental disorders or violent behaviors, etc. and from what he had seen, none of these restrictions are part of the agreement. He concluded by saying that we should be differentiating between affordable housing and supportive housing for adults with developmental disabilities who do represent a group that should be helped, but since Illinois is a failed state that has largely been abandoned.

Renie Atchison, resident supporting the Full Circle development, pointed out that the property had been on the market for eight years with no viable commercial offers. She suggested that this is the very beginning of supplying affordable housing for special needs adult children of Glen Ellyn residents. She talked about turning single family houses within the neighborhoods into full-time supportive housing. She concluded by saying that she is tired of the insinuation that outside organizations are the ones here to supporting something in Glen Ellyn when they don't live here because it is not true.

Clair Hughes, resident and representative of DuPage United, a group of 28 inclusive nonprofit institutions whose members are organized to engage in nonpartisan relationship building with various community groups and public officials. She said that while this is the group's official mission, what they really do is work together on common areas of interest based on core value for human dignity, equality and respect and that members research, listen, develop proposals, and act together to bring about meaningful changes that improve the basic quality of life for people in DuPage County. She continued by saying that their work in Glen Ellyn had just begun and went into some history of that work and said it had been a sometimes-arduous process and also a journey which has made the community better because of the new relationships forged. She concluded by saying that our community is better because we've experienced the power of people working in collaboration and engaging in civil dialogue and that this building of healthy public relationships between residents and our elected officials will enable us to move effectively forward together as one community and other issues in the future.

Trustee Kalinich stated, quote, "I was seated as a Village Trustee in May 2021...

The Village, with my eager approval, entered into a purchase and sale agreement for the Roosevelt Road property in June 2021, with the goal of upgrading the depressed site for the betterment of the community. This sale was finalized in January 2022. While I was aware that there were community members seeking a location for affordable or attainable housing specifically to provide support for adults with disabilities, I had no knowledge that the Roosevelt property was a site that the community members had identified as a potential location for such a facility.

Throughout the entire examination of options, the use of this property, at no time did I have a predetermined plan or goal as to what the outcome would be for the purchase and development of the. I participated in many of the community

engagement discussions as I was able to do, and at each meeting I wrote down and reviewed the feedback offered.

There is no community member for whom I dismissed their perspective. There have been two critical pieces of information I considered when making decision regarding the future use of this property. One, review of a current housing assessment and related needs and two, review of the actual bids that were submitted for purchase of the property. When the data from the housing assessment was shared, it became overwhelmingly clear that the need for affordable or attainable housing was necessary for our community.

The specific areas of need identified included housing for aging adults who wish to downsize and remain in Glen Ellyn, workforce housing as well as individuals with disabilities. When the bids for the properties were submitted, I was surprised that there were not more bidders with a greater variety of options. My anticipation of options was formed in part by my participation in the summer of 2022 and the charrette process.

Through this activity, there was some great ideas shared, and I found myself anticipating potential uses of the property that I had not previously considered.

I have every confidence that our real estate broker from CBRE aggressively promoted the sale of the Roosevelt Road property and has worked diligently on behalf of the Village. My job as a Trustee is to review the options and provide input on how the options could best meet the community's needs, as well as recoup the financial expenses incurred by the Village.

I recognize that there are passionate and thoughtful opinions and how this property should be developed. I appreciate everyone's commitment to advocate as they believe. There have been some comments related to the potential impact on our schools if housing is built on this property. As a 33-year career educator, I care very much about the impact on our schools.

With this in mind, I have reviewed some of the concerns raised related to an increased burden placed on District 89 schools versus District 41 schools, including cost, space and student performance. To complete this assessment, I reviewed the most recent district report card data that was submitted to the Illinois State Board of Education.

This includes data from the 2022-2023 school year. The highlights I would like to note include the following: There are many similarities such as two elementary districts in Glen Ellyn. Both are representative of striving for excellence in education. District 41 has two schools rated exemplary and three schools rated commendable. District 89 has one school rated exemplary and four schools rated commendable.

This means that based on student test performance, none of the schools have subgroups of students who are underperforming. The exemplary schools are those who are identified as being in the state's top 10% of student performance on the standardized tests. Each district has an exemplary school. Both categories are good and where any community should want their schools to be categorized.

The major difference between these two school districts is in their enrollment numbers. District 89 has 37% less enrollment than District 41. This is true from school to school as well as in the total enrollment. When our Glenbard Township High School District 87 enrollment are considered, Glenbard South has 53% fewer

students enrolled than Glenbard West. I know that some community members been concerned about the cost per pupil figure for each of the elementary districts.

This is a difficult number to use for comparison of districts, as it is a simple calculation of each district's annual expenditures divided by the number of enrolled students. A smaller student enrollment will typically result in a higher per pupil expenditure. However, I do make note that in District 89, the community voted for recent referenda to both operating and capital funds, which has placed additional taxes on the residents who are in the District 89 boundaries. When the potential real estate tax for the Roosevelt Road property is considered in relation to Districts 87 and 89, there will ultimately be an increase to each district from what was previously collected. The last time real estate taxes were collected for this property was for fiscal year 2021, Approximately 75% of the real estate taxes paid from a property are allocated to education.

The specific amounts collected for our schools 2021 were \$14,772 for District 89 or less than the calculated per pupil expended of one student at 16,654, and it was 9,117 for District 87, which is less than 50% of the calculated per pupil expenditure of 20,313. With the proposed two developments offered for the Roosevelt Road property and the first Full Circle Community option, we are considering tonight the increase in real estate revenue to each school district as projected to be significantly more than has been historically received.

I will be voting to approve the purchase and sale agreement for the Full Circle Communities development this evening because as a steward of the Village, I believe one, it meets an identified research-based need for this in terms of housing. Two, it allows the Village to recoup taxpayer money spent for the original purpose of the property. And three, it will ultimately provide increased real estate tax revenue for our schools.

I know that my decision will not be embraced by all of the community members I represent. I, too, have not supported some of the decisions made by our Village Board over the years. But I do believe that in most cases the Trustees made the decision that they believed to be correct. If the Full Circle Community's purchase and sale agreement is approved, I appeal to those who are not happy with my vote to continue to be engaged as planning and development processes take place so you can continue to provide input and be knowledgeable of how this development will integrate into our treasured community.”

Trustee Christiansen thanked everybody for coming out and that it really does take a village, adding that there had been a lot of misinformation bandied about on social media, so she was glad for those who took the time to come to the meeting in person.

Trustee Christiansen continued, quote, “Over the past couple years, the Board has been accused of having decided this issue from the beginning, and as far as I have seen, and certainly for my own part, nothing could be further from the truth...”

In fact, I was researching this issue as late as 6:30 pm tonight as I really wanted to see what I could find out about Full Circle, about claims that affordable or supportive housing would tank property values, about any impact on local schools, and any effect it might have on crime.

So, here's just a little of what I found. The 1212 Larkin was a recipient of the 2023 Charter Award from the Congress of New Urbanism. That award recognized the

urban design, placement and community building of that development. In 2022, the Illinois Chapter of American Planning Association presented 1212 Larkin with its Best Practice award. These people know what they're doing.

Numerous studies simply do not support the notion that crime goes up and property values go down when affordable housing is developed. I have found studies from 2011 from Cornell, from 2013 from Princeton, from 2015 from Texas A&M and from 2022 from UC Irvine, all of which state that affordable housing does not drag down the quality or value of homes in the area.

Furthermore, administration officials from District 89, whom I spoke to as recently as lunchtime today, have told me directly that the District would expect at most, and I quote, a handful of kiddos across all grades, and that the impact enrollment would be negligible. I also wanted to address claims about crime, so I did a little research. It's not easy to find some data, but I went to the Elgin Police Department website and perused their crime statistics.

I found not a single crime listed so this year in the entire 1200 block of Larkin in the community of Elgin. And this is despite the fact the entire city has just this year alone, more than 10,000 dispatch calls for service, not one of which was 1212 Larkin.

I also wanted to address fears and complaints or concerns about building housing near the gas station and near Firestone, and I admit, this was a tough one for me. So, I spent about an hour on the property on a Saturday afternoon at lunch time, notably one of the busiest times on Roosevelt Road. I heard nothing from Firestone, despite the fact that their parking lot was packed. I heard nothing and smelled nothing from the Shell station, despite the fact that it's one of their busiest times of Saturday.

I also wanted to note several housing and residential areas are near similar properties. The Legacy development on Pennsylvania is across the street from Lord's Auto Works. Single family homes have been there behind an auto body shop on Roosevelt. Single family homes are also adjacent to the Haggerty property and its service bay.

I got a lot of messages from residents indicating a desire for a sit-down restaurant, and I thought that was a great idea. Who wouldn't want to sit at a restaurant overlooking the park. It sounds lovely. That idea was included enough among the five design charrette concepts that were shared with our developers. No one, not a single person, sent in a bid for that concept. We can't force developers to submit proposals of any kind under any circumstances, especially for concepts they don't believe to be economically viable.

Our 2023 housing study indicated a need for attainable housing. President Senak talked a little bit about average median household income. I just want to talk about individual average median income. Here in Glen Ellyn, it's about \$54,642. Across all of DuPage County, the average median income is \$43,245. For purposes of comparison an 80% average median income in the Village would be about \$43,714, which is about what the county averages.

Folks, that's 21 bucks an hour. And if you don't think that people in this town are making 21 bucks an hour or less, you're not talking to the right people. We've heard a lot tonight about there is no guarantee that the Full Circle development will provide no benefits to our residents. This breaks my heart and I have gotten some what I considered to be ugly, hateful messages from people.

But I believe that welcoming people of socioeconomic status and people who are other-abled is a benefit to our Village and all of our residents.

Finally, I'll just say that there have been strong emotions on various sides of this issue, and it's not a 'us to them' or 'north or south' or whatever. And there's been a lot of presumptions made about what all of us think, because we don't live near development area, we don't care about it. And that is just bunk.

But at any rate, it was important to me that any sale of the property to any developer or developers make financial sense. And from what I've seen today and what we've looked at over the past many long months, what have before us does make financial sense. And I will be supporting this PSA."

Trustee Simon started by saying that she dropped into this process pretty late in the game and was very concerned about it because there was a lot of learning she needed to get under her belt for this.

Trustee Simon continued by saying, she lives on the south side of Roosevelt Road and, quote, "I also technically live in affordable housing. I live in the Raintree. Raintree is composed of houses, townhouses, and condos. The condos where I live actually fall under the minimum for affordable housing in Glen Ellyn..."

We are all that live there, small families, we are senior citizens, we are retired, we are people work in the community. We don't consider ourselves in any way other than residents of Glen Ellyn. We all provide very important roles and responsibilities in this community, and we contribute to this community. And the value of our property is also very important to us.

What I found interesting as I have been listening over the last year and a half to two years, is that there is this sense that there's winners and losers here, that if our side doesn't win, that's a problem. I don't understand that. I was so concerned that we would not be able to find a result that would accommodate everyone in this community, and yet we were.

We were able to find someone who wanted to commercially develop one side of this property. And we found Full Circle who was willing to develop affordable housing -- sustainable housing, housing for disabled vets, housing for people who needed residence in this community that is not being currently solved or served. And I thought, oh my, that was like an act of God that blessed this community, that we would be able to accommodate everybody that we didn't to pick or choose, that all we needed to do was provide something for everyone.

And listen, we've been accused that we're not listening, but we've been listening. People wanted commercial. We provide that. We have a letter of intent for commercial property, and that is coming along. It took us a long time to get here because of the economic situation and because the developers previously that were interested in commercial dropped out. And so, it took us a long time to get those commercial properties online, and yet we were able to accomplish that.

And Full Circle, thank goodness, has stayed with us the course. They put forward a proposal early in this process and have continued to work with the Village so that we didn't lose them while we tried to get this 'everybody wins' solution. And yet, and I want to give kudos to President Senak for putting together what I thought was a wonderful, comprehensive, brief about where we are in all of our decisions.

And yet we have people who are complaining, people who are saying, 'you're not listening to us.' I don't know how much more we can listen. Everybody won. You wanted commercial property. You are getting it. You wanted affordable housing. You are getting it. What more can we do as a Board? We are accommodating everyone. And so therefore, I vote for this proposal from Full Circle as well, because I know that next, we're going to be voting on commercial property as well."

Trustee Fasules said that this process was outlined as starting in 2022 but for two members of the Board, it started in 2019.

Trustee Fasules continued, quote, "We were faced with two issues. One, increased crime in a blighted property and nothing that the property owner was doing to resolve that. This crime was starting to go into the neighborhood, and we decided that maybe we should take some action on that...

The second one was that even though we have a robust economic development process, that in this case, this property had been on the market for eight years or so. It wasn't working. And for us to get something going, we had to jumpstart. And the only way for us to jumpstart some economic development in this area was to get involved now.

We had a lot of people tell us, don't do it, don't do it. It's not our role to be involved in the private sector. We decided, it wasn't necessarily this Board, that we should start this process. The process of negotiating with the owner was very difficult. He wasn't necessarily rational at all times. We had all difference of opinion on values.

It was a mess. However, we did purchase it. And when we purchased it, I resolved one of my biggest things as a Trustee... one my biggest goal of a Trustee is public safety. I want to make sure we have the safest and best public safety in the country. And part of that is to try to eliminate crime.

And once we did that, once we bought it, we boarded it up. Crime in this area went down. If you knew the percentage, the calls that the police were doing on this, you'd be shocked. But we did that. So, part of that came through. What was going to happen? I don't know because it depends on who was going to bid.

I would love to have said we got someone who is going to put in a great Apple store. Not going to happen. Love to say that we're going to get a Capital Grille on the site. Not going to happen. And as Trustee Simon said, people have to come and want to buy it.

I then part of my process of getting here was to look at and review the charrette tape and unfortunately, I was surprised to find out that when Nick Nelson came up and talked, he had one where it was commercial on the east, it was selling part of it to the vet and then he had commercial and office building right where Full Circle is.

We've done two of those three things. We've got a commercial deal on the east side. Full Circle is going to get work with the vet to give them parking on their so the vet wins. So, we've got two thirds. The only thing that's different in that is we're putting in affordable housing. Now, a lot has been said -- it's this group... that group.

I've got 600 south side residents that they say they're on a Facebook page against this. I have 400 residents who are saying we're residents of Glen Ellyn -- we need housing.

What we don't know is what the quiet majority wants. I have 29,000 residents who I don't know how they feel. And unfortunately, I've got to figure out what is the best for the community.

And because of that, I have to sit back and say, what is this? I now have a solution that will go through a process that gives both sides what they want. However, it's a compromise and the problem with a compromise, everyone loses. So, instead of turning around and thinking I lost, think of that as I won.

And not only did we come out and get the highest return for what we invested, because I never thought we were going to be able to do that in a million years -- that happened. And because of that, I compromise now with the quiet majority, I give those funds that the Village used to buy this to stimulate growth.

I give it back to them to do projects that may benefit again, the whole community. So, it is win-win. It's a compromise where both sides win. Now, people say, 'Gary, you still haven't heard us, the 600. We have some concerns.' I do believe you do have some concerns with the students. If you get into a philosophical debate on TIF districts, you know, some people say TIF districts work, some people say TIF districts don't work. In this case, I'm a firm believer that any TIF district in our community, when we do it, the people who lose are the school districts.

So, because of that, I am instructing, I'm asking staff, to report back to this Board in 30 days if we can give the school districts their full share of the TIF when we develop this, not put the portion that gets frozen into our TIF district but give it to the school districts. And from what I heard, that's going to be an extra 40, maybe \$50,000 a year. I don't know if that's legal, so that's why I'm asking that.

So, I'm asking them to present it to the Board. So, as we develop this and go forward with that, that we have that discussion as a Board, if do that to make this so it might be more palatable to that 600 who think that if they get all commercial that that's going to reduce their property taxes.

Unfortunately, we'll get a lot of sales tax, but that wouldn't necessarily reduce the property tax that would happen. So that's what I I'm going to vote for it. I think Mark did an eloquent job of stating the facts. I don't think we can improve on that.

So, Mark, I thank you for that. And I'm going to vote for it knowing that we've got a long way to go in this process.

For some of us already, it's been four years. For others it's been two and a half. We've got a long way to go before we see something happen. Stay involved. We can only get better and we'll get something that this community is proud of. And it'll be part of our community and be part of our fabric of who we are for years to come."

Trustee Gould spoke next, saying that she approached this from a high level, basically asking, what problem was trying to be solved. She added that everyone knows the hotels were blighted so the Village jumped in bought the parcels with a lot of negotiating with staff and the broker to get to this point. She said there was a lot of improvement right away.

Trustee Gould continued, stating, quote, "I also had visions of a sit-down restaurant with rooftop dining or a window by the sidewalk...

It was great. I was already reserving my table. And so, I share a lot of your ideas. And also want to flip back to say that although I did not attend every one of the listening sessions or the open house, however I either attended or watched the videos, and oftentimes more than once. So just to make sure that I heard everything that was being spoken and heard the concerns and the ideas.

So, we got we got nine offers from seven developers. No sit-down restaurant at this point. So, we have to move forward. We look at these offers and I just echo other sentiments here. I think it was really the best the best two options for our community overall.

It was a compromise. It addressed the demonstrated need. There's clearly some property tax revenue that's being generated. We recouped, or close to recouped, our purchase costs. It fits with the Comp Plan and is supported by the housing study. I don't really know what else we could do. We didn't go with 100% housing, which was an offer.

And so, then everybody, you know, one whole half would be upset. We didn't go with 100% commercial. We did go with the 60% the lot that was 60% of the overall size that was dedicated to commercial and the smaller portion without the Roosevelt Road on the Taft side, was selected for the housing. So, again, we are listening.

We didn't go 100% this way or 100% that way. We use the smaller parcel without the frontage for housing. Again, I feel like we did the best and it was a compromise. And so, again, no one's happy. I don't know what else makes the most sense. What else could we do from a logical perspective, and that's why I support both of the directions on these parcels.

And again, we're pointing the ship out of those nine offers, we're pointing the ship to say we think these two things should be pursued. We're going to send them through the system where people will look at, again, the facades, the traffic and everything that the Plan Commission does and everything that the Architectural Appearance Commission does. And we'll see what comes out of that.

It is clearly just the concept now that we're supporting based on all of our research. And we'll see more detailed plans go forward and continued to be shaped by feedback, by commissioners, by members of the AAC. So, thank you for coming. I support this PSA tonight and I appreciate, again, all your feedback through the many meetings.”

Trustee Thompson was the last Trustee to address the meeting. He thanked President Senak on his brief, saying he thought it was excellent, absolutely brilliant, and encapsulated about every point that could be made in a completely logical sense.

Trustee Thompson then said there was another Trustee that was involved in this process, Bill Payne, who spent a lot of time in the work group. Trustee Thompson thanked him for his valuable insight at the earlier stages of this process.

Trustee Thompson then wanted to make a few points, quote, “Our goal here was to point the ship, right? Our goal was to point the ship. We needed to make something happen at this site. This site has been a blight on Roosevelt for Glen Ellyn for years...

Previous boards had tried to make something happen but were hampered by various roadblocks. It was not contributing to economic health of Glen Ellyn.

It was clearly not paying its fair share of taxes to the community, and it was a burden to our police and public safety of Glen Ellyn. So, the Board decided to buy it. This property was on and off the market for over a decade.

Sometimes it was for sale, sometimes it wasn't. Sometimes he was interested in offer, sometimes he wasn't. So, the seller was not willing to subdivide the property. If he was going to sell it, he was going to sell all of it. So that's why a lot of the commercial developers didn't want to get into it, because it was it was really just too much.

So, when this Board decided to act and act fast, we would buy the whole property for his asking price. And I think that was negotiated a little bit because there was kind of a give and take there, the \$2.85 million. So, we decided to buy it, we may have had to hold it. We may have had to hold it. It was risky to buy this distressed property and we weren't really sure we were going to get any offers.

So as a Board, we decided that all the options were on the table as far as ideas for the site, nothing was off the table. So commercial, residential, mixed use, affordable housing, supportive housing, park land. Again, all options were on the table. So, as has been said, we engage the commercial real estate broker to market the property as being in the TIF district would help, but it's no guarantee that it would sell quickly.

We were open to the idea of affordable or supportive housing. It was just something that was an idea and all options were on the table. So, it's been stated that we wanted to maintain some of the commercial footprint on Roosevelt Road which we are going accomplish here. That's very important.

But it's really a big challenge to find the right commercial developer. Retail restaurant ideas will take a lot of work at this location and we will wait to see what the developer does. We don't know what he's going to propose here. A lot of us would like to see the Starbucks move, but there are a lot of people that would have to go through as far as corporate at Starbucks to make that possibly happen.

But who knows? They may not want to move and we certainly can't force them. Obviously, housing was of interest here. And we had an offer to buy the whole thing and put micro units at this site. But we heard the residents say we don't want it to be all residential. Right? We want it to be commercial and residential.

So, I think we've answered that question. The pros are it's close to Panfish Park. It's close to the grocery stores, buses, retail, transportation, the fire department and medical services. And the cons were talked about... the relation to the traffic, the gas station and the tire center. I too, also spent a Saturday afternoon standing near the Firestone property and I heard that (zoom SFX) sound and it isn't really appealing to me.

But for some people maybe that isn't going to bother them being near there. I'm sure you can hear that quite far from that area. So, in conclusion, I just wanted to state for the record that I am a proud D89 taxpayer, just like Trustee Simon is. We are the two the D89 taxpayers on the board. If that matters, does that really?

We pay a pretty good price for the schools in this area and we've got great schools in D89. Yeah, I suspect that will make my house, my townhouse at Baker Hill even more valuable in the years to come, because we have those great schools. But I don't just represent the D89 taxpayers. I represent all of Glen Ellyn.

And I want you to know I've read every public comment via social pinpoint. I participated with residents at the design charrette. I was at the table with Nic Nelson, and I was at the table with you too, Norris, and we came up with some great ideas. I have read every email sent to the Village Board. I have listened to your comments during our public meetings for and against this project. But please don't confuse not being heard with not getting your way. You have been heard. Yes, the process has worked. The process has worked.

So, the only other thing I'd like to add, I would like to see the same kind of investment in Roosevelt Road that is occurred in our downtown. I want the same kind of intense investment in our sidewalks, parking, trees, and roadway. And this will be the focus of the remainder of my time in office here in Glen Ellyn. Thank you."

With all comments from the Trustees finished, President Senak wanted to take a moment to address those people who oppose affordable housing at this site, saying to them, quote, "I can only ask you not to rush to judgment. I can only ask you to open your hearts, open your minds and open your community to people who want to have what you have. That is to live in a safe community with good schools, good jobs and good people...

Give them a chance to enjoy what you have. If you look hard enough, you will see that somewhere along the line someone did the same thing for you. They helped you. Maybe you deserved it. Maybe you didn't. But I can tell you few can sit here and say that without the help of someone else, they would have gotten here.

I can say I was benefited by any number of people who helped me along the way. And I think if you ask yourself of the people helped you, what did they want in return? They would give you a simple answer: Do for someone else what they did for you. So please understand we cannot this without you. No single part of this community can accomplish something if the whole community is not for it.

As Lincoln famously said, a house divided cannot stand. You have the power to make the people who live in this development feel welcome in our community. Or you can them isolate them and make them feel like they're inferior. You can either perpetuate the stereotype or you can break the cycle of poverty and the despair comes with it. Some of you have heard me recently say that it's not a zero-sum game.

It's not just the cliché for me. I really believe that we can do this without creating any disadvantage to anyone, but it is important to understand the significance of what we are doing this evening. What we are contemplating is not only transformational, it's generational. Families will now have a chance to stay close to each other. Young adults who would have been forced to move miles away to find a place to live will now have a chance to stay in the community where their family and friends live, where they grew up, where they go to school, and where they many of them work.

Kids who would have never had the opportunity to live in a safe community, to go to the kinds of the schools that we have will now have the opportunity to do so. They will live better lives because of the decisions that we make here this evening. They will be more productive citizens. So will their children and their children's children.

That is what government is supposed to do. More importantly, that's what we're supposed to do as people: to lift others up, not push them down... to open our arms, not clench our fists. Is there some risk with this? Absolutely. I cannot sit here and tell you that there will be no crime, there will be no pedestrian accidents, or that somebody's property value might go down. There likely will be.

But what I can tell you is if we come together as a we can overcome those challenges. And I can personally pledge to you tonight that as long as I remain in this chair, I will do everything I can to make this development a success and to ensure that it does not disrupt the quality of life that we have come to enjoy in the Village. Thank you.”

G. Other Business

Trustee Thompson was very pleased with the letters that President Stanek wrote regarding the migrant bus situation. He thought that they represent the sentiment and feelings of the majority of the Board. He asked for support those letters as the Board that they should be adopted as the policy of the Village Board.

President Senak suggested that Trustee Thompson talk to the Village Manager and make that request to make it an agenda item on an upcoming meeting.

H. Reminders

- 1) Village Board Special Workshop Monday, March 4, 2024 at 7 pm
- 2) Village Board Meeting Monday, March 11, 2024 at 7 pm

I. Adjourn – 11:24 P.M.

Mover: Trustee Fasules; Second: Trustee Gould. Unanimous vote to adjourn.



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head: Mark Franz
Category: Proclamation
Prepared By: Mark Franz

AGENDA ITEM (ID
2024-364)

DOC ID: 2024-364

Motion to approve Resolution 24-08, a resolution issuing a new Proclamation Policy as a guiding document for the issuance of proclamations to recognize significant achievements and events within the Village for the purpose of furthering the knowledge and well-being of its residents (Manager Franz)

Statement of the Issue:

The Village, with the passage of this policy, will proactively establish a formal Proclamation Policy to offer an appropriate framework for the recognition of individuals, groups and events which positively impact the Village.

Analysis:

Staff sought to create a substantive and guiding policy to offer appropriate and honoring recognition of significant milestones and achievements for individuals and organizations contributing to the Village. This policy would ensure that our own residents and the groups for which they volunteer continue to be eligible for a Village Proclamation while preventing those with their own goal from seeking a Village-issued proclamation for a topic outside the purview or control of the Village Board. In light of recent local and national events, we realize that without a guiding policy, individuals or organizations may currently seek a proclamation as a declaration of support from this Village Board for an issue completely outside the sphere of influence of the Board.

This policy will serve to show, first and foremost, respect for all constituencies within the Village by continuing to salute those who contribute to our community by delineating and strengthening our procedure. As Trustees, you have witnessed several touching moments in which a resident or local group was recognized with a proclamation. This policy will continue to encourage such honors to be bestowed, and safeguard the eligibility of all such residents whose accomplishments and work rightly deserve the formal recognition of their Village Board. The policy would also prevent those who would ask the Board to stake a position not relevant or educational to our residents. We wish to keep the Village Board-issued proclamation a true recognition of our artistic, cultural, or historical occasions, as well as commemorations of special accomplishments, without being distracted by potential divisive topics which create schism between constituencies for no gain.

Budget Impact:

There is no budget impact for this Proclamation Policy.

Contribution to Strategic Plan

This proposed policy aligns with our Strategic Goal of Effective Governance, (C), A Well-informed and Engaged Community, by ensuring the continuation of the proclamation as a means to salute residents and local organizations or events, celebrate the achievements of local students and groups, highlight the arts as well as historical commemorations, and honor the significant milestones of local businesses and residents.

Action Requested:

Staff requests that the Board approve the attached Proclamation Policy.

Attachments:

1. Resolution on Proclamation Policy



Village of Glen Ellyn

Resolution No. 24-xx

A Resolution to Adopt a Policy Pertaining to Proclamations and Supporting Resolutions

Whereas, the purpose of the Proclamation Policy for the Village of Glen Ellyn is to establish guidelines for the issuance of honorary proclamations by the Village Board of the Village of Glen Ellyn;

Whereas, proclamations are strictly honorary in nature and do not carry legal or legislative significance, nor constitute an endorsement by the Village;

Whereas, the scope of the Proclamation Policy shall be to apply to all whom request proclamations of the Village of Glen Ellyn;

Whereas, guidelines in the form of a policy provide a useful structure by which to further the goals of the Village Board that proclamations positively impact the Glen Ellyn community, by increasing public awareness, advancing knowledge through education, marking important milestones, accomplishments, endeavors and pertinent work on behalf of and for the residents of the Village of Glen Ellyn; Proclamation shall be issued for the following purposes:

- Village-sponsored events
- Matters of public awareness about an issue for a community organization
- National or international groups hosted by a Glen Ellyn resident or the Village Board
- The 100th birthday of a Glen Ellyn resident

- Key milestones for local not-for-profits and local businesses (e.g., a 25th anniversary)
- Individuals who have greatly contributed to the betterment of the community
- Arts, cultural or historic celebrations occurring in or proximate to the Village of Glen Ellyn
- Glen Ellyn resident or not-for-profit organization requesting local recognition of a nationally established Commemorative Observance, as defined by the Library of Congress
- Significant accomplishment by a Glen Ellyn high school student, team or group in athletics or academics

Whereas, to ensure that proclamations highlight and bestow attention upon Village-related endeavors, proclamations shall not be issued for these purposes:

- Matters of ideological or religious beliefs, or individual conviction
- National, regional, or other organizations with no direct relationship to or location within the corporate limits of the Village of Glen Ellyn
- Issues which may imply official bias on a matter under consideration
- Political or religious issues not within the immediate responsibility or sphere of influence of the Village of Glen Ellyn
- Subjects in conflict with Village policy or the well-being of its residents
- Request or advertisement related to a for-profit business
- Requests by those who live outside the Village of Glen Ellyn

Whereas, the Village reserves the right to approve, edit, and decline all submissions as deemed necessary by the Village, it may amend and edit a submitted proclamation request to allow for vetted research to be included.

Whereas, the Village wishes to acknowledge accomplishments and milestones but cannot always do so publicly, the approval and issuance of a proclamation does not guarantee public ceremony. The determination of whether a proclamation will be presented at a public meeting shall be with the Village Manager with the consent of the Village President and Board. The Village may also elect not to issue a formal proclamation for events or honors which occur every year. Requests shall be reviewed on a case-by-case basis.

Whereas, to unify and speed the ability to review all proclamation requests, this policy calls

for the following criteria:

- Requests should be submitted at least thirty (30) days in advance.
- Requests must be made by a Village of Glen Ellyn resident or Glen Ellyn based organization.
- Proclamations shall be limited to one per year per requesting organization and will not be automatically renewed; a new request must be submitted and approved each year. The Village holds the right to decline events which occur annually.
- Requests may be submitted by elected officials, however, requests submitted within one month of elections will not be approved

Now, therefore be it resolved by the President and Board of Trustees of the Village of Glen Ellyn, DuPage County, Illinois, in the exercise of its home rule powers, endorses this Proclamation Request Policy for the Village of Glen Ellyn and this Resolution shall be in full force and effect from and after its passage.

Passed by the President and Board of Trustees of the Village of Glen Ellyn, Illinois, this _____ day of _____, 2024

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

Approved by the Village President of the Village of Glen Ellyn, Illinois, this _____ day of _____, 2024.

Village President of the
Village of Glen Ellyn, Illinois

Attest:

Village Clerk of the
Village of Glen Ellyn, Illinois

(Published and posted on the _____ day of _____, 2024)



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head: Emily Rodman
Category: Special Event
Prepared By: Grant Paplauskas

**AGENDA ITEM (ID
2024-384)**

DOC ID: 2024-384

Motion to Approve a New Special Event "Haunted Trail" Hosted by the Glen Ellyn Park District October 24-25, 2024 (Communications Coordinator Paplauskas)

Statement of the Issue:

The Glen Ellyn Park District is seeking Village approval to host its "Haunted Trail" event annually at Ackerman Park.

Analysis:

Haunted Trail is a Halloween event hosted at Ackerman SFC in the Ackerman Woods located just south of the facility. Participants will walk through the woods where we will have various Halloween themed scenes.

- Event will take place October 24-25, 2024 from 4-10 pm
- A six-hour nightly event at Ackerman Park
- The Park District is working closely with the Glen Ellyn Police Department to provide support to be billed back to the Park District.
- 1,000 people are expected each evening.
- The event will include tented food booths and on-site vendors.
- The Village requires 1 restroom and handwashing station for every 50 people expected to attend for the length of the event.

Budget Impact:

None

Contribution to Strategic Plan

Effective Governance - Robust citizen participation and inclusivity: evaluating and increasing opportunities for partnership with intergovernmental entities.

Action Requested:

Approve a New Special Event "Haunted Trail" Hosted by the Glen Ellyn Park District October 24-25, 2024.

Attachments:

1. 2024 Haunted Trail EAP
2. 2024 Haunted Trail Permit
3. Haunted Trail Route Map

Special Event Emergency Action Plan Guidelines

The Village of Glen Ellyn requires all special event applicants submit an Emergency Action Plan (EAP). The purpose of this EAP is to outline the plan for crisis management at your event and to communicate this plan to Village officials. Village personnel will review each plan and make recommendations as needed.

These guidelines were created to help event organizers understand what information should be considered when creating an EAP for a special event.

GENERAL CONSIDERATIONS

When creating an EAP, please address all of the following considerations:

- Who will serve as the EAP representative and point-of-contact at your event?
- Will there be on-site medical care? If yes, provide details and contact information.
- Will there be on-site security? If yes, provide details and contact information.
- How will you broadcast emergency information to your vendors, volunteers, and event attendees, both before and during your event?
- How do you plan to evacuate people from your event footprint in the case of an emergency? Where are the emergency exits?
- How do you plan to ensure emergency vehicle access to this event?
- How are you planning to monitor weather conditions and what will be your protocol for a weather-related event cancelation?
- Will there be any special hazards present? Include a list of all relevant safety equipment that will be present at your event.
- As needed, provide additional contact information and special roles for anyone involved with emergency management at your event, such as crowd managers, additional event managers, security supervisors, etc.

SPECIAL EVENT EMERGENCY ACTION PLAN (EAP)

I. GENERAL

EVENT NAME: Ackerman SFC Haunted Trail, will be held on: October 24-25, 2024

At (address/location): Ackerman SFC, 800 St. Charles Road, Glen Ellyn, IL 60137

II. PURPOSE PROCESS

- A. This emergency action plan predetermines actions to take before and during the Haunted Trail (hereinafter referred to as the event) in response to an emergency or otherwise hazardous condition. These actions will be taken by organizers, management, personnel, and attendees. These actions represent those required prior to the event in preparation for those required during an emergency.
- B. Flexibility must be exercised when implementing this plan because of the wide variety of potential hazards that exist for this event. These hazards include, but are not limited to, Fire, Medical Emergencies, Severe Weather, or situations where Law Enforcement is required.

III. ASSUMPTIONS

- A. The possibility of an occurrence of an emergency is present at this event. The types of emergencies possible are various and could require the response of Police, Fire, and, Emergency Medical Services.
- B. Village Staff will make the final determination on the type and quantity of emergency services personnel that are required for each event.
- C. Village Staff has the authority to override event personnel in determining when to stop, delay or cancel the event due to unsafe conditions.
- D. Indicate what emergency services personnel you have requested to be on site throughout the event:

☒ Police ☐ Fire ☐ EMS

IV. BASIC PLAN

A. EAP Event Representative

- 1. The EAP event representative will be identified as the point of contact for all communications regarding the event and must be available during the event.
 - a. PRIMARY CONTACT: FIRST/LAST NAME: Rebecca Brush
 - b. TELEPHONE NUMBER: 630-441-8462

B. Emergency Notification

- 1. In the event of an emergency, notification of the emergency will be through the use of 911. The caller should have the following information available to the 911 operator:
 - a. Location of the emergency
 - b. Nature of the emergency

- c. Contact person with callback number

C. Communication Plan

1. In the event of an emergency, the EAP event representative or his/her designee will need to communicate important emergency information to staff and attendees.
 - a. Event staff will be contacted through the use of:
☒ Phone ☒ Portable Radio Other: _____
 - b. Attendees will be contacted through the use of:
☐ PA System ☒ Social Media Other: Email _____

D. Severe Weather

1. Weather Forecasts and current conditions will be monitored through the National Weather Service, Chicago, IL office. Website: <http://www.weather.gov/lot/>
2. Before the event:
 - a. If severe weather is predicted prior to the event, the EAP event representative will evaluate the conditions and determine if the event will remain scheduled. The EAP event representative or his/her designee will be identified as such and will be responsible for monitoring the weather conditions before and during the event.
 - b. If the EAP representative determines that the event needs to be modified or cancelled due to weather, they must notify the Village.
3. During the event: If severe weather occurs during the event, the EAP event representative or his/her designee will notify those attending the event that a hazardous weather condition exists and direct them to shelter.
4. There are very limited provisions for sheltering participants in the events of severe weather.
5. When lightning is detected within 8 miles of the event, the EAP representative will notify all participants that the event is suspended due to lightning and direct them to shelter. Absent more advanced methods of detection, this event will follow the 30-30 Rule for lightning. If lightning is observed and thunder is heard within 30 seconds, the event will be delayed until 30 minutes have passed since thunder was last heard.

E. Fire

1. No specific hazard has been identified as an increased risk of fire at this event, or there is an increased risk of fire due to not applicable.
 - a. In certain high-risk cases, on-site Fire Department personnel may be required. This judgment will be made by Village staff.
2. All event staff should be instructed on the safe use of Portable Fire Extinguishers, as required by the event type.
3. Should an incident occur that requires the Fire Department, the EAP event representative will contact the onsite GEPD Officer (if available) or 911 will be utilized to request this resource. The caller should have the following information available to the 911 operator:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

F. Medical Emergencies

1. As with any event, there is potential for injury to the participants. The types of injuries are various and include those that are heat-related as well as traumatic injuries.
2. The limited provisions for on-site Emergency Medical Services at this event include:
 - a. Type of supplies: First Aid Kit, Ice Packs, AED
 - b. Location available: Check-In Tent
3. Should an incident occur that requires Emergency Medical Services, the on-site EMS officer will be contacted to request this resource. If there is no on-site EMS officer, the EAP event representative will contact the onsite GEPD Officer (if available) or call 911 to request this resource. The caller should have the following information available to the on-site EMS officer or 911:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

G. Law Enforcement

1. Should an incident occur that requires Law Enforcement, the on-site Glen Ellyn Police Officer will be contacted to request this resource. If there is no on-site GEPD officer, or they cannot be informed within a reasonable amount of time, the EAP event representative will contact 911 to request this resource. The caller should have the following information available to the on-site GEPD Officer or 911:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

H. Emergency Vehicle Access

1. Access for emergency vehicles will be maintained at all times.
2. Fire lanes and fire hydrants will not be obstructed.
3. Participants and spectators will be directed to park in approved areas and not obstruct protective features, sidewalks, or public thoroughways.
4. Crowd control will be managed by:
☒ STAFF ☒ VOLUNTEERS ☐ PRIVATE SECURITY ☐ CERT
OTHER: _____
5. Parking for vendor and staff vehicles will be (ENTER LOCATION) Ackerman SFC
6. Parking for attendee vehicles will be (ENTER LOCATION) Ackerman SFC

Date	Time	Location	Weather	Notes
10/10/2023	08:00	Forest	Clear	Start of trip
10/10/2023	08:30	Forest	Clear	Arrived at site
10/10/2023	09:00	Forest	Clear	Begin data collection
10/10/2023	09:30	Forest	Clear	First bird sighting
10/10/2023	10:00	Forest	Clear	Second bird sighting
10/10/2023	10:30	Forest	Clear	Third bird sighting
10/10/2023	11:00	Forest	Clear	Fourth bird sighting
10/10/2023	11:30	Forest	Clear	Fifth bird sighting
10/10/2023	12:00	Forest	Clear	Lunch break
10/10/2023	12:30	Forest	Clear	Resume data collection
10/10/2023	13:00	Forest	Clear	Sixth bird sighting
10/10/2023	13:30	Forest	Clear	Seventh bird sighting
10/10/2023	14:00	Forest	Clear	Eighth bird sighting
10/10/2023	14:30	Forest	Clear	Ninth bird sighting
10/10/2023	15:00	Forest	Clear	Tenth bird sighting
10/10/2023	15:30	Forest	Clear	Eleventh bird sighting
10/10/2023	16:00	Forest	Clear	Twelfth bird sighting
10/10/2023	16:30	Forest	Clear	Thirteenth bird sighting
10/10/2023	17:00	Forest	Clear	Fourteenth bird sighting
10/10/2023	17:30	Forest	Clear	Fifteenth bird sighting
10/10/2023	18:00	Forest	Clear	Sixteenth bird sighting
10/10/2023	18:30	Forest	Clear	Seventeenth bird sighting
10/10/2023	19:00	Forest	Clear	Eighteenth bird sighting
10/10/2023	19:30	Forest	Clear	Nineteenth bird sighting
10/10/2023	20:00	Forest	Clear	Twentieth bird sighting
10/10/2023	20:30	Forest	Clear	Twenty-first bird sighting
10/10/2023	21:00	Forest	Clear	

Contact	Full Name	Cell Phone Number
Event Organizer On Site	Rebecca Brush	630-441-8462
EAP Representative On Site	Rebecca Brush	630-441-8462
Primary Event Supervisor On Site	Rebecca Brush	630-441-8462
Secondary Event Supervisor On Site	Brad Thomas	630-310-9000
Police Non-emergency	Glen Ellyn Police Department	630-469-1187
Police/Fire/EMS Emergency	Glen Ellyn Police/Fire/EMS	911

Date: 3/12/2024



Village of Glen Ellyn Special Event Permit Application

The Special Event Permit Application must be submitted at least **sixty (60) days prior** to the event date in order to ensure sufficient time for processing. Please contact the Administration Department at 630-469-5000, or refer to the Special Event Permit Application Guidelines at www.glenellyn.org for more information. The Special Event Permit processing fee is \$50.00.

EVENT INFORMATION																								
Event Title	Ackerman SFC Haunted Trail																							
Type of Event	☐ Carnival or Rides ☐ Business Special Event ☐ Festival ☐ Outdoor Concert ☐ Parade ☐ Tent Sale ☐ Walk/Run/Bike ☐ Zoo/Circus ☒ Other (please specify): <u>Halloween Event</u>																							
Event Date(s)	October 24-25, 2024	Time	4p-10p																					
Alternate Date(s)	none	Time	none																					
First Time Applicant?	☐ Yes ☒ No	Is it an Annual Event?	☒ Yes ☐ No																					
Event Website (if any)	www.gepark.org	Anticipated Attendance	1,000 per night																					
Location of Event Please list all requested street or sidewalk closures noting time(s) each street will be closed.	Ackerman SFC, 800 St. Charles Road, Glen Ellyn, IL 60137																							
Describe the Event Please describe your event in detail including any additional information that may be important to understanding its scope and purpose. Please attach any promotional materials regarding the event.	Haunted Trail is a Halloween event hosted at Ackerman SFC in the Ackerman woods located just south of the facility. Participants will walk through the woods where we will have various Halloween themed scenes. As this event is held in the evening with approximately 2,000 attendees between both nights, we would like to request police presence on-site for both nights of the event just as a safety precaution. In previous years, the police have been positioned at the entrance to Parkview Church on Riford Road as this is in close proximity to the Haunted Trail entrance.																							
Please see Section 3 of the Special Event Application Guidelines for more information regarding Event Activities																								
Event Activities Please check all items that will be included in your event. *Extraordinary activities may require additional licenses, fees or submittals (See Guidelines for additional information).	<table><tbody><tr><td>☐ Alcohol*</td><td>☐ Animals*</td><td>☐ Automobiles</td></tr><tr><td>☐ Balloons/Signs/Decorations</td><td>☐ Bands/Live Music</td><td>☐ Carnival Rides*</td></tr><tr><td>☐ Floats</td><td>☒ Food Booth(s)</td><td>☐ Parade/Race*</td></tr><tr><td>☒ Parking Lots*</td><td>☐ Portable Toilets</td><td>☐ Promotional Signage*</td></tr><tr><td>☐ Sound Equipment</td><td>☐ Stage/Bandshell</td><td>☐ Streets/Sidewalks*</td></tr><tr><td>☐ Tents*</td><td>☒ Vendors</td><td>☐ Raffle*</td></tr><tr><td colspan="3">☐ Other (please specify): _____</td></tr></tbody></table> For tents and promotional signage checked above, please indicate type, size and location(s): _____			☐ Alcohol*	☐ Animals*	☐ Automobiles	☐ Balloons/Signs/Decorations	☐ Bands/Live Music	☐ Carnival Rides*	☐ Floats	☒ Food Booth(s)	☐ Parade/Race*	☒ Parking Lots*	☐ Portable Toilets	☐ Promotional Signage*	☐ Sound Equipment	☐ Stage/Bandshell	☐ Streets/Sidewalks*	☐ Tents*	☒ Vendors	☐ Raffle*	☐ Other (please specify): _____		
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☐ Sound Equipment	☐ Stage/Bandshell	☐ Streets/Sidewalks*																						
☐ Tents*	☒ Vendors	☐ Raffle*																						
☐ Other (please specify): _____																								

Draw Event Site Plan

Please provide a draft site plan for your event. Please include the following applicable locations; food/drink vendors, bathrooms, entry/exit points, parking, tents, and any additional details. (See guidelines for additional information).

All applications should be completed and submitted **not less** than sixty (60) days prior to the event date. Applications that are complete and submitted to the Village along with any necessary submittals will be processed by Village staff. Incomplete applications will be held for processing until it is complete. Please return your completed Special Event Permit Application to:

By Mail/Drop Off: Village of Glen Ellyn, Administration Department, 535 Duane Street Glen Ellyn, IL 60137

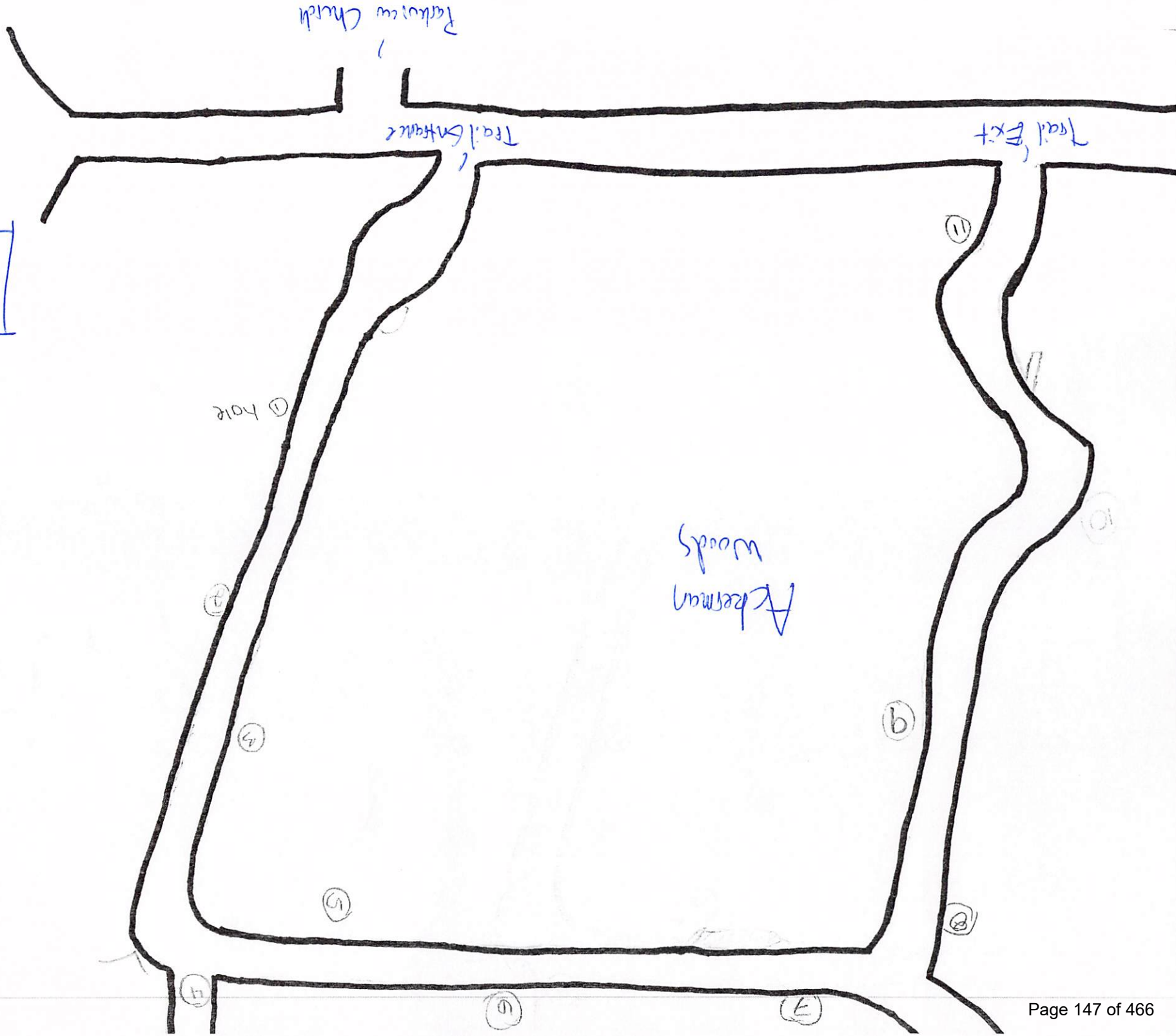
By Email: contactus@glenellyn.org

EVENT ORGANIZER INFORMATION

Name (First/Last)	Brad Thomas				
Address	800 St. Charles Road			Apt./Unit	
City	Glen Ellyn	State	IL	Zip Code	60137
Home Phone	630-317-0134	Cell Phone	630-317-0134		
E-mail Address	bthomas@gepark.org				
Name of Sponsoring Organization(s) (If applicable/different)					
Organization's Legal Status	☒ Governmental Entity ☐ Non-profit Entity ☐ Commercial Business				
Sponsoring Organization Main Contact (If applicable/different)					
Address				Apt./Unit	
City		State		Zip Code	
Daytime Phone		E-Mail			

Applicant Signature: Brad Thomas Digitally signed by Brad Thomas
Date: 2024.01.22 17:28:02 -06'00'

Date: 1/22/2024





Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head: Emily Rodman
Category: Special Event
Prepared By: Grant Paplauskas

**AGENDA ITEM (ID
2024-385)**

DOC ID: 2024-385

Motion to Approve a New Special Event "Exhibit Opening Event" Hosted by the Glen Ellyn Public Library July 27, 2024 (Communications Coordinator Paplauskas)

Statement of the Issue:

The Glen Ellyn Public Library is looking to celebrate its "World on the Move" exhibit with a celebration hosted outside in the Library's parking lot.

Analysis:

The Library is inviting patrons to experience World on the Move: 250,000 Years of Human Migration and commemorating the exhibit with a celebration.

- The event will include live amplified music performed on the Park District mobile bandwagon.
- Dance performances will take place adjacent to the stage.
- Food trucks/carts will have refreshments available.
- Use of the adjacent commuter lot is requested to allow for patron parking.

Budget Impact:

None

Contribution to Strategic Plan

Effective Governance - Robust citizen participation and inclusivity: evaluating and increasing opportunities for partnership with intergovernmental entities.

Action Requested:

Approve a New Special Event "Exhibit Opening Event" Hosted by the Glen Ellyn Public Library July 27, 2024

Attachments:

1. scan 2
2. Special Event Emergency Planning Guidelines for Applicants



Village of Glen Ellyn Special Event Permit Application

The Special Event Permit Application must be submitted at least **sixty (60) days prior** to the event date in order to ensure sufficient time for processing. Please contact the Administration Department at 630-469-5000, or refer to the Special Event Permit Application Guidelines at www.glenellyn.org for more information. The Special Event Permit processing fee is \$50.00.

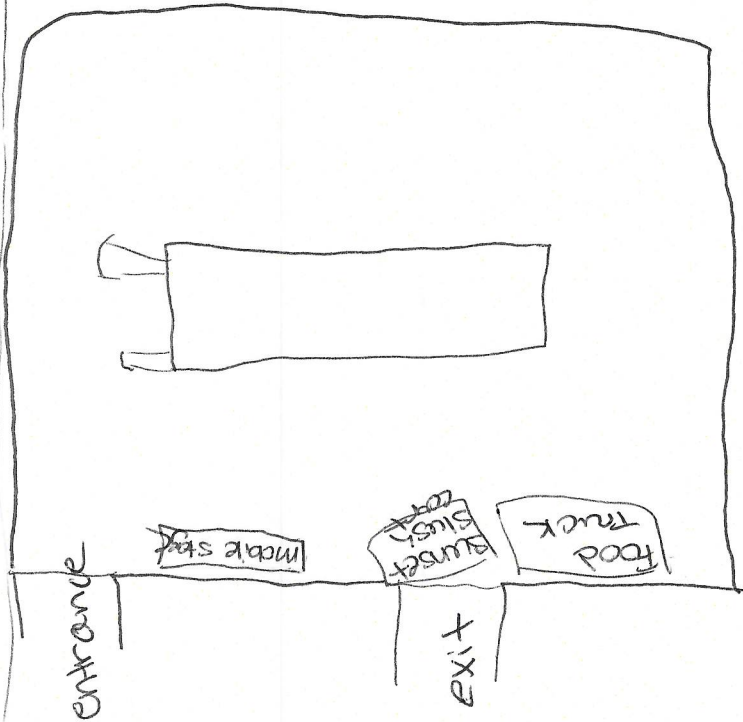
EVENT INFORMATION																								
Event Title	World on the Move Exhibit Opening Event																							
Type of Event	☐ Carnival or Rides ☐ Business Special Event ☐ Festival ☒ Outdoor Concert ☐ Parade ☐ Tent Sale ☐ Walk/Run/Bike ☐ Zoo/Circus ☐ Other (please specify): _____																							
Event Date(s)	July 27, 2024	Time	2:00 pm																					
Alternate Date(s)	n/a	Time	4:00 pm																					
First Time Applicant?	☐ Yes ☒ No	Is it an Annual Event?	☐ Yes ☒ No																					
Event Website (if any)	https://gepl.librarycalendar.com/		Anticipated Attendance																					
Location of Event Please list all requested street or sidewalk closures noting time(s) each street will be closed.	Glen Ellyn Public Library parking lot. We plan to close off our lot and have people park in the commuter lot just west of ours, just like we do for ice cream social.																							
Describe the Event Please describe your event in detail including any additional information that may be important to understanding its scope and purpose. Please attach any promotional materials regarding the event.	Be one of the first people in Illinois to experience World on the Move: 250,000 Years of Human Migration on the 2nd Floor of the library. In the library parking lot, enjoy live music and dance performances and refreshments available for purchase from Taco Madre food truck and Sunset Slush (cash only). <i>we will have GE Park Dist. mobile stage</i> World on the Move World on the Move: 250,000 Years of Human Migration was developed by the American Anthropological Association, together with the Smithsonian's Center for Folklife and Cultural Heritage and Smithsonian Exhibits. It is administered by the American Library Association's Public Programs Office.																							
Please see Section 3 of the Special Event Application Guidelines for more information regarding Event Activities																								
Event Activities Please check all items that will be included in your event. *Extraordinary activities may require additional licenses, fees or submittals (See Guidelines for additional information).	<table border="0"><tr><td>☐ Alcohol*</td><td>☐ Animals*</td><td>☐ Automobiles</td></tr><tr><td>☐ Balloons/Signs/Decorations</td><td>☐ Bands/Live Music</td><td>☐ Carnival Rides*</td></tr><tr><td>☐ Floats</td><td>☒ Food Booth(s) <i>Food Truck + 1 cart</i></td><td>☐ Parade/Race*</td></tr><tr><td>☒ Parking Lots*</td><td>☐ Portable Toilets</td><td>☐ Promotional Signage*</td></tr><tr><td>☒ Sound Equipment</td><td>☒ Stage/Bandshell</td><td>☐ Streets/Sidewalks*</td></tr><tr><td>☐ Tents*</td><td>☐ Vendors</td><td>☐ Raffle*</td></tr><tr><td colspan="3">☒ Other (please specify): _____</td></tr></table> For tents and promotional signage checked above, please indicate type, size and location(s): _____			☐ Alcohol*	☐ Animals*	☐ Automobiles	☐ Balloons/Signs/Decorations	☐ Bands/Live Music	☐ Carnival Rides*	☐ Floats	☒ Food Booth(s) <i>Food Truck + 1 cart</i>	☐ Parade/Race*	☒ Parking Lots*	☐ Portable Toilets	☐ Promotional Signage*	☒ Sound Equipment	☒ Stage/Bandshell	☐ Streets/Sidewalks*	☐ Tents*	☐ Vendors	☐ Raffle*	☒ Other (please specify): _____		
☐ Alcohol*	☐ Animals*	☐ Automobiles																						
☐ Balloons/Signs/Decorations	☐ Bands/Live Music	☐ Carnival Rides*																						
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☒ Sound Equipment	☒ Stage/Bandshell	☐ Streets/Sidewalks*																						
☐ Tents*	☐ Vendors	☐ Raffle*																						
☒ Other (please specify): _____																								

Draw Event Site Plan

Please provide a draft site plan for your event. Please include the following applicable locations; food/drink vendors, bathrooms, entry/exit points, parking, tents, and any additional details. (See guidelines for additional information).

commuter lot
open

Library lot we would close



All applications should be completed and submitted **not less** than sixty (60) days prior to the event date. Applications that are complete and submitted to the Village along with any necessary submittals will be processed by Village staff. Incomplete applications will be held for processing until it is complete. Please return your completed Special Event Permit Application to:

By Mail/Drop Off: Village of Glen Ellyn, Administration Department, 535 Duane Street Glen Ellyn, IL 60137
By Email: contactus@glenellyn.org

EVENT ORGANIZER INFORMATION

Name (First/Last)	Melissa Hilt				
Address	400 Duane Street		Apt./Unit		
City	Glen Ellyn	State	IL	Zip Code	60137
Home Phone	630-790-6734	Cell Phone	630-469-0879		
E-mail Address	mhilt@gepl.org				
Name of Sponsoring Organization(s) (If applicable/different)	Glen Ellyn Public Library				
Organization's Legal Status	☐ Governmental Entity ☒ Non-profit Entity ☐ Commercial Business				
Sponsoring Organization Main Contact (If applicable/different)					
Address			Apt./Unit		
City		State		Zip Code	
Daytime Phone		E-Mail			

Applicant Signature: Melissa Hilt

Date: 5/20/2024

Special Event Emergency Action Plan Guidelines

The Village of Glen Ellyn requires all special event applicants submit an Emergency Action Plan (EAP). The purpose of this EAP is to outline the plan for crisis management at your event and to communicate this plan to Village officials. Village personnel will review each plan and make recommendations as needed.

These guidelines were created to help event organizers understand what information should be considered when creating an EAP for a special event.

GENERAL CONSIDERATIONS

When creating an EAP, please address all of the following considerations:

- Who will serve as the EAP representative and point-of-contact at your event?
- Will there be on-site medical care? If yes, provide details and contact information.
- Will there be on-site security? If yes, provide details and contact information.
- How will you broadcast emergency information to your vendors, volunteers, and event attendees, both before and during your event?
- How do you plan to evacuate people from your event footprint in the case of an emergency? Where are the emergency exits?
- How do you plan to ensure emergency vehicle access to this event?
- How are you planning to monitor weather conditions and what will be your protocol for a weather-related event cancelation?
- Will there be any special hazards present? Include a list of all relevant safety equipment that will be present at your event.
- As needed, provide additional contact information and special roles for anyone involved with emergency management at your event, such as crowd managers, additional event managers, security supervisors, etc.

SPECIAL EVENT EMERGENCY ACTION PLAN (EAP)

I. GENERAL

EVENT NAME: World on the Move Opening Event, will be held on: 7/27/2024

At (address/location): 400 Duane Street, Glen Ellyn, IL 60137

II. PURPOSE PROCESS

- A. This emergency action plan predetermines actions to take before and during the WOTM Opening Event (hereinafter referred to as the event) in response to an emergency or otherwise hazardous condition. These actions will be taken by organizers, management, personnel, and attendees. These actions represent those required prior to the event in preparation for those required during an emergency.
- B. Flexibility must be exercised when implementing this plan because of the wide variety of potential hazards that exist for this event. These hazards include, but are not limited to, Fire, Medical Emergencies, Severe Weather, or situations where Law Enforcement is required.

III. ASSUMPTIONS

- A. The possibility of an occurrence of an emergency is present at this event. The types of emergencies possible are various and could require the response of Police, Fire, and, Emergency Medical Services.
- B. Village Staff will make the final determination on the type and quantity of emergency services personnel that are required for each event.
- C. Village Staff has the authority to override event personnel in determining when to stop, delay or cancel the event due to unsafe conditions.
- D. Indicate what emergency services personnel you have requested to be on site throughout the event:
☐ Police ☐ Fire ☐ EMS

IV. BASIC PLAN

A. EAP Event Representative

- 1. The EAP event representative will be identified as the point of contact for all communications regarding the event and must be available during the event.
 - a. PRIMARY CONTACT: FIRST/LAST NAME: Dennis McCarthy
 - b. TELEPHONE NUMBER: 630-606-5450

B. Emergency Notification

- 1. In the event of an emergency, notification of the emergency will be through the use of 911. The caller should have the following information available to the 911 operator:
 - a. Location of the emergency
 - b. Nature of the emergency

- c. Contact person with callback number

C. Communication Plan

1. In the event of an emergency, the EAP event representative or his/her designee will need to communicate important emergency information to staff and attendees.
 - a. Event staff will be contacted through the use of:
☒ Phone ☒ Portable Radio Other: _____
 - b. Attendees will be contacted through the use of:
☒ PA System ☒ Social Media Other: _____

D. Severe Weather

1. Weather Forecasts and current conditions will be monitored through the National Weather Service, Chicago, IL office. Website: <http://www.weather.gov/lot/>
2. Before the event:
 - a. If severe weather is predicted prior to the event, the EAP event representative will evaluate the conditions and determine if the event will remain scheduled. The EAP event representative or his/her designee will be identified as such and will be responsible for monitoring the weather conditions before and during the event.
 - b. If the EAP representative determines that the event needs to be modified or cancelled due to weather, they must notify the Village.
3. During the event: If severe weather occurs during the event, the EAP event representative or his/her designee will notify those attending the event that a hazardous weather condition exists and direct them to shelter.
4. There are very limited provisions for sheltering participants in the events of severe weather.
5. When lightning is detected within 8 miles of the event, the EAP representative will notify all participants that the event is suspended due to lightning and direct them to shelter. Absent more advanced methods of detection, this event will follow the 30-30 Rule for lightning. If lightning is observed and thunder is heard within 30 seconds, the event will be delayed until 30 minutes have passed since thunder was last heard.

E. Fire

1. No specific hazard has been identified as an increased risk of fire at this event, or there is an increased risk of fire due to _____.
 - a. In certain high-risk cases, on-site Fire Department personnel may be required. This judgment will be made by Village staff.
2. All event staff should be instructed on the safe use of Portable Fire Extinguishers, as required by the event type.
3. Should an incident occur that requires the Fire Department, the EAP event representative will contact the onsite GEPD Officer (if available) or 911 will be utilized to request this resource. The caller should have the following information available to the 911 operator:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

F. Medical Emergencies

1. As with any event, there is potential for injury to the participants. The types of injuries are various and include those that are heat-related as well as traumatic injuries.
2. The limited provisions for on-site Emergency Medical Services at this event include:
 - a. Type of supplies: AED, First Aid Kit, NARCAN
 - b. Location available: 1st & 2nd Floor service desk
3. Should an incident occur that requires Emergency Medical Services, the on-site EMS officer will be contacted to request this resource. If there is no on-site EMS officer, the EAP event representative will contact the onsite GEPD Officer (if available) or call 911 to request this resource. The caller should have the following information available to the on-site EMS officer or 911:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

G. Law Enforcement

1. Should an incident occur that requires Law Enforcement, the on-site Glen Ellyn Police Officer will be contacted to request this resource. If there is no on-site GEPD officer, or they cannot be informed within a reasonable amount of time, the EAP event representative will contact 911 to request this resource. The caller should have the following information available to the on-site GEPD Officer or 911:
 - a. Location of the emergency
 - b. Nature of the emergency
 - c. Contact person with callback number

H. Emergency Vehicle Access

1. Access for emergency vehicles will be maintained at all times.
2. Fire lanes and fire hydrants will not be obstructed.
3. Participants and spectators will be directed to park in approved areas and not obstruct protective features, sidewalks, or public thoroughways.
4. Crowd control will be managed by:
☒ STAFF ☐ VOLUNTEERS ☐ PRIVATE SECURITY ☐ CERT
OTHER: _____
5. Parking for vendor and staff vehicles will be (ENTER LOCATION) Duane St. Commuter Lot
6. Parking for attendee vehicles will be (ENTER LOCATION) Duane St. Commuter Lot

Additional Information:

We will be using electricity with the Park District's Mobile Stage in the library parking lot.

Contact Information:

Contact	Full Name	Cell Phone Number
Event Organizer On Site	Maggie Thomann	773-270-0302
EAP Representative On Site	Dennis McCarthy	630-606-5450
Primary Event Supervisor On Site	Sophie Kenney	847-226-5336
Secondary Event Supervisor On Site	J-nine Vaughn	630-452-1724
Police Non-emergency	Glen Ellyn Police Department	630-469-1187
Police/Fire/EMS Emergency	Glen Ellyn Police/Fire/EMS	911

Preparers Signature:

Melissa Hilt & J-nine Vaughn

Date:

5/28/2024



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head:
Category: Ordinance
Prepared By:

AGENDA ITEM (ID # 2024-406)

DOC ID: 2024-406

Motion to Approve Ordinance 7108, an Ordinance to Amend the Numeration on ordinances prior approved by the Village Board to newly-assigned numbered ordinances (Manager Franz)

Statement of the Issue:

Preparing for this Village Board meeting agenda, the Deputy Clerk caught an error she had committed in numbering the ordinances put before the Village Board in April and May 2024. Through research to determine the best course of action, she and staff concluded that the most clear and straightforward path to correct the sequence is to renumber the eight recently-approved ordinances, Ordinances 800-8007. Renumbering these to fit into the correct sequence will eliminate any future confusion and allow for the appropriate numeration of all future ordinances.

Analysis:

Budget Impact:

Contribution to Strategic Plan

Action Requested:

This recommendation was endorsed by our Village Attorney and is before you now for approval.

Attachments:

1. Ord. 7108



Village of Glen Ellyn

Ordinance No. 7108

An Ordinance to Amend the Numeration on ordinances prior approved by the Village Board to newly-assigned numbered ordinances: Ord. 8000 to 7100, Ord. 8001 to 7101, Ord, 8002 to 7102, Ord. 8003 to 7103, Ord 8004 to 7104, Ord 8005 to 7105, Ord. 8006 to 7106, Ord. 8007 to 7107

**Adopted by the
President and the Board of Trustees
Of the Village of Glen Ellyn
DuPage County, Illinois
This _____ Day of _____, 2024.**

**Published in pamphlet form by the authority
of the President and Board of Trustees of the
Village of Glen Ellyn, DuPage County, Illinois,
this _____ day of _____, 2024_____.**

**PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137**

Ordinance No. 7108

An Ordinance to amend the numeration on specific ordinances prior approved by the Village Board, to assign the new numbers to the following specified ordinances: Ord. 8000 to 7100, Ord. 8001 to 7101, Ord, 8002 to 7102, Ord. 8003 to 7103, Ord 8004 to 7104, Ord 8005 to 7105, Ord. 8006 to 7106, Ord. 8007 to 7107

Whereas, the President and Board of Trustees of the Village of Glen Ellyn pass Ordinances regulating all manner of important business to the Village of Glen Ellyn; and

Whereas, the President and Board of Trustees of the Village of Glen Ellyn must ensure the veracity of the numerical system of ordinance keeping; and

Whereas, Ordinances 8000-8007 were inadvertently assigned incorrect numerical descriptors upon their original passing; and

Whereas, the President and Board of Trustees of the Village of Glen Ellyn wish merely to reassign the numbers of these specific ordinances; and

Whereas, the passage of each ordinance stands as the day of first approval;

Now; the President and Village Board of the Village of Glen Ellyn do hereby reassign the numbers of the above ordinances to their new figures to keep the order of the numbering system intact.

		Ayes		Nays		Absent
	Fasules					
	Gould					
	Thompson					
	Kalinich					
	Simon					
	Christiansen					
	Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this _____
day of _____, 2024

Village President of the
Village of Glen Ellyn, IL

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

(Published in pamphlet form and posted on the _____ day of _____, 2024)



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head: Emily Rodman
Category: Ordinance
Prepared By: Meredith Hannah

**AGENDA ITEM (ID
2024-402)**

DOC ID: 2024-402

Motion to Approve Ordinance No. 7109-VC, An Ordinance to Amend the Local Liquor Code, Chapter 19 of Title 3, Section 11 (Classifications of Licenses) Class C-5 of the Village Code of Glen Ellyn, Illinois (Attorney Mathews)

Statement of the Issue:

The Village received a request from Common Good Cocktail House, located at 560 Crescent Boulevard, to amend their hours of liquor sales to allow them shift their business model to offer daytime hours for customers in addition to their current evening hours.

Analysis:

Since 2018, Common Good Cocktail House has been a destination cocktail lounge featuring specially curated cocktails and small plates. They have continued to invest in their business and their patio area adjacent to the building and are looking to expand their business to offer coffee and pastries during day. Their daytime proposal is as follows:

Common Good Coffee House

Hours: Monday - Saturday, 7:00 am - 5:00 pm

Beverages:

- Brewed Coffee Drip
- Iced Coffee
- Nitro Coffee
- Oat Milk Lattes on Draft from Metric Coffee
- Iced Teas
- Hot Teas
- Herbal Teas
- Various nonalcoholic drinks

Food:

- Lil Donkey's Burritos
- Bang Bang Pie and Biscuits:

- Breakfast Biscuit
- Chicken Pot Pie
- Tomato Pot Pie
- Quiche
- Rotating Pie Slices

- Seasonal Pastries from different wholesale providers

To enhance their daytime offerings, they are asking to offer on-site and off-site retail cocktail sales of alcohol beginning at 9:00 a.m. Monday - Saturday and 10:00 am on Sundays. The current sales hours for a C-5 License are:

Authorized hours of off-site retail sales shall be 3:00 p.m. to 11:00 p.m., Monday through Thursday, 3:00 p.m. to 1:00 a.m. Fridays and Saturdays, 1:00 p.m. to 1:00 a.m. Sundays. Authorized hours of on-site cocktail sales shall be 5:00 p.m. to 11:00 p.m. Monday through Thursday, 3:00 p.m. to 1:00 a.m. Fridays and Saturdays, and 1:00 p.m. to 1:00 a.m. Sundays.

Furthermore, the C-5 License stipulates:

No person under the age of 21 shall be on the premises without the supervision of a parent or legal guardian 21 years of age or older. Signage shall be posted at the entrance of the premises to reflect this requirement.

The applicant has asked that this age restricted language change to stipulate the age restriction be applied after 3 p.m., which will allow for underage patrons to purchase coffee, tea and/or pastries and enjoy them on the patio or in the lounge during the day.

At the direction of Village Staff, the applicant has already begun with coffee/tea and pastry sales and has received great feedback from the community.

The applicant, Common Good Cocktail House, and Ko-ze Wine Bar are the only two businesses currently holding a C-5 liquor license, so these new rules would potentially apply to both license holders.

Budget Impact:

Extended hours may see an increase in sales tax and food and beverage tax for the Village.

Contribution to Strategic Plan

Development: Implement Economic Development strategy focused on overall commercial vitality, EAV growth and sales tax growth.

Action Requested:

Approve Ordinance 7108-VC, An Ordinance to Amend the Liquor License Control Code Chapter 19 of Title 3, Section 11 (Classifications of Licenses) C-5 License

Attachments:

1. Ordinance - VC change liquor license class Class C-5



Village of Glen Ellyn

Ordinance No. _____-VC

**An Ordinance to Amend the Local Liquor Control Code,
Chapter 19, of Title 3, Section 11, (C), Class C-5
(Classification of Licenses)
of the Village Code of Glen Ellyn, Illinois**

**Adopted by the
President and the Board of Trustees
Of the Village of Glen Ellyn
DuPage County, Illinois
This _____ Day of _____, 2024.**

Published in pamphlet form by the authority
of the President and Board of Trustees of the
Village of Glen Ellyn, DuPage County, Illinois,
this _____ day of _____, 2024 ____.

PREPARED BY AND MAIL TO:

VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137

Ordinance No. _____-VC

**An Ordinance to Amend the Local Liquor Control Code,
Chapter 19, of Title 3, Section 11, (C), Class C-5 (Classification of
Licenses)
of the Village Code of Glen Ellyn, Illinois**

Whereas, the Village of Glen Ellyn is an Illinois home rule municipal corporation; and

Whereas, the Village, pursuant to the Illinois Liquor Control Act, 235 ILCS 5/1-1 et seq., and its home rule powers, has established various classes of liquor licenses for the retail sale of alcoholic liquor in the Village and the number of permitted licenses within each class, as set forth in Chapter 19 of Title 3 (Liquor Control Code) of the Village Code of the Village of Glen Ellyn; and

Whereas, the President and Board of Trustees of the Village of Glen Ellyn deem it to be in the best interest of the Village to periodically review and update the liquor control ordinance of the Village as well as to, when appropriate, change the types of classifications and number of permitted liquor licenses in various classifications; and

Whereas, the President and Board of Trustees have determined that it is in the best interest of the Village to amend the Class C-5 license which shall authorize the retail sale/serving of alcoholic liquor, on premises for on-site consumption, by a craft cocktail lounge, between the hours of 9:00 a.m. to 11:00 p.m. Monday through Thursday, 9:00 a.m. to 1:00 a.m. Fridays and Saturdays, and 9:00 a.m. to 1:00 a.m. on Sundays.

Now therefore, be it ordained by the President and Board of Trustee of the Village of Glen Ellyn, DuPage County, Illinois, in the exercise of its home rule powers, as follows:

Section One: The findings of fact and conclusions set forth hereinabove are hereby adopted by the President and Board of Trustees as the findings of fact and conclusion of the corporate authorities of the Village of Glen Ellyn.

Section Two: Chapter 19 of Title 3, Section 11 (Classification of Licenses) of the Glen Ellyn Village code (Liquor Control Code) is hereby modified to amend (C) Class C:
Class C-5 paragraph 2 to read:

2. *Authorized hours of off-site retail sales shall be 9:00 a.m. to 11:00 p.m., Monday through Thursday, 9:00 a.m. to 1:00 a.m. Fridays and Saturdays, 10:00 a.m. to 12:00 a.m. midnight Sundays. Authorized hours of on-site cocktail sales shall be 9:00 a.m. to 11:00 p.m. Monday through Thursday, 9:00 a.m. to 1:00 a.m. Fridays and Saturdays, and 10:00 a.m. to 1:00 a.m. Sundays.*

And paragraph 4 to read:

4. *No person under the age of 21 shall be on the premises without the supervision of a parent or legal guardian 21 years of age or older after 3 p.m. Signage shall be posted at the entrance of the premises to reflect this requirement.*

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

Passed by the President and Board of Trustees of the Village of Glen Ellyn, Illinois this _____ day of _____.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (In event of a tie)					

1. Approved by the Village President of the Village of Glen Ellyn, Illinois this 24th day of June, 2024.

Village President

Attest:

Village Clerk

AFFIX VILLAGE SEAL

(Published in pamphlet form and posted on the ____ day of _____, 2024.)



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Community Development
Department Head: Emily Rodman
Category: Ordinance
Prepared By: Emily Rodman

AGENDA ITEM (ID
2024-356)

DOC ID: 2024-356

Motion to Approve Ordinance No. 7110, An Ordinance Granting Approval of an Amendment to the Exterior Appearance plans Approved on November 26th, 2012 by Ordinance No. 6090 to allow façade changes to the principal unit located at 285 Roosevelt Road, Glen Ellyn, IL 60137 (AVM/Community Development Director Rodman) (Trustee Thompson)

Statement of the Issue:

The Glen Ellyn Market Shopping Center, commonly known as 285 Roosevelt Rd, is located south of Roosevelt Rd, west of Lambert Ave, and north of Taft Ave and Lambert Lake in the C3 Zoning District. Northwestern Medicine is requesting an amendment to Ordinance No. 6090 "An Ordinance Granting Approval of Special Use Permits, Zoning Variations, Sign Variations and the Exterior Appearance for the Glen Ellyn Market Shopping Center" to allow for façade changes to the previously approved exterior appearance of the primary tenant space within the shopping center.

Analysis:

Background

Northwestern has requested to amend Ordinance No. 6090 in order to make alterations to the façade of the principal unit formally occupied as Fresh Market. The original facade of the shopping center was approved by ordinance and was included as Exhibit "E" and Exhibit "F". In order to have the proposed alterations approved, the ordinance must be amended to allow for a new facade design. Because this building is currently existing and is not located in the C5A or C5B zoning districts, the Architectural Appearance Commission is not required to make a recommendation on this application. However, because this is a non-residential building seeking a building permit, the applicant shall refer to the "Appearance Review Guidelines" adopted by Ordinance 5508.

The proposed facade changes can be seen in the attached elevation plan.

Plan Commission

The Plan Commission conducted a public hearing to consider the zoning request at their May 23, 2024, meeting. Public testimony was provided by staff, the petitioner and zero members of the public. The primary concern expressed by Commissioner Kruezer related to the proposed building mounted light fixtures, which included up lighting. The Plan Commission recommended approval of the zoning request by a vote of 6-0, subject to the following conditions:

1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;
2. A building permit shall be required for the exterior alterations.
3. That the sconces be fully shielded and be downlight only.

The petitioner has agreed to comply with these conditions. To view the Plan Commission agenda packet, please click [here](#).

Budget Impact:

Not Applicable

Contribution to Strategic Plan

Not Applicable

Action Requested:

The Village Board may approve, approve with conditions, or deny the proposed motion to approve the attached Ordinance.

Attachments:

1. Draft Ordinance No. _____.
2. Ordinance No. 6090
3. Proposed Elevation Plans
4. Draft Minutes of the 5-23-24 Plan Commission Meeting
5. 5-23-24 Glen Ellyn Plan Commission Report of Proceedings



Village Of Glen Ellyn

Ordinance No. _____

**An Ordinance Granting Approval of an Amendment to
the Exterior Appearance plans Approved on November 26th, 2012
by Ordinance No. 6090 to allow façade changes to the principal unit
Located at 285 Roosevelt Road, Glen Ellyn, IL 60137**

**Adopted by the
President and the Board of Trustees
of the Village of Glen Ellyn
DuPage County, Illinois
This ____ Day of _____, 20____.**

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this ____
day of _____, 20____.

**PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137**

Ordinance No. _____

**An Ordinance Granting Approval of an Amendment to
the Exterior Appearance plans Approved on November 26th, 2012
by Ordinance No. 6090 to allow façade changes to the principal unit
Located at 285 Roosevelt Road, Glen Ellyn, IL 60137**

Whereas, Angel Files of Northwestern Medicine, lessee of property located at 285 Roosevelt Road, has petitioned the Village President and Board of Trustees for approval of an amendment to the exterior appearance plan for the Glen Ellyn Shopping Center approved on November 26th, 2012 by Ordinance No. 6090 to allow façade changes to the principal unit on the property located at 285 Roosevelt Road; and

Whereas, the subject property is located in the Glen Ellyn Shopping Center on the south side of Roosevelt Road and west of S. Lambert Road in the C3 Service Commercial District and;

Whereas, the property is legally described as follows:

PARCEL 1:

LOT 1 IN FRESH MARKET EAST PLAT OF CONSOLIDATION OF PART OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 19, 2013 AS DOCUMENT NUMBER R2013-041557, IN DUPAGE COUNTY, IL.

AND

PARCEL 2:

LOT 1 IN FRESH MARKET WEST PLAT OF RESUBDIVISION OF PART OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 13, 2013 AS DOCUMENT NUMBER R2013-040569, IN DUPAGE COUNTY, ILLINOIS.

AND

PARCEL 3:

EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY EASEMENT AGREEMENT [DEVELOPMENT] MADE BY AND BETWEEN OPUS DEVELOPMENT COMPANY, L.L.C., AND CHICAGO TITLE LAND TRUST COMPANY, NOT PERSONALLY, BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED

JUNE 17, 1974, AND KNOWN AS TRUST NO.1997, RECORDED MAY 28, 2013 AS DOCUMENT NUMBER R2013-076188 FOR PURPOSES OF INSTALLING, CONSTRUCTING, UTILIZING, OPERATING, MAINTAINING, REPAIRING, RESTORING, RECONSTRUCTING. REMOVING, REPLACING, AND RENEWING BUILDING AND RELATED SITE AND INFRASTRUCTURE IMPROVEMENTS OVER, ACROSS, UPON, UNDER, AND THROUGH LOT 2 IN FRESH MARKET WEST PLAT OF RESUBDIVISION AFORESAID.

AND

PARCEL 4:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY EASEMENT AGREEMENT |ACCESS, PARKING, AND LIGHTING| MADE BY AND BETWEEN OPUS DEVELOPMENT COMPANY, L.L.C., AND CHICAGO TITLE LAND TRUST COMPANY, NOT PERSONALLY, BUT SOLELY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 17, 1974, AND KNOWN AS TRUST NO.1997, RECORDED MAY 28, 2013 AS DOCUMENT NIMBER [NUMBER] R2013-076189 FOR INGRESS, EGRESS, LIGHTING AND PARKING OVER, ACROSS, AND UPON TRACT 2, AS DESCRIBED THEREIN ON EXHIBIT A.

AND

PARCEL 5:

TEMPORARY EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY EASEMENT AGREEMENT |OFF-SITE ROADWAY IMPROVEMENTS| MADE BY AND BETWEEN CHICAGO TITLE LAND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED SEPTEMBER 5, 1972 AND KNOWN AS TRUST NUMBER 1688 AND OPUS DEVELOPMENT COMPANY L.L.C., RECORDED MAY 28, 2013 AS DOCUMENT NUMBER R2013-076191, UPON, ACROSS, THROUGH AND UNDER THE “EASEMENT AREA”, OFF-SITE ROADWAY IMPROVEMENTS, TOGETHER WITH THE RIGHT OF ACCESS.

AND

PARCEL 6:

EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 AS CREATED BY THE DECLARATION OF EASEMENT PARKING MADE BY AND BETWEEN OPUS DEVELOPMENT COMPANY, L.L.C. AND CHICAGO TITLE LAND TRUST COMPANY AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 17, 1974 KNOWN AS TRUST NUMBER 1997, RECORDED MAY 28, 2013 AS DOCUMENT NUMBER R2013-076190, OVER, ACROSS, AND UPON THE PARKING AREAS WITHIN TRACT 2, AS DEFINED THEREIN, FOR PARKING.

P.I.N.(s):

05-22-201-037

05-22-200-028

Whereas, following due and proper publication of notice in the Daily Herald not less than fifteen (15) nor more than thirty (30) days prior thereto, and following written notice to all property owners within 250 feet, and following the placement of a placard on the subject property not less than fifteen (15) days prior thereto, the Plan Commission of the Village of Glen Ellyn conducted a public hearing on May 23, 2024 at which hearing the Plan Commission considered the petitioner's request for approval of an amendment to the Glen Ellyn Shopping Center Exterior Appearance Plan; and

Whereas, at the May 23, 2024 public hearing, the petitioner presented evidence and testimony in support of the request, and zero (0) persons spoke in favor or in opposition to the request; and

Whereas, after having considered the evidence presented, including the exhibits and materials submitted, the Plan Commission made a recommendation to approve the request by a vote of six (6) "yes" and zero (0) "no", as set forth in the May 23, 2024 minutes of the Plan Commission, a copy of which is attached hereto as Exhibit "A"; and

Whereas, the Village President and Board of Trustees have reviewed the evidence, exhibits, and materials presented at the May 23, 2024 Plan Commission public hearing and have considered the recommendations of the Plan Commission; and

Whereas, the President and Board of Trustees have determined that granting the requested amendment to the Glen Ellyn Shopping Center Exterior Appearance Plan is consistent with the goals of the Glen Ellyn Zoning Code and the Glen Ellyn Appearance Review Guidelines, adopted on October 9, 2006 by Ordinance 5508.

Now, Therefore, be it Ordained by the President and Board of Trustees of the Village of Glen Ellyn, DuPage County, Illinois, in the exercise of its home rule powers, as follows:

Section One: Based upon the recommendations of the Plan Commission and their review of the pertinent plans and materials presented at the May 23, 2024 meeting, the Village President and Board of Trustees hereby grant approval of the requested amendment to the Glen Ellyn Shopping

Center Exterior Appearance Approval as set forth in Section Two below.

Section Two: This grant of approval is subject to the follow condition:

1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;
2. A building permit shall be required for the exterior alterations.
3. That the sconces be fully shielded and be downlight only.
4. Section Three, Subsection A. of Ordinance No. 6090, which lists the plans and materials with which the Glen Ellyn Shopping Center development shall be constructed and maintained in accordance, is hereby amended to add a new subsection “p.” which shall read as follows:

p. The following plans from the petitioner’s application packet dated April 5, 2024. Where there may be conflicts or discrepancies between the plans and materials listed below and those identified in subsections a.-o. above, the plans and materials listed below shall supersede and take precedent over any such plans or materials identified elsewhere in this Ordinance.

1. Northwestern Medicine – Façade Alterations Exhibit, May 10, 2024, attached hereto as Exhibit “B”.
2. Lance 6 Single Sided Sconce Exhibit, attached hereto as Exhibit “C”.

and these plans and documents shall be filed with and made part of the permanent records of the Glen Ellyn Community Development Department.

Section Three: This Ordinance shall be in full force and effect from and after the passage, approval, and publication in pamphlet form.

Section Four: Failure of the owners or other party in interest or a subsequent owner or other party in interest to comply with the terms of this Ordinance, after execution of such Ordinance, shall

subject the owners or party in interest to the penalties set forth in Section 10-10-18 (A) and (B) of the Village of Glen Ellyn Zoning Code.

Section Five. The Village Clerk is hereby authorized to record to this Ordinance with the DuPage County Recorder.

Passed by the President and Board of Trustees of the Village of Glen Ellyn, Illinois, this _____ day of _____, 20_____.

Ayes	M Senak	A Gould	S Thompson
	K Christensen	K Kalinich	
	G Fasules	DJ Simons	
Nays	M Senak	A Gould	S Thompson
	K Christensen	K Kalinich	
	G Fasules	DJ Simons	
Absent	M Senak	A Gould	S Thompson
	K Christensen	K Kalinich	
	G Fasules	DJ Simons	

Approved by the Village President of the Village of Glen Ellyn, Illinois, this _____ day of _____, 20_____.

Village President of the
Village of Glen Ellyn, Illinois

Attest:

Village Clerk of the
Village of Glen Ellyn, Illinois

(Published in pamphlet form and posted on the ____ day of _____.)

Ordinance # _____

Exhibit A

285 Roosevelt Road, Glen Ellyn, IL 60137

DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, May 23, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:02 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Peter Cooper, Adam Kreuzer (7:28), Parag Thakkar and Robert Wyant

ABSENT: Commissioners Laura Brown, Ian Dawson, Sumita Mukherjee and Student Plan Commissioner Emma Smith.

Also in attendance: Trustee Liaison Steve Thompson, Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. Approval of Minutes

Commissioner Arango moved to approve the draft minutes of April 11, 2024 Plan Commission meeting; seconded by Commissioner Cooper, the motion passed by voice vote.

D. New Business

2. Public Hearing; 285 Roosevelt Road – Northwestern Medicine: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 in order to allow façade changes to the previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 exhibit “E”, exhibit “F” and requirements listed in Section Three (A)(11), Section Three (A)(12), Section Three (A)(22), Section Three (A)(23) and Section Three (E) to allow for façade changes to the previously approved exterior appearance of the principal unit formerly occupied as Fresh Market. Because the building is currently existing and is not located in the C5A or C5B zoning districts, the Architectural Appearance Commission is not required to make a recommendation.

Project analysis includes the following:

Building Façade – The proposed alterations include utilizing silver aluminum rainscreen panels and stone materials in place of the existing EIFS and cast stone columns. The plans include surrounding the existing windows with aluminum stepped brakemetal coping. The canopies over the existing windows are to be removed. Chapter 1 – General Designs Principles of the “Appearance Review Guidelines” includes: “1.2. Brick and stone with natural earth tones are preferred wall materials for their durability and quality. Materials and finishes not recommended include rustic-finished wood, aluminum siding, trim Dryvit. Glass storefront wall systems which extend to the ground.xhibit

Canopy – The altered canopy and columns are designed to extend approximately 4ft over what was previously approved and utilize the same aluminum rainscreen paneling. The canopy is proposed to be extended into the existing brick paved area and will not extend into the existing drive aisles.

Lighting – New recessed strip light fixtures on the underside of the canopy are proposed. The existing eight wall fixtures on the façade would be replaced with Lance 6 wall mounted sconces in dark gray with up-lighting and down-lighting and a color range of 2700-3500K. Chapter 2 – Site Design of the “Appearance Review Guideline includes: “2.2.1. Wall-mounted fixtures should not directly allow light projection into the sky.” No other lighting changes on the site are being proposed.

Sign – The applicant is proposing changes to the existing monument sign to match the proposed façade changes and can be seen in the attached exhibit as “Item 4. Proposed Ground Sign Elevations” on page A701. The applicant has proposed no other changes to the site design of the property.

Plan Commission action is to consider and vote on recommendation to amend Ordinance No. 6090 to Village Board of Trustees. In reviewing the project, the Plan Commission should consider how the proposed exterior appearance conforms to the character of the Village and to the Appearance Review Guidelines. Staff would recommend the Plan Commission consider the following condition of approval:

1. The project shall be constructed in substantial conformance with the plans and drawings as submitted and the testimony presented at the May 23, 2024 Plan Commission Meeting.
2. A building permit shall be required for the exterior alterations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Cooper seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Kreuzer stated that the presentation was well done. He stated the lights concerned him and recommended fully shielded lighting and do what you can with the sign.

Commissioner Thakkar stated he agreed with Commission Kreuzer but he was fine with the monument sign color.

Commissioner Cooper stated to change the color on the sign.

Commissioner Arango stated the proposal looks lovely and the presentation was well done. She recommended changing the color on the sign.

Commissioner Thakkar made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Angel Files on behalf of Northwestern Medicine, for approval of an amendment to Ordinance 6090 in order to allow façade changes to a previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 zoning district, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

- 1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;**
- 2. A building permit shall be required for the exterior alterations.**
- 3. That the sconces be fully shielded and be downlight only.**

Commissioner Arango seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. All Commissioners present voted “Yes”.

E. Trustee Liaison’s Report

Trustee Thompson stated the Village Board asked Staff to look into all different revenue sources. He also stated that going in front of the Village Board on Tuesday is an increase of Fire Service fees. He also stated the Village Board is discussing the Metra Station, new refuse contract and sale of hotel property on the east side of town.

Chairperson Loftus stated that he didn't care what the garbage contract costs as long as the Village keeps Amnesty Day. Trustee Thompson stated the Board hear a lot of blowback on unlimited trash day because it looks bad. Scavengers come and take things so. They received complaints as to why things are recycled.

Commissioner Wyant stated he wanted to commend the Board on the revenue sources workshop. Trustee Thompson stated the Board has different philosophies. Inflation really hit the Village hard last year. We added 5 Police Officers, we have a new paid Fire Chief and we're providing more services and trying to maintain financially sound.

F. Chairman's Report

None.

G. Staff Report

Daniel Harper stated that in two weeks from now will be the special meeting for Churchill School. He stated that the dining platforms went in front of the Village Board and was approved. At the regular June meeting there will be a sign variance for Baker Hill.

H. Other Business

None.

I. Adjournment

Commissioner Cooper made a motion to adjourn the meeting: Commissioner Thakkar seconded the motion and the motion passed by voice vote at 10:02 PM.

Page 178 of 466



Ordinance # _____
Exhibit C
285 Roosevelt Road, Glen Ellyn, IL 60137

LANCE 6

ARCHITECTURAL GRADE
OUTDOOR WALL LUMINAIRE

Housing

Diameter : Ø6.4" | Height : 15" | Weight : 13 lbs

Material

Housing: Extruded Aluminum
Lens: Tempered Glass

Power Input

30W, 50W | 120-277V

Lumen Output

3,005 lm (30W)
5,010 lm (50W)

Dimming

Standard 0-10V: Dims to 10%
Superior 0-10V: Dim to 1%
DMX: High resolution dims to 0.1%

Color Quality

CRI 85, CRI 93

Rated Life

> 60,000 Hours (L70)

Finish



Black



White



Gray



Bronze

Color Temperature



2700K



3000K



3500K



4000K

Optics



40°



60°



Wide

Warranty

5 Year limited warranty

Listing



SPECIFICATION SHEET SINGLE SIDED

Designed for Timeless Exteriors

This 6-inch round wall mount cylinder boasts an impressive lumen range of 2,660 to 5,010 lm, providing exceptional illumination while making a bold architectural statement.

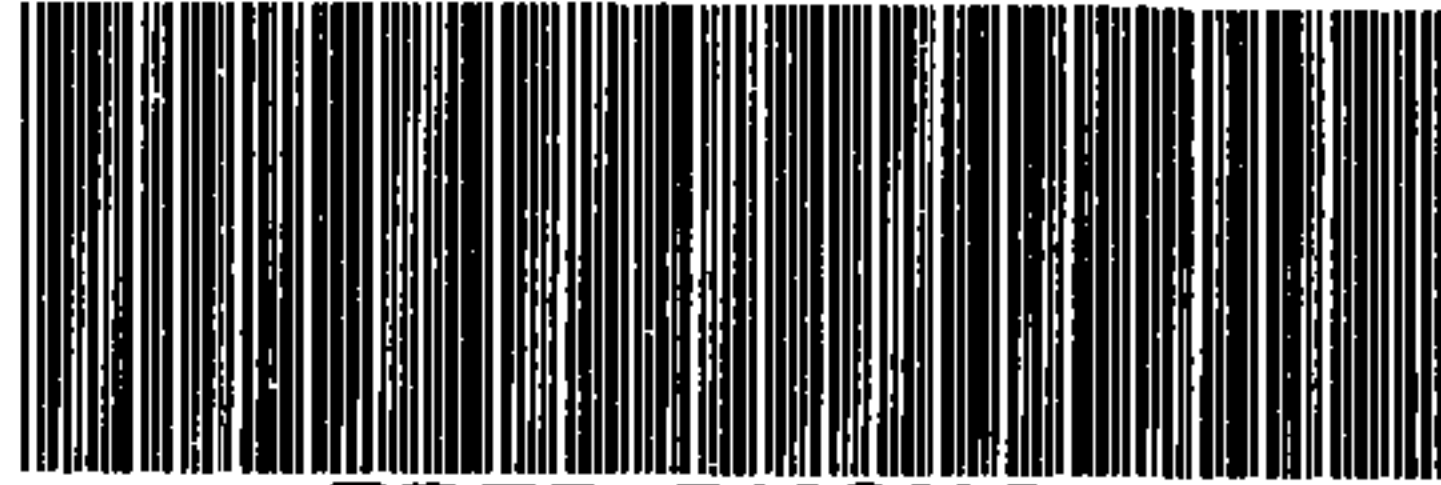
The IP65 rated Lance 6 ensures durability and reliability in all outdoor environments, making it the ideal choice for accentuating architectural features and enhancing outdoor facades.



METEOR

meteor-lighting.com

Page 1



FRED BUCHOLZ
DUPAGE COUNTY RECORDER
JAN.03,2013 2:03 PM
OTHER 05-22-201-024
044 PAGES R2013-001286

Village Of Glen Ellyn

Ordinance No. 6090

**An Ordinance Granting Approval of
Special Use Permits, Zoning Variations, Sign Variations and the Exterior Appearance for
the Glen Ellyn Market Shopping Center to be Located on
Property Commonly Known as 285 Roosevelt Road
Glen Ellyn, Illinois 60137**

**Adopted by the
President and the Board of Trustees
of the Village of Glen Ellyn
DuPage County, Illinois
This 26th Day of NOVEMBER, 20 12.**

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this 27th
day of NOVEMBER, 20 12.

**PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 Duane Street
Glen Ellyn, IL 60137**

Handwritten signature/initials

Ordinance No. 6090

**An Ordinance Granting Approval of
Special Use Permits, Zoning Variations, Sign Variations and the Exterior Appearance for
the Glen Ellyn Market Shopping Center to be Located on
Property Commonly Known as 285 Roosevelt Road
Glen Ellyn, Illinois 60137**

Whereas, the Opus Development Corporation, contract purchaser of property located at 285 Roosevelt Road has petitioned the Village President and Board of Trustees for approval of the following:

- A. A Special Use Permit in accordance with Section 10-4-15(B)9 of the Zoning Code to allow a drive-in commercial facility (i.e. drive-thru) on the property.**
- B. A Special Use Permit in accordance with Section 10-4-15(B)14 of the Zoning Code to allow outdoor merchandise on the property.**
- C. A Special Use Permit in accordance with Section 10-4-15(B)14 of the Zoning Code to allow outdoor storage on the property.**
- D. The following Variations from the Glen Ellyn Zoning Code:**
 - 1. A Variation from Section 10-4-15(D)2 to allow a rear yard building setback of 4.2 feet in lieu of the minimum setback of 30 feet required.**
 - 2. Variations from Section 10-5-13(M) to allow foot-candle levels in excess of 3.0 along the western property line and in one location along the northern property line, to allow the proposed parking lot light poles to be located as close as 50 feet apart in lieu of the minimum spacing of 130 feet required, to allow the proposed light poles to be placed in locations where they may be susceptible to collision strikes and to allow up-lighting on the building.**
 - 3. Variations from Section 10-5-5(B)4(3) to allow a trellis with a length 30 feet, an area of 300 square feet and a height of 12 feet 2 inches in lieu of the maximum length of 20 feet, area of 250 square feet and height of 10 feet permitted.**
 - 4. A Variation from Section 10-5-5(B)4(21) to allow transformers and a proposed trash compactor to be located 5 feet from the southern/rear property line in lieu of the minimum setback of 42.6 feet (10% of the lot width) permitted.**
 - 5. A Variation from Section 10-5-4(A)4 to allow a setback of 1-foot from the southern/rear property line for a proposed grease container in lieu of the minimum setback of 21.3 feet (5% of the lot width) required.**

6. A Variation from Section 10-5-11(J) to allow a separation of 90.5 feet between the proposed eastern access drive on Roosevelt Road and the access drive on the adjacent property to the east and a separation of 55.2 feet between the proposed western access drive on Roosevelt Road and the access drive on the adjacent property to the west in lieu of the minimum separation of 185 feet required.
 7. A Variation from Section 10-5-11(E)2 to allow a curb return radius of as little as 15 feet in lieu of the minimum curb return radius of 25 feet required.
 8. A Variation from Section 10-5-9(B) to allow 2 loading spaces on the property in lieu of the minimum number of 3 loading spaces required and to allow one of the loading spaces to have a length of 35 feet in lieu of the minimum length of 50 feet required.
 9. A Variation from Section 10-5-5(C) to allow impervious surface setbacks of between 0 and 12.5 feet along the north, south, east and west property lines in lieu of the minimum impervious surface setback of 21.3 feet (5% of the lot width) required.
 10. A Variation from Section 10-5-5(B)4(37) to allow a retaining wall setback of 0 feet along the western property line in lieu of the minimum setback of 21.3 feet (5% of the lot width) required and a retaining wall setback of 8.7 feet along the southern property line in lieu of the minimum setback of 42.6 feet (10% of the lot width) required.
 11. A Variation from Section 10-4-15(G) to allow 118 parking spaces on the property in lieu of the minimum number 156 parking spaces required.
- E. Exterior Appearance approval in accordance with the Appearance Review Guidelines adopted on October 9, 2006 as Ordinance 5508.
- F. The following Variations from the Glen Ellyn Sign Code:
1. A Variation from Section 4-5-12(B) of the Sign Code to allow a primary wall sign with a height of 27 feet 6 inches in lieu of the maximum height of 25 feet permitted.
 2. Variations from Section 4-5-5(G) of the Sign Code to allow an incidental sign height of 13 feet 9 inches in lieu of the maximum height of 10 feet permitted and an incidental sign area of 13 square feet in lieu of the maximum area of 4.5 square feet permitted.

all to allow the construction of an approximately 34,200 square foot shopping center on the south side of Roosevelt Road between Lambert Road and Lorraine Street in the C3 Service Commercial zoning district; and

Whereas, the subject property is commonly known as 285 Roosevelt Road and is legally described as follows:

PARCEL 1:

LOTS 8, 9, 10, 11, 12, 13, 14, 16, 17, 18, 19, 20 AND 21 IN BLOCK 34 IN WHEATON ESTATES, BEING A SUBDIVISION IN SECTION 22, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 12, 1924 AS DOCUMENT 182391, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 2:

THE EAST ½ OF VACATED OTT AVENUE LYING WEST OF AND ADJOINING SAID LOT 14 IN BLOCK 34 IN WHEATON ESTATES, BEING A SUBDIVISION IN SECTION 22, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 12, 1924 AS DOCUMENT 182391, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 3:

LOT 15 IN BLOCK 34 IN WHEATON ESTATES, BEING A SUBDIVISION IN SECTION 22, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 12, 1924 AS DOCUMENT 182391 AND THAT PART OF THE EAST ½ OF VACATED OTT AVENUE LYING WEST OF AND ADJOINING SAID LOT 15 AND THAT PORTION OF THE NORTH ½ AND THE NORTH 12 FEET OF THE SOUTH 33 FEET OF VACATED TAFT AVENUE BOUNDED ON THE WEST BY THE CENTER LINE OF OTT AVENUE AND BOUNDED ON THE EAST BY THE EAST LINE EXTENDED SOUTH OF LOT 15, IN DUPAGE COUNTY, ILLINOIS.

PINs: 05-22-201-001, 05-22-201-034 and 05-22-201-024; and

Whereas, at the October 24, 2012 public meeting of the Architectural Review Commission, the petitioner presented evidence, testimony, and exhibits relative to the request for exterior appearance approval and no persons spoke either in favor of or in opposition to the request; and

Whereas, based upon the evidence, testimony, and exhibits presented at the October 24, 2012 Architectural Review Commission public meeting, by a vote of six (6) "yes" and one (1) "no", the Architectural Review Commission recommended approval of the proposed exterior appearance with conditions as set forth in the minutes of the Architectural Review Commission, a draft of which is attached hereto as Exhibit "A"; and

Whereas, following due and proper publication of notice in the Daily Herald not less than fifteen (15) nor more than thirty (30) days prior thereto, the Architectural Review Commission of the Village of Glen Ellyn conducted a public hearing on November 14, 2012, at which hearing the Architectural Review Commission considered the requested sign variations; and

Whereas, at the November 14, 2012 Architectural Review Commission meeting, the Commission also reconsidered some of the previously recommended conditions of exterior appearance approval; and

Whereas, at the November 14, 2012 public hearing and meeting, by a vote of eight (8) “yes” and zero (0) “no”, the Architectural Review Commission recommended approval of the requested sign variations and the elimination of a number of previously recommended conditions of exterior appearance approval due the petitioner’s response to these issues and by a vote of five (5) “yes” and three (3) “no” recommended that the previously recommended condition of approval related to the color of the awnings be amended all as set forth in the minutes of the November 14, 2012 meeting, a draft of which is attached hereto as Exhibit “B”; and

Whereas, following due and proper publication of notice in the Daily Herald not less than fifteen (15) nor more than thirty (30) days prior thereto, and following written notice to all property owners within 250 feet, and the placement of a placard on the subject property not less than fifteen (15) days prior thereto, the Plan Commission of the Village of Glen Ellyn conducted a public hearing on November 15, 2012, at which hearing the Plan Commission considered the requested special use permits and zoning variations; and

Whereas, at the November 15, 2012 Plan Commission public hearing no members of the public spoke in favor of or in opposition to the requested special use permits and zoning variations; and

Whereas, after having considered the evidence presented, including the exhibits and materials submitted, by a vote of six (6) “yes” and one (1) “no”, the Plan Commission recommended approval of the requested special use permits and zoning variations as set forth in the minutes of the November 15, 2012 Plan Commission meeting, a draft of which is attached hereto as Exhibit “C”; and

Whereas, the Village President and Board of Trustees have reviewed the evidence, exhibits, and materials presented at the October 24, 2012 and November 14, 2012 Architectural Review Commission public hearing and meetings and the November 15, 2012 Plan Commission public hearing and have considered the recommendations of the Architectural Review Commission and Plan Commission and hereby adopt the findings of fact for the requested special use permits, zoning variations and sign variations set forth in Exhibit “D” attached hereto; and

Whereas, the President and Board of Trustees have determined that approving the exterior appearance of the project is consistent with the recommendations of the Glen Ellyn Appearance Review Guidelines, that approving the requested sign variations is consistent with the goals of the Glen Ellyn Sign Code and that granting the requested special use permits and zoning variations is consistent with the goals of the Glen Ellyn Zoning Code.

Now, Therefore, be it Ordained by the President and Board of Trustees of the Village of Glen Ellyn, DuPage County, Illinois, in the exercise of its home rule powers, as follows:

Section One: The minutes from the October 24, 2012 and November 14, 2012 Architectural Review Commission public hearing and meetings, drafts of which are attached hereto as Exhibits “A” and “B”, and the minutes from the November 15, 2012 Plan Commission public hearing, a draft of which is attached hereto as Exhibit “C”, and the findings of fact set forth therein, in the preambles above and in Exhibit “D” attached hereto are hereby adopted as the findings of fact of the Village

President and Board of Trustees based upon their review of the evidence, exhibits, and materials presented at the October 24, 2012 and November 14, 2012 public hearing and meetings of the Architectural Review Commission and the November 15, 2012 public hearing before the Plan Commission.

Section Two: Based upon the findings of fact and recommendations of the Architectural Review Commission and Plan Commission, as adopted herein, and the findings of fact and conclusions set forth in the preambles above, the Village President and Board of Trustees hereby grant approval of the requested special use permits, zoning variations, sign variations and exterior appearance as set forth herein above.

Section Three: This grant of approval is subject to the following conditions:

- A. The project shall be constructed in substantial conformance with the plans submitted and the testimony presented at the October 24, 2012 and November 14, 2012 public hearing and meetings of the Architectural Review Commission and the November 15, 2012 public hearing before the Plan Commission and with the petitioner's application packet including the following plans and documents referenced below, as though they were attached to this Ordinance:
1. Narrative Description (no date)
 2. Special Use Permit Application for Drive-Thru signed September 6, 2012
 3. Special Use Permit Application for Outdoor Storage signed September 6, 2012
 4. Special Use Permit Application for Outdoor Merchandise signed September 6, 2012
 5. List of Zoning Variations (no date)
 6. Zoning Variation application signed July 19, 2012
 7. Exterior Appearance application signed September 6, 2012
 8. Sign Variation Application signed November 5, 2012
 9. Sign Table stamped received November 6, 2012
 10. Quantitative Summary dated November 7, 2012
 11. Color Elevations of South, East, West and North Building Elevations prepared by OKW Architects dated October 31, 2012 a copy of which is attached hereto as Exhibit "E"
 12. Black and White Elevations of South, East, West and North Building Elevations prepared by OKW Architects dated October 31, 2012 a copy of which is attached hereto as Exhibit "F"
 13. The following engineering and site development plans prepared by CivWorks Consulting LLC revised November 7, 2012
 - a. Sheet C4.0 - Site Dimensional and Paving Plan a copy of which is attached hereto as Exhibit "G"
 - b. Sheet C5.0 - Site Utility Plan
 - c. Sheet C6.0 Site Grading Plan

- d. Sheets C7.0 to C7.2 - Site Sedimentation and Erosion Control Plans
- e. Sheet C8 – Taft Avenue Layout and Typical Cross Sections
- f. Sheets C9.0 to C9.2 – Taft Avenue Plans and Profile
- g. Sheets C10 to C10.4 – Taft Avenue Cross Sections
- h. Sheets C11 to C11.2 – Construction Details
- i. Sheet C12 – General Conditions and Detailed Specifications
- 14. Landscape Plan prepared by M&M Design revised October 23, 2012
- 15. Landscape Plan II prepared by M&M Design revised October 23, 2012
- 16. Tree Survey Exhibit prepared by CivWorks Consulting LLC revised September 17, 2012
- 17. Rooftop Equipment Plan prepared by OKW Architects dated September 14, 2012
- 18. Trash Enclosure, Trellis and Monument Sign Details prepared by OKW Architects dated November 20, 2012.
- 19. Plan of Outdoor Storage at Loading Area dated November 8, 2012 a copy of which is attached hereto as Exhibit “H”
- 20. Plan of Outdoor Merchandise Area dated October 12, 2012 a copy of which is attached hereto as Exhibit “T”
- 21. Lithonia Lighting KAD and SSA Parking Lot Light Fixture and Pole Cut Sheets (no date)
- 22. Lithonia Lighting WST Building Light Fixture Cut Sheet
- 23. Gotham 8” CFVL Front Building Façade Light Fixture Cut Sheet
- 24. Taft Avenue Sternberg 1130A LED/1130B LED Ripon Series Light Fixture Cut Sheets (8 sheets)
- 25. Photometric Plan prepared by CivWorks Consulting LLC revised November 7, 2012
- 26. Siena Stone Retaining Wall Cut Sheets
- 27. Roosevelt Road Streetscape Paver Cut Sheets
- 28. Traffic Impact Study prepared by KLOA dated November 1, 2012
- 29. Stormwater Management Report prepared by CivWorks Consulting, LLC revised October 12, 2012.

and these plans and documents shall be filed with and made part of the permanent records of the Glen Ellyn Planning and Development Department.

- B. That the landscaping in the northern Taft Avenue right-of-way be maintained by the owner of the shopping center.
- C. That the property landscaping shall be modified to follow the Village guidelines regarding tree diversity. In particular, the petitioner shall work with the Village to diversify the species of trees proposed along Roosevelt Road.
- D. That the utilitarian elements on the building, such as man-doors, vents, downspouts and other similar items shall be painted to match the building to minimize their appearance.
- E. That the awnings shall be as shown on the plans with the exception that different color awnings of the owners choice shall be permitted on the far ends of the building to reflect the branding of the tenants provided that such awnings are a solid color, the same design and made of the same material as the awnings for the other secondary tenant spaces in the shopping center. If at some point in the future, the owner of the shopping center wishes to change the green and white striped anchor tenant awnings or the other green awnings shown on the plans, such a change may be

reviewed and approved by Village staff provided that the total number of awnings colors for the project does not exceed four and the proposed colors blend with the building's color palette in accordance with Appearance Review Guideline 1.8.2

- F. The shopping center ownership shall make a good faith effort to establish cross access with the properties to the east and west at such time as those properties may be redeveloped. .
- G. The property ownership shall use reasonable efforts to ensure that garbage pick-up behind Shops B occurs during off-hours when the drive-thru is closed.
- H. Prior to the issuance of any permits, the petitioner shall submit written confirmation from the owner of the Control'd property to the east that they have permission to enter this property and make the improvements shown on the plans.
- I. Materials in the outdoor storage area behind Shops A shall not be stacked above the height of the screening wall.
- J. A restaurant shall not use the drive-thru on the east end of the building unless a traffic study is submitted and the resulting impacts are deemed acceptable by Village staff. If Village staff denies the request, an application for an amendment to the Special Use Permit for the drive-thru may be applied for.
- K. A minimum of 123 parking spaces shall be maintained on the Glen Ellyn side of the property unless cross access is provided with the property to the east at some time in the future in which case the number of parking spaces eliminated shall not be more than 5, so the minimum number of onsite parking spaces is not reduced beyond 118.
- L. A parking easement shall be established over no less than 31 parking spaces in the Wheaton parking lot and the petitioner shall ensure that a minimum of 149 parking spaces are available to the shopping center at all times.
- M. That the only uplighting permitted for the project shall be for the wall mounted fixtures proposed on the front building façade and such uplighting shall be kept subtle so as to highlight the architecture of the building and terminate at or near the top of the building.
- N. Prior to the issuance of any building permits, the Plat of Consolidation for 285 Roosevelt Road and the Plats of Dedication for Taft Avenue approved by Ordinance No. _____ shall be executed and recorded with the DuPage County Recorder of Deeds.
- O. The maximum number of combined seats for any sit down restaurants on the property shall be limited to 105, unless the petitioner can show that the required number of combined parking spaces for the various tenants in the building would not otherwise exceed 156, which is the number of required parking spaces for project , without the variance described in D(11) above, but with such variance the allowed number of parking spaces has been reduced to as little as 118.

Section Four: The Building and Zoning Official is hereby authorized to issue all necessary building and occupancy permits pursuant to the special use permits, zoning variations, sign

variations and exterior appearance approved herein, provided that all the conditions set forth hereinabove have been met and that the applicant complies with all other applicable laws and ordinances of the Village of Glen Ellyn. This grant of approval of the aforementioned requests shall expire and become null and void within 24 months of the date of this Ordinance unless an occupancy permit is applied for within said time period, provided, however, that the Village Board, by motion, may extend the period during which an occupancy permit must be applied for. Further, the Village Board may, for good cause shown, waive or modify any conditions set forth in this Ordinance without requiring that the matter return for a public hearing.

Section Five: This Ordinance shall be in full force and effect from and after the passage, approval, and publication in pamphlet form; provided, however, that this Ordinance shall not be binding upon or inure to the benefit of the subject property unless and until the Opus Development Corporation has acquired the subject property.

Section Six: Failure of the owners or other party in interest or a subsequent owner or other party in interest to comply with the terms of this Ordinance, after execution of such Ordinance, shall subject the owners or party in interest to the penalties set forth in Section 10-10-18 (A) and (B) of the Village of Glen Ellyn Zoning Code.

Section Seven. Following acquisition of the subject property by the Opus Development Corporation, the Village Clerk is hereby authorized to record this Ordinance with the DuPage County Recorder.

Passed by the President and Board of Trustees of the Village of Glen Ellyn, Illinois, this 26th day of NOVEMBER, 2012.

Ayes: COOPER, FRIEDBERG, HARTWEG, HENNINGER, LADESIC
AND MCGINLEY

Nays: - 0 -

Absent: - 0 -

Approved by the Village President of the Village of Glen Ellyn, Illinois, this 26th day of NOVEMBER, 2012.



Village President of the
Village of Glen Ellyn, Illinois

Attest:

Patricia A. Waderberg
Village Clerk of the (ACTING)
Village of Glen Ellyn, Illinois

(Published in pamphlet form and posted on the 27th day of NOVEMBER, 2012.)

X:\PlanDev\PLANNING\DEVELOPMENT PROJECTS\Roosevelt\Roosevelt 285\Roosevelt285, Fresh Market\Ordinance.doc



CERTIFICATION

I, Patricia A. Underhill, duly appointed Acting Village Clerk of the Village of Glen Ellyn, Illinois, do hereby certify that the attached is the true original copy of Ordinance No. 6090, passed by the Board of Trustees of the Village of Glen Ellyn, Illinois, at the Regular Meeting of said Board held on the 26th day of November, 2012, and that the same was signed and approved by the President of said Village on the 26th day of November, 2012.

I do further certify that the original is entrusted to me as Acting Village Clerk of said Village for safekeeping and that I am the lawful custodian and keeper of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Glen Ellyn, Illinois, this 27th day of November, 2012.

Patricia A. Underhill
Acting Village Clerk

CORPORATE SEAL

MINUTES

BOARD/COMMISSION: Architectural Review **DATE:** 10/24/12

MEETING: Regular **CALLED TO ORDER:** 7:32 p.m.

QUORUM: Yes **ADJOURNED:** 9:50 p.m.

MEMBER ATTENDANCE: **PRESENT:** Chairman Burdett, Commissioners
Albrecht, Dickie, Draths, Mulvihill, Wilson, Wussow,
Student Commissioner Burkett

ABSENT: Commissioner Thompson

ALSO PRESENT: Village Planner Stegall, Trustee Liaison Hartweg,
Recording Secretary Solomon

1. Call to Order

Chairman Burdett called the Glen Ellyn Architectural Review Commission (ARC) regular meeting to order at 7:32 p.m., in the Civic Center at 535 Duane Street, Glen Ellyn, Illinois.

2. Approval of October 10, 2012 Minutes

Commissioner Draths moved to approve the October 10, 2012 minutes. The motion was seconded by Commissioner Wussow and carried unanimously by a vote of 7-0.

3. Exterior Appearance – Glen Ellyn Market, 285 Roosevelt Road

Village Planner Stegall presented background on petitioner Vequity, LLC for exterior appearance approval of a new approximately 32,000 square foot shopping center on the former Webb Dodge property, located at 285 Roosevelt Road. She stated the development would be anchored by The Fresh Market grocery store. She stated the property is located on the south side of Roosevelt Road between Lambert Road and Lorraine Street in the C3 Service Commercial zoning district. She stated the Village limits abut the site to the west and the proposed western parking lot is located in Wheaton. She stated in order to proceed with the development, the petitioner will need to receive approval for a Special Use Permit for a Drive-Thru, a Special Use Permit for Outdoor Merchandise, a Special Use Permit for Outdoor Storage, Zoning Variations, a Lot Consolidation and Exterior Appearance Approval. She stated Vequity, LLC appeared before the Wheaton Planning and Zoning Board on October 23, 2012 and was asked to make some landscape revisions. She stated there are no requested sign variations as the signs comply with code. She stated the staff and architectural consultant Pete Pointner reviewed the plans and are happy with the plans with only a few items that she suggested the Commission may wish to consider.

Mike Fitzgerald, architect with OKW Architects at 600 W. Jackson, Chicago, Illinois, presented information on this proposed development. He stated The Fresh Market would be the anchor in the center and flanked by smaller scale shops and a possible drive-thru area for a possible dry cleaners. He stated the development would be a single-story building in a traditional/Georgian style with the grocery being a taller part of the building. He stated the exterior of the flanking shops would be done in brick and EIFS with a cast stone base on the bottom of the building and a continuous cornice on the top of the building. He stated even though the back and the sides are more utilitarian, they will use pre-cast concrete with a form-liner so it will look like brick.

Mr. Fitzgerald stated the awnings are proposed to have different colors, but would have a consistent style and dimensions. He stated the grocery awning will be green and white striped and the rest of the tenants would be a charcoal grey unless the owners approve another color. He stated the individual tenants would have a say in awning color. He stated the development team is having conversations with Tide about being a dry-cleaner, and their brand awning would be orange.

Mr. Fitzgerald stated there will be an outdoor seating area on one side of the grocery, with a trellis made of a cast stone base and cedar wood posts and beams which will require a variation from the Zoning Code. He stated there would be a monument sign along Roosevelt Road that would be 15 feet high by 9 feet wide. He stated the wall sign for the Fresh Market meets the ordinance size, but may be higher than what is allowed in the Sign Code. Planner Stegall stated that a public hearing would be needed to consider any sign variation.

Osvaldo Pastrana, civil engineer and landscape architect with CivWorks Consulting, LLC at 2837 W. Lyndale, Chicago, Illinois, presented information on the proposed landscape plan. He stated they are proposing curved islands in the parking area with a variety of trees, shrubs, perennials and ornamental grasses. He stated there also would be extensive landscaping on the north side of Taft Avenue to soften the back wall of the building. He stated the parking lot would be asphalt with concrete in the back and a paver walkway that leads from the front of the grocery to Roosevelt Road. Commissioner Wussow asked if they would add pavers to the Roosevelt Road sidewalk to which Mr. Pastrana stated they will replace some of the sidewalk with pavers. Planner Stegall stated that the plans conform to the Roosevelt Road Streetscape Plan. Mr. Pastrana stated there would be light poles in the parking lot that would have a nutmeg base to match the color of the building.

Commissioner Wussow asked who will maintain the parkway landscape on Taft Avenue to which Planner Stegall stated the staff has asked the petitioner to maintain this landscaping due to the amount and variety which is more typical of private property landscaping.

Commissioner Wilson stated the guidelines discourage the use of EIFS and asked if the petitioner could use real stucco instead to which Mr. Fitzgerald stated the EIFS provides insulation value, and the EIFS is well above pedestrian level so there should be little damage. Mr. Fitzgerald stated the EIFS issues with drainage have been resolved over the years. Chairman Burdett asked if the signage would be on top of the EIFS to which Mr. Fitzgerald stated it would be as the EIFS can be easily repatched. Planner Stegall stated there have been advances with EIFS to help with water issues.

Commissioner Wussow asked about the front brick to which Mr. Fitzgerald stated there would be real modular brick on the front of the building with the sides of the building being the pre-cast form liner so when the sides are painted, they will look like natural bricks.

There was a lengthy discussion around the proposed awning colors as there are a number of colors being proposed. Many commissioners had concerns with the proposed orange awning with the look of the rest of the center, due to the multiple colors being a big distraction, possible signage on the awnings and having a stream-lined look fits the Village's character. Commissioner Wussow stated the guidelines say to use one muted neutral color of awning throughout the center with the branding being in the signage. The development team stated these awnings would be used for individual identification, visual interest and downplaying the long expanse of the building. A suggestion was made by the petitioner that the tenants on the two ends could use different color awnings.

Chairman Burdett asked about the landscaping along Roosevelt Road to which Mr. Pastrana stated they will use different species of trees instead of just one kind. Chairman Burdett stated there are planting recommendations in the Village's guidelines. Mr. Pastrana stated they will add a variety of trees.

Commissioner Mulvihill asked about any lighting on the building to which Mr. Fitzgerald stated the front wall fixtures have not yet been selected. Mr. Fitzgerald stated any proposed lighting would probably go on the piers. Planner Stegall stated the ARC could allow the petitioner discretion on the front elevation light fixture or review the fixture at a future meeting.

Commissioner Dickie stated this will be a handsome center and thinks the materials are appropriate. He stated the awning colors are a non-issue as long as the physical dimensions are consistent across the tenants' spaces. He stated the sign height should not be an issue. He stated he encourages the screening of the loading dock area.

Student Commissioner Burket stated this will be a great looking center. He stated he likes the use of the real brick on the front of the building and is fine with the fake brick on the back and sides of the building. He stated he is fine with the different colors for the awnings and with the center being on Roosevelt Road, you need to use colors which will stand out.

Commissioner Albrecht stated she likes the clean traditional look of the center and likes the monument sign as it reflects the building. She stated she is fine with the use of EIFS as it is well-placed. She stated she will be fine with the additional height of the sign. She stated she is fine with the awnings being the same style and dimensions and is trying to be fine with the colorful awnings.

Commissioner Draths stated she is fine with the awnings being the same style and dimensions, but she is not happy with the orange color. She stated she likes the traditional look of the building and thinks it will be a great improvement. She stated she does want to see the front elevation light fixtures, and she is fine with the sign height.

Commissioner Wussow stated she thinks this is a good design with an attractive use of materials. She stated she thinks the EIFS is fine as long as it is out of the pedestrian area. She stated the landscaping is ample, but there needs to be more variety of the tree species on Roosevelt Road. She stated she would be fine with the compromise of a branding-color awning on the end tenants only.

Commissioner Mulvihill stated she agrees with the other commissioners. She stated she is torn about the awnings as the design is now symmetrical. She stated the screen wall by the loading dock should be extended. She stated the EIFS is fine on flat areas, but she is worried about it on the raised panels and cornices.

Commissioner Wilson stated this is a great design and thinks real stucco would be better than EIFS.

Chairman Burdett stated he likes the design as it is clean and traditional. He stated he is fine with the EIFS and the sign variance. He stated the screen wall by the loading dock should be extended. He stated he does want to see the lighting fixtures and lighting plan. He stated there should be more diversity in the landscaping along Roosevelt Road. He stated the awning color should be a more subdued color and does not see an advantage to different colors on the ends.

There was more discussion around setting precedent about the different awning colors.

Commissioner Wussow made a motion to recommend approval of the Exterior Appearance for the proposed development at 285 Roosevelt Road with the following conditions:

1. The landscaping in the northern Taft Avenue right-of-way be maintained by the owner of the shopping center.
2. The property landscaping shall be modified to follow the Village guidelines regarding tree diversity. In particular, the petitioner shall work with the Village to diversify the species of trees proposed along Roosevelt Road.
3. The utilitarian elements on the building, such as man-doors, vents, downspouts and other similar items shall be painted to match the building to minimize their appearance.
4. The wall behind the loading dock shall be extended to connect with the building and completely screen the loading area.
5. The awnings shall be limited to two colors for the entire development, in particular the green and white striped and the charcoal grey, in keeping with the Village's Appearance Review Guidelines.
6. The proposed style and location of the exterior light fixture to be placed on the front elevation shall be presented to the Architectural Review Commission.

The motion was seconded by Commissioner Albrecht and carried by a vote of 6-1, with Commissioner Wilson dissenting.

4. Public Comments

None

5. Chairman's Report

Chairman Burdett stated the Streetscape/Parking Study Steering Committee met on October 16, 2012. He stated they took a Visual Preference Survey which will be available for the residents to do on-line also. He stated there was a new commissioner for the ARC.

There was a discussion around the ARC being asked to stray from the Village's guidelines, the Staff's thoughts and the possibility of the current guidelines being outdated.

6. Trustee's Report

Trustee Hartweg stated there was good discussion around the guidelines. He stated the Oberweis project was approved after a lot of discussion about the signage. He stated the electrical aggregation referendum will be on the November 6, 2012 ballot. He stated the Village Board is in the discussion stage of the tax levy.

7. Adjourn

As there was no other business to discuss, Chairman Burdett asked for a motion to adjourn. Commissioner Albrecht moved, seconded by Commissioner Draths to adjourn the meeting at 9:50 p.m. The motion carried unanimously by a vote of 7-0.

Submitted by: Debbie Solomon, Recording Secretary

Reviewed By: Michele Stegall, Village Planner

IV. 285 Roosevelt Road – Glen Ellyn Market

A. Staff Presentation

Commissioner Wussow moved, seconded by Commissioner Dickie, to open the public hearing.

Village Planner Michele Stegall stated that at a previous ARC meeting, the exterior appearance for the Glen Ellyn Market was reviewed and approved by a vote of 6-1 with some conditions. She added that the petitioner has returned to the ARC to further discuss two of the conditions regarding the light fixtures and awning color. Ms. Stegall also stated that the petitioner will need some sign variations in order to move forward. The sign variations are for a Fresh Market wall sign that will be mounted on the building at a height of 27-1/2 feet in lieu of the Code maximum of 25 feet and a drive-thru valet sign on the drive-thru canopy to allow 13 square feet in area in lieu of the maximum area of 4.5 square feet permitted and to allow that sign to be mounted at a height of 13 feet 9 inches in lieu of the maximum allowed height of 10 feet for an incidental sign.

B. Petitioner's Presentation.

John Gelderman of Opus Corporation, 1812 Valley Curve, St. Paul, Minnesota, Jim O'Malley of OKW Architects, 5430 W. Agatite, Chicago, Illinois, and Ryan Murphy, 468 Hill Avenue, Glen Ellyn, Illinois were present.

Mr. O'Malley stated he would like to address changes brought forward at the previous ARC meeting. He stated that one recommendation was to extend the trash enclosure behind Fresh Market all the way to the building and they were able to do so. He also stated that the material was changed from brick to the pan liner brick material painted like the rest of the building which made the rear of the building flow better. He added that with the extended material, the back side of the building would be more vulnerable to damage with storage of various items. He added that the concrete panel that would match the rear of the building is an upgrade material for durability reasons. Mr. O'Malley also stated that in keeping with a consistent theme and look across the rear, there is a detached trash enclosure behind the Tide area. He stated that was changed to the concrete panel that would be the form liner with the brick stamp painted to match the building. He also stated that downspouts will be painted and tied in to the underground storm sewer.

Mr. O'Malley stated that the height of the Fresh Market sign needed to be raised due to the height of the building. He stated that the height of the building is dictated due to the clear area required inside by Fresh Market as well as hiding and screening any additional rooftop units and equipment. He added that the high parapet does serve purposes. He stated that if the sign was lowered 2-1/2 feet, inset pieces above the awnings that create the overall architectural feel of the building would be lost. Mr. O'Malley stated that the height of the drive-thru/porte-cochere needs to be greater than the Zoning Code allows so a minimum of 10 feet just to the bottom of the canopy is required for cars to go underneath; therefore, the height of the sign would need to be at 13'9". He added that regarding the issue of readability as a car would approach, the signs need to increase over the maximum of 4.5 square feet.

Mr. O'Malley displayed a cut sheet of the proposed light fixture and stated that the canister would be larger if the up and down light can be done. He stated that the light fixtures are located at each of the piers as well as the coins and each of the brick elements along the building. He added that the fixtures are low enough wattage that light will be thrown up the building but will not project above the top of the building. He also stated that there are cut-off shields involved, and a cornice will be located across the building which will keep that light from projecting into the night sky. Mr. O'Malley added that the ones with the ups and downs would be the major corners with the coins and the downlights with sign band directly above, and he displayed areas of downlights. Mr. Gelderman commented that up and down lighting adds a lot to a building at night and asked that the ARC consider that lighting. Ms. Stegall stated that the Zoning Code prohibits up lighting. Mr. O'Malley stated that they looked at adding some poles out near the parking standards with high-mounted lights, however, those lights tend to be bright with much light spillage which would do more harm than the selected lights.

Mr. O'Malley stated that Fresh Market has forest green and white striped awnings in the center and would like to use colors at the edges for balance and to draw the eye towards the Fresh Market and smaller tenants. He stated per staff's request, the intermediate retail colors of the awnings have been changed to forest green to match the forest green stripe in Fresh Market. Mr. Gelderman added that they are looking at bookending each one with a color as requested by the tenants. Commissioner Burdett stated that the orange color appears to be a burnt orange as opposed to a neon orange, and Mr. Murphy responded that the orange color isn't quite as bright as seen with other retailers. He added that he believes the building will flow very nicely and part of the look is the awnings. Mr. Gelderman added that the chosen color is more representative of the orange Tide color than last time. Mr. O'Malley stated that the awning material will be canvas and in a muted color. He stated they will be high quality material in solid colors with no graphics. Mr. Murphy added that the awnings will break up the mass of the large expanse of the buildings. Mr. Murphy stated there are some unique characteristics to the subject site as it is a new development, it is set back from the road and the colors are being limited to the end caps.

C. Questions and Comments from the Commission.

Commissioner Wussow was concerned that voting for this project would set a precedent that has not been previously done in Glen Ellyn regarding adding various colors at a site. She also expressed a concern that this project could greatly change the character of the Roosevelt Road business district as other businesses would also want this type of project if it was approved for the petitioner. She felt that introducing multi-colored awnings could jeopardize the current Roosevelt Road level of attractiveness and was concerned with allowing various colors for small businesses is treading on dangerous ground because there are so many small businesses along Roosevelt Road. She stated this type of look would eliminate the unified appearance along Roosevelt Road.

Regarding findings for a variation, Mr. O'Malley responded to Chairman Burdett that they would like people to have a clear way to get to the porte-cochere area and if signage wording is too small, drivers will find it difficult to navigate in that area. He added that safety is therefore a major factor. Mr. O'Malley agreed with Chairman Burdette that this request is based on a hardship rationale in terms of the setbacks.

Commissioner Wussow also asked the petitioner why they should be granted a variance for up lighting when the Sign Code prohibits that type of lighting. Mr. O'Malley responded regarding the down lighting the lot lighting will be lost as one steps back to the building and away from the parking lot, however, it will help to illuminate the walkway in front of building. He also stated that the uplighting will be minimal and kept down so that it is a small throw off of the top of the fixture. He added that the lighting is more of an accent than a beacon and will be a soft glow spreading upward. He added that there should be no light spillage into the night sky. Mr. Gelderman added that uplighting would be important to enhance the visibility of the property as it is retail and is surrounded by other properties. Mr. Gelderman responded to Commissioner Mulvihill that the signs are internally lit which is traditional signage on Roosevelt Road. Chairman Burdett asked for the rationale behind uplighting the site which is contrary to Glen Ellyn zoning. Ms. Stegall responded the rationale is not wanting to shoot lighting up into the sky and added that staff feels that the lighting standards in the Zoning Code are out of date. She added that some uplighting variations have been approved by the Village in the past. Chairman Burdett asked if uplighting could be allowed with limited wattage, and Ms. Stegall replied yes. Ms. Stegall also responded to Commissioner Draths that staff feels that uplighting is accent lighting. Commissioner Wilson commented that there is uplighting on many residential homes, and Ms. Stegall responded that the zoning lighting standards do not apply to single family residential properties. Mr. O'Malley responded to Commissioner Draths that a maximum of three colors are being requested for the site. Mr. Murphy responded to Commissioner Draths that, per their lease, they have the right to approve signage, awnings and awning color and can limit the color to the end cap spaces. He verified for Commissioner Draths that the only restriction is that it would be a solid color. Mr. Gelderman stated that they control final approvals on the colors.

Commissioner Dickie asked what say the ARC would have in the future regarding this project, and Ms. Stegall responded that a future owner would be able to choose the color of the end caps. Commissioner Wussow felt that a problem is that the Village is not making the decision on what an awning color will be at this project. Ms. Stegall responded to Mr. Gelderman that the Village does not dictate particular colors for projects and that the ARC review is to be sure that the colors presented blend and that the appearance is not busy. In response to the petitioner, Ms. Stegall stated that she does not believe the Village is supportive of changing colors frequently upon the arrival of new tenants. Commissioner Wilson stated he was supportive of the chosen colors. Commissioner Draths stated she appreciated Commissioner Wussow's comments regarding precedent setting and decision making by the tenants. She added that it is the responsibility of the ARC to be sure that over the long term that the building continues to remain as originally intended. She added that she appreciates retaining just 3 colors at the site and feels the building is lovely.

Commissioner Draths moved, seconded by Commissioner Dickie, to close the public hearing. The motion carried unanimously by voice vote.

D. Public Participation.

No persons spoke in favor of or against the subject property.

E. Commission Deliberation.

Chairman Burdett asked for comments from the Commissioners regarding signage, uplighting and the awning issue.

Commissioner Mulvihill was in favor of granting the sign variation. She also felt that the uplighting worked well with the design of the building but felt that the lighting should not be too bright. She felt that the design of the building is well done and stated that awnings can be easily changed. She stated that everything should be uniform and that she liked the proposed colors.

Commissioner Dickie was supportive of the sign variation given the proportions of the building and the setback. He also was supportive of the uplighting and subtly accenting the corners of the building. He also stated that he was in favor of the awnings and stated that the size and material of the awnings are important as well as that they are a solid color.

Commissioner Wussow felt that the sign variation request was appropriate given the size of the building and the setback of the development. She felt that the regular lighting was well selected. She stated she was initially opposed to the uplighting until she learned the sign code will be updated and soft uplighting has been granted in some other cases. She stated that uplighting should end where the buildings end. Commissioner Wussow stated she is opposed to tenant selected awnings and did not feel the developer's case warrants setting a precedent of this magnitude in Glen Ellyn's business district.

Commissioner Wilson was supportive of the proposed signage, uplighting and awnings and felt that the building will be great. He added that the parking lot will have many trees which will soften the building with a natural look.

Commissioner Draths stated she agrees with the other Commissioners regarding the signs and lighting. Regarding the awnings, she reiterated that she appreciated the fact that there are fewer colors on only the end caps, that they are canvas and will not be bright or shiny. She stated she is concerned regarding the tenant making decisions regarding color.

Commissioner Thompson was supportive of the signage variances and uplighting per comments by the other Commissioners. She stated that she felt that the petitioner should be able to choose and design the awning of their choice to help people locate the site.

Commissioner Dohrer felt the building was lovely and was supportive of both the signs and the lighting. He felt that the building would be nicer if it was more uniform and was opposed to the awnings with the tenants being allowed to choose the colors.

Chairman Burdett was supportive of the signage variation because the building is set back from the road and the difference in height is minor. He also was supportive of the uplighting with perhaps a cap on the wattage. He stated that the appearance review guidelines state similarity in color in projects is appropriate, and one of the problems with Roosevelt Road is the different types of enterprises, signage and colors. He stated that the subject building could be elegant and

he did not want to see massive colors on the building. He added he would be in favor of uniform solid color awnings across the entire façade.

F. Motion.

Commissioner Thompson moved, seconded by Commissioner Dickie, to recommend approval for Vequity, LLC of variations from the Glen Ellyn Sign Code for property located at 285 Roosevelt Road and hereby made the following findings of fact: A. The requested variations comply with the purpose of the Glen Ellyn Sign Code because the proposed signs will serve the primary purpose of helping people find what they need without difficulty or confusion. Furthermore, the variations are needed in order to satisfy the purpose that the signs be considered accessory components of an overall composition of architectural elements, not as freestanding or dominant elements by themselves. B. If granted, the requested variations will not alter the essential character of the locality because the signs have been designed to be accessory components of the overall architectural design of the proposed building. C. The petitioner has demonstrated a practical difficulty in adhering to the strict regulations of the Sign Code because the proposed building architectural elements insist on variations in order to have the signs serve as accessory components and part of an overall design. A second difficulty is the distance of the building from the primary access road. This distance creates the need for sign variations in order to meet the purpose of making signage visible enough to help people find what they need without difficulty or confusion. D. The plight of the owner is due to unique circumstances because the building is located approximately 140 feet away from the primary access road.

The Commission further adopts the supplemental findings of fact in the petitioner's application packet dated November 5, 2012.

Four (4) motions were made as follows:

Motion 1

Based on the findings of fact, the Architectural Review Commission recommends that the Village Board approve the following: A. A variation from Section 4-5-12(B) of the Sign Code to allow a primary wall sign with a height of 27 feet 6 inches in lieu of the maximum height of 25 feet permitted. B. Variations from Section 4-5-5(G) of the Sign Code to allow an incidental sign height of 13 feet 9 inches in lieu of the maximum height of 10 feet permitted and an incidental sign area of 13 square feet in lieu of the maximum area of 4.5 square feet permitted.

The motion carried unanimously with eight "yes" votes

Motion 2

Commissioner Draths moved, seconded by Commissioner Dickie, to amend the previous recommendation to eliminate Conditions 4 and 6 that the wall behind the loading dock shall be extended to connect with the building and completely screen the loading area and that the proposed style and location of the exterior light fixture to be placed on the front elevation shall be presented to the Architectural Review Commission who agree with what's been presented.

The motion carried unanimously with eight "yes" votes.

Motion 3

Commissioner Mulvihill moved, seconded by Commissioner Dohrer, that Condition 5 remains as written.

The motion did not carry with three (3) "yes" votes and five (5) "no" votes as follows: Commissioners Wussow, Dohrer and Chairman Burdett voted yes; Commissioners Dickie, Draths, Mulvihill, Thompson and Wilson voted no.

Motion 4

Commissioner Draths moved, seconded by Commissioner Thompson, to amend the condition to limit the awnings to 3 colors for the entire development, in particular the green and white striped, in keeping with the Village's Appearance Review Guidelines and to also include that the end caps will have a different color awning, all of the awnings would be a solid color and the awnings would be canvas in material.

The motion carried with five (5) "yes" votes and three (3) "no" votes as follows: Commissioner Draths, Thompson, Dickie, Mulvihill and Wilson voted yes; Commissioners Dohrer, Wussow and Chairman Burdett voted no.

DRAFT
PLAN COMMISSION
SPECIAL MEETING MINUTES
NOVEMBER 15, 2012

The meeting was called to order by Vice Chairman Jay Strayer at 7:31 p.m. Plan Commissioners Todd Buckton, Erik Ford, Jeff Girling, Mary Loch, Ray Whalen and Lyn Whiston were present. Chairman Julie Fullerton and Plan Commissioners Craig Bromann, Tim Elliott and Tracy Heming-Littwin were excused. Also present were Trustee Liaison Robert Friedberg, Village Planner Michele Stegall, Daniel Schoenberg, Traffic Engineer with James J. Benes and Associates, Inc., Village Intern Matt Simpson and Recording Secretary Barbara Utterback.

Plan Commissioner Buckton moved, seconded by Plan Commissioner Girling, to approve the minutes of the September 13, 2012 Plan Commission meeting. The motion carried unanimously by voice vote.

Plan Commissioner Whiston moved, seconded by Plan Commissioner Girling, to approve the minutes of the October 11, 2012 Plan Commission meeting. The motion carried unanimously by voice vote.

Vice Chairman Strayer announced that on the agenda was a public hearing for the property at 285 Roosevelt Road.

PUBLIC HEARING – GLEN ELLYN MARKET, 285 ROOSEVELT ROAD – SPECIAL USE PERMITS AND ZONING VARIATIONS. REQUESTS FOR APPROVAL OF SPECIAL USE PERMITS AND ZONING VARIATIONS FOR A NEW APPROXIMATELY 34,200-SQUARE FOOT SHOPPING CENTER PROPOSED ON THE FORMER WEBB DODGE PROPERTY AT 285 ROOSEVELT ROAD. THE DEVELOPMENT WOULD BE ANCHORED BY THE FRESH MARKET GROCERY STORE. THE SUBJECT PROPERTY IS LOCATED ON THE SOUTH SIDE OF ROOSEVELT ROAD BETWEEN LAMBERT ROAD AND LORRAINE STREET IN THE C3 SERVICE COMMERCIAL ZONING DISTRICT.
(*Vequity, LLC, petitioner*)

Plan Commissioner Loch moved, seconded by Plan Commissioner Buckton, to open the public hearing. The motion carried unanimously by voice vote.

Staff Introduction

Village Planner Michele Stegall stated that a 34,000-square foot shopping center is being proposed on the former Webb Dodge property at 285 Roosevelt Road. Ms. Stegall displayed a site plan of the subject property which is on the south side of Roosevelt Road in the C3 zoning district between Lambert Road and Lorraine Street. She added that the majority of the subject site is located within the Village of Glen Ellyn, however, a portion of the site is located within the City of Wheaton, and she displayed a landscape plan that

indicated more clearly the dividing line. She also stated that the building and the front parking lot are in Glen Ellyn and the western parking lot is located in Wheaton. Ms. Stegall described the site plan and stated that there are two proposed access drives on Roosevelt Road—one is a full access drive and one is a right-in/right-out only drive. She added that a key portion of the development is the construction of Taft Avenue between Lambert Road and Lorraine Street behind the property and that there will also be one access drive on Taft Avenue.

Ms. Stegall stated that the petitioner will need various approvals from Glen Ellyn and Wheaton in order to accommodate the proposed project. She stated that zoning variations associated with the western parking lot have been granted to the petitioner with some conditions regarding landscaping and those conditions have been incorporated into the plan.

Ms. Stegall stated that the Plan Commission had a generally favorable response to this project at a pre-application meeting in January of this year.

Ms. Stegall stated that three Special Use Permits are being requested by the petitioner to allow a drive-in commercial facility on the east side of the building, to allow outdoor merchandise on the property and to allow outdoor storage on the property. She added that an outdoor merchandise area plan that will primarily be used for produce on both sides of the Fresh Market site was included in the packet information. She also stated that the outdoor storage is proposed to be located behind Shop A next to the loading area with a solid concrete wall that would extend the length of the loading and outdoor storage area. She added that as part of the exterior appearance review process with the Architectural Review commission, the wall has been extended to fully screen the area.

Ms. Stegall stated that a number of variations to the Glen Ellyn Zoning Code are being requested by the petitioner. She stated that a variation is being requested regarding a rear yard building setback of 4.2 feet in lieu of the minimum setback of 30 feet required. She also stated that variations along that south property line setback are being requested for various accessory structures and that staff is supportive of those variations. Ms. Stegall added that the property across the street to the south is Lambert Lake which is zoned Conservation Recreation and will likely not be developed in the future. Therefore, the reduced setback will have a minimal impact on adjacent properties. She also stated that landscape screening is proposed along the rear of the property that will soften the appearance of the building wall and screen some of the other features. Ms. Stegall added that some variations are being requested for lighting that include footcandle levels, spacing and shielding requirements. She displayed a photometric plan and stated that the maximum footcandle level at the property line is 3.0 and that in one location near the western access drive, the footcandle level is 3.1. She added that another location where the footcandle level exceeds the maximum allowed is on the property line that would divide the Glen Ellyn and Wheaton portion of the property. Ms. Stegall added that variations are being requested to allow the spacing of the poles to be as little as 50 feet in lieu of 130 feet required and to allow two of the poles in the front parking lot to be located where they would be susceptible to collisions. Ms. Stegall stated that another

variation related to shielding relates to the light fixtures proposed on the front building façade. She stated that the petitioner is requesting approval of a variation to allow uplighting on that portion of the site only. She added that the code requires shielding on the top and sides with only direct light downward. She stated that the Architectural Review Commission has asked that the Plan Commission be advised that the ARC has no objections to allowing subtle uplighting on the building that would highlight its architectural features, however, they suggested that the Plan Commission may want to consider a condition on the variation request to emphasize that the lighting would be subtle and would terminate at the top of the building. Ms. Stegall stated that variations are being requested for the access drives. She stated that the required separation between drives on Roosevelt Road is 185 feet and that the right-in/right-out drive on the east side of the site is approximately 90 feet from the drive to the adjacent property to the east and the western drive is approximately 55 feet from the drive on the Marathon property to the west so a variation is necessary for the curb return radiuses of those drives. Ms. Stegall stated that IDOT has reviewed the plans as they have jurisdiction over Roosevelt Road and are satisfied with the location and design of those drives. Ms. Stegall stated that variations are being requested for two loading spaces in lieu of three required, for the size of one of the loading spaces, for the retaining wall setback along the western property line and to allow 116 parking spaces on the site in lieu of 156 parking spaces required. She added that the 156 parking spaces are based on the assumption that a restaurant will be in the building and if there is not a restaurant, the requirement would be less. Ms. Stegall added that when calculating conformance with parking requirements, staff has only used the Glen Ellyn portion of the site and that there are currently 123 parking spaces on the Glen Ellyn portion. She stated that the amount of spaces was over-advertised because cross-access with adjacent properties may potentially be provided in the future and the most logical place for a cross-access in the future would be along the property line where there are currently 7 parking spaces proposed and if the cross-access was provided in the future, the Village would not want them to have to return for a variation. Ms. Stegall stated that if the 60 Wheaton parking spaces are accounted for, the site would comply with the parking requirements. She added that there are 183 spaces in total on the project site if Wheaton is included in the count. Ms. Stegal added that a variation is also being requested for the height and length of a trellis proposed in the front of the building near an outdoor seating area.

Ms. Stegall stated that staff feels the proposed use will be a great use of the property. She added that the Village Board has been working with the petitioner regarding this project and that an economic incentive agreement is proposed to be part of the development. Ms. Stegall added that some conditions of approval for this project may be considered as follows: 1. The petitioner shall make a good faith effort to establish cross access with the properties to the east and west at such time as those properties may be redeveloped. 2. The property ownership shall make their best efforts to ensure that garbage pick-up behind Shops B occurs during off-hours when the drive-thru is closed because the garbage pick-up area is behind the drive-thru. 3. That prior to the issuance of any permits, the petitioner submits written confirmation they have rights to do work on the Control'd property. Ms. Stegall added that there is some grading that will be necessary on the adjacent property in order to make this happen. 4. That materials in the outdoor

storage area behind Shops A shall not be stacked above the height of the screening wall. 5. A restaurant shall not use the drive-thru on the east end of the building unless a traffic study is submitted and the resulting impacts are deemed acceptable by staff. She added that a dry cleaner is currently shown in that space. She stated that staff has had discussions with the petitioner about a restaurant using the space, however, the current traffic study does not accommodate for that as traffic congestion and safety issues would occur. 6. A minimum of 123 parking spaces shall be maintained on the site unless the cross-access easement to the east is accommodated at which time it could be reduced to 116. 7. A condition regarding the lighting based on the ARC's discussion at last night's meeting.

Petitioner's Presentation

Present were John Gelderman, Opus Corporation, one of the co-developers of the site, 1812 Valley Curve, St. Paul, Minnesota, Ryan Murphy, Vequity, 468 Hill Avenue, Glen Ellyn, Illinois; Osvaldo Pastrana, civil engineer, Civworks Consulting, 2837 West Lyndale, Chicago, Illinois, and Michael Fitzgerald, OKW Architects, 600 W. Jackson Blvd., Chicago, Illinois.

Mr. Gelderman stated that the subject project has been a 4-year process and he appreciated the Plan Commission reviewing this project. He apologized for Fresh Market personnel who could not attend this meeting because they were out of town.

Mr. Fitzgerald of OKW Architects displayed a site plan. He stated that the proposed drive-thru portion at the eastern portion of Shops B would potentially be a dry cleaner with a valet service for drop-offs and pick-ups with overhead coverage during inclement weather. He stated that a grocer anchors the center of the site with flanking shops that are not as deep as the grocer. He added that the grocer is a one-story retail building flanked by outdoor merchandising and an outdoor seating area. The proposed trellis flanks the western side of the arcade, and Mr. Fitzgerald stated that the size and height are dictated by the desire to be able to have outdoor seating as well as to have outdoor fans to circulate air in the summer. He stated that the height of the trellis will be raised to just over 12 feet and that the building is 33 feet in height which they believe is proportionate. He stated that the shops are primarily glass so there will be much visibility into the shops. Mr. Fitzgerald added that the materials proposed for the front elevation of the building are formal classic Georgian brick and stone and the intent is to pick up on some of the heritage of the community. He added that a monument sign will be located at Roosevelt Road that identifies the name of the center and the stores. Mr. Fitzgerald described the lighting which will consist of a canister fixture along each pier on the front elevation with up and down light components so that the architectural elements of the building can be highlighted. Mr. Fitzgerald added that the architecture of the drive-thru feature is compatible with the architecture of the main building.

Mr. Pastrana, civil engineer, stated that landscaping will be provided on the north side of Taft Avenue that will soften the building wall. He stated that extensive screening will also be provided along Roosevelt Road and he added that one of the comments at the

ARC meeting was to vary the species which has been done. Regarding IDOT's concurrence with the access points, Mr. Pastrana stated that he recently received a letter from IDOT stating that they have no further comments on the access points but had a comment with regard to the water main service that will be pushed through beneath Roosevelt Road which Mr. Pastrana feels indicates they have approved the geometry of the access points.

Responses to Questions from the Plan Commission

Plan Commissioner Ford asked if the U-shaped drive-thru is part of the issue with the potential high traffic restaurant. Traffic Consultant Schoenberg responded that the stacking meets code as only 5 spaces are required and depending on the type of restaurant located at that location, there may be more stacking than is currently shown. Ms. Stegall responded to Plan Commissioner Ford that there are no safety issues with any of the setback issues. Ms. Stegall responded to Plan Commissioner Buckton that there has been no discussion regarding annexation of the parking lot into the Village of Glen Ellyn. Ms. Stegall also responded to Plan Commissioner Buckton that tax revenue from the parking lot would go to the City of Wheaton. Ms. Stegall responded to Plan Commissioner Buckton that staff has not explored the properties being located in one Village and that the property ownership would contract out regarding snow plowing, etc. She added that the property will be resubdivided so that the Glen Ellyn portion will become one lot and the Wheaton portion will become one lot for taxation purposes. Plan Commissioner Strayer asked if the Economic Incentive Agreement has been negotiated, and Ms. Stegall responded that it will be forwarded to the Village Board at the same time that the zoning goes before the Village Board for action. She also responded to Plan Commissioner Strayer that the terms of the agreement include the contribution for road improvements and sales tax sharing, and she agreed with Plan Commissioner Strayer adding that abatement of sales tax that would go to the Village and a contribution toward building Taft Avenue would be included. Plan Commissioner Buckton inquired about a good faith effort by the petitioner to establish cross access with properties to the east and west, and Ms. Stegall stated that there are not the same potential safety issues in this case as with the Oberweis project and there are currently many unknowns in this case. She added that some language would be in the ordinance that states this situation is being worked on. Ms. Stegall responded to Plan Commissioner Buckton that the Control'd property is for sale—not the business. Ms. Stegall responded to Plan Commissioner Strayer that the cuts into Roosevelt Road approved by IDOT are not significantly different than other sites along Roosevelt Road. Ms. Stegall agreed with Plan Commissioner Ford that the reason for some lightpoles not being in islands is to maximize parking.

Plan Commissioner Girling asked if the dry cleaners has committed to the project, and Mr. Gelderman responded that they are currently in negotiations and have not yet totally committed. Mr. Gelderman also responded to Plan Commissioner Girling that so far they have had inquiries from restaurants on the dry cleaners space, however, until they receive approval from the Village, they will not fully market the project which will be after the first of next year. Mr. Gelderman responded to Plan Commissioner Girling that Fresh Market has signed on to the project.

Mr. Murphy of Vequity responded to Plan Commissioner Girling that the Control'd property is currently on the market for sale or lease and that they do not have an option on the property. He added that the owners of the property would like to see the property developed. Plan Commissioner Strayer asked if grading must be done in order to reconstruct Taft Avenue and Mr. Murphy replied yes and added that an agreement is in place to do that work. Mr. Murphy replied to Plan Commissioner Buckton that only a rear portion of the property immediately adjacent to Taft Avenue would be graded. Mr. Pastrana confirmed for Plan Commissioner Buckton that the entire property would be graded down 2 feet plus whatever is necessary at the back to get Taft Avenue through. Mr. Pastrana added that the grading differential in the rear will be 8 feet. Mr. Pastrana responded to Plan Commissioner Buckton that there is sidewalk on the north side of Taft Avenue so that pedestrians would have to walk along the north side of Taft to get to the shopping center and then head into the shopping center at the access point. He added that there will be sidewalk coming from Lorraine Street, and Taft Avenue is being constructed all the way to Lorraine so there is pedestrian access on the north side of Taft on the Wheaton side. Plan Commissioner Buckton asked if cars and pedestrians would need to travel from the level of Taft Avenue up 6 feet to get into the parking lot, and Mr. Pastrana responded that the differential from Taft Avenue to the parking is 4 feet. Mr. Pastrana also responded to Plan Commissioner Buckton that staff had asked for a path that connects to the existing walking path, however, there is no path at this time. Ms. Stegall added that the Recreation Department had asked for a path but then decided against it. Mr. Pastrana verified for Plan Commissioner Buckton that on the western side of the property from Taft Avenue and Roosevelt Road, there is a width of 3 lanes of traffic going in and out. Mr. Pastrana also explained for Plan Commissioner Buckton that cars would need to drive all the way to the west to turn in and that a similar situation exists at the bottom. Mr. Schoenberg explained for Plan Commissioner Buckton that other options to enter the site include turning into Taft Avenue off of Lambert Street or doubling back from Wheaton if the entrance is missed. He confirmed for Plan Commissioner Buckton that those are the two options to enter the site from Glen Ellyn. He also confirmed for Plan Commissioner Buckton that the options available to enter the site are adequate based upon the traffic projections and the analysis of the intersections. Mr. Schoenberg confirmed for Vice Chairman Strayer that center turn traffic lights will allow cars to enter the site. Plan Commissioner Buckton asked what would happen to the double stacking if a restaurant is located on the site rather than a dry cleaner. Mr. Schoenberg stated that the double traffic lane could become a single traffic lane, however, too many details are currently unknown. He added that the loading area is a complication at the site as width is required for a truck to remove trash. Plan Commissioner Buckton commented that the site is an accident waiting to happen and that the plan is currently more confusing than at the pre-application meeting. Mr. Gelderman stated that there would not be a 2-lane valet if there was a restaurant on the site in lieu of a dry cleaner.

Mr. Gelderman responded to Plan Commissioner Buckton that there is no cart storage at the subject site because they do not want carts in the parking lot. He also responded to Vice Chairman Strayer that people can carry their own small orders out to their cars. Ms. Stegall responded to Plan Commissioner Girling that no particular amount of cart storage

is required at a store. Mr. Ryan explained that they originally had full access on the east side of the property but because the turn lane begins at the eastern edge of the property is why they had to go to one entry on the end of the project for stacking purposes. Mr. Fitzgerald responded to Plan Commission Buckton that multiple shops will be allowed on sides A and B. He also responded that there are no access doors on side A in the rear because there is a grade change at that location.

Mr. Murphy responded to Vice Chairman Strayer that they had no problems with the recommended conditions from staff regarding this project. Regarding condition 6, Mr. Murphy responded to Plan Commissioner Whalen that they own a good portion of the parking lot which will be under one control and that it is in the grocery store's lease that Vequity maintains a certain amount of parking throughout the term of their lease which is why they are purchasing it. Mr. Gelderman added that there could be cross access through the parking lot if it is developed. Mr. Murphy added that they also have the right to construct a fence if parking becomes an issue. He also stated that parking would be adequate if the lot was bisected. Mr. Murphy responded to Plan Commissioner Buckton that they would be unable to have another entrance into the parking lot if the drive-thru was not there because of the grades and floodplain. Ms. Stegall responded to Plan Commissioner Whalen that utility wires are not required to be buried in this case, and Mr. Pastrana responded to Vice Chairman Strayer that the overhead lines run along Taft Avenue. Ms. Stegall also responded to Vice Chairman Strayer that utility lines on Roosevelt Road are underground.

Mr. Gelderman responded to Plan Commissioner Girling that Opus intends to sell the subject property within a few years. Mr. Gelderman responded to Vice Chairman Strayer that Opus is a full-service development and a design build, and Vequity is a profit-sharing arrangement. Mr. Murphy responded to Vice Chairman Strayer that Vequity is a developer and the subject project is somewhat larger than is typical. Mr. Gelderman responded to Vice Chairman Strayer that there are no additional investors related to the subject project.

Plan Commissioner Buckton asked if the petitioners would be amenable to the drive-thru never being a restaurant, and Mr. Gelderman replied no. He stated that he believes Tide will be in the subject site, however, added that leasing is currently difficult and changes could occur. Ms. Stegall responded to Plan Commissioner Whalen that the phrase "acceptable to Village staff" also includes consultants.

Persons in Favor of or in Opposition to the Request

No persons spoke in favor of or against the subject project.

Plan Commissioner Loch moved, seconded by Plan Commissioner Whiston, to close the public hearing. The motion carried unanimously by voice vote.

Comments from the Plan Commission

Plan Commissioner Whalen stated he was supportive of the special use variation requests due to the configurations of the site. He added that the depth of many sites on Roosevelt Road have always been an issue with respect to development. He added that he feels the trellis enhances the development and outdoor seating and had no problem with any of the variations. He also stated that he would like to see the property maintain 149 parking spaces. He also would not like cart storage to be permitted in the parking lot. Plan Commissioner Girling felt that cart storage should be permitted in the parking lot in the event another grocery store occupies this site in the future and needs to have carts allowed in the lot. Plan Commissioner Girling also agreed with Plan Commissioner Whalen regarding maintaining 149 parking spaces in the lot in the event the property would be sold in the future. Plan Commissioner Ford questioned the Village's ability to insert a condition regarding the 149 parking spaces as some parking spaces are owned by Wheaton. Ms. Stegall responded to Plan Commissioner Ford that cart storage in a parking lot is subtracted from the available spaces. Plan Commissioner Ford suggested that the petitioners provide an easement to themselves so that future sales of the lot would include the easement.

Plan Commissioner Whiston moved, seconded by Plan Commissioner Ford, to re-open the public hearing. The motion carried unanimously by voice vote.

Mr. Murphy stated that it would be very unlikely that the owner of the subject center would ever sell any portion of it that might impact the leasability of the shopping center. He responded to Plan Commissioner Buckton that he believes they would grant an easement to themselves. Mr. Gelderman added that it may be easier to state that they need a certain number of parking spaces rather than burden it with an easement. Mr. Murphy added that they would be comfortable with granting an easement but would like to reduce the parking count from the number that is there today for future use. Plan Commissioner Whalen asked if locating cart corrals in the parking lot would change the internal traffic flow, and Mr. Schoenberg replied that cart corrals do not typically affect the general circulation within a parking lot.

Plan Commissioner Loch moved, seconded by Plan Commissioner Ford, to close the re-opened public hearing. The motion carried unanimously by voice vote.

Plan Commissioner Whalen responded to Vice Chairman Strayer that he would propose that the subject property maintain 149 or 147 parking spaces. Vice Chairman Strayer suggested, and everyone agreed, to add that an easement be put in place for access to the Wheaton portion.

Plan Commissioner Whiston was in favor of the subject project with no objections other than locking in enough parking spaces.

Plan Commissioner Ford was in favor of the subject project.

Plan Commissioner Loch was in favor of the subject project and thanked both the development team and staff for their hard work.

Vice Chairman Strayer was in favor of the subject project with Plan Commissioner Whalen's changed condition and that all six conditions are included in the motion. He also complimented those that put this project together and felt that the traffic study was well done and comprehensive.

Plan Commissioner Girling was in favor of the subject project and stated that the uniqueness of the site justifies the variations being requested.

Plan Commissioner Buckton generally concurred with the other Plan Commissioners. He stated he felt that the project will be an improvement in the Village. However, he stated he would not vote for the Special Use Permit for the drive-thru because he did not feel it was safe per the traffic consultant.

Motion

Plan Commissioner Loch moved, seconded by Plan Commissioner Whalen, to recommend approval of the following Special Use Permits and Zoning Variations for Vequity, LLC to accommodate the development of an approximately 4,200 square foot shopping center at 285 Roosevelt Road as presented at the November 15, 2012 Plan Commission meeting:

A. Special Use Permit in accordance with Section 10-4-15(B)9 of the Zoning Code to allow a drive-in commercial facility (i.e. drive-thru) on the property. B. A Special Use Permit in accordance with Section 10-4-15(B)14 of the Zoning Code to allow outdoor merchandise on the property. C. A Special Use Permit in accordance with Section 10-4-15(B)14 of the Zoning Code to allow outdoor storage on the property.

And the following Variations from the Glen Ellyn Zoning Code:

1. A variation from Section 10-4-15(D)2 to allow a rear yard building setback of 4.2 feet in lieu of the minimum setback of 30 feet required. 2. Variations from Section 10-5-13(M) to allow foot-candle levels in excess of 3.0 along the western property line and in one location along the northern property line, to allow the proposed parking lot light poles to be located as close as 50 feet apart in lieu of the minimum spacing of 130 feet required, to allow the proposed light poles to be placed in locations where they may be susceptible to collision strikes and to allow up-lighting on the building. 3. Variations from Section 10-5-5(B)4(3) to allow a trellis with a length of 30 feet, an area of 300 square feet and a height of 12 feet 2 inches in lieu of the maximum length of 20 feet, area of 250 square feet and height of 20 feet permitted. 4. A variation from Section 10-5-5(B)4(21) to allow transformers and a proposed trash compactor to be located 5 feet from the southern/rear property line in lieu of the minimum setback of 42.6 feet (10% of the lot width) permitted). 5. A variation from Section 10-5-4(A)4 to allow a setback of 1 foot from the southern/rear property line for a proposed grease container in lieu of the

minimum setback of 21.3 feet (5% of the lot width) required. 6. A variation from Section 10-5-11(J) to allow a separation of 90.5 feet between the proposed eastern access drive on Roosevelt Road and the access drive on the adjacent property to the east and a separation of 55.2 feet between the proposed western access drive on Roosevelt Road and the access drive on the adjacent property to the west in lieu of the minimum separation of 185 feet required. 7. A variation from Section 10-5-11(E)2 to allow a curb return radius of as little as 15 feet in lieu of the minimum curb return radius of 25 feet required. 8. A variation from Section 10-5-9(B) to allow 2 loading spaces on the property in lieu of the minimum number of 3 loading spaces required and to allow one of the loading spaces to have a length of 35 feet in lieu of the minimum length of 50 feet required. 9. A variation from Section 10-5-5(C) to allow impervious surface setbacks of between 0 and 12.5 feet along the north, south, east and west property lines in lieu of the minimum impervious surface setback of 21.3 feet (5% of the lot width) required. 10. A variation from Section 10-5-5(B)4(37) to allow a retaining wall setback of 0 feet along the western property line in lieu of the minimum setback of 21.3 feet (5% of the lot width) required and a retaining wall setback of 8.7 feet along the southern property line in lieu of the minimum setback of 42.6 feet (10% of the lot width) required. 11. A variation from Section 10-4-15(G) to allow 116 parking spaces on the property in lieu of the minimum number of 156 parking spaces required.

Subject to the following conditions:

1. The project I constructed in substantial conformance with the plans as submitted and the testimony presented at the November 15, 2012 public hearing of the plan Commission.
2. The petitioner shall make a good faith effort to establish cross access with the properties to the east and west at such time as those properties may be redeveloped.
3. The property ownership shall make their best efforts to ensure that garbage pick-up behind Shops B occurs during off-hours when the drive-thru is closed.
4. Prior to the issuance of any permits, the petitioner shall submit written confirmation from the owner of the Control'd property to the east that they have permission to enter this property and make the improvements shown on the plans.
5. Materials in the outdoor storage area behind Shops A shall not be stacked above the height of the screening wall.
6. A restaurant shall not use the drive-thru on the east end of the building unless a traffic study is submitted and the resulting impacts are deemed acceptable by Village staff.
7. A minimum of 123 parking spaces shall be maintained on the Glen Ellyn side of the property unless cross access is provided with the property to the east at some time in the future in which case the number of parking spaces shall not be reduced beyond 116 and an easement onto the Wheaton side of the west property line is for access to a minimum of 31 spaces for a total between the two parking areas of 147 spaces.
8. As suggested by the Architectural Review Commission meeting on September 14, 2012, that the only uplighting permitted for the project shall be for the wall mounted fixtures proposed on the front building façade and such uplighting shall be kept subtle so as to highlight the architecture of the building and terminate at or near the top of the building.

The motion carried with six (6) yes votes and one (1) no vote as follows: Plan Commissioners Loch, Whalen, Ford, Girling, Whiston and Vice Chairman Strayer voted yes; Plan Commissioner Whalen voted no.

Trustee Report

Trustee Friedberg stated that electrical aggregation was approved last week by the residents of Glen Ellyn so it will soon be sent out for bid. He also stated the Village just completed the first reading of the tax levies for the Village for the upcoming year.

Staff Report

Ms. Stegall wished everyone a Happy Thanksgiving and stated there will be a Plan Commission meeting in December. She responded to Plan Commissioner Whiston that a submission has not yet been received regarding the senior living facility at Bloomingdale and Geneva Roads.

Comment from a Plan Commissioner

Plan Commissioner Buckton stated that Plan Commissioner Loch will run for Village President at the next Village election and Plan Commissioner Elliott will run for Trustee at the next Village election. He also encouraged everyone to vote on December 1.

There being no further business before the Plan Commission, the meeting was adjourned at 9:22 p.m.

Prepared by:

Barbara Utterback, Recording Secretary

Reviewed by:

Michele Stegall, Village Planner

EXHIBIT "D"

285 ROOSEVELT ROAD FINDINGS OF FACT FOR SPECIAL USE PERMITS, ZONING VARIATIONS AND SIGN VARIATIONS

A. In regard to the requested special use permits the Village Board hereby finds that:

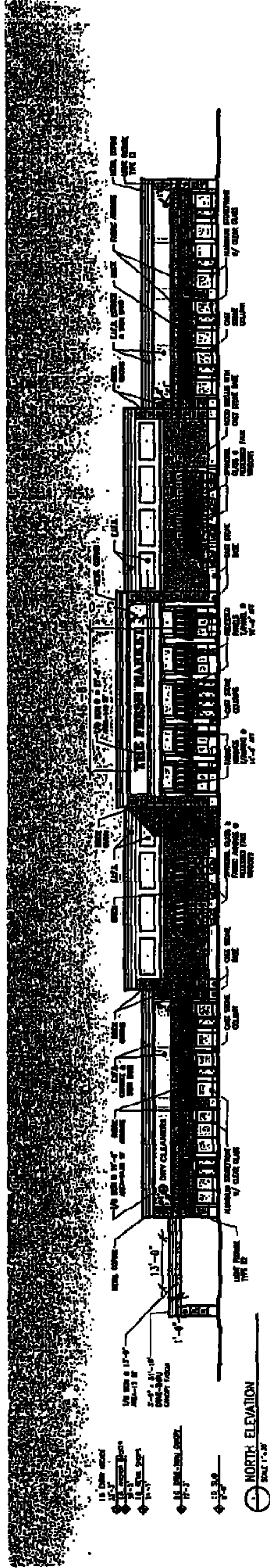
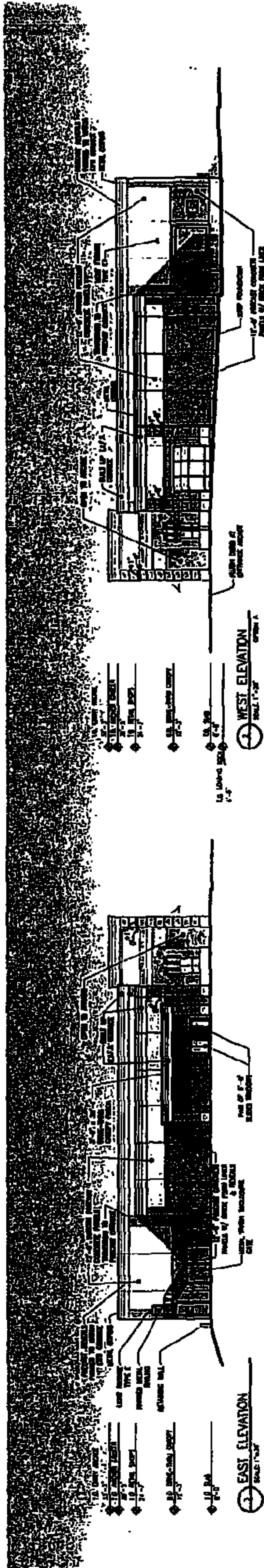
1. The proposed uses will be harmonious and in accordance with the general objectives, or within a specific objective of the Comprehensive Plan and/or Zoning Code because a drive-thru, outdoor storage and outdoor merchandise are all permitted in the C3 district with the approval of a special use permit.
2. The proposed uses will be designed, constructed, operated and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity and the proposed uses will not change the essential character of the same area because the proposed drive-thru will be designed and constructed to be harmonious with the rest of the proposed development and its construction and use will not change the essential character of the neighborhood. The outdoor storage area will be self contained within the development and will be screened from view and the outdoor merchandise areas will be contained to the east and west of the main anchor tenant entrance and similar outdoor merchandise areas have been permitted for other establishments along Roosevelt Road.
3. The proposed uses will not be hazardous or disturbing to existing or future neighborhood uses because the proposed drive-thru, outdoor storage area and outdoor merchandise areas will be self contained within the development and the proposed outdoor storage area will be screened by a masonry wall.
4. The proposed uses will be served adequately by essential public facilities and services such as highways, streets, police and fire protection, drainage structures, refuse disposal, water, sewers and schools because the proposed drive-thru, outdoor storage area and outdoor merchandise areas will be self contained within the development. Drainage and refuse disposal will be provided privately by the developer, and the property will be adequately and easily served by the essential public facilities and services due to the property's proximity to Taft Avenue and Roosevelt Road.
5. The proposed uses will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the Village because the proposed drive-thru, outdoor storage area and outdoor merchandise areas will not create any additional requirements for public facilities and services at public cost and the proposed drive-thru and outdoor merchandise areas should have a positive impact on the economic welfare of the Village.

6. The proposed uses will not involve uses, activities, processes, materials, equipment, and/or conditions of operation that will be detrimental to any persons, property or the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare or odors because the drive-thru facility, outdoor storage area and outdoor merchandise areas will not involve the use of any materials, processes or equipment that would be detrimental to the general welfare. There will be no excessive production of traffic from the drive-thru and the outdoor storage area will be for cardboard storage only.
 7. The proposed uses will have vehicular approaches to the property, which shall be so designed as not to create an undue interference with traffic on surrounding public streets or roads because the drive-thru facility, outdoor storage area and outdoor merchandise areas will be completely contained within the private development and will not create an undue interference with traffic on surrounding public streets or roads. The outdoor storage area will be readily accessible to trucks and the drive-thru has been designed to provide access for garbage trucks that will need to pass through this area.
 8. The proposed uses will not increase the potential for flood damage to adjacent property or require additional public expense for flood protection, rescue or relief because the project is being constructed in accordance with the DuPage County Stormwater and Floodplain Ordinance and the proposed drive-thru, outdoor storage and outdoor merchandise areas will not increase the potential for flood damage to adjacent properties, or require any additional public expense for flood protection rescue or relief.
 9. The proposed uses will not result in the destruction, loss or damage to natural, scenic or historic features of major importance to the community because there is no natural, scenic or historic feature of major importance to the community on the property.
- B. In regard to requested zoning variations, the Village Board makes the following findings of fact:
1. The requested variations will not alter the essential character of the locality because similar variations have been granted for other properties in the same zoning district. In addition, the property south of the site is currently used for recreational and open space purposes, is zoned CR Conservation Recreation zoning district and is not likely to be further developed in the future. Therefore, the requested building, accessory structure and impervious setbacks along the rear property line should not have minimal impact on adjacent properties and should not alter the essential character of the locality.
 2. The petitioner has demonstrated a practical difficulty and particular hardship as a result of adhering to the strict letter of the regulations of the Zoning Code because due to the depth and size of the property the project would not be feasible without many of the requested variations. Furthermore, the regulations for a number of the requested accessory structure variations including the trellis and retaining wall were not established with commercial projects in mind.

3. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations governing the district in which it is located because due to the depth of the property it would not be possible to obtain a reasonable return if the requested variations were not approved. It would be difficult to construct the required building square footage and required parking spaces if strict adherence to the Zoning Code was followed.
 4. The plight of the owner is due to unique circumstances because the project site extends over a municipal boundary and the property directly south of the site is zoned CR Conservation Recreation zoning district.
 5. The purpose of the variations are not based exclusively upon a desire to make more money out of the property in question because the purpose of the variations is to create the best possible redevelopment of this vacant piece of property and make a reasonable return. The requested variations will result in a better development not just one that would return more money to the applicant.
 6. Granting of the variations will not pose any detrimental effects to the public welfare or be injurious to other property in the neighborhood. The improvements will have a positive impact on the neighborhood in that they will remove a vacant property and re-establish a connection between Wheaton and Glen Ellyn by way of Taft Avenue.
 7. The requested variations will not have any adverse effects on the supply of light and air to adjacent properties.
 8. The requested variations will not cause a substantial increase in the hazard from fire or other dangers to the property in question or adjacent property.
 9. The requested variations will not impair the public health, safety, comfort, morals or general welfare of the inhabitants of the Village.
 10. The requested variations will not diminish or impair property values. The development will actually have a positive impact on property values in that it will remove a blighted vacant property and replace it with a new development and a public road connection between Wheaton and Glen Ellyn.
- C. In regard to the requested sign variations, the Village Board hereby makes the following findings of fact:
1. The requested variations comply with the purpose of the Glen Ellyn Sign Code because the proposed signs will serve the primary purpose of helping people find what they need without difficulty or confusion. Furthermore, the variations are needed in order to satisfy the purpose that the signs be considered accessory components of an overall composition of architectural elements, not as freestanding or dominant elements by themselves.

2. If granted, the requested variations, will not alter the essential character of the locality because the signs have been designed to be accessory components of the overall architectural design of the proposed building.
3. The petitioner has demonstrated a practical difficulty in adhering to the strict regulations of the Sign Code because the proposed building architectural elements insist on variations in order to have the signs serve as accessory components and part of an overall design. A second difficulty is the distance of the building from the primary access road. This distance creates the need for sign variations in order to meet the purpose of making signage visible enough to help people find what they need without difficulty or confusion; and
4. The plight of the owner is due to unique circumstances because the building is located approximately 140 feet away from the primary access road.

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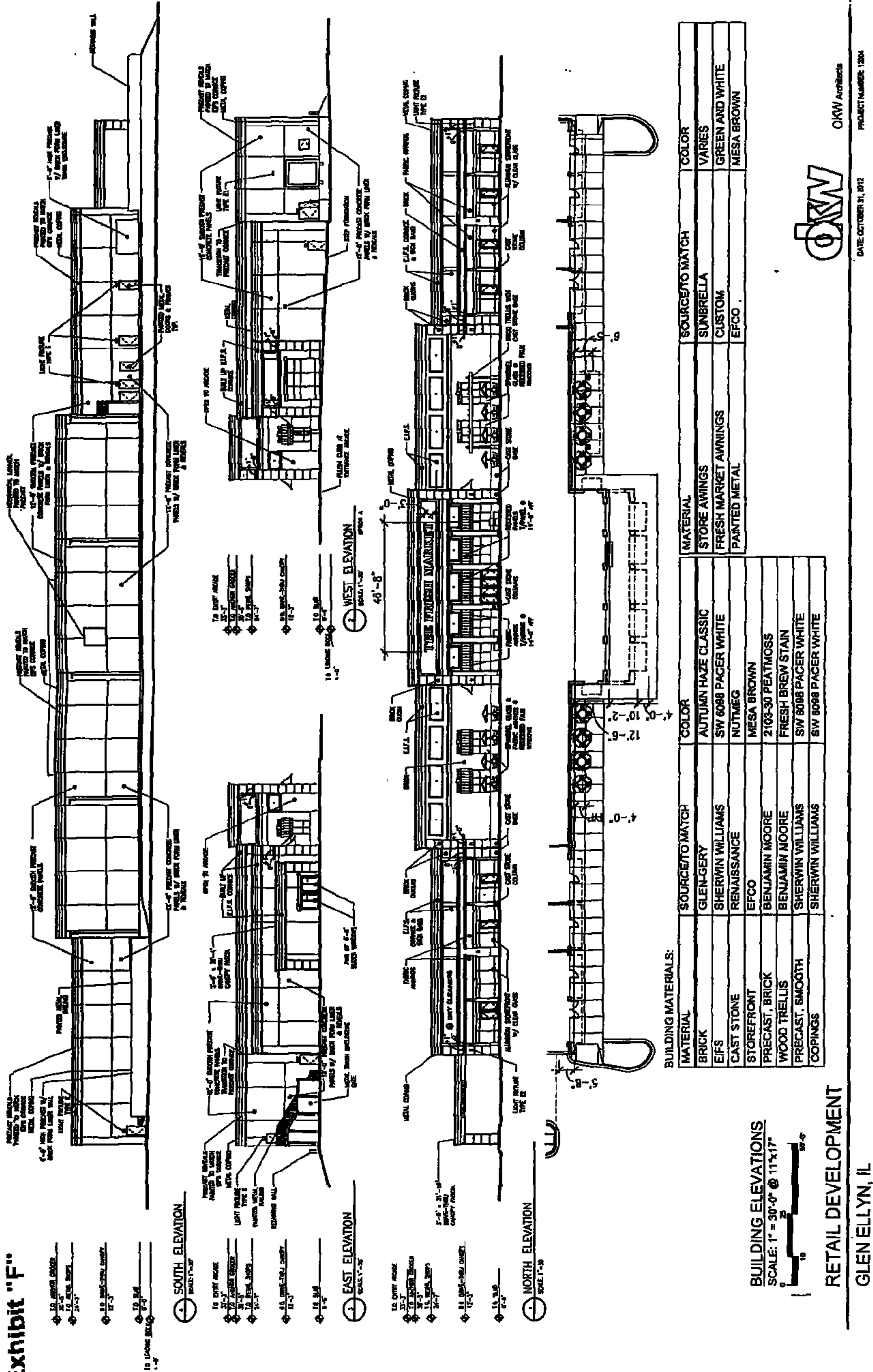
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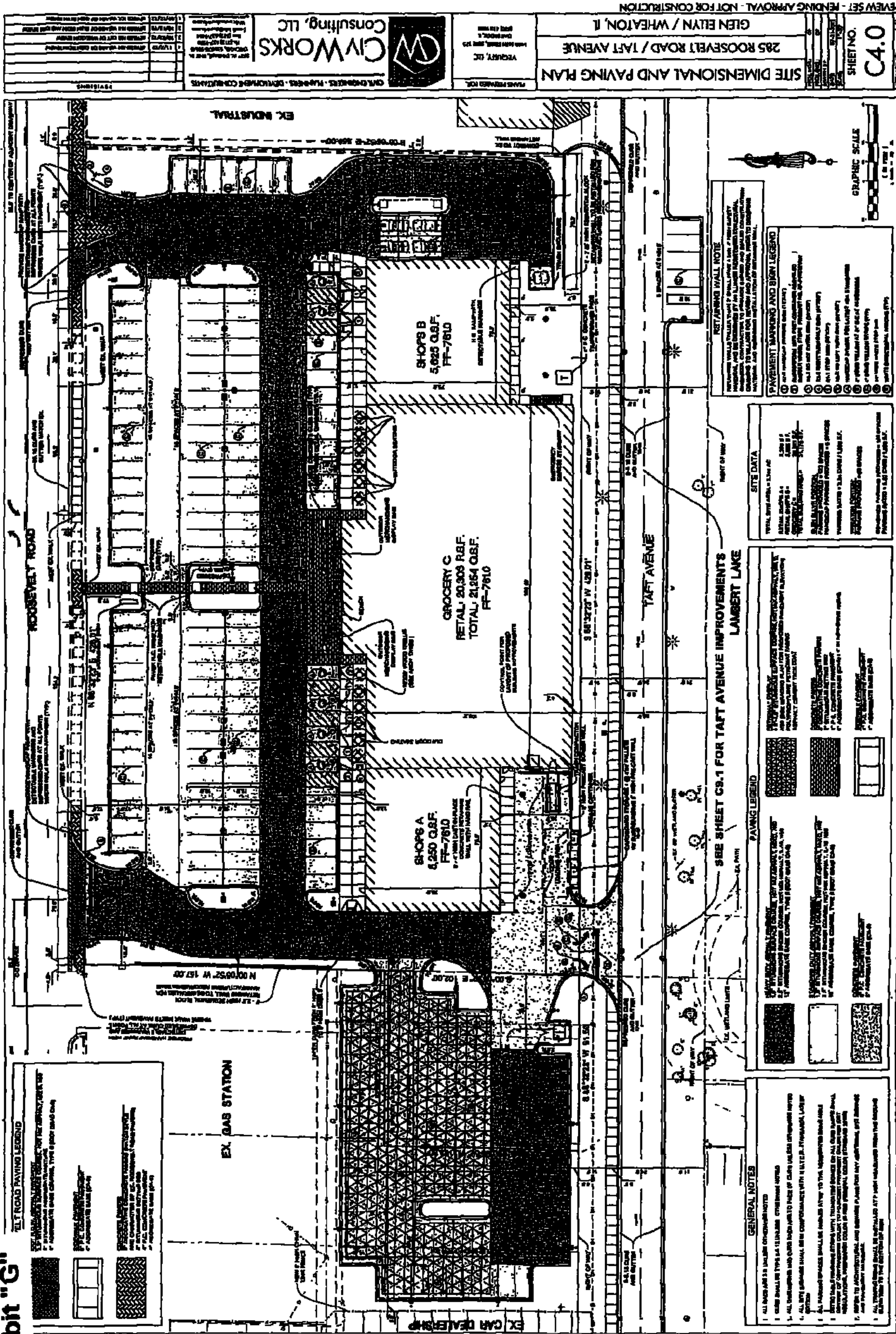
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- OKW Archival

DATE: OCTOBER 31, 2012





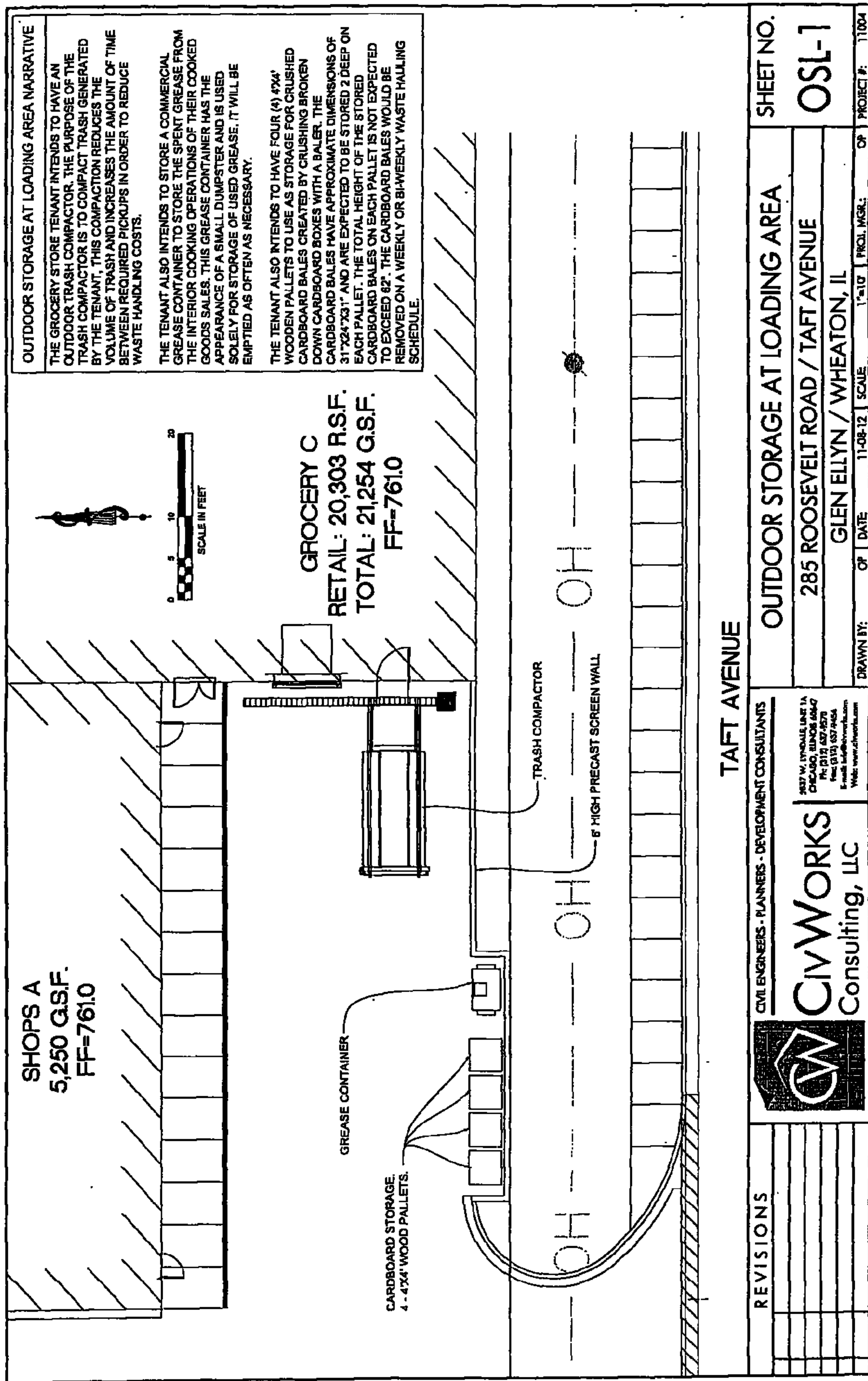
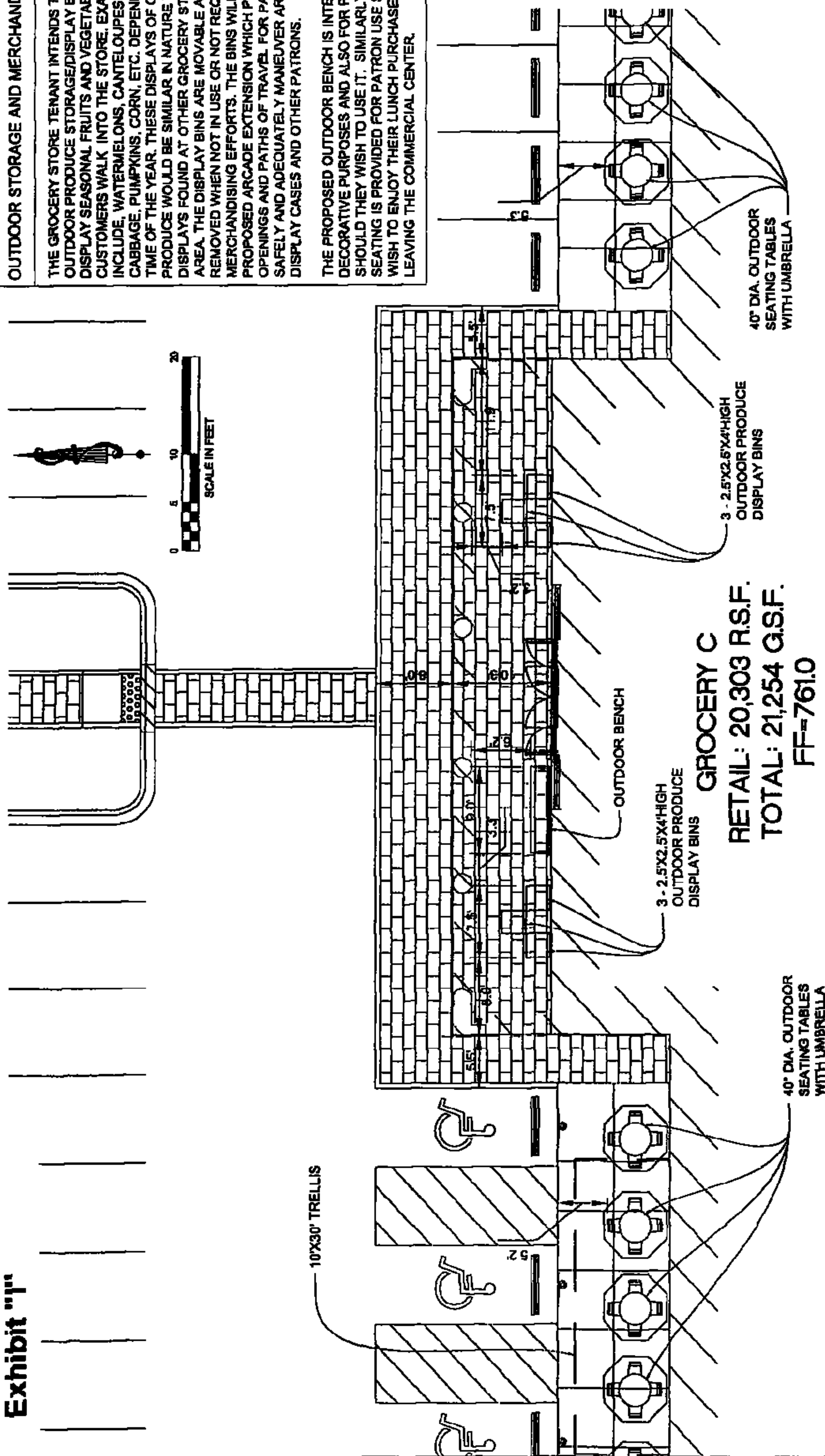


Exhibit "I"

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SCALE IN FEET

THE GROCERY STORE TENANT INTENDS TO INCORPORATE OUTDOOR PRODUCE STORAGE/DISPLAY BINS IN ORDER TO DISPLAY SEASONAL FRUITS AND VEGETABLES AS CUSTOMERS WALK INTO THE STORE. EXAMPLES WOULD INCLUDE, WATERMELONS, CANTELOUPES, APPLES, CABBAGE, PUMPKINS, CORN, ETC. DEPENDING ON THE TIME OF THE YEAR. THESE DISPLAYS OF OUTDOOR PRODUCE WOULD BE SIMILAR IN NATURE TO OUTDOOR DISPLAYS FOUND AT OTHER GROCERY STORES IN THE AREA. THE DISPLAY BINS ARE MOVABLE AND COULD BE REMOVED WHEN NOT IN USE OR NOT REQUIRED FOR MERCHANDISING EFFORTS. THE BINS WILL BE BELOW THE PROPOSED ARCADE EXTENSION WHICH PROVIDES MANY OPENINGS AND PATHS OF TRAVEL FOR PATRONS TO SAFELY AND ADEQUATELY MANUEVER AROUND THE DISPLAY CASES AND OTHER PATRONS.

THE PROPOSED OUTDOOR BENCH IS INTENDED FOR DECORATIVE PURPOSES AND ALSO FOR PATRON USE. SHOULD THEY WISH TO USE IT. SIMILARLY THE OUTDOOR SEATING IS PROVIDED FOR PATRON USE SHOULD THEY WISH TO ENJOY THEIR LUNCH PURCHASES PRIOR TO LEAVING THE COMMERCIAL CENTER.



REVISIONS 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CERTIFICATION

I, Patricia A. Underhill, duly appointed Acting Village Clerk of the Village of Glen Ellyn, Illinois, do hereby certify that the attached is the true original copy of Ordinance No. 6090, passed by the Board of Trustees of the Village of Glen Ellyn, Illinois, at the REGULAR Meeting of said Board held on the 26th day of NOVEMBER, 2012, and that the same was signed and approved by the President of said Village on the 26th day of NOVEMBER, 2012.

I do further certify that the original is entrusted to me as Acting Village Clerk of said Village for safekeeping and that I am the lawful custodian and keeper of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Glen Ellyn, Illinois, this 5th day of DECEMBER, 2012.

Patricia A. Underhill
Acting Village Clerk

CORPORATE SEAL

KEYNOTES ARE TYPICALLY NOT DUPLICATED WITHIN A GIVEN DETAIL. AN UN-KEYNOTED ITEM IN A DETAIL IS THE SAME AS A KEYNOTE ITEM HAVING THE SAME APPEARANCE WITHIN THE SAME DETAIL.

- 32.140 REINSTALL SALVAGED CONCRETE BRICK PAVERS; ALIGN PAVER SURFACES WITH ADJACENT WALKING SURFACES AT PERIMETER EDGES OF PAVER AREA; PITCH AREA OF PAVERS FOR POSITIVE DRAINAGE AWAY FROM BUILDING MAINTAIN A SLOPE NOT GREATER THAN 2% IN ANY DIRECTION, TO COMPLY WITH ADA REQUIREMENTS.

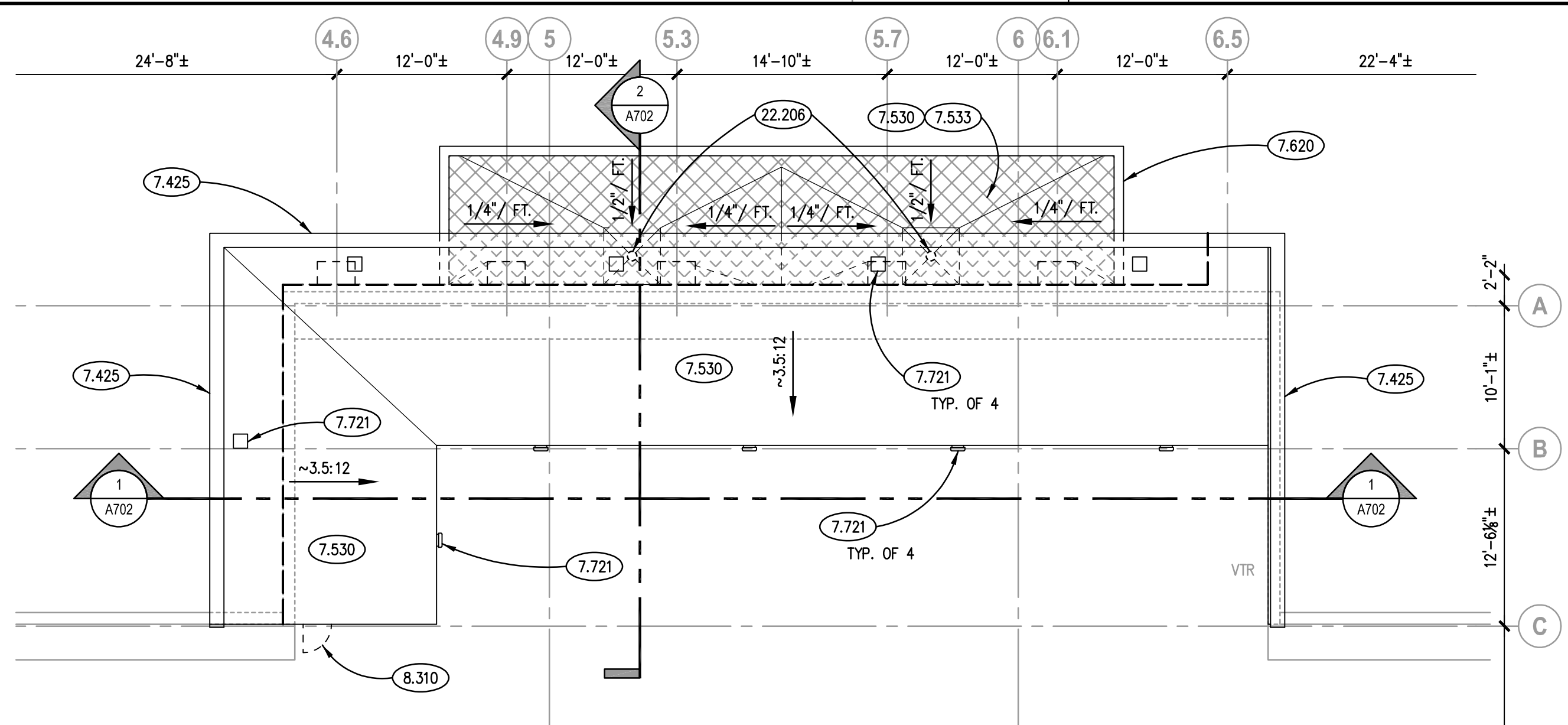
1. REFER TO DRAWING G100 FOR PROJECT GENERAL NOTES.
2. COORDINATE LOCATIONS OF WALL-MOUNTED MECHANICAL, PLUMBING AND ELECTRICAL ITEMS TO ENSURE NO OVERLAP.

NORTHWESTERN MEDICINE - FACADE ALTERATIONS

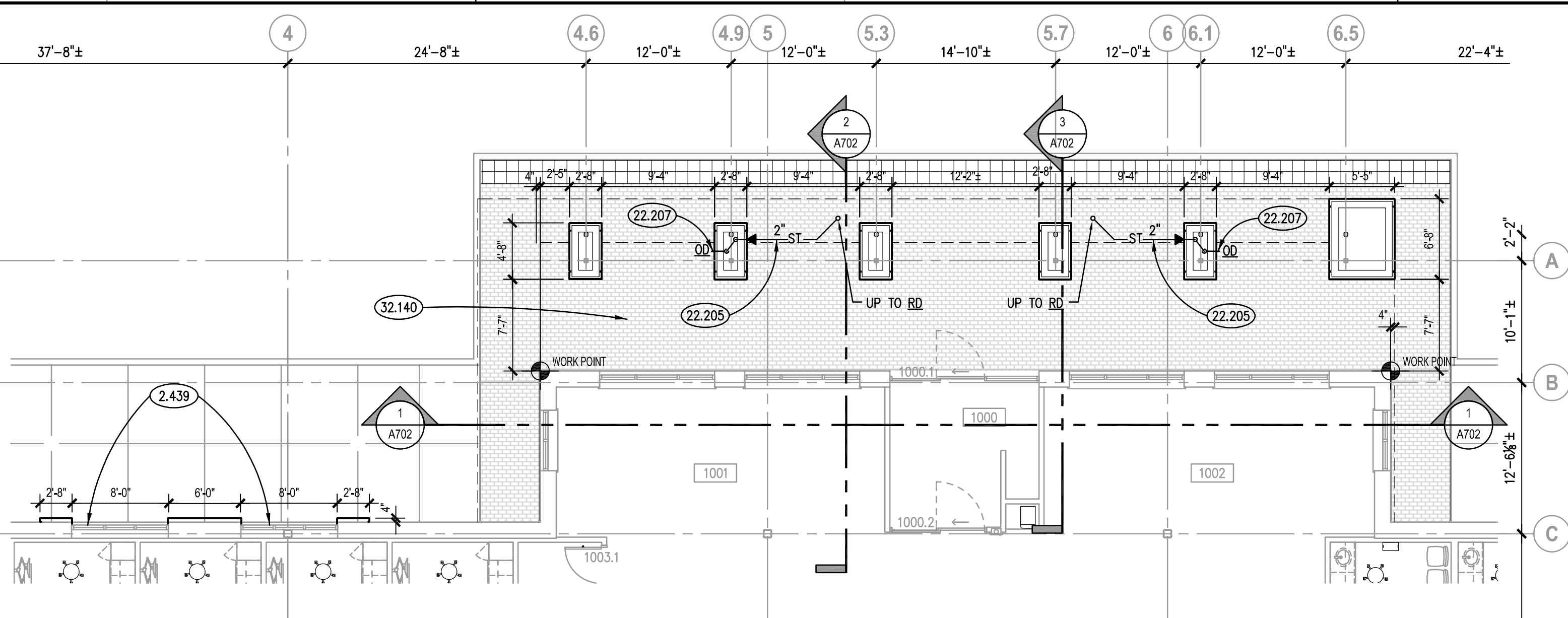
NORTHWESTERN MEMORIAL HEALTHCARE
285 ROOSEVELT ROAD
GLEN ELLYN, ILLINOIS 60137

JOB NO.	22-381-1450.0
DRAWN	CDF
CHECKED	CDF
APPROVED	CDF
SHEET TITLE	
PROPOSED FACAD ALTERATIONS PLAN AND ELEVATIONS	
SHEET NUMBER	

A701



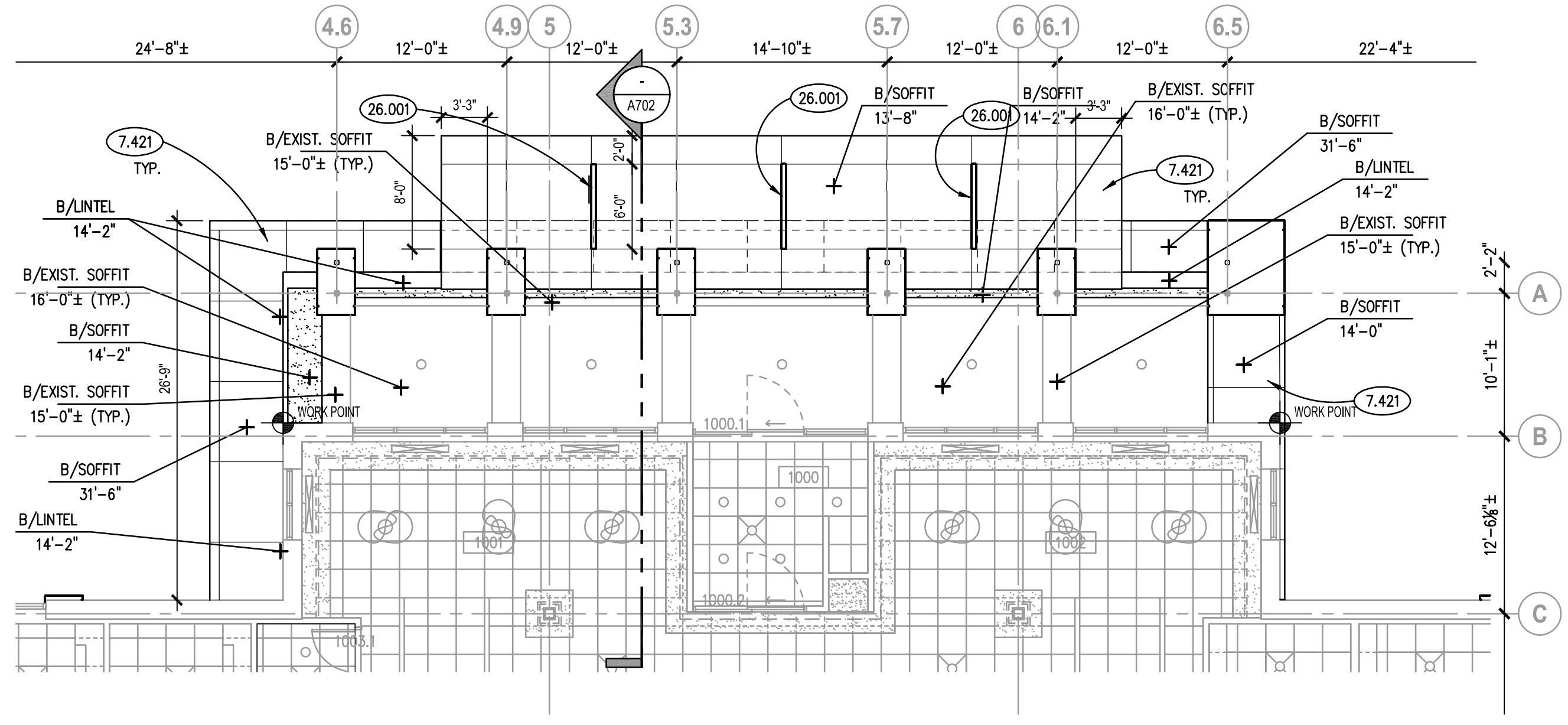
PROPOSED ROOF PLAN 8
SCALE: 1/8" = 1'-0"



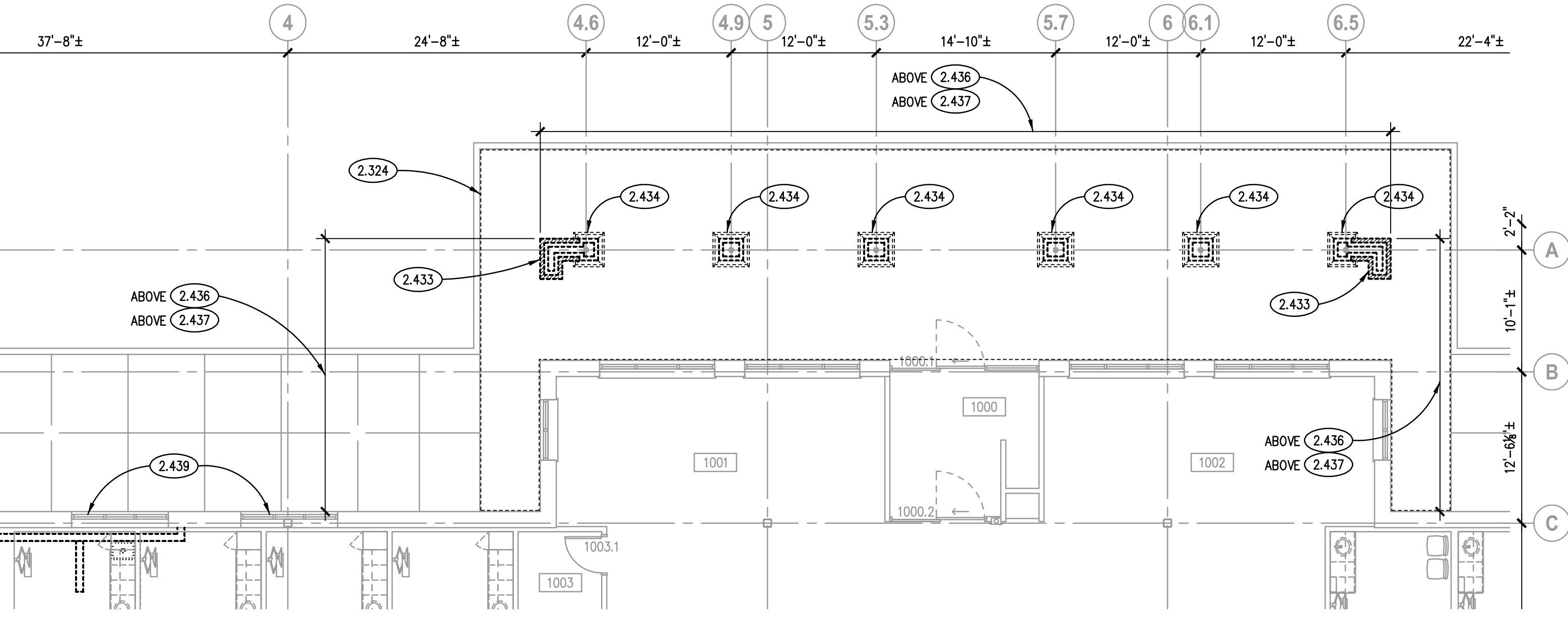
PROPOSED PARTIAL FLOOR PLAN

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

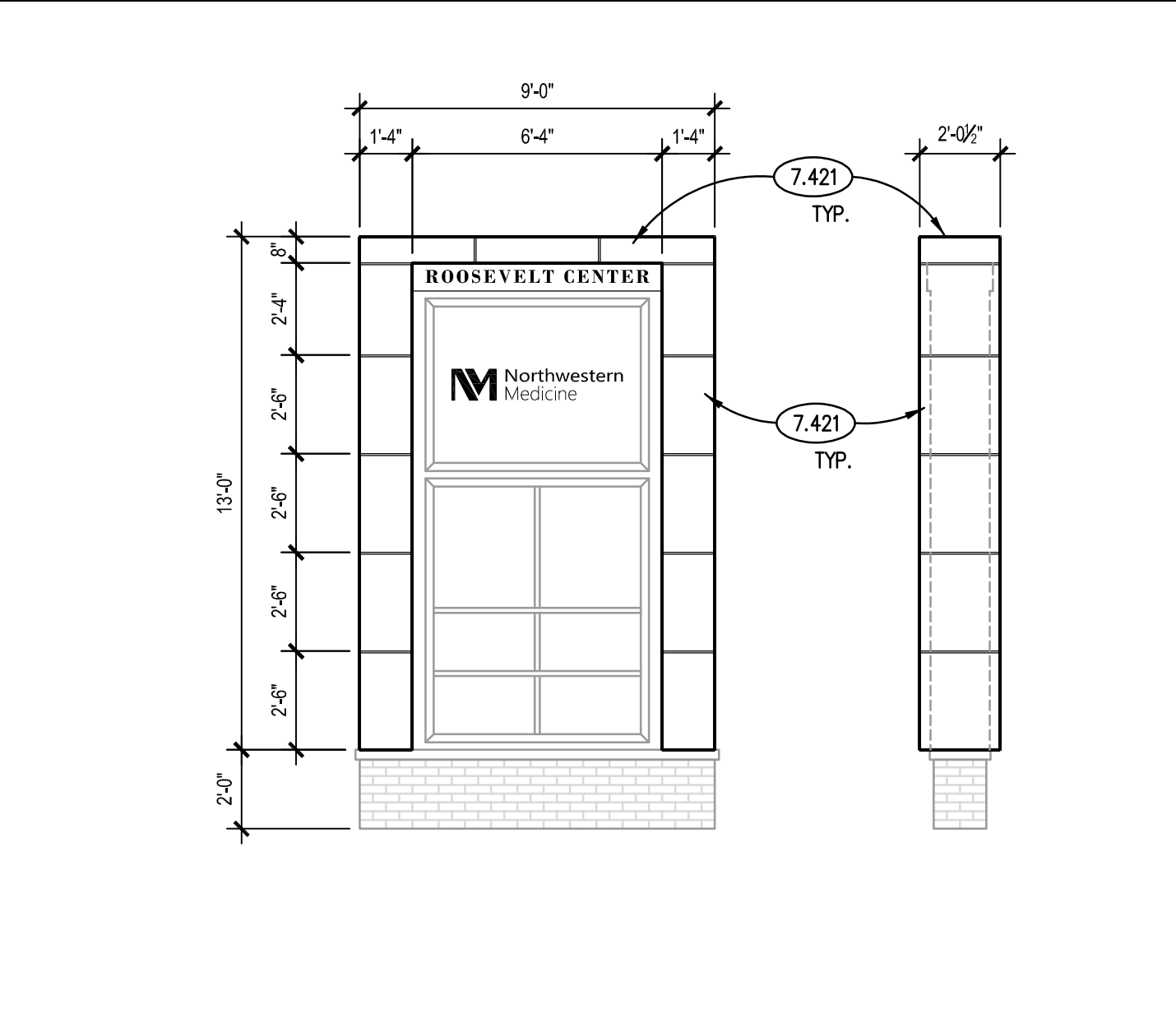
6



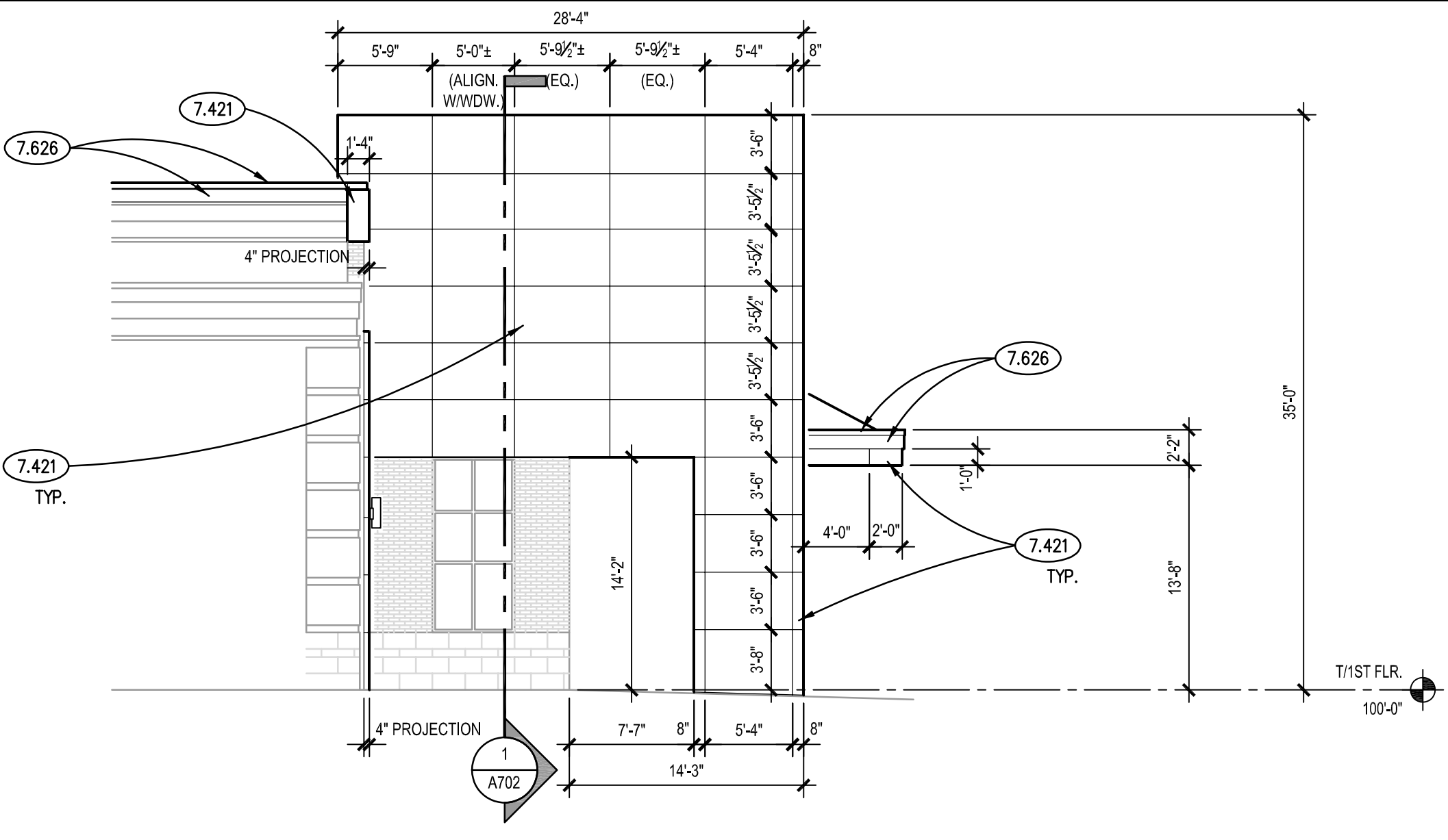
PROPOSED REFLECTED CEILING PLAN 7
SCALE: 1/8" = 1'-0"



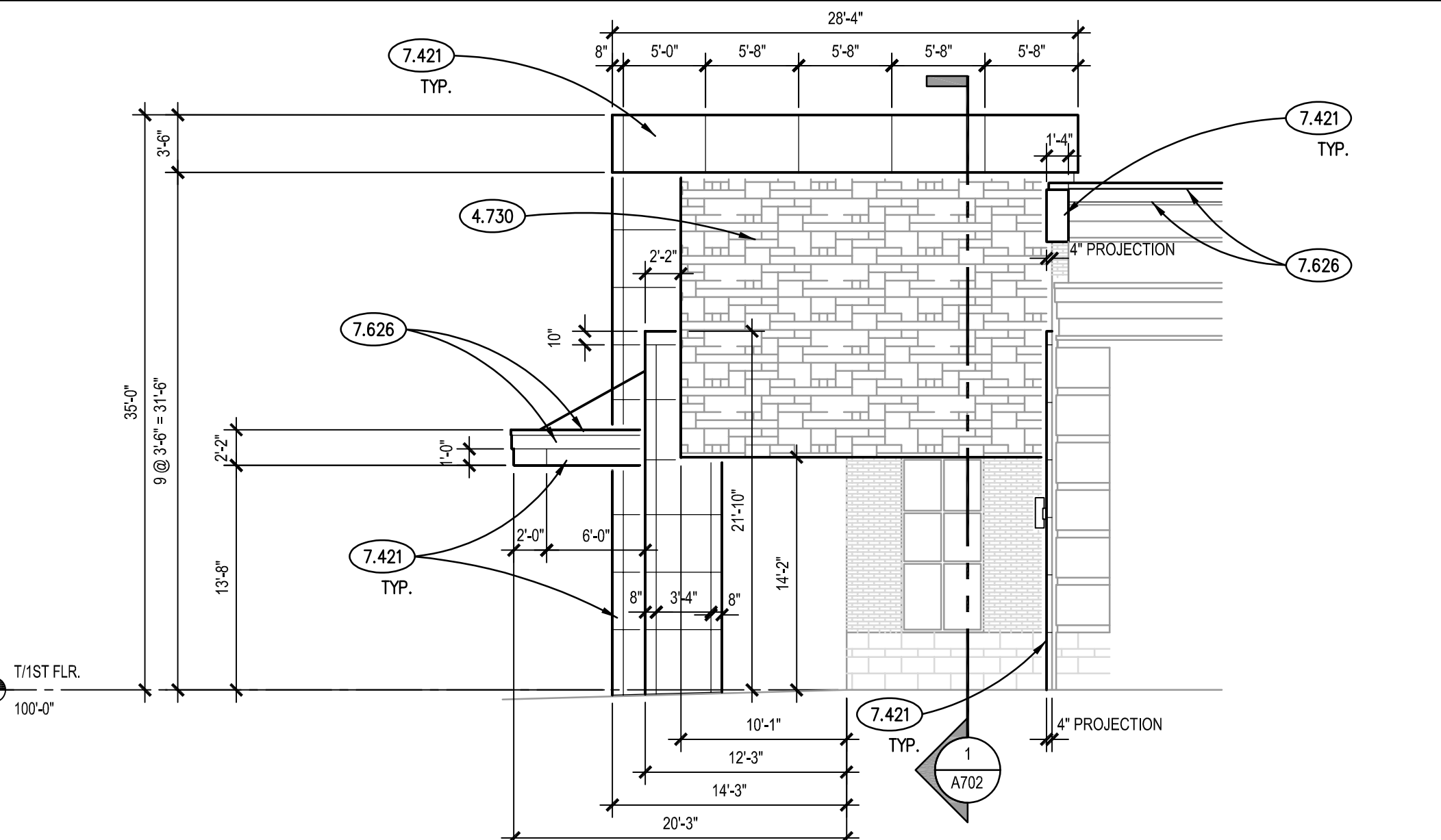
PROPOSED PARTIAL DEMOLITION PLAN 5
SCALE: 1/8" = 1'-0"



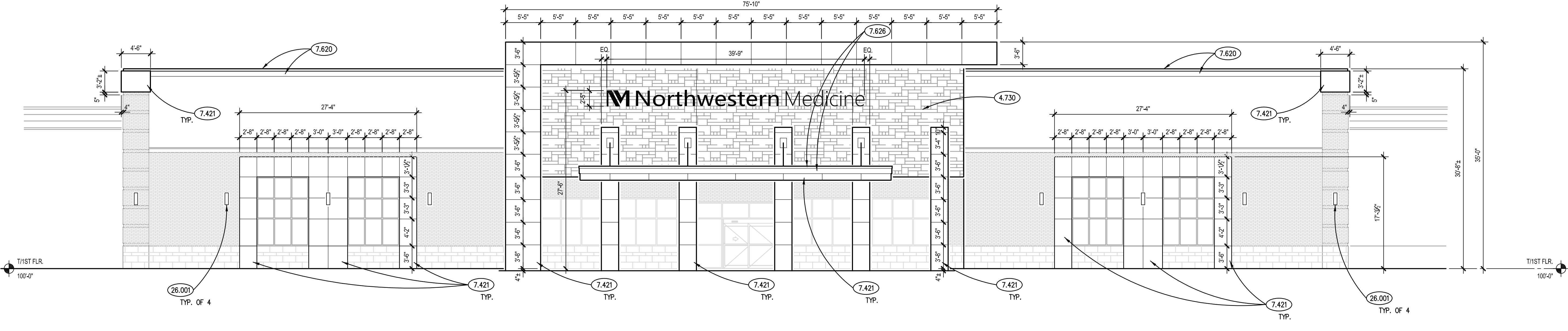
PROPOSED GROUND SIGN ELEVATIONS



PROPOSED EAST ELEVATION 3
SCALE: 1/8" = 1'-0"



PROPOSED WEST ELEVATION 2
SCALE: 1/8" = 1'-0"



PROPOSED NORTH ELEVATION 1
SCALE: 1/8" = 1'-0"

DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, May 23, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:02 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Peter Cooper, Adam Kreuzer (7:28), Parag Thakkar and Robert Wyant

ABSENT: Commissioners Laura Brown, Ian Dawson, Sumita Mukherjee and Student Plan Commissioner Emma Smith.

Also in attendance: Trustee Liaison Steve Thompson, Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. Approval of Minutes

Commissioner Arango moved to approve the draft minutes of April 11, 2024 Plan Commission meeting; seconded by Commissioner Cooper, the motion passed by voice vote.

D. New Business

1. Public Hearing; 21W451 Hill Avenue and 21W427 Fairway Street – Glen Oak Country Club Parking Lot Expansion: Glen Oak Country Club is petitioning the Village to amend an existing Special Use Permit and to grant Zoning Variations to allow for the construction of a parking lot expansion in the CR Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: The Glen Oak Country Club is proposing to expand the existing off-site parking lot located on the north side of Hill Avenue. The applicant reports that the additional parking is needed to accommodate peak loads during event and to alleviate street parking on Hill Avenue and that the expansion of this parking lot would best address their needs. In order to construct this expansion, Glen Oaks Country Club must annex the property identified as 21W427 Fairway Street it has under contract to purchase and consolidate the two properties to expand the existing parking lot and incorporate it into the existing parking lot design. To accommodate the project, the County Club is requesting approval of the following:

1. Amend the Glen Oak Country Club's Special Use Permit (Ordinance #6264) for a "public or private recreational facility where buildings do not occupy more than ten percent of the site area including any parking lots located across a right-of-way provided, they are within 300 feet of the property on which the facility is located." in accordance with Section 10-4-3(B) of the Zoning Code to include the newly annexed territory.
2. The following variations from the Glen Ellyn Zoning Code:
 1. A variation from Section 10-5-5(C) to allow a 7.1-foot impervious surface setback for the proposed expanding parking lot in lieu of the required minimum impervious surface setback of 7.5 feet.
 2. A variation from Section 10-5-5(C) to allow an 8-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 9.5 feet.
 3. A variation from the parking lot dimension requirements in Section 10-5-8(F) to allow parking spaces of 9' x 18' and 9' x 19' Code required minimum.
 4. A variation from the parking lot dimension requirement in Section 10-5-8(I) to allow parking lot driving aisle of 24' in width in lieu of the Code required minimum of 25'.

Project analysis includes the following:

Parking Lot Design – As proposed, there are 76 parking spaces in the Fairway Street portion of the overall parking lot. 39 new parking spaces are to be added, but several spaces are being removed from the existing lot for drive aisles, etc.

Landscaping/Fencing – A variety of trees and shrubs are proposed to screen the parking lots.

Landscape islands are proposed in the parking lot as required by code. The applicant is proposing 6' wooden board on board fence for the portion of the common property line with the northeast residential property. The Country Club proposes new evergreen plantings along this common property line, including 8-foot tall Elms and Arborvitae. 40 trees are slated for removal to construct the expanded parking lot.

Lighting – Three new 20-foot-tall decorative light poles are proposed in the parking lot. The proposed photometric plan meets the lighting requirements of Section 10-5-13(M)2(a) which mandates a maximum foot-candle level of 0.5 at the property line.

Plan Commission action is to consider and vote on recommendation to amend the previously approved Special Use Permit and Zoning Variations to Village Board of Trustees. In reviewing the project, the Plan Commission should consider criteria in Sections 10-10-14(E) regarding the Special Use Permit Amendment and 10-10-12(E) and 10-10-12(F) for the Zoning Variations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Arrango seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Wyant stated that he had concerns regarding the lighting, landscape plan and the parking lot ingress and regress.

Commissioner Cooper shared Commissioner Wyant's concerns and the neighbors' concerns on lighting. He stated he was disappointed that the Country Club seemed surprised about the neighbors' lighting concerns. He stated he was also concerned about pedestrian traffic crossing Hill with no control and the lack of landscaping around the residential area.

Chairperson Loftus stated that he agreed with Commissioner Cooper's comments and that the Village did fix the slope on Hill with the new development and unfortunately we can't control pedestrian parking. He stated he's driven the area and when coming down Acorn to Hill the landscaping is overgrown and hazardous. He also stated that the Commission can motion for lighting to be put on timers.

Commissioner Wyant stated it wouldn't be unreasonable to motion for the lighting to be on timers, especially due to the neighbors' concerns. He also stated that there is no landscaping on the west lot and it would be good to update it. Mr. Harper stated that the Commission could suggest parking lot timing and enhanced landscaping.

Commissioner Arango stated that the Commission needs to address the neighbors' concerns since they told the Country Club and were ignored.

Commissioner Kreuzer stated that the Commission should make a request to have all bulbs 3,000k and reduce lumens to 5,000 throughout the entire parking lot.

Commissioner Kreuzer made the motion:

After conducting a public hearing and deliberating on the proposed amendment to an existing Special Use Permit and Grant Zoning Variations to allow the construction of a parking lot expansion in the CR Zoning District, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

- 1. Parking lot lighting is to be turned off at 11:00 PM.**
- 2. Lighting should be changed to 3,000K and 5,000 lumens for existing new parking lot.**
- 3. Develop a full landscaping plan for the new and existing parking lot.**

Commissioner Thakkar seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. Commissioners Arango, Cooper, Kreuzer, Thakkar and Wyant voted “Yes”. Chairperson Loftus voted “No”.

2. Public Hearing; 285 Roosevelt Road – Northwestern Medicine: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 in order to allow façade changes to the previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 exhibit “E”, exhibit “F” and requirements listed in Section Three (A)(11), Section Three (A)(12), Section Three (A)(22), Section Three (A)(23) and Section Three (E) to allow for façade changes to the previously approved exterior appearance of the principal unit formerly occupied as Fresh Market. Because the building is currently existing and is not located in the C5A or C5B zoning districts, the Architectural Appearance Commission is not required to make a recommendation.

Project analysis includes the following:

Building Façade – The proposed alterations include utilizing silver aluminum rainscreen panels and stone materials in place of the existing EIFS and cast stone columns. The plans include surrounding the existing windows with aluminum stepped brakemetal coping. The canopies over the existing windows are to be removed. Chapter 1 – General Designs Principles of the “Appearance Review Guidelines” includes: “1.2. Brick and stone with natural earth tones are preferred wall materials for their durability and quality. Materials and finishes not recommended include rustic-finished wood, aluminum siding, trim Dryvit. Glass storefront wall systems which extend to the ground.

Canopy – The altered canopy and columns are designed to extend approximately 4ft over what was previously approved and utilize the same aluminum rainscreen paneling. The canopy is proposed to be extended into the existing brick paved area and will not extend into the existing drive aisles.

Lighting – New recessed strip light fixtures on the underside of the canopy are proposed. The existing eight wall fixtures on the façade would be replaced with Lance 6 wall mounted sconces in dark gray with up-lighting and down-lighting and a color range of 2700-3500K. Chapter 2 – Site Design of the “Appearance Review Guideline includes: “2.2.1. Wall-mounted fixtures should not directly allow light projection into the sky.” No other lighting changes on the site are being proposed.

Sign – The applicant is proposing changes to the existing monument sign to match the proposed façade changes and can be seen in the attached exhibit as “Item 4. Proposed Ground Sign

Elevations” on page A701. The applicant has proposed no other changes to the site design of the property.

Plan Commission action is to consider and vote on recommendation to amend Ordinance No. 6090 to Village Board of Trustees. In reviewing the project, the Plan Commission should consider how the proposed exterior appearance conforms to the character of the Village and to the Appearance Review Guidelines. Staff would recommend the Plan Commission consider the following condition of approval:

1. The project shall be constructed in substantial conformance with the plans and drawings as submitted and the testimony presented at the May 23, 2024 Plan Commission Meeting.
2. A building permit shall be required for the exterior alterations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Cooper seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Kreuzer stated that the presentation was well done. He stated the lights concerned him and recommended fully shielded lighting and do what you can with the sign.

Commissioner Thakkar stated he agreed with Commission Kreuzer but he was fine with the monument sign color.

Commissioner Cooper stated to change the color on the sign.

Commissioner Arango stated the proposal looks lovely and the presentation was well done. She recommended changing the color on the sign.

Commissioner Thakkar made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Angel Files on behalf of Northwestern Medicine, for approval of an amendment to Ordinance 6090 in order to allow façade changes to a previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 zoning district, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;
2. A building permit shall be required for the exterior alterations.
3. That the sconces be fully shielded with downlight only.

Commissioner Arango seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. All Commissioners present voted “Yes”.

E. Trustee Liaison’s Report

Trustee Thompson stated the Village Board asked Staff to look into all different revenue sources. He also stated that going in front of the Village Board on Tuesday is an increase of Fire Service fees. He also stated the Village Board is discussing the Metra Station, new refuse contract and sale of hotel property on the east side of town.

Chairperson Loftus stated that he didn’t care what the garbage contract costs as long as the Village keeps Amnesty Day. Trustee Thompson stated the Board hear a lot of blowback on unlimited trash day because it looks bad. Scavengers come and take things so. They received complaints as to why things are recycled.

Commissioner Wyant stated he wanted to commend the Board on the revenue sources workshop. Trustee Thompson stated the Board has different philosophies. Inflation really hit the Village hard last year. We added 5 Police Officers, we have a new paid Fire Chief and we’re providing more services and trying to maintain financially sound.

F. Chairman’s Report

None.

G. Staff Report

Daniel Harper stated that in two weeks from now will be the special meeting for Churchill School. He stated that the dining platforms went in front of the Village Board and was approved. At the regular June meeting there will be a sign variance for Baker Hill.

H. Other Business

None.

I. Adjournment

Commissioner Cooper made a motion to adjourn the meeting: Commissioner Thakkar seconded the motion and the motion passed by voice vote at 10:02 PM.

IN RE THE MATTERS OF:

GLEN OAK COUNTRY CLUB
and
NORTHWESTERN MEDICINE

7:00 P.M.

APPEARANCES: MR. TIM LOFTUS, Chairperson
MS. CONNIE ARANGO, Commissioner
MR. PETER COOPER, Commissioner
MR. ADAM KREUZER, Commissioner
MR. PARAG THAKKAR, Commissioner
MR. ROBERT WYANT, Commissioner

REPORTED BY LYN DOERING, CSR.

1 CHAIRMAN LOFTUS: Good evening, 2 everybody. Welcome to the meeting of the Glen 3 Ellyn Plan Commission. My name is Tim Loftus and 4 I am Chair of this Commission. I hereby call the 5 May 23, 2024 meeting of the Glen Ellyn Plan 6 Commission to order at 7:02 p.m. 7 The Glen Ellyn Plan Commission is 8 advisory in nature. Any actual code relief 9 requested can only be granted by the Village of 10 Glen Ellyn Board of Trustees. 11 This Commission's function is to listen 12 to whatever testimony is offered by the petitioner 13 and others. We take significant evidence, listen 14 to input from the petitioners and audience, agree 15 on the facts which we have found from the 16 evidence, consider and deliberate amongst 17 ourselves and make a recommendation for the 18 Village Board. 19 For each agenda item the staff will make 20 a presentation on the request first and then the 21 Plan Commission will ask questions of staff. 22 Petitioner will then make a presentation 23 on their proposal and the Plan Commission will ask 24 questions of the petitioner.	2	1 Then it is time for public comment. 2 Public participants may provide comments 3 through either written or by speaking at the 4 meeting. 5 First staff will read in the record any 6 comments received in advance of the meeting. 7 Following the reading of any written 8 comments members of the audience who wish to speak 9 will be called on and given three minutes to 10 comment. 11 Please fill out the request forms by our 12 secretary's desk, so we can accurately record your 13 name for the minutes. Everyone who will be 14 presenting information or asking questions of the 15 Commission during the meeting and all comments 16 will be recorded so that written minutes can be 17 prepared. 18 Just a reminder, all speakers are asked 19 to present their comments in a respectful and 20 courteous manner. If inappropriate comments are 21 expressed we will end the speaker's participation. 22 After the public comment portion of the 23 meeting the public portion of the hearing will be 24 closed and no further comments will be accepted.	3
1 The Plan Commission will discuss the 2 material that has been presented and make our 3 recommendation to the petitioner and the Village 4 Board. Everyone is welcome to stay and hear our 5 deliberations. 6 With us tonight for the benefit of those 7 in the audience we have our Village Board Trustee, 8 Steve Thompson, Planning Manager Daniel Harper, 9 Julie Settles is our Recording Secretary and Lyn 10 Doering is our Court Reporter. 11 Madam Secretary, will you please call 12 the roll. 13 MS. SETTLES: Commissioner Arango? 14 COMMISSIONER ARANGO: Here. 15 MS. SETTLES: Commissioner Brown? 16 (No response.) 17 MS. SETTLES: Commissioner Cooper? 18 COMMISSIONER COOPER: Here. 19 MS. SETTLES: Commissioner Dawson? 20 (No response.) 21 MS. SETTLES: Commissioner Kreuzer? 22 CHAIRMAN LOFTUS: He will be late. 23 MS. SETTLES: Commissioner 24 Mukherjee?	4	1 (No response.) 2 MS. SETTLES: Commissioner Thakkar? 3 COMMISSIONER THAKKAR: Here. 4 MS. SETTLES: Commissioner Wyant? 5 COMMISSIONER WYANT: Here. 6 MS. SETTLES: Chairperson Loftus? 7 CHAIRMAN LOFTUS: Here. 8 MS. SETTLES: Trustee Thompson? 9 TRUSTEE THOMPSON: Here. 10 CHAIRMAN LOFTUS: We have a quorum. 11 The first item on tonight's agenda is 12 any comments on any subject anybody from the 13 audience wants to talk about that is not an agenda 14 item tonight? 15 (No response.) 16 CHAIRMAN LOFTUS: None being heard. 17 The next item is approval of minutes 18 from the April 11, 2024 Plan Commission Special 19 Meeting. 20 Comments, corrections, additions from 21 the Commissioners? 22 (No response.) 23 CHAIRMAN LOFTUS: Can I have a 24 motion to approve?	5

1 COMMISSIONER ARANGO: I motion to⁶ 2 approve. 3 CHAIRMAN LOFTUS: Commissioner 4 Arango motion to approve. 5 COMMISSIONER COOPER: Second. 6 CHAIRMAN LOFTUS: Commissioner 7 Cooper second. 8 All in favor? 9 ALL PRESENT: Aye. 10 CHAIRMAN LOFTUS: Opposed? 11 (No response.) 12 CHAIRMAN LOFTUS: Motion passes. 13 (Proceedings concluded at 14 7:05 p.m.)	1 CHAIRMAN LOFTUS: The next item on⁷ 2 the agenda is a public hearing for 21 West 451 3 Hill Avenue and 21 West 427 Fairview Street, Glen 4 Oak Country Club Parking Lot Expansion. 5 The Glen Oak Country Club is petitioning 6 the Village to amend an existing special use 7 permit and to grant zoning variations to allow for 8 the construction of a parking lot expansion in the 9 CR zoning district. 10 Can I have a motion to open the public 11 hearing? 12 COMMISSIONER COOPER: So moved. 13 CHAIRMAN LOFTUS: Commissioner 14 Cooper. 15 COMMISSIONER THAKKAR: Second. 16 CHAIRMAN LOFTUS: Second by 17 Commissioner Thakkar. 18 All in favor? 19 ALL PRESENT: Aye. 20 CHAIRMAN LOFTUS: Any opposed? 21 (No response.) 22 CHAIRMAN LOFTUS: The public 23 hearing is now open. 24 Secretary, will you please swear in
1 Mr. Harper.⁸ 2 MS. SETTLES: Will you please state 3 your name and spell it and state your professional 4 capacity and your business address for the public 5 record. 6 MR. HARPER: My name is Daniel 7 Harper. I am the Planning Manager for the Village 8 of Glen Ellyn, 535 Duane Street. 9 So the first item tonight or the first 10 hearing item -- 11 CHAIRMAN LOFTUS: He needs to be 12 sworn in. 13 MR. HARPER: I'm sorry. 14 (Whereupon said witness was 15 duly sworn). 16 MR. HARPER: Our first public 17 hearing item tonight is the expansion for the Glen 18 Oak Country Club parking lot located north of Hill 19 Avenue. 20 The proposed project encompasses two 21 properties, the existing parking lot that was 22 approved by a special permit -- special use permit 23 and Ordinance No. 6264 and an existing residential 24 property commonly known 21 West 427 Fairway	1 Street.⁹ 2 The parking lot property is currently 3 zoned CR Conservation Recreation District and the 4 residential property is currently in 5 Unincorporated DuPage County. 6 The scope of this proposal is 7 multifaceted. It includes the need to annex the 8 current residential property on Fairway Street. 9 It involves consolidating the two lots 10 together to form a contiguous property and then 11 constructing the additional parking spaces. 12 In order to do that the Applicant is 13 requesting an amendment to the current special use 14 permit approved by Ordinance 6264 to allow for the 15 expansion of the special use of that parking lot 16 to encompass the new property and there is also a 17 variety of variations associated with the 18 dimensioning of the proposed parking lot 19 expansion, including the impervious surface 20 setbacks, parking space dimensions and drive aisle 21 widths. 22 This is the proposed plat of annexation 23 for the existing residential lot on Fairway 24 Street. Part of this annexation includes part of

1 the right of way of the Fairway Street north of¹⁰ 2 the property. 3 The approval of the annexation of this 4 property is within the responsibilities of the 5 Village Board of Trustees and the property will be 6 automatically zoned CR conservation recreation 7 upon annexation. 8 This is the proposed final plat of 9 consolidation here, where you can see the two 10 properties. 11 And this final plat will also conform 12 with Village subdivision standards. 13 This is a look at the proposed parking 14 lot. This proposed parking lot expansion is here 15 shaded in gray. The addition would add 31 16 additional parking spaces. 17 The primary surface of the parking lot 18 would consist of permeable pavers and the plan has 19 been reviewed by our development engineer and has 20 been given his affirmative that the proposed 21 design would be in compliance with our storm water 22 requirements. 23 I will zoom in here so we can take a 24 look at the proposed variations.	1 The proposed variations here are circled¹¹ 2 in red. 3 So the proposed north impervious setback 4 along Fairway Street, north on our slide here, is 5 they are requesting a setback 8 feet in lieu of 6 the required 9.75 feet, as would be required based 7 on the 194.9 foot walk width. So the proposed 8 setback would be consistent and in line with the 9 existing curb face of the parking lot. 10 And the proposed eastern impervious 11 service setback on the eastern property line is 12 7.1 feet, in lieu of the required 7.5 feet, as 13 would be required based on the 150 foot eastern 14 walk width. 15 The Applicant is also requesting 16 variations from parking lot dimension requirements 17 per Section 10-5-8 to allow for parking spaces of 18 9 x 18 feet and 9 x 16 1/2 feet, in lieu of the 19 required 9 x 19 feet minimum. 20 So the existing spaces of the parking 21 lot area are as consistent with the proposed 22 dimensions of the existing parking lot spaces that 23 were previously approved. 24 The proposed landscape plan you can see
1 here would be compliant with our Village's¹² 2 landscape requirements, as contained in the 3 Appearance Guide and Criteria and would provide an 4 opaque screen of planting material along the 5 northern and eastern property lines, as well as a 6 6 foot board on board wooden fence on the eastern 7 property line to mitigate impacts to the 8 residential property located to the east of the 9 parking lot. 10 Here is a closeup view of the landscape 11 plan. There are a variety of tree and shrub 12 species. 13 And I will turn on my laser pointer here 14 and so you can see this is where the new parking 15 area begins here. 16 You can see the new planting along the 17 property line. These are a variety of shrubs and 18 evergreen shrubs as well, so they should provide 19 adequate screening of the parking area. 20 The proposal includes three new light 21 fixtures on two separate light poles. Here you 22 can see the light poles are circled in red. 23 The double headed light pole is the one 24 on the interior side of the lot. The single	1 headed light pole is on that northern property¹³ 2 line. 3 Based on the photometric plans proposed 4 by the applicant the proposed lighting would be in 5 conformance with our Village exterior illumination 6 standards, illuminating the intensity of light to 7 one half footcandles when adjacent to residential 8 uses. 9 Here is a cut sheet provided that shows 10 the height of the proposed pole at 20 feet which 11 would meet our Village standards for light pole 12 height. 13 The requested action tonight from our 14 Plan Commission is to consider and vote on a 15 recommendation to amend the previously approved 16 special use permit to allow for the expansion of 17 the parking lot and zoning variations to the 18 Village Board of Trustees. 19 If the Commission has any questions I 20 would be happy to answer them at this time or we 21 can invite the applicant to come here and speak 22 about their application. 23 COMMISSIONER WYANT: I have a few 24 questions.

1 CHAIRMAN LOFTUS: Commissioner ¹⁴ 2 Wyant. 3 COMMISSIONER WYANT: If you can go 4 back to the overall site plan. And could you 5 point -- I think I see it but just for the benefit 6 of all of us -- the points of ingress and egress 7 once this is fully built out. 8 Is that in and out? 9 MR. HARPER: I believe that is -- 10 The Applicant might have to correct me on this but 11 I believe that might just be an in -- actually it 12 might be a right out only and then I believe that 13 is that -- 14 COMMISSIONER WYANT: I have a lot 15 of questions about ingress-egress. 16 COMMISSIONER ARANGO: That was the 17 egress? 18 COMMISSIONER WYANT: I think we 19 need to wait until the applicants are up to answer 20 more comprehensively. 21 COMMISSIONER ARANGO: So either 22 way? 23 MR. HARPER: So this would be in 24 and out.	1 COMMISSIONER WYANT: Okay. Then on ¹⁵ 2 the west side is that two entrances? 3 MR. HARPER: So there are going to 4 be no new entrances on the existing. 5 COMMISSIONER COOPER: I have a 6 couple questions; one concerning concerns on storm 7 water and water retention. 8 I know you have explained that it was 9 approved or vindicated with our engineer. 10 Do we know what the impact is? 11 Will there be any positive or negative 12 impact on storm water by the removal of the 13 existing structure and the replacement with the 14 pavers? 15 MR. HARPER: So with what we are 16 doing here the goal was to remove any negative 17 impact at all. 18 And so with the impervious pavers and 19 with the design to be contiguous with the existing 20 parking lot it should not create any more 21 additional runoff. 22 COMMISSIONER COOPER: Is there any 23 underground storage or cistern, as we have seen in 24 other places?
1 MR. HARPER: Not that I am aware ¹⁶ 2 of. 3 COMMISSIONER COOPER: So we are 4 removing the existing structure and we have now 5 impervious or non-impervious pavers so the water 6 will drain through. 7 But other than that there is nothing -- 8 no further retention of the storm water? 9 MR. HARPER: Not that I am aware 10 of. 11 COMMISSIONER COOPER: Do we know 12 how -- and you may hear this from the petitioner 13 itself. 14 Are these going to be used for 15 self-parking by members or are these going to be 16 used for valet parking? 17 MR. HARPER: That would be a 18 question for the applicant. 19 COMMISSIONER COOPER: Has there 20 been any impact concerning any increase in 21 pedestrian traffic across Hill as a result of the 22 expansion of the parking lot? 23 MR. HARPER: Based on -- I think we 24 are adding -- I forgot what the exact number of	1 parking spaces is. ¹⁷ 2 COMMISSIONER COOPER: It's 31. 3 MR. HARPER: 31. 4 We didn't anticipate any additional 5 pedestrian traffic that would necessitate any 6 additional at the structure. 7 COMMISSIONER COOPER: Has there 8 ever been any study concerning pedestrian traffic 9 across that intersection at Hill? 10 MR. HARPER: Not that I am aware 11 of. 12 CHAIRMAN LOFTUS: Commissioner 13 Thakkar? 14 COMMISSIONER THAKKAR: Just two 15 questions. 16 On the variation related with the 17 setbacks, that is mainly to be consistent with the 18 existing parking lot? 19 MR. HARPER: Yes. So here you see 20 this is the setback here. There is a dashed line 21 provided. 22 But essentially what they wanted to do 23 is keep a consistent line, a curb line here. 24 And then in order to make this work and

1 essentially you want to keep a -- kind of 18 2 consistent dimensions throughout your parking area 3 to create kind of right angles. 4 And so in order to make that work they 5 actually did push it back just a little bit so 6 they can maintain most of the setback here, you 7 can see in the dashed line, and then it interferes 8 kind of near the base there on the curb. 9 COMMISSIONER THAKKAR: Then the two 10 variations related to parking lot dimensions are 11 already approved special use variations that we 12 gave on the other parking lot? 13 MR. HARPER: I didn't see those 14 dimensions specifically mentioned in that special 15 use permit. 16 But all of these parking spaces here are 17 16 1/2 feet, including the existing and including 18 the southwest line here, and all these interior 19 spaces are 18 feet. 20 COMMISSIONER THAKKAR: Okay. 21 CHAIRMAN LOFTUS: Daniel, I have a 22 question on the petitioner's application for 23 variation, Section 4, under Lighting. 24 They originally asked for a variation	1 for the proposed footcandle levels to be as high 19 2 as 1.21. 3 And in the staff report it says that 4 they will meet -- 5 MR. HARPER: Right. 6 CHAIRMAN LOFTUS: -- the .5. 7 Which one is it? 8 MR. HARPER: So in their original 9 variance application we identified they did not 10 meet the lighting standards. 11 And after comments back and forth they 12 readjusted their lighting plan to meet our 13 standards and that's why we didn't add that into 14 the staff report. 15 CHAIRMAN LOFTUS: That will clarify 16 the discrepancy between the two documents. Thank 17 you. 18 Any other questions from the 19 Commissioners? 20 (No response.) 21 CHAIRMAN LOFTUS: Thank you. 22 At this time are petitioners prepared to 23 make a presentation? 24 MR. CHRISTENSEN: Yes, I am.
1 CHAIRMAN LOFTUS: If you would step 20 2 up to the podium and be sworn in. 3 MS. SETTLES: Will you please state 4 and spell your name and address for the public 5 record. 6 MR. CHRISTENSEN: Mark Christensen, 7 representing Glen Oak, and my address is 27 W 071 8 Lowden in Wheaton. 9 (Whereupon said witness was 10 duly sworn). 11 MR. JOHNSON: I am Scott Johnson, I 12 am here with SPACECO, 9575 West Higgins Road, 13 Rosemont, Illinois, 60018. 14 (Whereupon said witness was 15 duly sworn). 16 MR. WAAS: My name is Daniel Waas. 17 I am here on behalf of Kathryn Talty Architecture, 18 1926 Waukegan Road, Glenview. 19 (Whereupon said witness was 20 duly sworn). 21 MR. CHRISTENSEN: We will start 22 here. 23 Daniel put together a fairly thorough 24 presentation. I would like to just make a short	1 little presentation on behalf of Glen Oak. 21 2 Glen Oak has had a need for additional 3 parking to primarily handle peak times. We have 4 some major swim meets that happen. We have some 5 major member guest events that happen, both 6 primarily over the course of the summer months. 7 And at times I am sure the Village has 8 noticed there was overflow parking spilling onto 9 Hill Avenue. So there has been a strong need and 10 focus on trying to enhance the parking 11 capabilities of the club. 12 To that end we engaged in a purchase 13 contract for the property at 21W427 Fairway. This 14 property adjoins our current parking lot to the 15 west and to the south. 16 We are proposing to install a new 17 parking lot which will result in I believe a net 18 addition of about 31 additional parking stalls. 19 To answer one question that the 20 Commissioners asked: 21 At peak times what typically happens 22 those become valet served spots. 23 And as a practical matter it may be 24 interesting to note that in the existing parking

1 lot to the west of the property we are talking 22 2 about here the parking spots are actually double 3 loaded, so they are back to back. One gets 4 blocked in; one car gets blocked in. Those have 5 to be valet. 6 This configuration will ease that, 7 eliminate that need for the blocking in of parking 8 spots and still accomplish a net of 31 additional 9 spots for us. 10 To that end, we recognize that we would 11 be requiring and demolishing a home on the site. 12 That home is in general disrepair right now. It's 13 perhaps an 80 year old home. The tenants have 14 moved out and it is in disrepair. 15 We did engage the services of a property 16 condition consultant to go through that report and 17 we do not feel it should remain on the site for 18 long. So we have already solicited demolition 19 bids. 20 We will be installing extensive 21 landscaping in accordance with the Village 22 requirements and with a special focus for a screen 23 along the east property line adjoining the single 24 residential home that is just to the east of us.	1 We will also be installing a solid board 23 2 on board fence to really eliminate lights from the 3 automobiles that might shine into that home 4 otherwise. So it's not simply landscaping; it 5 would be a solid board on board fence. 6 COMMISSIONER WYANT: Where is that 7 fence that you just referenced? 8 Is that just on the east side? 9 MR. CHRISTENSEN: To the east, yes. 10 It will be the west side of the 11 residential home and to the east side of our 12 parking. 13 And to that end to again confirm what we 14 are pursuing, there are a lot of things to do 15 here. 16 We have to annex -- We have to create a 17 plat of annexation. We have to zone this property 18 into the CR district, conservation recreation. 19 We have to -- We are requiring a special 20 use, which is under your purview, as well as 21 certain zoning variations that have been presented 22 by Dan. 23 With that we have -- further questions 24 can be asked of SPACECO, our civil engineer, and
1 our architect, Daniel Waas. 24 2 With that, maybe perhaps you can 3 discuss -- they mentioned the pavers, permeable 4 pavers, detention and how we are going to handle 5 that. 6 MR. JOHNSON: So as part of this 7 project we are proposing permeable pavers. 8 The permeable pavers in lieu of a 9 traditional asphalt or concrete parking lot 10 provides storm water benefits that essentially 11 would help to reduce the runoff generated by 12 expanding this parking lot. 13 Per the count and the Village's 14 definition a permeable paver is a permissible 15 surface for a parking lot to not exceed any 16 thresholds that would require storm water 17 management at this location. 18 With back and forth with the village 19 engineer we came up with this section you see at 20 the bottom left corner of the screen. 21 And there's 16 inches of stone base 22 where water can be stored as water falls through 23 the paver surface. 24 With coordination with the Village we	1 have raised the underdrain which you see in the 25 2 bottom left of the bottom left detail on that 3 sheet. 4 The underdrain was requested to be 5 lifted up from the bottom of that stone base 6 section to provide retention as part of this 7 project. So based on Village and County 8 requirements retention would not be required. 9 As a show of good faith and best 10 management practice we have essentially added 11 retention to help offset any increase in runoff 12 from entering anywhere in the adjacent areas. 13 Along with that there is storm sewers 14 and catch basins in the parking lot to capture 15 this flow and route it subterraneously to the 16 adjacent storm sewer system. 17 So in essence, this parking lot is 18 providing benefit above and beyond what would be 19 required by the County and by the Village and 20 would provide a net benefit for this area and 21 surrounding residences. 22 CHAIRMAN LOFTUS: Thank you. 23 Note that Commissioner Kreuzer for the 24 record showed up at 7:28 p.m. Thank you.

1 CHAIRMAN LOFTUS: Scott, I do have²⁶ 2 questions. 3 So the rest of the existing parking lot 4 right now, if I remember correctly, is asphalt? 5 MR. JOHNSON: That is correct. 6 CHAIRMAN LOFTUS: Okay. 7 MR. WAAS: I will start with some 8 general comments about the landscape plan. 9 Overall the proposed landscaping plan is 10 an expansion and enhancement of the existing 11 landscape. We are showing all the required 12 landscaping per the Village ordinance and we 13 responded to all the Village requests for 14 additional plant material in certain areas. 15 We think that the combination of fencing 16 and landscaping maximizes the screening to the 17 adjacent residential property. 18 We will tie into the existing 19 landscaping by proposing a variety of plant types. 20 On the screen you can see some of the 21 existing plant material we are expanding upon. 22 This is low level plant material that screens the 23 parking lot currently. 24 This is all good and healthy material.	1 Our plan is to keep that and preserve the existing²⁷ 2 trees in that area. 3 In total, 18 new shade trees, 14 4 evergreen trees, 103 shrubs and 110 grasses are 5 proposed. 6 Out of the total number of plants 85 7 percent of them are native. 8 This is important because native species 9 are low maintenance, good for the environment and 10 they have adapted to survive these conditions. 11 As a result of the proposed landscaping 12 plan we are greatly improving the existing parking 13 lot. 14 You can see on the screen we are adding 15 parking lot islands with native grasses. There 16 are four new islands, each with two trees and the 17 existing islands we are adding four additional 18 trees. 19 All the proposed species were selected 20 for their reliability in the specific use. And we 21 have strategically placed a mix of evergreen and 22 larger canopy trees along this east property line 23 which create a natural barrier for the adjacent 24 residential property.
1 There is a mix of evergreen and²⁸ 2 deciduous plants proposed around the perimeter of 3 the property. This is to screen throughout the 4 year. It's also to provide seasonal interest. 5 And I am happy to answer any questions. 6 CHAIRMAN LOFTUS: In the staff 7 report it mentions the planning compact edge not 8 less than 4 feet in height. 9 Is that what is going to be planted, a 4 10 foot edge? 11 MR. WAAS: Correct, yes. 12 It's a mix of deciduous and evergreen 13 shrubs that will reach a height of 4 feet. 14 CHAIRMAN LOFTUS: It will reach a 15 height of 4 feet or it's going to be 4 feet? 16 MR. WAAS: I believe the deciduous 17 shrubs are going to be 36 inches on install but 18 will grow quickly to a height of almost 5 or 19 6 feet. 20 The evergreen shrubs are going in at 21 24 inches but will quickly grow to a height of 3 22 to 4 feet. So within a year or two we will reach 23 that 4 foot contiguous screen. 24 COMMISSIONER WYANT: Is that the	1 standard? Is that your definition of screen, 3 or²⁹ 2 4 feet? 3 MR. WAAS: That is what was 4 requested by the Village. 5 MR. HARPER: Yeah, in our standard 6 for parking lot screening that would be the 7 height. 8 MR. WAAS: For the east property 9 line however the request was a 6 foot solid board 10 on board fence. That's why there is no hedge on 11 that side. 12 CHAIRMAN LOFTUS: I hear you say it 13 was a request for the fence, but I guess that 14 would be the northwest side of the parking lot 15 there is no fencing requirements, even though the 16 existing portion of that northwest side of the 17 parking lot does not have a solid fence along 18 there. 19 But yet, when you look at the overhead 20 view of the properties, I mean you are pulling 21 your cars into a parking space that would shine 22 light directly into the neighboring houses across 23 the street. 24 Is there any consideration given to

1 adding fencing at that point? 30 2 MR. WAAS: I would defer to the 3 owner on that. 4 As a landscape architect I think 5 landscaping is much preferred for that area. It 6 keeps -- It matches the existing conditions on the 7 southwest side of the property and it provides 8 more visual interest. 9 COMMISSIONER WYANT: If you can 10 just take the laser pointer and if you look at the 11 entrance point from the west going into the 12 existing lot. 13 MR. WAAS: Sorry, I don't think 14 there is an existing entrance on the west. 15 COMMISSIONER WYANT: Maybe it's the 16 other. There's an entrance from the west side 17 into that lot. 18 MR. WAAS: You mean down here? 19 COMMISSIONER WYANT: Yeah. 20 There's no landscaping. That's very 21 wide open, barren. Cars right up against the 22 street. There is nothing there. 23 MR. WAAS: I believe that's out of 24 scope.	1 Here is the property line and we are 31 2 keeping all of this existing landscaping to remain 3 and we are not -- 4 COMMISSIONER WYANT: Just as a 5 point of fact, the existing parking lot -- I 6 appreciate your commentary on screening -- but as 7 it is today that existing lot has no screening. 8 MR. WAAS: Understood. 9 CHAIRMAN LOFTUS: Commissioners, 10 any other questions? 11 COMMISSIONER COOPER: I do want to 12 clarify the number of parking lot spaces we are 13 talking about. 14 Because I count the spaces in the new 15 lot -- I count 39 and that corresponds to what the 16 memorandum from our administrator said that we are 17 adding 39 spaces in that new lot. 18 Now, it appears that we may be removing 19 other spaces from a different lot. 20 But you are asking us to grant a 21 variance with respect to a 39 lot -- 39 slot 22 parking lot; is that correct? 23 MR. CHRISTENSEN: We had to look 24 closely at what our net number was, because we
1 have a double loaded aisle in the current lot, and 32 2 we are adding islands there that did not 3 previously exist. 4 And we are also adding circulation that 5 did not previously exist. 6 That results, from our best review, in 7 about a net of 31 stalls. 8 COMMISSIONER COOPER: 31 stalls. 9 But in the new property it's actually 39 10 stalls? 11 MR. CHRISTENSEN: Yes, there are 12 more there, but it's a net. 13 I have been focused on that question. 14 People wanted to know exactly how many are we 15 ending up with. 16 COMMISSIONER WYANT: I guess my 17 questions -- and I do want to hear feedback from 18 the audience before I complete my questioning. 19 But the entrance on the west side of the 20 lot is in and out? 21 MR. CHRISTENSEN: It's -- On the 22 west side there are two drives that go into that 23 lot, two entrances off Golf Drive there. 24 COMMISSIONER WYANT: So is that two	1 in and two out or is that one in and one out on 33 2 that west side? 3 I am thinking about the congestion right 4 there on the west side of the lot, just off Hill. 5 I am looking at that on Google. It doesn't really 6 show it on your exhibit. 7 MR. CHRISTENSEN: If we look, there 8 are -- 9 CHAIRMAN LOFTUS: If you can change 10 the drawing. 11 COMMISSIONER WYANT: So those are 12 two points of entry into that parking lot. 13 Are those both in and out or is one in 14 and one out? 15 MR. CHRISTENSEN: They are both in 16 and out. 17 COMMISSIONER WYANT: So you can 18 have four cars theoretically at the same time 19 turning in and out in that short little stretch 20 just off of Hill? 21 MR. CHRISTENSEN: You could, but 22 the drive aisle for that has been designed 23 according to accommodate that. That existing 24 condition is intended to accommodate that.

1 COMMISSIONER WYANT: It just seems³⁴ 2 like you are dumping a lot of cars right there 3 into that residential area, as opposed to dumping 4 them onto Hill Street. 5 MR. CHRISTENSEN: Well, exiting 6 almost universally will be to Hill. It will be 7 not be going to into residential. 8 COMMISSIONER WYANT: You can't turn 9 directly onto Hill. You have to turn on 10 residential streets. 11 MR. CHRISTENSEN: You turn onto 12 Golf and then to Hill. 13 COMMISSIONER WYANT: It would seem 14 to me, if we were starting from scratch, you would 15 dump the cars right onto Hill, not onto the two 16 residential streets. 17 MR. CHRISTENSEN: I would have to 18 suggest that in that case the County would reject 19 that and ask it to be dumped onto Hill -- onto 20 Golf, I am sorry. 21 Which is why we -- To my recollection we 22 added this parking lot to the east end. 23 We expanded it several years ago, before 24 my time, and we had to exit onto -- I think that's	1 where Acorn wraps around.³⁵ 2 But I can assure you the County would 3 push back on any sort of exiting direct onto Hill. 4 COMMISSIONER WYANT: I think you 5 added recently the pickle ball courts to the east 6 of that. 7 When was that structure built? 8 MR. CHRISTENSEN: When we added the 9 sports complex to the east? 10 COMMISSIONER WYANT: Yeah. 11 MR. CHRISTENSEN: We did that 12 during our virtual years back in 2020, 2021. 13 COMMISSIONER WYANT: Was the County 14 okay with dumping all that traffic onto Hill? 15 MR. CHRISTENSEN: We didn't end 16 up -- We added a little bit of a drive into the 17 sports complex. Our grand total of maybe seven or 18 eight spots in that driveway -- 19 COMMISSIONER WYANT: But they were 20 okay with that? 21 MR. CHRISTENSEN: Yes, they were. 22 COMMISSIONER WYANT: Okay. And 23 again, as I pointed out earlier, I appreciate the 24 focus -- This is a question for the Village.
1 You have no landscaping on that west³⁶ 2 entrance area and that's okay? 3 MR. HARPER: We were concerned with 4 the scope of the proposal and that was what we 5 reviewed and we were going based on what was 6 already previously approved. 7 COMMISSIONER WYANT: Okay. I would 8 just like to hold my comments further until we 9 hear from the group. 10 CHAIRMAN LOFTUS: One other 11 question I had. 12 I know from a pedestrian standpoint, you 13 have a crosswalk where you press a button to 14 change the overhead. 15 Does that create a stopping point at 16 Golf and Hill or is it just a warning? 17 MR. CHRISTENSEN: It's a warning. 18 I actually saw it today and noticed it flashes. 19 CHAIRMAN LOFTUS: Right. 20 MR. CHRISTENSEN: Normally it's 21 just maybe a yellow light, but if somebody presses 22 that button it flashes. You get -- It's pretty 23 noticeable. But it is not a stop. 24 CHAIRMAN LOFTUS: Some of the	1 questions the Commissioners are asking is because³⁷ 2 of the additional potential pedestrian and 3 vehicular traffic that is going to come. It's not 4 a great amount but it's still more than what's 5 existing now. 6 MR. CHRISTENSEN: I would also like 7 to add that with the PJ Murphy homes that were 8 recently -- several are constructed. But that 9 subdivision was just constructed. 10 Hill got leveled out. There was a blind 11 spot there. That was a very awkward old-time 12 county road that had that blind spot when you came 13 up over that. 14 And that is now really gone. They 15 leveled it; leveled the road, leveled Hill Avenue 16 quite well. And so it's much less -- Not that 17 it's really been hazardous but it's much less of a 18 perceived hazard than it ever was. 19 CHAIRMAN LOFTUS: Any other 20 questions? 21 COMMISSIONER THAKKAR: Just to 22 confirm on the expansion; that will be pavers but 23 the remainder will remain asphalt. 24 MR. CHRISTENSEN: The remainder

1 will remain asphalt. 38 2 COMMISSIONER THAKKAR: You 3 mentioned the expansion and that expansion does 4 bump up against 21W411. 5 There is no fence put up at that point 6 there either. The only fence, at least what is 7 being proposed, is on the east side of the new 8 structure? 9 MR. CHRISTENSEN: Yes. We have 10 been focused on this property that we are 11 acquiring. And the fence would be on the -- The 12 only fence we are talking about would be on the 13 east side of this lot. 14 COMMISSIONER THAKKAR: Basically 15 butting up on two sides of that property, the east 16 side. 17 And I guess the way it -- Yeah, there 18 you go. 19 MR. CHRISTENSEN: The fence is 20 right there. 21 Not to speculate excessively but 22 typically this is a front yard here along Fairway 23 and this is a front yard along Hill -- Golf, and 24 those are handled with landscaping, significant	1 landscaping. 39 2 CHAIRMAN LOFTUS: Just to clarify, 3 you are saying one of the two houses you would 4 demo that are along Acorn/Fairway? 5 MR. CHRISTENSEN: There is one 6 house and a garage. 7 CHAIRMAN LOFTUS: The one on acorn 8 stays? 9 MR. CHRISTENSEN: The one on acorn 10 remains, yes. 11 COMMISSIONER ARANGO: The only 12 question I guess I had, as far as the fencing that 13 butts up against the 21W411. 14 Is there any perceived landscaping going 15 on their side of that fencing or is it just the 16 board on board fencing that they will be looking 17 at? 18 MR. WAAS: No, just the board on 19 board fencing on their side. It's up against the 20 property line. 21 COMMISSIONER ARANGO: Thank you. 22 CHAIRMAN LOFTUS: Commissioner 23 Cooper. 24 COMMISSIONER COOPER: I am now on
1 the lighting plan. 40 2 Over the past year or so I've learned a 3 bit about lighting. I do have some questions 4 concerning the color temperature. 5 Who is best to answer it? 6 MR. CHRISTENSEN: I am sorry? 7 COMMISSIONER COOPER: So here is my 8 question: 9 The color temperature is -- Some lights 10 are projected at 3000K, some at 4000K, and some at 11 5000K. 12 We think that the lower temperature is 13 more consistent with what we like to see in the 14 Village. 15 And particularly, since we are putting 16 this lighting near residential things, is there a 17 reason why all of the lighting can't be at 3000K 18 or less? 19 MR. CHRISTENSEN: I would say there 20 is probably no reason. 21 I think the ultimate goal of the 22 lighting is to provide some level of security, 23 while at the same time minimizing any spillover by 24 those footcandle levels at the property line.	1 If it can be achieved, I would have 41 2 to -- We don't have our electrical engineer here 3 to respond to any questions on exactly what those 4 fixtures might require. We would have to follow 5 up on that. 6 COMMISSIONER COOPER: When will 7 these lights be on? 8 MR. CHRISTENSEN: I would -- That 9 question did come up. I was asked that question. 10 And I would think the latest -- We could 11 put them on timers and they could go off at maybe 12 11:00. 13 I am a little weary about turning them 14 off any earlier than that. When we do have some 15 major events when this parking lot might be 16 utilized we could have people departing at 17 10:00 or 11:00 o'clock but that's typically when 18 things wrap up. 19 CHAIRMAN LOFTUS: What are the 20 normal hours of the club? 21 MR. CHRISTENSEN: The club is 22 obviously, you know, crews -- maintenance crews 23 show up at 6:00 a.m., but the members show up at 24 7:00, 7:30.

1 And typically, even with the sports 42 2 complex, I believe we agreed that we would shut 3 down -- turn off the lights for the paddle courts 4 at 11:00 o'clock to prevent any excessive light 5 pollution there, if you will. 6 I think this is a little different with 7 the parking. It's a security thing, as well as 8 safety in that parking lot. 9 And again, the club, people will be 10 there sometimes until 11:00 or 12:00, if it's a 11 big event. 12 But even those -- In the summertime some 13 of our big events are member guest golf 14 tournaments and swim meets that generally wrap up, 15 you know, much earlier than that. 16 COMMISSIONER COOPER: I am trying 17 again to understand who is using this. 18 I thought previously you had explained 19 to us that this would primarily be valet, and if 20 it's valet I am not sure -- I am not lessening the 21 value of your employees -- but I am not quite sure 22 the security concerns for valet parking are the 23 same for self-park. 24 And now when you have described it, it	1 sounds like it's being used much more as a 43 2 self-park. 3 And that gets back to the question I 4 have when I see this fairly extensive parking lot 5 with an uncontrolled pedestrian crossing on a 6 substantial artery. 7 I want you to understand where I am 8 coming from and the explanation you have given to 9 the use of this parking lot. 10 MR. CHRISTENSEN: No. 1, employees 11 during those heavy busy days are being asked to 12 park over towards our lodge area which is on the 13 south side of the club. 14 When we are using this, say for the very 15 heavy days, yes, there will be valets. But that 16 doesn't mean -- 17 There are people that also will go try 18 to park themselves. There are people who don't to 19 tip valet unfortunately. But at the same time we 20 are sensitive about the valets, and that's safety 21 and security as well. 22 COMMISSIONER KREUZER: What studies 23 do you have that suggest that 4000 kelvin is more 24 safe and secure than 27 kelvin which is a more
1 warm amber color? 44 2 MR. CHRISTENSEN: Again, I can't 3 answer the question on the light. 4 What may be best if -- Do we have the 5 lighting? 6 COMMISSIONER KREUZER: The EML 17 7 was your spec fixture. 8 Is that fully shielded? 9 You are calling for 4000 kelvin bulbs 10 which are very white, and you have an incredible 11 lumens, 6000 lumen, when arguably you really 12 shouldn't need more than 1500. 13 Why all this white bright light? 14 And is your fixture fully shielded? 15 In a residential area. It's also a 16 wildlife area. 17 I just don't understand why you need 18 this. Do you have answers for me? 19 MR. CHRISTENSEN: Can you zoom in 20 on this? I can't read this very well. 21 COMMISSIONER KREUZER: I don't 22 think your architect is contemplating the 23 significance of what you are doing with the 24 lighting -- or whoever is putting this spec	1 together. 45 2 MR. CHRISTENSEN: First of all, 3 just have to go back to, the lumen level at the 4 property line has been the focus for what we have 5 done here and we are within the guidelines at the 6 Village. 7 Color, that sort of thing, we can 8 investigate that further, if that's a concern, but 9 again, we do think it's important to have the 10 lighting there. 11 I don't think we are going to get all 12 caught up in the color, that it's got to be X or Y 13 or Z. I think this is intended to match what's 14 existing out there. 15 COMMISSIONER KREUZER: No, I 16 understand. 17 I understand our ancient code ordinances 18 on exterior lighting which were implemented before 19 the development of LED light is significantly 20 different than what we are dealing with. 21 Historically it doesn't require you to 22 do anything more than implement fully shielded 23 lighting and to have a certain footcandle at the 24 property line. I understand that.

1 But I think what this Plan Commission⁴⁶ 2 has now better appreciated, as well as our country 3 generally, is that the kelvin -- whether it's 4 white or amber, warm color, 2700, 2200 -- does 5 make a difference, especially in residential 6 areas. 7 But if you feel that you are complying 8 with, I guess, what would be our existing code, 9 albeit it's more than 20 years old -- actually 40 10 years old -- I understand. 11 Do you know whether the fixtures are 12 fully shielded? 13 MR. HARPER: The fixtures are fully 14 shielded. 15 MR. CHRISTENSEN: Yeah. 16 COMMISSIONER KREUZER: All right. 17 Thank you. 18 COMMISSIONER WYANT: If I may just 19 amplify on that point. 20 Did the Village not raise this same 21 concern? 22 MR. HARPER: We can only enforce 23 what's in the code. So we can recommend different 24 colors and different intensities.	1 COMMISSIONER WYANT: So what was⁴⁷ 2 your recommendation? 3 MR. HARPER: We don't have an 4 official recommendation right now. 5 If you would like to suggest that we 6 investigate and come up with an official 7 recommendation we can do that. 8 COMMISSIONER WYANT: Okay. But as 9 you evaluated this proposal, you just went with 10 what's on the books today? 11 You did not suggest to Glen Oak that 12 maybe they warm the lights? 13 MR. HARPER: I was within my 14 purview of working with the code. 15 COMMISSIONER WYANT: Okay. 16 COMMISSIONER KREUZER: If you want 17 to put in the 6000 kelvin I believe that's within 18 code unfortunately. 19 But to the extent that you want to look 20 at something that could be better for your 21 environment, other than the square footage of that 22 parking lot, I certainly -- 23 And I think this Commission would 24 certainly encourage you to think about something
1 less than 4000 kelvin -- maybe 3000 or 2700⁴⁸ 2 kelvin -- and greatly decrease your lumens, and 3 you will still have the same security that you 4 want. 5 Nobody is suggesting that you shouldn't 6 have lights. It's how those lights affect your 7 neighbors and the wildlife around you, while at 8 the same time having what you want, which is 9 security. 10 MR. CHRISTENSEN: Well, we can 11 certainly discuss with staff more once we have an 12 opportunity to discuss it further with our 13 electrical engineer. 14 CHAIRMAN LOFTUS: Unfortunately, 15 they meet the code. 16 COMMISSIONER KREUZER: I 17 understand. 18 CHAIRMAN LOFTUS: And you can 19 suggest, but I think we need to move on from that, 20 because your point has been made, asking them to 21 look at that again with some reduced numbers, but 22 they could still be able to get a permit for that 23 installation. 24 COMMISSIONER KREUZER: No. And I	1 think the Village is representing that it's a⁴⁹ 2 fully shielded fixture, and it certainly looks as 3 if it is, so I appreciate that. 4 CHAIRMAN LOFTUS: I am saying, he 5 can't not look at it as something that's not 6 legal. It's in our code. So we need to move on 7 from that. 8 Any other questions? 9 COMMISSIONER ARANGO: I have a 10 question with regard to the lighting. 11 Is the proposal for the expansion in 12 keeping with whatever existing lighting you have 13 or is it greater or lesser? 14 MR. CHRISTENSEN: It's strictly in 15 keeping with what's existing there. 16 COMMISSIONER ARANGO: Which meets 17 our code? 18 MR. CHRISTENSEN: Which meets code, 19 yes. 20 CHAIRMAN LOFTUS: So everything has 21 been reviewed by the Village and it meets the 22 code. So whether you like it or not, it's within 23 code. 24 COMMISSIONER ARANGO: Right.

1 CHAIRMAN LOFTUS: Any other 2 questions for the petitioner? 3 COMMISSIONER THAKKAR: No. 4 CHAIRMAN LOFTUS: Thank you. 5 MR. CHRISTENSEN: You are done with 6 us? 7 CHAIRMAN LOFTUS: Yeah. 8 MR. CHRISTENSEN: Okay. Thank you. 9 CHAIRMAN LOFTUS: Daniel, do we 10 have any emails or written comments submitted on 11 this? 12 MR. HARPER: I did not receive any 13 written comments, no. 14 CHAIRMAN LOFTUS: Do we have any 15 members of the public that wish to address? 16 MS. SETTLES: If we can please have 17 Mark Roomey come to the podium. 18 Would you please state and spell your 19 name and your address. 20 MR. ROOMEY: Mark Roomey, my 21 address is 21W440 Fairway Street, Glen Ellyn, 22 Illinois. 23 (Whereupon said witness was 24 duly sworn).	50 1 MR. ROOMEY: My main concern 2 honestly a lot of time was spent on the lighting. 3 And living across the street from the 4 house that's going to be demoed, I can tell you my 5 main concern is the lights. 6 And the current lights are not on a 7 timer, they stay on all night. 8 So while they might be on a timer, but 9 it's God's timer, the sun or the moon or whatever, 10 but they don't shut off at 11:00 o'clock. 11 So I guess what I am asking is the club 12 to be considerate and maybe put those lights on a 13 timer. That would be very helpful. 14 And the lights are pretty bright. I can 15 tell you that. I live right across the street and 16 they shine pretty bright all the time. 17 And then the other concern I noticed 18 today while I was walking down the street, there's 19 a significant amount of trees. 20 How many -- Can one of these gentlemen 21 from the landscape answer? 22 During the demolition of the house, how 23 many trees are going to be removed? 24 MR. WAAS: So as is 40 trees are
52 1 slated to be removed. 2 Out of those 17 are arborvitae. These 3 were installed as a privacy screen for the 4 residential landscape. Their purpose is to screen 5 the parking lot. 6 These trees -- you know, they no longer 7 have a purpose, and they have been spaced very 8 closely, so they have kind of outgrown themselves. 9 In addition to the arborvitae, there is 10 a number of buckthorn and ash, both of which are 11 undesirable species. There are a few trees that 12 are desirable species but the majority of them are 13 undesirable. 14 MR. ROOMEY: So there appears to be 15 two to three 30 or 40 foot tall evergreen trees. 16 Are those going to be removed? 17 MR. WAAS: Yes, those are to be 18 removed and we are replacing them along the east 19 property line with additional evergreen and shade 20 trees. 21 CHAIRMAN LOFTUS: Thank you. 22 Anybody else? 23 MS. SETTLES: Yes, we have Mr. Joel 24 Johnson.	53 1 Mr. Johnson, would you please state and 2 spell your name and your address for the public 3 record. 4 MR. JOHNSON: My name is Joel 5 Johnson. I live at 21W432 Acorn in Glen Ellyn. 6 (Whereupon said witness was 7 duly sworn). 8 MR. JOHNSON: First off, while I am 9 speaking, if I could please present these 10 photographs that I have copies up here for the 11 Commissioners to just reference. 12 Those are for you. I don't need them 13 returned, but just to give a little context to 14 some of the things I am saying. 15 I have been a resident here on Acorn for 16 45 years now. And I have to say that beginning 17 about ten years ago, July, 2014, when the 18 expansion, when this original parking lot was 19 brought before this Plan Commission, the country 20 club has significantly deteriorated being a good 21 neighbor. 22 During that special use hearing there 23 were a number of verbal commitments that were made 24 by the club.

1 One of them that Mark Roomey just talked⁵⁴ 2 to, they had promised to have the lighting on 3 timers. That never took place. 4 The lights are on sunset to sunrise all 5 year long, even in the winter months when the 6 parking lot is not used. 7 So the parking lot is always illuminated 8 and they are at least 4000K, maybe above. They 9 are very blue lights. 10 Also at that time the club had suggested 11 it and mentioned to the neighborhood that they 12 would not be expanding into the area that was 13 being zoned/approved for approximately up to five 14 years. 15 Immediately after the annexation 16 construction began. 17 The installation and maintenance of the 18 existing landscaping is just as you can see from 19 the photographs. It has just gone downhill over 20 the years consistently. 21 There is a spot at Acorn -- or I am 22 sorry -- Fairway and Golf, where you can stand in 23 the front yard across the street and see straight 24 into the parking lot. There is no screening there	1 whatsoever. 2 This isn't because the plan originally 3 didn't have something there. It's because the 4 landscaping, the screening, has died off. It has 5 not been replaced. 6 When we get over to the other portions 7 of the parking lot along Hill Avenue and Acorn, 8 the overgrowth is so intense that at that stop 9 sign there is no way you can even see west on Hill 10 Avenue. 11 I brought this to the attention last 12 summer to public works. This was during the Hill 13 Avenue construction. And when the detour was 14 routed through our neighborhood it was a really 15 bad situation at Acorn and Hill. 16 Brought it to public works. They 17 commented that they could only cut back on the 18 right-of-way and the rest of that area belonged to 19 the country club. 20 And the Village did come out that next 21 day and cut back what they were allowed to cut 22 back. 23 But that whole area along Hill Avenue 24 and Acorn and along the existing fence line of the
1 existing residence that has extreme overgrowth and⁵⁶ 2 it's not maintained. And I am certainly fearful 3 that this is something that is going to happen 4 once everybody goes away. 5 The current lots are certainly 6 underutilized as they are. I do understand with 7 special events. The special events are few and 8 far between. 9 One thing I might suggest, I don't know 10 that it's in the code, but field parking: 11 There is field parking at special events 12 all over the County. I don't know within the 13 Village. 14 But all over the County when we have a 15 special event you park out in the field, and it's 16 fine for three, four, five times a year. 17 And this is a concern to have a paved 18 parking lot put in. Where I am just hearing now 19 of the permeable pavers. 20 Yes, they are great for the environment, 21 but the house at 411, Mr. Brillantes' house, I 22 would imagine it's maybe, what, 25 feet to your 23 wellhead? It's less than 100 feet to my wellhead, 24 Mr. Roomey's wellhead. It's probably within	1 75 feet of those pavers. 2 So whatever is going through that 3 parking lot is going to get into our water table 4 and not the best thing for us. And again, we have 5 no recourse with the club once this is passed and 6 moved on. 7 CHAIRMAN LOFTUS: Can you wrap it 8 up. Your three minutes are over. 9 MR. JOHNSON: Okay. I am sorry. 10 MS. SETTLES: Ms. Cindy Johnson. 11 Ms. Johnson, will you please state and 12 spell your name and address for public records. 13 MS. JOHNSON: Cindy Johnson, my 14 address is 21W432 Acorn Avenue, Glen Ellyn. 15 (Whereupon said witness was 16 duly sworn). 17 MS. SETTLES: Thank you. 18 MRS. JOHNSON: My husband Joel 19 pretty much said some things I was going to say, 20 but I would like to reiterate, I am questioning 21 the need for more parking. 22 After living there for, as he said, 45 23 years, in the past when they would have their 24 special events, the swim meets, special golfing

1 events which they have always had, they have 2 parked sometimes down our roads. 3 In the past they would come over and 4 give each house a bottle of wine and thank us for 5 being good neighbors for letting them park on our 6 streets. We never had problems with that. 7 These special events -- half a dozen 8 maybe tops -- I live there, I see the parking lot. 9 There's ample parking the majority of the time. 10 There's never overflow or not enough parking. 11 Maybe this double parking we are talking 12 about is for these events, half a dozen events a 13 year for a 365 day a year parking lot. You know, 14 I question that. 15 Also, I would say the house across the 16 street is not in ill repair, not from our vision. 17 The people that were renting it from the 18 landlord moved out because he was selling the 19 property and that is why they moved out. Not 20 because it was in ill repair. I want to make a 21 point of saying that as well. 22 CHAIRMAN LOFTUS: Thank you. 23 MS. SETTLES: Mr. Brillantes. 24 Sir, will you please state and spell	1 your name and state your address for the public 2 record. 3 MR. BRILLANTES: Mario Brillantes 4 and I live at 21W411 Acorn Avenue. 5 (Whereupon said witness was 6 duly sworn). 7 MS. SETTLES: Thank you. 8 MR. BRILLANTES: Thank you, 9 Commission, for giving us this time and thoughtful 10 approach to this project. 11 So I live on the adjacent property that 12 was mentioned a number of times this evening with 13 my family. I have two kids. 14 My wife, she also works for one of the 15 school districts in the Village. Lived there 16 about ten years. 17 And you know, to echo the comments of 18 Cindy, my neighbor, I have never really observed 19 that many days where I see overflow parking on our 20 street. Maybe during the summer months, when they 21 are busy maybe a handful of times, but I don't 22 really recall that it was a frequent thing. So I 23 also kind of question the need for that overflow 24 parking study.
1 The points I have written down here of 2 concern to me, you know, being, one, the closest 3 to the expansion in question is that: 4 You know, there was probably a group of 5 thoughtful people such as yourself that zoned this 6 property as a home for specific reasons; for 7 traffic, probably tax reasons. And I am sure you 8 guys will have to grapple with those same 9 considerations as well when you annex this 10 property from a home to a parking lot and what the 11 tax implications of that, etc. 12 So I guess I just want to make that a 13 point that zoning is there for reasons, whether 14 it's because there's traffic spillover into a 15 neighborhood or it's more industrial lighting that 16 goes into a residential area, etc. 17 And then the second point I had was the 18 biggest concern is just the proper deconstruction 19 of the existing home on Fairway. Obviously don't 20 want my property or our safety harmed due to any 21 improper work of the deconstruction. 22 Because this isn't just as simple as, 23 Let's just pave this land and put cars on it. 24 There's a septic system there, there's gas lines,	1 there's all kinds of mechanicals that are part of 2 this home. 3 I think that's pretty much it. 4 And yeah, I agree, the lighting, I live 5 next -- My neighbor is the parking lot -- or it 6 will be completely soon, maybe at some point -- 7 but the lighting is pretty bright. So that's all 8 I have. Thank you. 9 CHAIRMAN LOFTUS: Thank you. 10 MS. SETTLES: That's all. 11 CHAIRMAN LOFTUS: Commissioners, 12 any final questions of petitioner, staff? 13 COMMISSIONER KREUZER: I do have. 14 I don't understand why we are being 15 asked to allow a variance to increase the 16 footcandles at the property line almost three 17 times what they currently are. 18 Are we moving it? Are we being asked to 19 increase that? 20 MR. HARPER: We are not being asked 21 to increase that. That was part of the original 22 application. 23 In their original application they had 24 submitted a lighting plan that showed it -- that

1 required a request for a variance from 1.2 -- I⁶² 2 think it was 1.21 was the footcandles. 3 We worked with them. We asked them to 4 bring the lighting plan into the compliance, which 5 they did on a revision. So that variance was not 6 included as part of the public hearing. 7 COMMISSIONER KREUZER: All right. 8 Thank you, Daniel. 9 COMMISSIONER WYANT: I have one 10 question for the gentleman from Glen Oak. 11 CHAIRMAN LOFTUS: Sure. 12 COMMISSIONER WYANT: Is club 13 membership at capacity presently? 14 MR. CHRISTENSEN: Yes, it is, and 15 there is a waitlist, a long waitlist. 16 COMMISSIONER WYANT: What's the 17 projected wait of the waitlist? 18 MR. CHRISTENSEN: For people to get 19 in would be five to seven years. 20 COMMISSIONER WYANT: You are at 21 capacity? 22 MR. CHRISTENSEN: We are at 23 capacity. 24 COMMISSIONER WYANT: Thank you.	1 CHAIRMAN LOFTUS: Mr. Cooper?⁶³ 2 COMMISSIONER COOPER: I am just 3 trying to make sure I understand what this Board 4 is being asked to do, and that would be on Page 1 5 of your agenda, is to amend the special use 6 permit, and then the four variances deal with 7 setbacks and basically the size of parking stalls 8 and passageways; is that correct? 9 MR. HARPER: That's correct. 10 So the original special permit was for 11 the existing parking lot, and if they were going 12 to -- because they wanted to expand that parking 13 lot, we decided it would be appropriate for them 14 to amend that existing special use permit because 15 they are expanding the use of that special use. 16 And so we wanted to amend that special use permit. 17 And then when we started doing the 18 design work on how this parking lot would operate 19 and function we went back and forth on a variety 20 of different designs, and this was the closest one 21 we could come to, to meet our standards and to 22 give them the proper geometry of what they were 23 looking for. 24 COMMISSIONER COOPER: Thank you.
1 CHAIRMAN LOFTUS: Can I have a⁶⁴ 2 motion to close the public hearing? 3 COMMISSIONER THAKKAR: Motion to 4 close. 5 CHAIRMAN LOFTUS: Commissioner 6 Thakkar's motion. 7 Second? 8 COMMISSIONER ARANGO: Second. 9 CHAIRMAN LOFTUS: Commissioner 10 Arango second. 11 All in favor? 12 ALL PRESENT: Aye. 13 CHAIRMAN LOFTUS: Opposed? 14 (No response.) 15 CHAIRMAN LOFTUS: The public 16 hearing is now closed. 17 Discussion amongst us. 18 Does anybody want to start? 19 COMMISSIONER WYANT: I will just 20 offer concerns about lighting, ingress and egress 21 on the west side of the lot, the landscaping plan. 22 I think those are my three; lighting, 23 ingress and the landscaping plan. 24 COMMISSIONER COOPER: I have -- I	1 share those concerns of Commissioner Wyant.⁶⁵ 2 Part of the problem we have is the 3 relatively narrow things we are being asked to 4 consider. 5 I am concerned that we have heard now 6 from neighbors who have apparently expressed their 7 concerns about lighting, and that the club, the 8 petitioner, has not been able to accommodate them. 9 I was disappointed that the petitioner 10 seemed so surprised by our concerns about 11 lighting, both in terms of lumens and color. 12 I remain concerned about that we are 13 increasing the amount of pedestrian traffic across 14 Hill Avenue without any real control. 15 Although the impervious pavers do 16 address some of the water issues now, I am 17 concerned that we have a substantial parking 18 surface -- existing parking surface -- which does 19 not necessarily deal with the water concerns. 20 So I have a number -- And I am really 21 concerned about the relative lack of landscaping 22 around this parking lot in the middle of a 23 residential area; although that's really for both 24 existing parking lots and not for the new ones.

1 So -- But all of those things I am not⁶⁶ 2 sure that they impact this particular petition. 3 I would feel better if the petitioner 4 had come with cleaner hands and more willing to 5 meet the concerns of the community but those are 6 my concerns. 7 CHAIRMAN LOFTUS: One thing I have 8 to agree with, your statement about looking at 9 this one particular lot. You know, I do agree 10 with you, there are no curbs, there's very little 11 landscaping. 12 When that parking lot was done there 13 were no homes to the west of there which are 14 currently under construction. 15 One thing the Village did do is once 16 there were issues with those new homes going up 17 the slope of the hill was changed immensely and 18 now there's been hundreds of thousands of dollars 19 extra for that developer to correct that. So I 20 know that's been changed. 21 Now, unfortunately we can't control that 22 light at the top of the hill, flashing light. And 23 I know when you cross over it is still just a 24 warning light. It will be somewhat increased,	1 possibly 31 to 62 people additional at various⁶⁷ 2 times going across that way. 3 I heard one of the residents. 4 Personally I have driven around that area many, 5 many times, and when you come down Acorn to make a 6 turn at Hill it's -- unfortunately you have to 7 pull out almost into the intersection to see 8 traffic. 9 Whether it's Village or -- the 10 responsibility of the Village or the country club 11 to cut down that vegetation when it grows that 12 high, I mean, it is a hazardous corner at Acorn 13 and Hill. I have certainly experienced it many 14 times so I know what the residents are talking 15 about. 16 One of the things we can do, if it's 17 part of a motion, would be requirement of the 18 lighting to be -- And it's a fine line, whether we 19 can require the lighting be put on timers for the 20 entire parking lot. 21 I mean, they are proposing to put a -- 22 what was it -- a double head and a single head 23 light pole. 24 We could require that to be on a timer
1 and say shut it off at some specified time to try⁶⁸ 2 to eliminate some of that. 3 And hopefully maybe the country club 4 would be willing to accommodate the whole parking 5 lot. That's a condition we can put on, if we 6 choose to. 7 COMMISSIONER WYANT: It would be 8 not unreasonable to affix to this request on the 9 parcel. Let's address some of the other 10 deficiencies in one fell swoop. That's not 11 outside of our -- 12 CHAIRMAN LOFTUS: Yeah. Part of 13 this parking lot is grandfathered in. 14 COMMISSIONER WYANT: But that still 15 doesn't matter. It doesn't matter what code is. 16 We have this opportunity to grant 17 variances on this small parcel and it is within 18 our purview to say: 19 Along with those approval of variances, 20 would you be willing to address these other 21 deficiencies, which clearly would endear the 22 neighbors to the country club. 23 And by the way, Glen Oak is an 24 outstanding country club. The commitment to the	1 Village is important to all of you. But I think⁶⁹ 2 the neighbors have raised some consistent issues 3 with all of us. 4 COMMISSIONER THAKKAR: We have 5 asked commercial spaces to shut off the lights by 6 11:00. I don't see why we can't have Glen Oak do 7 the same on the parking lot. 8 But yeah, I think for me, similar 9 concerns around lighting, the brightness, timing, 10 and then just the general upkeep of the landscape. 11 Clearly there's been some downfall for 12 the existing stuff. I understand that is outside 13 of the purview of the variance. But if we can 14 remedy any of the existing stuff while we can, we 15 might as well. 16 COMMISSIONER WYANT: You know, I 17 share, Tim, with you a picture. There is no 18 landscaping on that west lot. 19 CHAIRMAN LOFTUS: Right. 20 COMMISSIONER WYANT: It seems to me 21 that would just be good neighborly behavior to 22 just upgrade that, especially with all the new 23 residential development in that area. 24 MR. HARPER: There could be a

1 condition -- because we are opening up a special⁷⁰ 2 use permit for the parking lot as a use -- you 3 could perhaps suggest another condition of parking 4 lot timing -- I mean, parking lot light timing and 5 suggest a revised landscape plan to bring the 6 parking lot into landscape compliance. But we 7 can't go anything greater than what we require in 8 code. 9 CHAIRMAN LOFTUS: Is that the 10 entire special use? 11 MR. HARPER: I believe so. 12 CHAIRMAN LOFTUS: What are the 13 feelings, Commissioners, on that? 14 Is it a viable request to make a 15 stipulation? If not, then so be it. 16 COMMISSIONER THAKKAR: Yeah, it 17 doesn't appear that there is a burning need for 18 the extra parking, but also I am not against it. 19 But if we can accommodate some of what 20 we have heard and what we also deem to be in the 21 best interest of the community, I think we should 22 put those stipulations in. 23 COMMISSIONER ARANGO: As a 24 Commission we need to certainly hear and push	1 forward on the concerns that were brought up this⁷¹ 2 evening. 3 And for the lack of being repetitive, I 4 couldn't concur any more with the lighting and 5 landscaping and all of that. Definitely I am 6 definitely onboard with that. 7 It did bring a question to mind as to 8 the lighting in particular, as to whether or not 9 residents in the area voiced concerns to the club 10 about the lighting in the past and nothing has 11 been done. 12 I think that would be something that -- 13 if it was blatantly ignored, I think that's very 14 important and in some way, shape or form should be 15 addressed. 16 The lighting is a critical issue in a 17 residential area, and if these people had 18 complained about that prior to this, then I think 19 that needs to be addressed. 20 And that would be something that I think 21 in our proposal all of these concerns need to be 22 put forward, in addition to, I don't think anyone 23 is opposed to them expanding, if the need is 24 there; however, we need to do it in a way that
1 respects the residential areas and is in⁷² 2 compliance with the Village thinking. 3 CHAIRMAN LOFTUS: I wanted to look 4 back at their photometric plan because there are 5 some along -- 6 If you look at the drawings under 7 Photometric Plan there are areas along Golf that 8 far exceed. You have a 1.05 footcandle, .74. 9 So there are some areas around the 10 lights that do exceed the standard. 11 How would that ever happen from the 12 original special use permit, I can't address that, 13 how it happened, but by their drawing here they 14 readily admit that there are some out of code 15 areas. 16 MR. HARPER: The lighting on Golf 17 that was part of that original special use permit. 18 And those lights along Golf that you are 19 looking at, those were -- that was that variance 20 for the 1.2. Those lights were given that 21 variance for the 1.2. 22 And in these codes they don't exceed 23 that 1.2 along the property line. 24 In fact, it looks like -- On the plan it	1 looks like the most you have on the property line⁷³ 2 is .48 is what I can see. 3 COMMISSIONER KREUZER: Yeah, 4 somehow the footcandles just drop precipitously 5 from one side of the property line to the other 6 side of the property line. 7 You have a 2 foot candle measurement 8 basically just east of the property line off Golf 9 that miraculously becomes less than .5. 10 On the west side, although I don't see 11 how that possibly could occur based on where these 12 fixtures are going to be installed, but that's 13 what we are seeing on the photometric plan. 14 And that's the reality of having the 15 lumens that are being requested here with LEDs. 16 The photometric plan doesn't make sense 17 to me. I don't understand how you can have a 18 significant decrease in footcandles in a matter of 19 inches simply because you are on one side of the 20 property line versus the other. But that's what 21 we are seeing. 22 CHAIRMAN LOFTUS: Yeah, the 23 evidence that's presented by the petitioner's 24 architects or engineers and it is a stamped

1 drawing. 2 Well, to move forward, what stipulations 3 would you want to make conditioned on a draft 4 motion, so we can get a motion to vote on? 5 COMMISSIONER WYANT: I am wondering 6 if the petitioner would be willing to voluntarily 7 make some of these changes on their own, if we 8 resubmit. 9 CHAIRMAN LOFTUS: No, we don't want 10 to resubmit. We want to move this forward. 11 So we need to put the stipulations on 12 and vote on it and present that to the Village 13 Board so they can make the final decision to yay 14 or nay. 15 COMMISSIONER ARANGO: I think the 16 timing on the lighting I think is a stipulation 17 that definitely needs to be included. If 18 11:00 o'clock is the number, then by 11:00 o'clock 19 those lights need to be off. 20 CHAIRMAN LOFTUS: That would be all 21 lights in the parking lot? 22 COMMISSIONER ARANGO: Yes. 23 COMMISSIONER WYANT: The entire 24 lot, existing and expanding.	74	1 CHAIRMAN LOFTUS: Any other 2 conditions you would want to put on a motion? 3 COMMISSIONER KREUZER: I don't know 4 if we can, but if we can, I would -- with these 5 specs we are seeing, presuming they want to use 6 that fixture to be consistent with what they are 7 using already, the condition that I would suggest 8 is that they change all the bulbs for all those 9 fixtures on that existing lot, including what they 10 are suggesting with their expansion of 3000 11 kelvin, which is within the specs that they 12 submitted as a choice that they can make. 13 And that they reduce the lumens to 5000. 14 I would want it reduced to less than 2000. 15 But if we stay with their spec, then the 16 condition I would suggest is that they go with 17 3000 kelvin and the 5000 lumen as provided for as 18 an option on that spec for that fixture through 19 the entire parking lot. 20 MR. HARPER: I don't know if we can 21 make that a legal condition but we can make that 22 as a suggestion. 23 And we can suggest that the applicant 24 submit a new lighting plan with a new spec sheet
1 before we move to the Board of Trustees. 2 CHAIRMAN LOFTUS: The code 3 stipulates the lighting levels at the property 4 line. 5 COMMISSIONER KREUZER: I understand 6 it completely. I do. And that's something the 7 Village has to address with respect to what we 8 require. 9 CHAIRMAN LOFTUS: Right. 10 COMMISSIONER KREUZER: But I 11 understand what the petitioner is presenting; he 12 is in compliance. 13 CHAIRMAN LOFTUS: So how you would 14 word that motion? 15 COMMISSIONER KREUZER: I would make 16 a recommendation that all existing lighting be 17 reduced to 3000 kelvin and 5000 lumens, as 18 identified as options on the spec for the fixture 19 that they currently have presented to the Village, 20 which is, what, the EML 17. 21 And I like the condition about having an 22 approved landscaping plan for the entire parking 23 lot on the west side also, and better maintenance 24 of what they are doing now, to the extent that we	76	1 can. 2 MR. HARPER: Right. 3 I think we can request a full 4 landscaping plan for the entirety of the parking 5 lot, as we are opening up the special use permit. 6 The maintenance is another thing that we 7 will have to... 8 And then I will have to check with our 9 village attorney on the extent of what we can ask 10 for in a complete landscaping special use permit. 11 COMMISSIONER KREUZER: Nuisance 12 ordinances can be enforced, should a complaint be 13 made. 14 COMMISSIONER COOPER: I also recall 15 there being an issue at intersections with some 16 condos of site triangles. 17 I always recall that we had issues 18 concerning intersections and site triangles and 19 basically being able to see around corners. And I 20 recall we have conditioned things upon making sure 21 that there was an adequate ability to see. 22 From what we have heard from the 23 petitioner and what we kind of can see from 24 publicly available information, it appears that --

1 if that is the term -- the site triangle, at Acorn⁷⁸ 2 and Hill is problematic at best, and I think that 3 that needs to be remedied, separate and apart from 4 any landscaping, and I would want that to be in an 5 additional stipulation as well. 6 MR. HARPER: That was at the 7 intersection of Hill and Golf; correct? 8 COMMISSIONER COOPER: No, Hill and 9 Acorn. 10 MR. HARPER: In our code for the 11 site triangle where it's basically you have 12 30 feet from each -- from the corner and bring it 13 in like that. 14 And so I will investigate that, on what 15 we have there. Yeah, I will investigate that and 16 see what we have in our landscape plan. 17 COMMISSIONER WYANT: I would 18 amplify it. 19 I looked at that intersection of Golf 20 and Hill. You have -- At any given time you could 21 have a half dozen cars in and out right there and 22 for the first time in history that's the start of 23 a row of new homes. And there is no ability to 24 queue off of Hill in a short stretch.	1 It seems like a real potential problem.⁷⁹ 2 I am surprised that's not of concern to you, that 3 area. 4 MR. HARPER: I think the distance 5 between the intersection of Golf and Hill and 6 Acorn and Hill met the minimum standards. 7 COMMISSIONER WYANT: No, I am 8 looking at the distance from Hill into the two 9 entrances into the existing lot. 10 Where we established earlier, you could 11 have four cars kind of going in and out at any 12 given time, plus cars turning from Hill onto Golf. 13 And now we are increasing the 14 percentages. How many parking spaces do we have 15 today? 16 And we are increasing now by X percent, 17 the traffic in and out of that lot? That's going 18 to be the primary entrance into that lot, I am 19 guessing. 20 MR. HARPER: That's the currently 21 approved design of that parking lot. 22 COMMISSIONER WYANT: I hear that; 23 okay. 24 But now you are increasing the count of
1 that existing lot by -- What's the percentage⁸⁰ 2 increase? 3 MR. HARPER: I don't know off the 4 top of my head. 5 COMMISSIONER WYANT: Okay. And 6 this is the primary entrance of that, and it's a 7 short span from Golf to where you turn into this 8 lot. 9 And it's just peculiar to me, you are 10 increasing the amount of cars into that lot by a 11 substantial percentage, and it's not concerning to 12 you that you have four cars going in and out in 13 that western entrance; whereas on the eastern 14 entrance you only have two cars going in and out? 15 MR. HARPER: Understood. 16 COMMISSIONER WYANT: As you were 17 examining this plan that did not raise a concern 18 to you? 19 MR. HARPER: The entrance of those 20 parking lots are about 50 feet away from Hill, 21 which I am assuming when this was approved, met 22 the minimum standards of distance. 23 COMMISSIONER WYANT: Of course. 24 But when it was approved you were not	1 contemplating the 31 additional spaces.⁸¹ 2 CHAIRMAN LOFTUS: Rob, you have to 3 remember, the public hearing is closed at this 4 point. 5 COMMISSIONER WYANT: All right. 6 CHAIRMAN LOFTUS: To answer Peter's 7 question about the Acorn lot, if you will look in 8 our packet you have a drawing, Page 34. 9 If you look at the parking lot at the 10 east side that shows where the stop sign is. The 11 dark black line is the lot line. 12 So the concerns about the vegetation not 13 being cut down is outside of the property line of 14 the club, and it's the responsibility of 15 Township/County. It's not the Village. 16 So it's either DuPage County or Milton 17 Township is responsible for that vegetation, that 18 overgrown vegetation, which I agree is there. I 19 went by there again today. 20 You can't make it the responsibility of 21 the club to chop that stuff down to make it a more 22 safer intersection when it's not their property. 23 So Daniel, could you put up the Page 34, 24 107.

1 If you can see at the top, where that 82 2 stop sign is showing, that's the property line, is 3 our black line. That's not part of their 4 responsibility to clean up unfortunately. It's 5 either Township or County. I would be willing to 6 bet the Township. 7 If I am not mistaken Township does take 8 care of plowing that portion of Hill. Just a 9 point of clarification on that subject, the 10 concern was brought up. 11 Well, at this point is anybody willing 12 to cite the three conditions that we add to a 13 motion? 14 It would be lights to off go off at 15 11:00 p.m., recommend that all lighting be changed 16 to 3000K at 5000 lumens, as per the selection of 17 their lighting. 18 COMMISSIONER WYANT: And you are 19 clarifying existing lot and expanding lot? 20 CHAIRMAN LOFTUS: Yeah, because as 21 I understand from the staff, as part of the 22 special use permit on the entire -- even though we 23 are focused on the smaller portion, that we can 24 modify all the special use, because it's not a	1 separate, it's a modification of the existing 83 2 special use. So we can make that stipulation a 3 condition -- or that condition. 4 And then a full landscape plan for the 5 entire parking lot to be represented to the 6 Village. 7 COMMISSIONER WYANT: And when you 8 say entire, you mean existing and expanding? 9 CHAIRMAN LOFTUS: Yes. Because 10 this is an expansion of the existing -- a 11 modification to the existing special use permit. 12 Anybody want to make a motion with those 13 conditions? 14 COMMISSIONER KREUZER: Adam Kreuzer 15 makes the motion with those conditions. Thank 16 you. 17 CHAIRMAN LOFTUS: Adam, would you 18 read the motion to be considered? 19 COMMISSIONER KREUZER: Well, again 20 I didn't bring my reading glasses. 21 Motion to recommend approval of an 22 amendment to an existing special use permit and 23 grant zoning variations to allow the construction 24 of the parking lot expansion in the CR zoning
1 district. 84 2 After conducting a public hearing and 3 deliberating on the request of the Petitioner, Jim 4 Cardamone, on behalf of the Glen Oak Country Club, 5 for approval of an amendment to an existing 6 special use permit and grant zoning variations to 7 allow the parking lot expansion in the CR zoning 8 district. 9 Plan commission hereby recommends 10 approval based on the findings of fact, as 11 discussed or amended at the Plan Commission public 12 hearing on May 23, 2024, which are hereby 13 incorporated into the motion by reference as 14 though fully set forth herein, and a copy of which 15 will be attached to the minutes of the meeting and 16 kept on file as part of a permanent record in the 17 Village. 18 The Plan Commission makes this 19 recommendation of approval with the following 20 conditions: 21 No. 1: That the project be constructed 22 in substantial conformance with the plans and 23 testimony presented in the Plan Commission public 24 hearing and before the Village Board of Trustees.	1 I think the lights would be No. 2. 85 2 No. 2: Lights to go off at 11:00 p.m. 3 No. 3: Recommendation that all existing 4 lighting, including new lighting, be changed to 5 3000 kelvin and 5000 lumens. 6 And No. 4: A full landscape plan for 7 the entire parking lot. 8 COMMISSIONER WYANT: I might 9 suggest on that 11:00 p.m., can we make an 10 exception for New Year's Eve? 11 COMMISSIONER COOPER: I am actually 12 in the opposite direction. I think the latest it 13 should be 11:00 p.m. and it should really be 14 within 90 minutes of sunset, as needed. I don't 15 know why you would have to have the lights on in a 16 parking lot at 11:00 p.m. in December or January, 17 when there is no one there. 18 CHAIRMAN LOFTUS: But it is a 19 social club also, so you do have other -- it's not 20 just golf and swimming. 21 COMMISSIONER COOPER: But -- 22 CHAIRMAN LOFTUS: Leave it as it is 23 and vote your conscience to that. 24 So do I have a second on the motion?

1 COMMISSIONER THAKKAR: I will 2 second it. 3 CHAIRMAN LOFTUS: Second by 4 Commissioner Thakkar. 5 Can we have a roll call vote please? 6 MS. SETTLES: Commissioner Arango? 7 COMMISSIONER ARANGO: Yes. 8 MS. SETTLES: Commissioner Cooper? 9 COMMISSIONER COOPER: Yes. 10 MS. SETTLES: Commissioner Kreuzer? 11 COMMISSIONER KREUZER: Yes. 12 MS. SETTLES: Commissioner Thakkar? 13 COMMISSIONER THAKKAR: Yes. 14 MS. SETTLES: Commissioner Wyant? 15 COMMISSIONER WYANT: Yes. 16 MS. SETTLES: Chairperson Loftus? 17 CHAIRMAN LOFTUS: No. 18 Motion passes. Thank you, gentlemen. 19 (Proceedings concluded at 20 8:50 p.m.) 21 22 23 24	86	1 CHAIRMAN LOFTUS: Okay. The next 2 item on the agenda is a public hearing for 285 3 Roosevelt Road. 4 Northwestern Medicine is requesting an 5 amendment to Ordinance 6090 in order to allow 6 facade changes to the previously approved exterior 7 appearance of the principal unit associated with a 8 proposed medical office to be used in the C-3 9 zoning district. 10 Can I have a motion to open the public 11 hearing? 12 COMMISSIONER COOPER: So moved. 13 CHAIRMAN LOFTUS: By Commissioner 14 Cooper. 15 Second? 16 COMMISSIONER THAKKAR: Second. 17 CHAIRMAN LOFTUS: By Commissioner 18 Thakkar. 19 All in favor? 20 ALL PRESENT: Aye. 21 CHAIRMAN LOFTUS: Opposed? 22 (No response.) 23 CHAIRMAN LOFTUS: The public 24 hearing is open, so can we get Daniel Harper sworn	87
1 in and make the staff presentation. 2 MS. SETTLES: Will you please state 3 your name and spell it and state your professional 4 capacity and your business address for the public 5 record. 6 MR. HARPER: My name is Daniel 7 Harper. I am the Planning Manager for the Village 8 of Glen Ellyn, 535 Duane Street. 9 All right. Our property, the second 10 project tonight we are discussing is located at 11 285 Roosevelt Road. 12 This is a petition by Northwestern 13 Medicine to amend an existing Ordinance 6090 in 14 order to -- in order to do facade changes as part 15 of their occupation of the building. 16 The property is zoned C-3 service 17 commercial. It was originally approved as part of 18 Ordinance 6090 in 2012. 19 The ordinance included a variety of 20 conditions, including special use permits for 21 drive-through facility, the selling of outdoor 22 merchandise and outdoor storage, as well as a 23 variety of variations regarding setbacks, the 24 lighting plan and parking lot design.	88	1 The ordinance also included an exterior 2 appearance approval for the shopping center which 3 was included in the ordinance as Exhibit E and 4 Exhibit F. 5 The scope of the proposal is to amend 6 Ordinance 6090 to allow for alterations of the 7 facade of the principal unit to accommodate units 8 proposed by Northwestern Medicine. 9 Because this building is currently 10 existing and it is not located in the C5A or C5B 11 zoning districts the Architectural Appearance 12 Commission is not required to make a 13 recommendation on the facade changes for this 14 property. 15 This is Exhibit E of Ordinance 6090 and 16 shows the southeast and north elevations of the 17 shopping center. 18 The primary concern of Northwestern 19 Medicine is that the unit that they wish to occupy 20 is 285 Roosevelt, formerly occupied as the Fresh 21 Market Grocery Store. 22 No changes are being proposed to be made 23 to the smaller units to the north -- and I am 24 sorry -- to the east and west of the primary unit.	89

1 Moving to Exhibit F, it shows all four⁹⁰ 2 elevations of the shopping center, including the 3 top down view of the exterior wall of the 4 structure showing the articulations. 5 This is the proposed design by 6 Northwestern Medicine for the remodel of the north 7 elevation of the facade. In order to conform with 8 the branding of the organization you can see the 9 proposed north elevations at the bottom of the 10 plan there. 11 The proposed changes include alterations 12 using metal panels and stone materials as well as 13 EIFS and cast stone. 14 The Village's appearance review 15 guidelines specifically do not recommend materials 16 like aluminum siding and also suggest that 17 storefront windows extend to the ground. 18 These existing windows are going to be 19 unchanged from the current condition there, just 20 adding metal panel decoration around them, as part 21 of their facade update. 22 The existing monument sign, you can see 23 No. 4. 24 The existing monument sign will be	1 refurbished to meet the proposed design style of⁹¹ 2 Northwestern Medicine and this would meet our 3 Village sign standards. 4 Then these elevations were provided by 5 Northwestern Medicine and I am going to have the 6 applicant come up and do their presentation to 7 give you greater scope later on. However this is 8 the provided design. 9 The only other feature that you can't 10 really see from this angle, from this top angle 11 here, they are proposing to expand the canopy 12 about 4 feet out from the existing -- from the 13 existing articulation to provide a little bit more 14 cover for people waiting for cars to pick them up, 15 as part of their use as a medical use. 16 So what we were -- Northwestern Medicine 17 is not proposing any other changes to the site at 18 this time. They were going to be proposing to 19 keep all the other existing site items in place. 20 One item I do want to mention before we 21 hand it off to the applicant here, you can see THE 22 proposed up-down sconce fixtures here. 23 Our standards -- Our exterior appearance 24 standards do not recommend that wall mounted
1 fixtures have light that projects into the sky.⁹² 2 So that is another item we can consider here 3 because that's in our guidelines. 4 COMMISSIONER COOPER: Mr. Harper, 5 were any of these included in the packet that was 6 sent to us? 7 MR. HARPER: I did not have these 8 particular graphics you are seeing here. I only 9 had this graphic here. 10 The reason I only had this graphic is we 11 were working with Northwestern and they made a 12 change to the windows here. 13 Their original design had windows 14 extending upward here. And they came to me just 15 before our packets were due to you saying, We want 16 to keep the windows the same size. 17 So I didn't have any colored or made up 18 renditions. I only had the actual plans that you 19 saw in your packet. So they provided it later but 20 it's the same plan that you received in your 21 packet. 22 For tonight to consider on a vote on the 23 recommendation in the Ordinance 6090 to the 24 Village Board of Trustees reviewing this project	1 which should consider how the proposed exterior⁹³ 2 appearance conforms with the character of the 3 Village and the appearance review guidelines and 4 conditions of approval are below. 5 If you have any questions I would be 6 happy to answer them now or we can hand over our 7 mic to the applicant. 8 CHAIRMAN LOFTUS: If I understood 9 the plan correctly, they are taking over the 10 entire building from one end to the other? 11 MR. HARPER: No. 12 So here -- So this is the exhibit for 13 the current approval. 14 This was the grocery store of the Fresh 15 Market and these were the other businesses, kind 16 of east and west of the primary unit. 17 Northwestern Medicine will only be 18 occupying this primary unit in the center and the 19 changes we are looking at here only address the 20 primary unit in the center. 21 The other units on the east and west 22 side of the primary unit will remain the same. 23 CHAIRMAN LOFTUS: In other words, 24 on the east side, currently if I remember, they

1 are empty. 94 2 MR. HARPER: Right. 3 CHAIRMAN LOFTUS: And then the 4 other west side doesn't have some businesses in 5 them? 6 MR. HARPER: Correct. 7 CHAIRMAN LOFTUS: Thank you. 8 COMMISSIONER WYANT: So taking the 9 same footprint as Fresh Market? 10 MR. HARPER: Yes. 11 CHAIRMAN LOFTUS: Any other 12 questions? 13 COMMISSIONER ARANGO: The expansion 14 to the east, are they going all the way to the 15 end? 16 MR. HARPER: No. So they are 17 always staying in the primary center unit that was 18 occupied as the grocery store. 19 COMMISSIONER ARANGO: Thank you. 20 CHAIRMAN LOFTUS: Any other 21 questions? 22 (No response.) 23 CHAIRMAN LOFTUS: Thank you. 24 Is the petitioner going to make a	1 presentation? Please be sworn in. 95 2 MS. SETTLES: Sir, would you please 3 state and spell your name, your professional 4 capacity and business address for the record. 5 MR. HALDEMAN: Clayton Haldeman, I 6 am a senior architect with the firm of Kluber 7 Architects and Engineers in Aurora. Our business 8 address is 41 West Benton Street, Aurora, 9 Illinois. 10 (Whereupon said witness was 11 MS. SETTLES: Thank you. 12 Ma'am, would you please state and spell 13 your name for the public record, your business 14 capacity and your address. 15 MS. FILES : Surely, Angel Files. 16 My business capacity is a project manager at 17 Northwestern Medicine and the address is 25 North 18 Winfield Road, Winfield, Illinois. 19 (Whereupon said witness was 20 duly sworn). 21 MS. SETTLES: Thank you. 22 MR. HALDEMAN: I will get started. 23 Thank you very much, Mr. Chairman, 24 Commissioners, thank you very much for allowing us
1 to come in front of you this evening and show you 96 2 our plans for this facility at 285 Roosevelt Road. 3 I also want to thank Daniel Harper and 4 Annabelle Peterson for their help in this process. 5 It was somewhat of a complex process because of 6 the nature of the ordinance and the building, the 7 fact we are dealing with Northwestern here, who is 8 a tenant in the building, so there is a landlord 9 overlaid on top of all of this. So again, thanks 10 to all of the staff and the Village for helping 11 through this process. 12 I am going to get started here. This is 13 just kind of an overview image of the proposed 14 facade changes. 15 I am going to jump to this next page 16 here and give you some key points about what we 17 are doing here. 18 Again as stated, the proposed changes 19 affect only the anchor space of this strip mall 20 and only the facade of that anchor space. 21 The existing anchor space was a Fresh 22 Market grocery, as we have been told, and it was 23 previously approved under Special Ordinance 6090. 24 That ordinance approves several	1 variations from Glen Ellyn Zoning Code. None of 97 2 those approved variations of the zoning code is 3 affected by the proposed facade changes. 4 The existing anchor space doesn't align 5 with Northwestern's brand and that is the main 6 reason we are coming before you tonight. 7 You can see from the top image on the 8 screen here the existing facade has tall 9 neoclassical type columns. It has brick coins at 10 the ends. It's got framed wall panels in the EIFS 11 area above. 12 And these elements are drawn from 13 Georgian and neoclassical architecture and that 14 language is not part of Northwestern's brand. So 15 Northwestern is looking to make a change here. 16 The proposed alterations utilize forms 17 from Northwestern buildings and neighboring 18 communities. 19 The silver metal rain screen panels that 20 you can see represented by the gray tones in the 21 image on the lower right there. 22 And then we also have stone materials 23 which are represented by the more tan tones that 24 you see in the image there.

1 Those are more in line with materials⁹⁸ 2 that Northwestern typically uses in its buildings 3 and facilities throughout the suburbs. 4 And these elements and materials are 5 also more appropriate to the use of the anchor 6 space as a medical office building versus a 7 grocery store. 8 I think could you agree that the image 9 at the top seems very appropriate for a grocery 10 store but with an image like that for a medical 11 office building is not so much very convincing. 12 So to appear in line with Northwestern 13 Medicine's brand and to convey an image of 14 stability, confidence and quality that's 15 consistent with Northwestern Medicine's patient 16 centered focus these changes are being proposed. 17 Now, a certain amount of existing 18 materials are going to be maintained. 19 So you will see up here there is 20 existing red brick and an existing tan EIFS which 21 is exterior finish and insulation system. 22 Portions of those elements, as well as 23 the limestone base that you see running all along 24 the base of the building, those elements are going	1 to be maintained, mostly because we don't want to⁹⁹ 2 completely overhaul the entire facade. There are 3 limits to what we are going to do here. 4 And also, as was mentioned, the east and 5 west existing store spaces in the strip mall are 6 not changing. 7 Northwestern is not occupying those 8 spaces and we still want to maintain a certain 9 amount of connection to the look and feel of those 10 elements of the strip mall, so that we are not 11 completely placing something entirely alien right 12 in the middle of this strip mall. 13 Lastly, the materials we have selected 14 here have been selected for both quality and 15 durability. 16 We have some samples here on the chairs. 17 If it's difficult to see, we can bring them 18 forward if you wish. 19 The stone samples you see there are 20 options we are currently considering. The option 21 in your packet or that you received information on 22 is the option -- I believe it's the one at the 23 extreme left of the three. 24 The other two are potential alternates,
1 depending on whether we can get that particular¹⁰⁰ 2 product, whether it's available in the quantity we 3 need within the timeframe we need. So that's why 4 we are looking at a couple potential alternates. 5 We have confirmed that the metal panels 6 are available in the timeframe we need and so the 7 color that you see on top of the center stone 8 sample is actually the color of panel that will be 9 provided out there. 10 So the stone, whether it's a natural 11 stone like the two panels on the right that you 12 see or a manufactured stone, which is the panel on 13 the left, all of these materials are extremely 14 durable, low maintenance, will last the life of 15 the building. 16 And the rain screen panels as well, the 17 metal panels as well, will last the life of the 18 building. Again they are extremely durable. They 19 are made of a composite material which is two 20 sheets of metal sandwiched essentially around a 21 core. 22 So this is not what was traditionally 23 called break metal that's used in roofing 24 projects. These large panels we are using are	1 much thicker and more heavy, durable, resistant to¹⁰¹ 2 deformations, like oil canning and things like 3 that. 4 Just one clarification, the samples you 5 have been handed, you can see the thickness of the 6 panels. Those are for panel construction only. 7 The colors that you see there are not 8 what we are doing. It's the color you see here 9 with the stone that we will be doing. 10 All right. So moving on, as Daniel 11 mentioned, some of the exhibits that he had in his 12 presentation we also have here. 13 So this shows the site plan for the 14 building area. You can see the entire strip 15 mall -- except for the drive through at the far 16 right -- the entire strip mall is highlighted and 17 the area between those dashed lines is the anchor 18 space that Northwestern is occupying. 19 So it's important to remember as we are 20 approaching with this that there is going to be no 21 changes to the number of parking spaces, no 22 changes to the ingress and egress to the site, no 23 changes to the existing service yard areas or the 24 loading dock areas, no changes to any fencing or

1 berming or retaining walls, no changes to any of ¹⁰² 2 the landscaping, no changes to any of the existing 3 site lighting, and no changes to any of the 4 screening of any of the rooftop equipment. 5 And in fact, the parapets on this 6 building are quite high and screening just 7 mechanical equipment on a roof is just really not 8 an issue. 9 These are the existing elevations of the 10 anchor space of the strip mall. 11 In the bottom image there the other 12 store spaces to the east and west of the main 13 anchor space are out of view and so we are focused 14 here just on the anchor space. 15 Again, you will see those neoclassical 16 type columns. You will see the EIFS above the 17 brick there. You will see those flat arches above 18 the flat brick arches above the windows. 19 All of these things again are just 20 characteristics, and while they look very nice for 21 the purpose that they were serving at the time, 22 they are -- they just don't fit Northwestern's 23 brand and they are not appropriate for the medical 24 center.	1 However, as I did mention, much of the ¹⁰³ 2 existing face brick is going to be maintained. 3 All of the existing limestone base is going to be 4 maintained. 5 The existing exterior insulation and 6 finish system, the EIFS, the majority of that is 7 being maintained as well. 8 So here is the proposed elevations in 9 black and white and I do have some color images 10 for you. 11 But what you will see we are doing is 12 applying these rain screen panels, in sort of -- 13 if you look straight on at the lowest image we are 14 creating kind of a bent plate image coming off the 15 front of the building. That is surrounding the 16 stone facade where the Northwestern Medicine sign 17 will be located. 18 And then we were replacing the existing 19 columns, which actually the existing columns out 20 there are built out of metal stud and exterior 21 grade gypsum board that is painted. 22 So we are replacing those with this rain 23 screen panel system which is much more durable and 24 more maintenance free than what's there currently.
1 In addition, we have a canopy that ¹⁰⁴ 2 projects off the front of the building. That is 3 going to be used to shelter patients for dropoff. 4 Then on either side of the main center 5 section of the awning space we are also 6 surrounding the existing windows there. 7 And by the way, those windows are what 8 are called spandrel windows. There is no vision 9 glass in them. All of the windows are back 10 painted and they are purely decorative. And those 11 are existing. We didn't change any of that. 12 But we are adding these metal panel 13 surrounds to those windows to mostly hide the flat 14 brick arches above those windows and then tie this 15 whole facade together to make this look more like 16 Northwestern's brand. 17 Here is a plan of what the facade 18 renovations is going to look like. Basically it 19 just involves rebuilding the columns or the 20 decorative columns around the structural columns 21 that are there and we provided some dimensions as 22 to what those look like. 23 And then materials and colors, so here 24 is again another image on the left of the existing	1 facade. ¹⁰⁵ 2 And then on the right is one of 3 Northwestern's buildings on their Delnor campus in 4 Geneva. 5 And the metal panels you see there, as 6 well as the stone that you see there to the right, 7 that's the combination that we are planning to 8 use. 9 And again, if that stone for 10 availability reasons can't be had in the timeframe 11 needed, we will substitute one of the other 12 products that you see in front of you on the 13 chairs. 14 Here is a colorized image of what that 15 front facade will look like. We have annotated 16 where the stone and the metal rain screen panels 17 will go. 18 The Northwestern Medicine sign will be a 19 halo lit sign. So letters are completely opaque. 20 There will be LED lights in channels 21 behind each letter. That light is thrown back 22 onto the stone and illuminates each letter in a 23 halo effect, hence the name. 24 All of the existing storefront and

1 glazing will remain as is. It's all existing and ¹⁰⁶ 2 we are not touching any of it. We are simply 3 adding these metal panels where you see them. 4 Again, as I mentioned, the limestone 5 base running across the base of the building is 6 existing and we are not touching that. We are 7 keeping it and allowing that to be part of what 8 unifies the entire facade, in spite of these 9 changes we are making to the anchor space. 10 This is an oblique view of the front, to 11 give you an idea of the massing of the building 12 and how that bent plate image works. 13 So this would be the angle from which 14 most people would be approaching it down the drive 15 aisle. For example, if they were going to drop 16 off a patient underneath the canopy. 17 Here is the opposite angle again, just 18 to give you an idea of the massing and how the 19 canopy coming off the front works to shelter that 20 dropoff area and how all of the materials that we 21 are applying work with the existing brick, 22 limestone and EIFS that are already there. 23 Daniel also mentioned we are making some 24 changes to the monument sign that's out near the	1 sidewalk at Roosevelt Road. ¹⁰⁷ 2 The existing monument sign is called -- 3 the sign is called Fresh Market Center and 4 obviously this is no longer going to be a place 5 where Fresh Market resides. 6 So what we are proposing to do is change 7 this to a sign that says simply Roosevelt Center 8 now and Northwestern Medicine's sign would occupy 9 the top location of that monument sign. 10 Again, we will use those rain screen 11 panels again around the perimeter to make the 12 sign -- to take away the aspects of the sign that 13 looked more like the Fresh Market anchor store and 14 make it look more like our new Northwestern 15 facade. 16 And then here are some elevations of 17 what the signage looks like. The top elevation 18 there is what Northwestern Medicine's sign would 19 look like at night when it's halo lit and during 20 the day it looks like what you see immediately 21 below it and then the sign for the monument sign 22 panel is shown there as well. 23 And I think that's about it. 24 Angel, is there anything else that you
1 would like to add at this time before questions? ¹⁰⁸ 2 MS. FILES: No, I will just field 3 questions, if there are some that I need to. 4 CHAIRMAN LOFTUS: Very good. Thank 5 you. 6 You mentioned about the materials, 7 whether you can get them in time for your project. 8 What is the timing on this? 9 So to give an idea of, you know, what 10 you are presenting is your preferred material 11 selections versus what you can get? 12 MS. FILES: Yes, absolutely. 13 So our timeframe is to have this entire 14 site completed before winter. So the hope is 15 actually before Thanksgiving/early fall, if 16 possible. So right now some of these products are 17 running into lead time issues. 18 The product we are interested in, 19 unfortunately after we went down the path, we 20 created the packet, we found out it's only ran 21 four times a year as a special run, and we may 22 have missed our window with that. 23 So we would like to -- If it's completed 24 this year and before Thanksgiving, we may need to	1 pivot, unless we are able to convince them to run ¹⁰⁹ 2 a small run for us on this project. 3 CHAIRMAN LOFTUS: The extension of 4 the roof line, is that 18 feet? 5 I am curious, is it 18 feet to the edge 6 of the brick on the ground at the entrance? 7 Is that going to come out that 18 feet? 8 MR. HALDEMAN: That's a very good 9 question. Let me see if I -- make sure I 10 understand you correctly. I am going to back up a 11 little bit here. 12 So I think what you are asking, if I 13 understand correctly, is where the -- is it where 14 the face of the stone is or is it where the 15 furthest out metal panel is? 16 CHAIRMAN LOFTUS: No, it's the -- 17 The edge of your extension, does that 18 come out -- Go back one, the one that had an 19 aerial view from above, it showed the lobby. 20 Okay. So to the top of the columns, 21 that line, is the brick line of the -- you know, 22 there is existing brick flooring from the building 23 going out to the parking lot. 24 MR. HALDEMAN: Yes, I can --

1 Daniel, could you help me with the pointer here --¹¹⁰ 2 Nevermind, I have the cursor. 3 CHAIRMAN LOFTUS: There is 4 pavement, brick pavement in front of the building. 5 MR. HALDEMAN: Yes, the brick 6 pavers you are speaking of, Mr. Chairman, this 7 double line here, that represents the front -- the 8 leading edged and back edge of a concrete curb 9 that surrounds the brick pavers and separates the 10 brick pavers from the asphalt paving that's 11 beyond. 12 So where my cursor is right now below 13 those lines, that's brick pavers there. 14 CHAIRMAN LOFTUS: Right. 15 And so if I did the calculations from 16 your drawing, it looks like from the face of the 17 building out will be 18 feet now to the roof line. 18 Is that -- That brick paver that's 19 approximately 18 feet from the building face? 20 MR. HALDEMAN: It is not. It's 21 less than that -- Excuse me, I am sorry. I 22 misspoke. 23 The amount that we are coming out with 24 the overhang of the metal panels is less than	1 where that the curb is.¹¹¹ 2 The canopy that's down lower does 3 project out over the asphalt where the drive aisle 4 is. 5 CHAIRMAN LOFTUS: Okay. The reason 6 I ask that too, I am familiar with other centers. 7 I don't know what type of services we offer here, 8 but other convenient care centers we have in town, 9 you know, if it is needed you will see an 10 ambulance pull up to take someone. 11 And the idea is that that would be the 12 only entrance that an emergency vehicle would -- 13 say an ambulance, if someone had to be removed 14 from the facility to a hospital -- the purpose of 15 that is to cover -- you know, to give them some 16 cover? 17 MS. FILES: So this is actually 18 going to be a primary care and women's health, so 19 OB/GYN. 20 So in our immediate cares, yes, 21 ambulances are called every few days. 22 So you are probably thinking of our 23 other site on 885 Roosevelt Road in Glen Ellyn, 24 where we have a special ambulance entrance.
1 This is not that type of facility¹¹² 2 because we do not have immediate care. 3 So as far as ambulances, if you can see 4 my cursor, here could be a dropoff, but there is 5 actually a ramp back here in the side of the 6 building where we do have an exit. 7 So if need be, that seems to be the 8 better route for us to bring ambulances -- and we 9 haven't vetted that yet operationally -- we can 10 actually wheel them out of the entire building 11 through that door and down and then exit out on 12 Taft. 13 CHAIRMAN LOFTUS: Okay. Thank you. 14 MS. FILES: You are welcome. 15 COMMISSIONER KREUZER: Did I hear 16 correctly you want uplighting? 17 MR. HALDEMAN: Yes. 18 So let me get to one of the views to 19 show you that. 20 There are a series -- currently a series 21 of down lights that are in these locations. 22 So there is one here where my cursor is 23 here. I am going to move from left to right. 24 There is another one here, another one here and	1 here and four on the other side just like it.¹¹³ 2 Those are existing fixtures. They are 3 down light fixtures currently. They are kind of 4 an older looking -- I am going to say like 70's, 5 80's type of fixture, even though the building was 6 constructed I think in the early 2000's 7 originally. 8 But we did find a fixture similar to it. 9 It hugs the wall surface a little closer. It 10 doesn't project out as far. 11 And the purpose of these lights is more 12 to provide wall washing, both up and down, to 13 accentuate the facade at nighttime. So that is 14 the purpose and that's our goal with those 15 fixtures. 16 COMMISSIONER KREUZER: It would be 17 ornamental? 18 MR. HALDEMAN: Yes. 19 COMMISSIONER KREUZER: Is there any 20 other purpose for the uplighting other than 21 ornamental? 22 MR. HALDEMAN: No. 23 COMMISSIONER KREUZER: Would it be 24 fair to say you could find consistent fixtures

1 that would have down lighting only? 114 2 MR. HALDEMAN: In fact, this 3 particular fixture that we are specifying has an 4 alternative that is down light component only. 5 COMMISSIONER KREUZER: That would 6 be ornamentally pleasant, I would presume? 7 MR. HALDEMAN: Yes, it looks almost 8 the same. It's a few inches shorter, that's it, 9 but otherwise the same. 10 COMMISSIONER KREUZER: Your plan is 11 tremendous. It's beautiful. 12 MR. HALDEMAN: Thank you. 13 COMMISSIONER KREUZER: But I have a 14 concern about the uplighting. 15 MR. HALDEMAN: Well, we have 16 discussed this, and we can say if the uplighting 17 is a concern to the level of being a deal breaker 18 for the Village, we will happily change those 19 fixtures to all down lighting. 20 MS. FILES: However, Commissioner, 21 I do have a question. 22 What is your concern when it is merely 23 decorative and it washes the building only, so we 24 are not getting light that is spewing into the	1 atmosphere. 115 2 So if you did a heat map and you looked 3 at it, it would be very ornamental, you wouldn't 4 notice it. 5 So I am just curious, more from that 6 standpoint, your concern about uplighting that's 7 only washing the building and this is commercial. 8 COMMISSIONER KREUZER: Sure. 9 The ordinance, as I understand it right 10 now, does require full shield. So we do have 11 downward lighting only, which is presumably where 12 your patients will be. 13 When you have uplighting you are 14 bringing that light into the atmosphere. 15 I don't have an opportunity to see this 16 light personally and whether its focus is on the 17 building only. 18 But with LEDs -- I am presume you are 19 going to have an LED bulb in here -- they are very 20 bright, they are very intense, and it does add to 21 sky glow generally. 22 Now, we have so much sky glow already, 23 you know, you would probably say, Well, what would 24 the difference be.
1 But generally speaking, from my 116 2 perspective, downward lighting is better for our 3 environment. 4 MS. FILES: Thank you for giving us 5 your perspective and satisfying my curiosity. 6 I am a country girl, so I definitely 7 appreciate not having anything affecting my 8 ability to see the twilight, so thank you. 9 CHAIRMAN LOFTUS: Any other 10 questions? 11 Go ahead, Commissioner Cooper. 12 COMMISSIONER COOPER: I have a 13 question concerning the sign illumination. 14 Is that consistent with our code, 15 because I have this sense that that illumination 16 was not. 17 Are we seeking a variance with respect 18 to that? 19 MR. HARPER: Are you speaking about 20 the wall sign? 21 COMMISSIONER COOPER: Yes. 22 MR. HARPER: So we have a 23 definition for silhouetted illuminated lights, 24 which is what this would be, and that would be an	1 allowable sign. 117 2 COMMISSIONER THAKKAR: On the 3 monument sign, that's currently not illuminated? 4 You are just -- 5 MR. HALDEMAN: Correct, so the 6 monument sign, currently I believe the panels -- I 7 will tell you what, I am not going to speculate. 8 What I can tell you is that we are -- If 9 the panels there are illuminated we are not 10 changing that. 11 If the panels there are not illuminated 12 we are not changing that. 13 All we are doing is presenting what the 14 Northwestern's sign will look like going into that 15 topmost panel. 16 COMMISSIONER THAKKAR: You are not 17 changing it from not illuminating to illuminated? 18 You are keeping what it is, just 19 changing the -- 20 MR. HALDEMAN: Correct. 21 CHAIRMAN LOFTUS: Refresh; my 22 memory: 23 At one point there was a pergola on the 24 west side of the entrance to the store. It still

1 shows up on Google Maps. Honestly I forgot if¹¹⁸ 2 it's still there. 3 Would that be removed, and if it's still 4 existing -- I didn't see it in the drawing, so I 5 am assuming that that was going to get demoed. 6 MS. FILES: So that has already 7 been demoed and we have replaced the sidewalk as 8 well. 9 CHAIRMAN LOFTUS: Okay. Thank you. 10 Commissioners, have any other questions? 11 I do have a question for Mr. Harper. 12 I am not seeing anything in the writeup, 13 staff reports. I am assuming that the building 14 signs, Northwestern Medicine conforms to our sign 15 code for size and -- 16 MR. HARPER: Yes. So they have 17 submitted for a sign permit. We have been holding 18 that sign permit in lieu of what we are doing here 19 tonight, but on our initial review it appears to 20 be in compliance. 21 CHAIRMAN LOFTUS: Okay. Thank you. 22 COMMISSIONER ARANGO: I have a 23 question with regard to existing merchants on the 24 west side of the building.	1 Will it be a concern or an issue, as far¹¹⁹ 2 as -- I know that area very well, and coming into 3 that parking lot, you are passing -- to get to 4 your canopy, to drop a patient off, you are 5 passing other businesses. 6 Is that going to be a traffic issue, as 7 far as accessing the entrance to your facility? 8 MS. FILES: So we don't believe 9 that there is going to be an access issue because 10 previously when it was a grocery store people were 11 passing in cars by that and dropping people off as 12 well. 13 If you had someone going in that maybe 14 was not as able-bodied, you would drop them off 15 and they could go in. This we anticipate the same 16 thing. 17 I know it's been quite number of years 18 since this facility has been busy when that Fresh 19 Market was there. But we are not changing traffic 20 patterns. We are not doing anything different 21 than what would have happened as a grocery store. 22 We are providing a canopy because it's 23 consistent with our brand. We have that in 24 several locations. And we are applying the canopy
1 as kind of a patient satisfier, more if someone is¹²⁰ 2 standing there and waiting. 3 Truth be told, the canopy doesn't do a 4 ton of protection. It's more of an aesthetic in 5 perception. 6 And so we do not have concerns with the 7 population that is visiting us. This is not 8 internal medicine. So it is a younger, more 9 able-bodied community that comes here. 10 And I don't think we have -- We haven't 11 look at that as a concern. No one else has 12 brought that up also as a concern in our 13 discussions with them. 14 COMMISSIONER ARANGO: Is there any 15 other entrances proposed coming into that parking 16 lot other than the two that are there -- 17 MS. FILES : No. 18 COMMISSIONER ARANGO: -- on 19 Roosevelt, I am talking? 20 MS. FILES: Correct. 21 Those entrances are staying as is. We 22 did not look at those, the landlord did not 23 request us, and we would have had to go through 24 the department of transportation to get additional	1 cuts and remove parking to do so as well.¹²¹ 2 And as Clayton stated, we were not 3 proposing to change anything else in the 4 ordinances. And parking would have had to change, 5 if we added additional cuts. 6 I think it also would have caused a 7 little bit more congestion, as we discussed 8 earlier with the parking lot, if we added any more 9 entrances off of Roosevelt. 10 There is however an entrance off of 11 Taft, if patients or staff wanted to use that. 12 COMMISSIONER ARANGO: I have one 13 other question. 14 And I don't know what is existing, but 15 is there a need or is there any incorporation for 16 any kind of handicap parking? 17 Because I don't believe that parking lot 18 has anything designated as such. 19 MR. HALDEMAN: So right now there 20 are accessible parking spaces right along here and 21 there are accessible parking spaces here as well. 22 Again, we are not changing any of the 23 parking configurations. We are neither adding nor 24 removing spaces. We are not changing spaces to

1 accessible spaces or from accessible spaces. ¹²² 2 COMMISSIONER ARANGO: But are any 3 of those designated for handicap? 4 MR. HALDEMAN: Yes. 5 COMMISSIONER ARANGO: They are? 6 MR. HALDEMAN: Yes. 7 COMMISSIONER ARANGO: Thank you. 8 CHAIRMAN LOFTUS: Just a question 9 for Daniel: 10 A point of clarification is that with a 11 change in type of business going in here and not 12 noticing any changes in parking requirements that 13 they still -- that the whole mall will still meet 14 requirements for parking? 15 MR. HARPER: Yes. 16 So when the ordinance was passed, the 17 special use permits for all the variation part of 18 that was a reduction in allowed parking but that 19 was anticipating a grocery store which is 20 considered a much more intensive use than a 21 medical office. 22 CHAIRMAN LOFTUS: Okay. Thank you. 23 COMMISSIONER COOPER: Believe it or 24 not what troubles me most is the metal cladding of	1 the monument sign, which seems so distinct in our ¹²³ 2 Village from what we usually do. 3 And one of the questions I have is how 4 committed you are. 5 I understand that the existing style 6 with the columns and the kind of the classical are 7 not consistent with your brand, but I am concerned 8 about going the other distance and now putting 9 these -- a metal clad monument sign, which is I 10 don't think consistent with anything else we have 11 in the Village. 12 So is there anything we can do that's 13 not the Georgian architecture that you are trying 14 to replace and is not the metal clad you are 15 trying to install? 16 MR. HALDEMAN: So one possibility 17 is that we could change the color. Pink was 18 there. 19 MS. FILES: Excuse me. We didn't 20 discuss that yet. 21 So what I was stating to Clayton, if you 22 can see my cursor here, this actually currently is 23 brake metal. 24 And brake metal is much thinner than
1 what we passed around. It is literally like an ¹²⁴ 2 aluminum. And this right now already has dips and 3 things because it's not durable. 4 So literally we are changing it to 5 another type of metal that is stronger, and it's 6 meant to sustain weather, damage, all of those 7 things. 8 If the silver color is something that 9 doesn't fit well with you for the sign, then that 10 I think we would be willing to change to another 11 color that may be available. 12 However what we are replacing is an 13 inferior product to what we are adding and our 14 preference would be to add something that is going 15 to sustain and have the longevity that the current 16 material just doesn't have. 17 MR. CHRISTENSEN: And the color is 18 more consistent with your precast. 19 MS. FILES: More like a cream type 20 color? 21 COMMISSIONER KREUZER: Yes, your 22 stone facade, could the color be more consistent 23 with that, which I think would also blend more 24 generally with the entire strip mall? You would	1 just be using a different color metal finish. ¹²⁵ 2 MR. HALDEMAN: I am sure those 3 colors or something in that vein is likely 4 available as a standard color from that 5 manufacturer. We would have to investigate but I 6 am reasonably certain that we could find 7 something. 8 MS. FILES: To be clear on this, it 9 would be a single color; whereas the brake, as you 10 can see, it has different -- 11 COMMISSIONER KREUZER: Yes, it 12 would be a color consistent with basically the 13 facade. 14 MS. FILES: The Limestone? 15 COMMISSIONER KREUZER: Yes. 16 COMMISSIONER WYANT: I have one 17 question. 18 Did Northwestern buy this shopping 19 center or are you leasing the space? 20 MS. FILES: We are leasing it. 21 COMMISSIONER WYANT: Isn't this 22 pylon under the control of the landlord? 23 MS. FILES: It was written into our 24 lease that we had control of the sign. In fact,

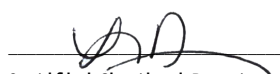
1 we even also had control of naming the center.¹²⁶ 2 COMMISSIONER WYANT: The entire 3 pylon; okay. Nice job on your negotiation. 4 MS. FILES: Thank you. 5 CHAIRMAN LOFTUS: Any other 6 questions from staff or petitioner? 7 (No response.) 8 CHAIRMAN LOFTUS: None being heard. 9 Thank you. 10 MR. HALDEMAN: Thank you again. 11 MS. FILES: Thank you very much. 12 CHAIRMAN LOFTUS: Daniel, do we 13 have any written emails or comments? 14 MR. HARPER: I have not received 15 any written correspondence. 16 CHAIRMAN LOFTUS: Anybody in the 17 public who signed up to comment? 18 (No response.) 19 CHAIRMAN LOFTUS: No? Thank you. 20 Commissioners, last chance to ask 21 questions of staff or petitioner, last chance 22 before we close the public hearing. 23 COMMISSIONER THAKKAR: No. 24 CHAIRMAN LOFTUS: Okay, none being	1 heard.¹²⁷ 2 Can I have a motion to close the public 3 hearing? 4 COMMISSIONER THAKKAR: I will make 5 a motion. 6 CHAIRMAN LOFTUS: Made by 7 Commissioner Thakkar. 8 Second? 9 COMMISSIONER COOPER: Second. 10 CHAIRMAN LOFTUS: Second by 11 Commissioner Cooper. 12 All in favor? 13 ALL PRESENT: Aye. 14 CHAIRMAN LOFTUS: Opposed? 15 (No response.) 16 CHAIRMAN LOFTUS: None. 17 The public hearing is now closed. 18 Okay. Comments? Discussion? 19 COMMISSIONER KREUZER: I think it's 20 very attractive, well done, and I like the idea 21 that you are flexible with respect to the color on 22 the sign adjacent to the street. 23 You know, you are not in a residential 24 area, so some of the concerns we had previously
1 about landscaping and lighting I don't think rise¹²⁸ 2 to the level as our prior presentation. 3 But you know, when you do allow 4 uplighting in one location you are kind of setting 5 a trend for other locations and that concerns me. 6 So my concern here would be that we 7 require fully shielded lighting that's consistent 8 with what your architectural effort is and then of 9 course you do what you can with respect to the 10 color of the sign. 11 Those are my comments, Mr. Chair. 12 CHAIRMAN LOFTUS: Thank you, sir. 13 COMMISSIONER THAKKAR: I will echo. 14 The only thing is, I don't have any 15 issue with the proposed change to the monument. 16 So I am definitely in agreement on the 17 down lighting only, but I am not advocating that 18 we also propose a change to the color of the 19 monument. I am fine with what they have 20 suggested. It's a different look but it's 21 consistent color with what's there today. 22 CHAIRMAN LOFTUS: How are the other 23 Commissioners feeling on the monument? 24 COMMISSIONER COOPER: I would	1 prefer changing the color of the monument, which¹²⁹ 2 is more reflective of the cream color of the 3 limestone. 4 CHAIRMAN LOFTUS: Commissioner 5 Kreuzer, what was your preference on the monument? 6 COMMISSIONER KREUZER: A color 7 consistent with the limestone, the stone that they 8 plan to install. 9 CHAIRMAN LOFTUS: Commissioner 10 Wyant? 11 COMMISSIONER WYANT: I have no 12 additional comment. 13 CHAIRMAN LOFTUS: Doesn't care. 14 Commissioner Arango? 15 COMMISSIONER ARANGO: I think it 16 looks lovely. I am pleased with the presentation. 17 It will be nice to see that space occupied. 18 CHAIRMAN LOFTUS: And the monument? 19 COMMISSIONER ARANGO: I guess I 20 would prefer the stone. I like the coloration, as 21 opposed to the... 22 COMMISSIONER THAKKAR: My 23 recommendation would be to make it a 24 recommendation but not a stipulation. Let them

1 reconsider it. 130 2 Personally I don't think we have a very 3 consistent view on monuments throughout the 4 Village. I don't think we should be dictating the 5 color, if the color that exists now is consistent 6 with the other metal they are using. 7 But if we want to make a recommendation 8 I don't know that I would hold it up just on that. 9 CHAIRMAN LOFTUS: We are kind of 10 split here. We have two don't cares and two and 11 two -- actually three and one. 12 I agree with you guys on the color of 13 the monument sign to be something more consistent 14 with what you have. 15 I mean, generally we have let people 16 keep their own corporate sign itself inside the 17 monument along Roosevelt. 18 COMMISSIONER THAKKAR: I think we 19 are sticking our nose where it doesn't belong. 20 If it was this color, if it stays this 21 color versus beige, would anyone know or care? 22 I don't think we would, so I don't see 23 any reason to force it. I think it's -- what they 24 are proposing looks nice as well.	1 CHAIRMAN LOFTUS: I am just trying 131 2 to get to a motion that sounds like the wall 3 sconces changed to down light only and we are kind 4 of split between the color of the monument. 5 COMMISSIONER KREUZER: I am very 6 lukewarm and I am sure they will do what works 7 well for them. 8 COMMISSIONER THAKKAR: That's fine. 9 CHAIRMAN LOFTUS: Okay. Well, it 10 sounds like the only modification to a motion 11 would be the request for stipulation that the wall 12 sconces be down lights, fully shielded down lights 13 only, and the monument is the monument. 14 COMMISSIONER ARANGO: Yes, I think 15 so. 16 CHAIRMAN LOFTUS: Anybody willing 17 to make the motion? 18 COMMISSIONER THAKKAR: Sure. 19 All right. Motion to recommend approval 20 of an amendment to Ordinance 6090 in order to 21 allow facade changes to previously approved 22 exterior appearance of the principal unit 23 associated with the proposed medical office use 24 located in the C-3 zoning district.
1 After conducting a public hearing and 132 2 deliberating on the request of the petitioner, 3 Angel Files, on behalf of Northwestern Medicine, 4 for approval of an amendment to Ordinance 6090, in 5 order to allow facade changes to previously 6 approved exterior appearance of the principal unit 7 associated with the proposed medical office use 8 located in the C3 zoning district, the Plan 9 Commission hereby recommends approval, based on 10 the findings of fact, as discussed or amended at 11 the Plan Commission public hearing on May 23, 12 2024, which are hereby incorporated into the 13 motion by reference as though fully set forth 14 herein and a copy of which will be attached to the 15 minutes of this the meeting and kept on file as 16 part of the permanent records of the Village. 17 The Plan Commission makes this 18 recommendation of approval with the following 19 conditions: 20 No. 1: That the project be constructed 21 in substantial conformance with the plan, the 22 testimony presented at the Plan Commission public 23 hearing and before the Village Board of Trustees. 24 No. 2: That a building permit shall be	1 required for the exterior alterations. 133 2 No. 3: Wall sconces are fully shielded, 3 down lights only. 4 CHAIRMAN LOFTUS: Is there a 5 second? 6 COMMISSIONER ARANGO: I will 7 second. 8 CHAIRMAN LOFTUS: Commissioner 9 Arango. 10 Roll call vote please. 11 MS. SETTLES: Commissioner Arango? 12 COMMISSIONER ARANGO: Yes. 13 MS. SETTLES: Commissioner Cooper? 14 COMMISSIONER COOPER: Yes. 15 MS. SETTLES: Commissioner Kreuzer? 16 COMMISSIONER KREUZER: Yes. 17 MS. SETTLES: Commissioner Thakkar? 18 COMMISSIONER THAKKAR: Yes. 19 MS. SETTLES: Commissioner Wyant? 20 COMMISSIONER WYANT: Yes. 21 MS. SETTLES: Chairperson Loftus? 22 CHAIRMAN LOFTUS: Yes. 23 Motion passes. Congratulations. 24 Mr. Harper will let you know the next

1 steps involved in moving forward. 134 2 (Proceedings concluded at 3 9:46 p.m.) 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24	1 CHAIRMAN LOFTUS: The next item on 135 2 the agenda is Trustees Report. 3 TRUSTEE THOMPSON: Good evening, 4 everybody, Steve Thompson, Village Trustee. 5 So what we have been doing at the 6 Village Board is we had a major discussion about 7 alternative revenue sources, so we asked the 8 Village staff to look into all the different 9 sources of revenue that exist today and could 10 exist. 11 So for instance, a motor fuel tax which 12 we do not currently have today, it would -- it 13 could generate some income, not only from 14 residents but nonresidents that are passing 15 through the Village, so that was one option. 16 We looked at -- We are looking at all 17 different sources, so everything is on the table, 18 because we are trying to decrease or limit any 19 increase to our property taxes. 20 So it was a broad range topic. It was 21 open. There was no limitation on what we would 22 talk about. It was looking at all the different 23 fees and income streams. So it was a good 24 discussion by the Village Board.
1 We also talked about fire services fees, 136 2 so -- and the Capital Fire Service Fund fees, so 3 that's coming before the Village Board at the 4 next -- our next meeting on Monday -- excuse me -- 5 Tuesday after Memorial Day, so we are discussing 6 the fire service fees. 7 We are -- as a Village pay substantially 8 less than a lot of other communities pay for fire 9 service, when you look at the unincorporated areas 10 and look at other fire districts. 11 In fact, when we annex an area that's a 12 part of another fire district, then that fee is 13 usually substantially higher than when they come 14 into the Village. So it's substantially less when 15 we start applying the Village fees. 16 So we need to keep up with these fees. 17 The equipment is getting more expensive. The 18 buildings need major renovations. So we are just 19 looking at all the fees that feed into those 20 services. 21 And services and contracts keep 22 increasing. So we are doing some deep dive 23 analysis on these fees and the contract and we are 24 renegotiating that contract as well.	1 So it was a wide range discussion of all 137 2 those issues at the workshop that we just 3 concluded. 4 We are also going to be discussing the 5 Metra station, which I know you guys have seen as 6 well, but it's coming to the Village Board for 7 discussion and workshop. 8 As well as a new refuse contract that we 9 are discussing with Groot and other vendors, so we 10 are looking at all that. 11 And then on Tuesday we are also looking 12 at the sale of the hotel property on the east 13 side, so that purchase and sale agreement is going 14 to be discussed next Tuesday. 15 So that's a little bit about what we are 16 doing. 17 Does anybody have any questions? 18 Yes, sir? 19 CHAIRMAN LOFTUS: We talked about 20 the garbage contract again. From past surveys 21 people don't care what it costs as long as it's on 22 Mondays. 23 TRUSTEE THOMPSON: Yeah, I think we 24 did do a survey and everybody loves kind of one

1 day, Mondays, and we pay for it, so because ¹³⁸ 2 sometimes to have multiple days, and they are 3 flying around different days. 4 Glen Ellyn kind of likes the way it's 5 being done right now; right? 6 And we like the unlimited refuse every 7 other year, because that's a pretty substantial 8 cost, but I think everybody loves that. 9 We did hear a little bit of blowback on 10 that unlimited trash day. Folks were thinking 11 that we look -- it makes the Village look bad 12 because all the stuff is dumped out on the curbs 13 and why aren't we pushing that stuff to recycling 14 and pushing it to SCARCE or any of the other 15 resource people. 16 But actually, I think it actually does 17 do that because you see the scavengers come in and 18 pull all the good stuff out. So isn't that kind 19 of accomplishing that? 20 I thought it was kind of a strange email 21 to say kind of the opposite of what actually 22 occurs. I don't know what you guys think about 23 that. 24 COMMISSIONER WYANT: It's a great	1 event. The kids in the community consider it the ¹³⁹ 2 best day of the year. 3 TRUSTEE THOMPSON: Why the kids? 4 COMMISSIONER KREUZER: They walk 5 around rummaging through everything. 6 TRUSTEE THOMPSON: Yeah, so that 7 was just some of the comments about that; that it 8 appeared to make us look kind of junkie. 9 COMMISSIONER COOPER: What's the 10 additional cost? 11 TRUSTEE THOMPSON: I don't 12 remember. I used to know. I don't remember now. 13 I will find out next time and -- I mean, 14 Tuesday or I will ask the question ahead of time. 15 There was a cost to it, I know. 16 COMMISSIONER COOPER: Yeah, my 17 recollection is it was something about like 20 18 bucks a household which sticks in my mind which 19 always struck me as fairly reasonable. 20 TRUSTEE THOMPSON: Yeah, I seem to 21 remember like 50 grand or 20 grand. 22 COMMISSIONER COOPER: I was going 23 to say 80 grand. 24 TRUSTEE THOMPSON: I will look into
1 it. I will write that question down and ask. ¹⁴⁰ 2 But it's well-received, so I think 3 everybody likes it, and it gets absorbed into the 4 cost, so it's just a part of our contract. 5 Anything else? 6 COMMISSIONER WYANT: I want to 7 commend you and the Board on the workshop to look 8 at revenue sources. 9 What I think we probably all hear with 10 the District 41, 87 referendum, you know, everyone 11 is kind up to here with property tax increases, so 12 I compliment those efforts. 13 TRUSTEE THOMPSON: Yeah. 14 So, you know, there's different 15 philosophies on the Board, on how we look at 16 things. 17 There is the people that -- We want to 18 stay at the CPI levels with the Village levy, so 19 that we are staying consistent with CPI. 20 Because the Village can get behind in 21 that. There were years that we have been behind, 22 we are not keeping up. So inflation really hit us 23 last year. 24 You know, we've got five new police	1 officers in town that were added, five police ¹⁴¹ 2 officers in the field, so that adds up. 3 We have added EMS, fire people. We have 4 a paid fire chief now. We have added expense on 5 the EMS contract. 6 So our Village, we are providing more 7 services, and we are trying to be efficient with 8 our funds as well too. 9 But we have to look at all the different 10 sources of revenue, not just property taxes. 11 The food and beverage tax has been very 12 successful. It's been over -- overproducing what 13 the expectations were. 14 So that's good, because that is paying 15 for capital expense within the Village, you know. 16 So that's how the streets have been done, that's 17 how the parking garage was done, that was how, you 18 know, the train station has been funded as well up 19 to now. 20 So what else? 21 There's been -- And nothing is off the 22 table and that includes adjusting budgets 23 downward, if we need to. 24 So everything is on the table. Nobody

1 is saying No, that's a protected issue. So ¹⁴² 2 everything is on the table right now. 3 COMMISSIONER WYANT: Thank you. 4 TRUSTEE THOMPSON: Thanks. 5 (Proceedings concluded at 6 9:57 p.m.) 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24	1 CHAIRMAN LOFTUS: Next, item ¹⁴³ 2 Chairman's Report. 3 I have nothing. Just waiting for the 4 staff report to find out what's coming down the 5 pipe. 6 MR. HARPER: What is coming down 7 the pipe? 8 Two weeks from now, thank you all for 9 making yourselves available for the Special Plan 10 Commission meeting for the Churchill School 11 expansion. 12 The school district has been pushing 13 very heavily to get their project started, so 14 moving up our Plan Commission date to meet that 15 was very important to them. So I want to thank 16 you all for making yourselves available for that. 17 Our dining platform and outdoor 18 entertainment text amendments we discussed last 19 month went to the Village Board and was approved. 20 So we are currently in the process of making the 21 last minor changes that the Board brought up and 22 we are going to have those recorded. 23 And then we are updating our 24 applications as we speak to get the applications
1 updated to the requirements that we discussed. ¹⁴⁴ 2 And then coming down perhaps in the 3 regular meeting in June we will have a sign 4 variation application for Baker Hill. 5 This is at the Pete's Shopping Center on 6 Roosevelt. They are requesting a sign variation 7 to allow for essentially TVs like this to be 8 mounted to the outside wall to access signage. Of 9 course this does not meet our code and we have 10 told them that. 11 COMMISSIONER KREUZER: They want 12 lit billboards. 13 MR. HARPER: Essentially. 14 So that's what we will be most likely 15 discussing on our next meeting. 16 CHAIRMAN LOFTUS: This is at 17 Pete's? 18 MR. HARPER: At the shopping center 19 of Pete's. It's kind of on the walls. It's not 20 Pete's themselves. It's actually the property 21 owners. 22 And then we have direction from the 23 Village Board to continue working with our text 24 amendments to keep hens and chickens, so we are	1 working on, I think, Revision No. 3 for that. ¹⁴⁵ 2 COMMISSIONER THAKKAR: Hoping it 3 will die. 4 MR. HARPER: Look for that either 5 June or July. 6 COMMISSIONER WYANT: Who is pushing 7 that again? 8 COMMISSIONER THAKKAR: Hens of Glen 9 Ellyn. 10 CHAIRMAN LOFTUS: Quick question 11 back on the Churchill. 12 Are they coming to us with approvals 13 from whatever other governmental entities they 14 need? 15 MR. HARPER: The primary concern we 16 have right now is traffic with DuPage County. 17 Both of those roads are DuPage County highways. 18 We do not have a full sign-off from 19 DuPage County. We have had multiple meetings with 20 them. 21 We have been given a verbal, Yes, we 22 feel comfortable moving forward with this, but we 23 don't have a full -- you know, something with a 24 signature on it saying, Yes, we are comfortable

1 with the changes as proposed. 146 2 But we do have a verbal understanding 3 with DuPage County with their engineer's traffic 4 department that they are comfortable moving 5 forward with this project. 6 CHAIRMAN LOFTUS: Will we have -- 7 maybe not a signed document -- but something other 8 than verbal? 9 MR. HARPER: I can work on getting 10 that for you. 11 CHAIRMAN LOFTUS: We don't want to 12 run into the same issue we had with Popeye's. 13 MR. HARPER: Right. We have been 14 pushing them very hard on getting that because of 15 the history we have had before. 16 CHAIRMAN LOFTUS: Not being asked 17 to approve a plan that can never be built. 18 MR. HARPER: Right. 19 CHAIRMAN LOFTUS: Anything else? 20 COMMISSIONER KREUZER: No. Thank 21 you. 22 CHAIRMAN LOFTUS: Make motion to 23 adjourn? 24 COMMISSIONER COOPER: So moved.	1 CHAIRMAN LOFTUS: Motion by 147 2 Commissioner Cooper. 3 Second? 4 COMMISSIONER THAKKAR: Second. 5 CHAIRMAN LOFTUS: Second by 6 Commissioner Thakkar. 7 All in favor? 8 ALL PRESENT: Aye. 9 CHAIRMAN LOFTUS: Opposed -- 10 (No response.) 11 CHAIRMAN LOFTUS: -- No? 12 The meeting is adjourned at 10:02. 13 Thank you. 14 (Proceedings adjourned at 15 10:02 p.m.) 16 /// 17 /// 18 /// 19 /// 20 /// 21 /// 22 /// 23 /// 24 ///
1 I, LYN DOERING, Certified Shorthand 148 2 Reporter and Notary Public in and for the State of 3 Illinois do hereby certify that the foregoing 4 proceedings were reported stenographically by me, 5 was thereafter reduced to a printed transcript by 6 me, and constitutes a true record of the testimony 7 given and the proceedings had; 8 That I am not a relative or employee or 9 attorney or counsel, nor a relative or employee of 10 such attorney or counsel for any of the parties 11 hereto, nor interested directly or indirectly in 12 the outcome of this action. 13 IN WITNESS WHEREOF, I do hereunto set my 14 verified digital signature at Chicago, Illinois, 15 this 16th day of June, 2024. 16 17 18 19  Certified Shorthand Reporter State of Illinois CSR License No. 084-003037 20 21 22 23 24	



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Community Development
Department Head: Emily Rodman
Category: Ordinance
Prepared By: Emily Rodman

AGENDA ITEM (ID
2024-357)

DOC ID: 2024-357

Motion to Approve Ordinance No. 7111, An Ordinance Approving Variations from the Zoning Code to Allow the Construction of a Two-Story Addition and Attached Garage with Deck on a lot that is less than fifty feet in width, and to allow Side Yard and Impervious Surface Setbacks in the Required Side Yard Setback for the Property Located at 582 Hillside (AVM/Community Development Director Rodman) (Trustee Gould)

Statement of the Issue:

The petitioner is Courtney Morso Driscoll, the owner of the property located at 582 Hillside Avenue. The petitioner is requesting the following variations from the Glen Ellyn Zoning Code:

1. From Section 10-4-1(L)1 to allow for an enlargement and addition for a home located on a lot that is less than 50 feet in width.
2. From Section 10-4-8(D)8(a) to allow for an enlargement and addition on lot with an interior lot width of 48.80 feet in lieu of the required 66-foot minimum lot width.
3. From Section 10-4-8(D)3 to allow an interior side yard setback of six feet and four inches (6'-4") for the new addition in lieu of the minimum required six and one-half feet (6'-6").
4. From Section 10-5-5C Impervious surface setback to reduce a setback for an existing driveway from 1' to 0'.

Analysis:

Project Summary

The subject property was recorded in 1906 and is improved with a single-family home. The property is 48.80 feet in width and 222.50 in length with a total lot area of 10,858 square feet. The property does not conform to the minimum lot width requirement in the R2-Single Family Residential Zoning district, which requires a minimum lot width of 66 feet.

The petitioners applied for a Building Permit to construct a new two-story addition over the existing one-story portion of the home located on the rear the structure. Also included as part of the application is a proposed attached two-car garage that also acts as a rear deck to the rear of the home. The proposed additions would be 6.4' from the east property line and would be in line with the existing east wall of the home. The proposed additions would add approximately 240 square feet to the first floor, 650 square feet to the second floor 128 square feet to the attic and 612 square feet

for the proposed garage/deck. The permit was denied as Zoning Variations would be needed to build the addition as proposed.

1. The first variation is a request for a variation from Section 10-4-1(L)1 which does not allow for additions, enlargements, or structural alterations to single family dwellings on lots less than 50 feet width.
2. The second variation is a request for a variation from Section 10-4-8(D)8(a) to allow for an enlargement and addition to a lot with an interior lot width of 48.80 feet in lieu of the required 66-foot minimum lot width.
3. The third variation request is a variation from Section 10-4-8(D)3 to allow an interior side yard setback of six feet and four inches (6'-4") for the new addition in lieu of the minimum required of six and one-half feet (6'-6"). The new addition would be required to be setback two inches from the existing wall line of the home to meet the required side setback if the variation is not approved.
4. The fourth variation request is a variation from Section 10-5-5C Impervious surface setback to reduce a setback for an existing driveway from 1' to 0'. The current driveway pavement is approximately 2-inches setback from the western property line and is not in conformance with the impervious setback requirement. This request would allow for repairs of the existing driveway during the process of the construction of the additions if necessary. All new proposed impervious surface for the driveway is designed to be in compliance with the impervious setback requirement.

Zoning Board of Appeals (ZBA)

The ZBA conducted a public hearing to consider the zoning variation requests on May 14, 2024. There was no public testimony provided at the public hearing aside from staff and petitioner. Seven (7) letters of support from neighbors were submitted in advance of the public hearing. The ZBA voted unanimously (4-0) to approve the variation request. To view the ZBA agenda packet, please click [here](#).

Budget Impact:

Not Applicable

Contribution to Strategic Plan

Not Applicable

Action Requested:

The Village Board may approve, approve with conditions, or deny the proposed motion to approve the attached Ordinance.

Attachments:

1. Draft Ordinance to Approve
2. Minutes of the Zoning Board of Appeals 5-14-24



Village of Glen Ellyn

Ordinance No. _____

**An Ordinance Approving Variations from the Zoning
Code to Allow the Construction of a Two- Story Addition and Attached Garage with Deck
on a lot that is less than fifty feet in width, and to allow Side Yard and Impervious Surface
Setbacks in the Required Side Yard Setback
for the Property Located at 582 Hillside Avenue
Glen Ellyn, IL 60137**

**Adopted by the
President and the Board of Trustees
of the Village of Glen Ellyn
DuPage County, Illinois**

This _____ Day of _____, 2024.

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois,
this _____ day of _____, 2024.

PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137

Ordinance No. _____

**An Ordinance Approving Variations from the Zoning
Code to Allow the Construction of a Two- Story Addition and Attached Garage with Deck
on lot that is less than fifty feet in width, and to allow Side Yard and Impervious Surface
Setbacks in the Required Side Yard Setback
for the Property Located at 582 Hillside Avenue
Glen Ellyn, IL 60137**

Whereas, Courtney Morso Driscoll, owner of the property located at 582 Hillside Avenue,
Glen Ellyn, Illinois, 60137, which is legally described as follows:

SOUTH HALF OF LOT 3 BLOCK 11 IN COUNTY CLERK'S FIFTH ASSESSMENT
DIVISION, IN SECTION 11, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD
PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEROF RECORDED JULY 3,
1906 AS DOCUMENT 88055, IN DUPAGE COUNTY, ILLINOIS.

P.I.N.: 05-11-329-018

has petitioned the President and Board of Trustees of the Village of Glen Ellyn for variations from
Section 10-4-1(L)1 to allow for an enlargement and addition for a home located on a lot that is less
than 50 feet in width required in the R2 Residential District., from Section 10-4-8(D)8(a) to allow
for an enlargement and addition on lot with an interior lot width of 48 feet in lieu of the required
66-foot minimum lot width required in the R2 Residential District., from Section 10-4-8(D)3 to
allow an interior side yard setback of six feet and four inches (6'-4") for the new addition in lieu of
the minimum required six and one-half feet (6'-6") required in the R2 Residential District and from
Section 10-5-5C Impervious surface setback, to reduce a setback for an existing driveway from 1' to
0'.

Whereas, following due notice by publication in the Daily Herald not less than fifteen (15)

nor more than thirty (30) days prior thereto, and by mailing notice to all property owners within 350 feet of the subject property at least ten (10) days prior thereto, and following the placement of a placard on the subject property not less than fifteen (15) days prior thereto, the Glen Ellyn Zoning Board of Appeals conducted a public hearing on May 14, 2024, at which the petitioner presented evidence, testimony, and exhibits in support of the variations requested and zero (0) persons appeared in favor and zero (0) persons spoke in opposition to the request, but seven (7) letters in support of the request were submitted in advance of the meeting and read into the record; and

Whereas, based upon the evidence, testimony, and exhibits presented at the public hearing on May 14, 2024, the Zoning Board of Appeals adopted findings of fact and voted on a motion to approve the variations, which carried by a vote of four (4) “yes” and zero (0) “no”, resulting in a recommendation for approval as set forth in its Minutes dated May 14, 2024, appended hereto as Exhibit “A”; and

Whereas, the President and Board of Trustees have reviewed the exhibits and evidence presented at the aforementioned public hearing and have considered the findings of fact and recommendations of the Zoning Board of Appeals; and

Whereas, the President and Board of Trustees make the following findings of fact:

1. Due to the characteristics of the property in question, there are practical difficulties or particular hardship for the applicant/owner in carrying out the strict letter of the Zoning Code, because the subject property is 48.80 feet in width, which does not meet the R2 District’s lot width requirements, and would prevent the applicant from constructing enlargements and additions on the lot and that the existing home and existing driveway do not meet setback requirements in the R2 Residential District.
2. The property in question cannot yield a reasonable return if permitted to be used under the conditions allowed by the Zoning Code, because the home cannot be enlarged or have added additions as the lot does not meet the minimum lot width required in the R2 Residential District.
3. The plight of the applicant/owner is due to unique circumstances relating to the property in question, because the subject lot was platted in 1906 with a lot width of 48.80 feet and is a nonconforming lot width that limits any improvements on the lot without requiring a variation.

4. The requested variations, if granted, will not alter the essential character of the locality of the property in question, because the proposed addition is intended to match the architectural character of the existing home and neighborhood, comply with all other Zoning standards, and have a minimal impact on the adjacent properties.
5. The particular physical surroundings, shape, or topographical condition of the property in question would bring particular hardship upon the owner as distinguished from a mere inconvenience if the strict letter of the Zoning Code were to be carried out, because the property is platted with a nonconforming lot width, which restrict any potential improvements on the lot without requiring Zoning variations.
6. The conditions upon which the petition for variations is based would not be applicable generally to other property within the same zoning district, because the property was originally platted with a nonconforming lot width, which restrict any potential improvements on the lot without requiring Zoning variations.
7. The purpose of the variations is not based exclusively upon a desire to make more money out of the property in question, because the proposal calls for an expansion and addition to the current home to provide more living space for the occupants.
8. The alleged difficulty or particular hardship has not been created by any person presently having an interest in the property in question or by the applicant, because the hardship is due to the property being originally platted with a nonconforming lot width, which restrict any potential improvements on the lot without requiring a Zoning variation.
9. The granting of the variations will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property in question is located and will not impair an adequate supply of light and air to adjacent property, because the proposed addition and expansion will maintain sufficient buffer from the neighboring properties.
10. The proposed variations will not substantially increase the hazard from fire or other dangers to the property in question or adjacent property, because the proposed expansion and addition will meet all applicable Building and Fire Codes.
11. The proposed variations will not otherwise impair the public health, safety, comfort, morals, or general welfare of the inhabitants of the Village; diminish or impair property values within the neighborhood; or unduly increase traffic congestion in the public streets and highway because the proposed addition is for the residential use of the current property owners.
12. The proposed variations will not create a nuisance or result in an increase in public expenditures because the proposed expansion and addition is for the residential use of the current property owners and is not anticipated to negatively impact neighbors.
13. The variation are the minimum variations that will make possible the reasonable use of the land, building or structure because the proposed expansion will be large enough to accommodate owners' needs, and that the proposed encroachment will be built in line with the existing structure and with the minimum number of variances possible.

Whereas, the President and Board of Trustees, based on the aforementioned findings of fact, find it appropriate to grant the variations as recommended by the Zoning Board of Appeals.

Now, Therefore, Be It Ordained by the President and Board of Trustees of the Village of Glen Ellyn, DuPage County, Illinois, in exercise of its home rule powers, as follows:

Section One: The Minutes of the May 14, 2024, Glen Ellyn Zoning Board of Appeals meeting, Exhibit "A" appended hereto, are hereby accepted, and the findings of fact and conclusions set forth in the preambles above are hereby adopted as the findings of fact and conclusions of the corporate authorities of the Village of Glen Ellyn.

Section Two: Based upon the above findings of fact, the President and Board of Trustees hereby approve variations from Section 10-4-1(L)1 to allow for an enlargement and addition for a home located on a lot that is less than 50 feet in width required in the R2 Residential District., from Section 10-4-8(D)8(a) to allow for an enlargement and addition on lot with an interior lot width of 48 feet in lieu of the required 66-foot minimum lot width required in the R2 Residential District., from Section 10-4-8(D)3 to allow an interior side yard setback of six feet and four inches (6'-4") for the new addition in lieu of the minimum required six and one-half feet (6'-6") required in the R2 Residential District and, from Section 10-5-5C Impervious surface setback to reduce a setback for an existing driveway from 1' to 0'.located at 582 Hillside Avenue, Glen Ellyn, Illinois, which is legally described as follows:

SOUTH HALF OF LOT 3 BLOCK 11 IN COUNTY CLERK'S FIFTH ASSESSMENT DIVISION, IN SECTION 11, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEROF RECORDED JULY 3, 1906 AS DOCUMENT 88055, IN DUPAGE COUNTY, ILLINOIS.

P.I.N.: 05-11-329-018

Section Three: The granting of the variations is subject to the project being constructed in substantial conformance with the testimony provided at the meetings before the Zoning Board of

Appeals and Village Board and with the dimensions displayed on the Site Plan, prepared by Conforti Architecture & Development dated 04-03-2024, attached hereto as Exhibit “B”.

Section Four: The Building and Zoning Official is hereby authorized and directed to issue building permits for the subject property, consistent with the variations granted herein, provided that all conditions set forth hereinabove have been met and that the proposed project is in compliance with all other applicable laws and ordinances. This granting of a variation shall expire and become null and void twenty-four (24) months from the date of passage of this Ordinance unless a building permit to begin construction in reliance on the variation is applied for within said twenty-four (24)-month time period and construction is continuously and vigorously pursued provided, however, the Village Board, by motion, may extend the period during which permit application, construction, and completion shall take place.

Section Five: The Village Clerk is hereby authorized and directed to cause a copy of this Ordinance approving the variation to be recorded with the DuPage County Recorder of Deeds.

Section Six: This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form.

Section Seven: Failure of the owner or other party in interest or a subsequent owner or other party in interest to comply with the terms of this Ordinance, after execution of said Ordinance, shall subject the owner or party in interest to the penalties set forth in Section 10-10-18 "A" and "B" of the Village of Glen Ellyn Zoning Code.

Passed by the President and Board of Trustees of the Village of Glen Ellyn, Illinois this ____ day of _____, 2024.

Ayes		M Senak	A Gould	S Thompson
		K Christensen	K Kalinich	
		G Fasules	DJ Simons	
Nays		M Senak	A Gould	S Thompson
		K Christensen	K Kalinich	
		G Fasules	DJ Simons	
Absent		M Senak	A Gould	S Thompson
		K Christensen	K Kalinich	
		G Fasules	DJ Simons	

Approved by the Village President of the Village of Glen Ellyn, Illinois this _____ day of _____, 2024.

Village President

Attest:

Village Clerk

AFFIX VILLAGE SEAL

(Published in pamphlet form and posted on the _____ day of _____, 2024.)

Ordinance # _____

Exhibit A

582 Hillside Avenue, Glen Ellyn, IL 60137

MINUTES

Glen Ellyn Zoning Board of Appeals Meeting

Tuesday, May 14, 2024 at 7:00 PM

Glen Ellyn Civic Center

Galligan Board Room

535 Duane Street

A. Call to Order and Roll Call

Chairperson Constantino called the meeting to order at 7:00 PM and explained the advisory nature of the Zoning Board of Appeals (ZBA) and its process for deliberation and recommendation. He described the Public Hearing protocols and announced that the meeting was being recorded.

Roll was called.

Present: Chairperson Gregory Constantino, Members Matthew Jones, Christiane McKnight, and Craig Pavlich.

Absent: Members Katie Crudele, Reed Panther, and Thomas Whalls.

Also in attendance: Daniel Harper, Planning Manager; Anne Gould, Village Trustee and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. Approval of Minutes

Member McKnight made a motion to approve the draft minutes of the February 13, 2024 ZBA meeting; seconded by Member Jones, the motion passed by voice vote.

D. New Business

1. Public Hearing – 582 Hillside Avenue

Member McKnight moved to open the Public Hearing. Member Pavlich seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Zoning Variation requests to allow a two-story addition and attached garage with deck on a lot that is less than 50 feet in width and to allow side yard and impervious surface setback that is less than the required minimum for the property located at 582 Hillside Avenue.

Mr. Harper presented information as detailed in the Staff Report DOC ID: 2024-312, included in the agenda packet. Mr. Harpers presentation included: images of the home, including a current image as well as an image of the home prior to renovation; zoning (R2 Zoning District) and site topography. Mr. Harper presented images of the Site Plan that was included in the Petitioner's Application for Variation.

Mr. Harper shared the specific variation requests including:

1. Section 10-4-1(L)1 to allow for an enlargement and addition for a home located on a lot that is less than 50 feet in width
2. Section 10-4-8(D)8(a) to allow for an enlargement and addition on lot with an interior lot width of 48.80 feet in lieu of the required 66-foot minimum lot width.
3. Section 10-4-8(D)3 to allow an interior side yard setback of six feet and four inches (6'4") for the new addition in lieu of the minimum required six and one-half feet (6'-6").
4. Section 10-5-5C Impervious surface setback to reduce a setback for an existing driveway from 1' to 0'.

Mr. Harper also gave the following variation history of the property. He stated that the property was granted a variation from the minimum lot width requirement to allow for a one-story addition to the rear of the home in May of 1996 per Ordinance 4383. He stated that the current application is to allow for a two-story addition over the one-story addition that was approved by variation in 1996 as well as 240 square feet of additional two-story living space and an attached two-car garage with deck.

Member Jones asked to confirm that regarding the lot width, there was only a 2" shortage to which Mr. Harper state the lot is 48.80' and not 50'. Member Pavlich asked to confirm that the plat was dated 1906 and the addition was done in 1996 to which Mr. Harper confirmed was correct. Chairperson Constantino asked if there were other lots in the area subject to the variation to which Mr. Harper answered there were five or six lots that were not in this particular area that were approved for a variance. Chairperson Constantino asked if there were any drainage issues to which Mr. Harper replied that the Petitioner would have to provide a storm water assessment with the building permit application.

Architect Testimony

Sworn in, Mabel Nazario of Design First Builders, 1201 Norwood Ave. Itasca, IL. Ms. Nazario thanked Mr. Harper for the presentation and stated the Petitioner is applying for a variance to accommodate their growing family. The addition would be a master suite and they would have to demo the one-car garage due to the addition and would like to build a two-car garage.

Chairperson Constantino asked Ms. Nazario if she was aware of the variation history on the property to which she responded that their building permit was initially denied, and she was made aware after the denial of the previous variance. Member Pavlich asked if staff was amendable and if she prepared the site plan to which she responded yes to both. Member Pavlich thanked Ms. Nazario and stated that the site plan was very clear.

Petitioner Testimony

Sworn in, Sean Driscoll, resident of 582 Hillside Ave. Glen Ellyn, IL who addressed the Board Members. Mr. Driscoll stated that he and his wife wanted an attached garage because they have

three children and want to keep as much green space as possible. He stated that they love their home and want to keep the design consistent with the neighborhood.

Chairperson Constantino stated that the Board Members had seven copies of letters from neighbors all in favor of the variance application.

Member Pavlich read the findings of fact:

1. Due to the characteristics of the property in question, there are practical difficulties or particular hardship for the applicant/owner in carrying out the strict letter of the Zoning Code, because the subject property is 48.80 feet in width, which does not meet the R2 District's lot width requirements and would prevent the applicant from constructing enlargements and additions on the lot and the existing home and existing driveway do not meet setback requirements in the R2 Residential District.
2. The property in question cannot yield a reasonable return if permitted to be used under the conditions allowed by the Zoning Code because the home cannot be enlarged or have added additions as the lot does not meet the minimum lot width required in the R2 Residential District.
3. The plight of the applicant/owner is due to unique circumstances relating to the property in question because the subject lot was platted in 1906 with a lot width of 48.80 feet and is a nonconforming lot width that limits any improvements on the lot without requiring a variation.
4. The requested variation, if granted, will not alter the essential character of the locality of the property in question because the proposed addition is intended to match the architectural character of the existing home and neighborhood, comply with all other Zoning standards, and have a minimal impact on the adjacent properties.
5. The particular physical surroundings, shape, or topographical condition of the property in question would bring particular hardship upon the owner as distinguished from a mere inconvenience if the strict letter of the Zoning Code were to be carried out because the property is platted with a nonconforming lot width which restrict any potential improvements on the lot without requiring a Zoning variation.
6. The conditions upon which the petition for variation is based would not be applicable generally to other property within the same zoning district because the property was originally platted with a nonconforming lot width which restrict any potential improvements on the lot without requiring a Zoning variation.
7. The purpose of the variation is not based exclusively upon a desire to make more money out of the property in question because the proposal calls for an expansion and addition to the current home to provide more living space for the occupants.
8. The alleged difficulty or particular hardship has not been created by any person presently having an interest in the property in question or by the applicant because the hardship is due to the property being originally platted with a nonconforming lot width which restrict and potential improvements on the lot without requiring a Zoning variation.
9. The granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property in question is located and will not impair an adequate supply of light and air to adjacent property because the proposed addition and expansion will maintain sufficient buffer from the neighboring properties.
10. The proposed variation will not subsequently increase the hazard from fire or other dangers to the property in question or adjacent property because the proposed expansion and addition will meet all applicable Building and Fire Codes.

11. The proposed variation will not otherwise impair the public health, safety, comfort, morals, or general welfare of the inhabitants of the Village; diminish or impair property values within the neighborhood; or unduly increase traffic congestion in the public streets and highways because the proposed addition is for the residential use of the current property owners.

12. The proposed variation will not create a nuisance or result in an increase in public expenditures because the proposed expansion and addition is for the residential use of the current property owners and is not anticipated to negatively impact neighbors.

13. The variation is the minimum variation that will make possible the reasonable use of the land, building or structure because the proposed expansion will be large enough to accommodate owners' needs and that the proposed encroachment will be built in line with the existing structure and with the minimum number of variances possible.

Chairperson Constantino asked if there were any other comments. He stated if not, can a Board Member make a motion. **Member Jones made a motion to adopt the "(Draft) Findings of Fact to Support a motion to recommend approval of zoning variations to allow the construction of a two-story addition and attached garage with deck on a lot that is less than 50' in width and to allow a side setback and impervious surface setback that is less than the required minimum in the R2 district for the property located at 582 Hillside Avenue, Glen Ellyn, IL. Member McKnight seconded the motion. The motion passed unanimously on a roll call vote with four Members present voting "Yes", Constantino, Jones, McKnight and Pavlich.**

Board Members deliberated. Member McKnight stated she's in favor because it is meeting the needs of the family and she read the seven letters of support from the neighbors. Member Pavlich stated he was in favor and that the modifications are in line with the other homes in the area. Member Jones stated he was in favor stating it was an asset that the Petitioner is keeping the character of the home. Chairperson Constantino stated he was in favor and that the topography of the lot is restricted and there appears to be no drainage issues and the side yard variation is acceptable to keep the home and addition in line.

Member McKnight made a motion to close the Public Hearing for 582 Hillside Avenue. Member Pavlich seconded the motion and the motion passed by voice vote.

Board Recommendation

Member Jones moved for the following:

Having considered the application of Sean and Courtney Driscoll, owners of the property at 582 Hillside Avenue, Glen Ellyn, for zoning variations from Section 10-4-1(L)1 to allow for an enlargement and addition for a home located on a lot that is less than 50 feet in width.

Section 10-4-8(D)8(a) to allow for an enlargement and addition on lot with an interior lot width of 48.80 feet in lieu of the required 66-foot minimum lot width.

Section 10-4-8(D)3 to allow an interior side yard setback of six feet and four inches (6'4") for the new addition in lieu of the minimum required six and one-half feet (6'-6").

Section 10-5-5C impervious surface setback to reduce a setback for an existing driveway from 1' to 0'. The Zoning Board of Appeals hereby adopts the finding of fact in the Petitioner's application packet and presented by the Petitioners at the Zoning Board of

Appeals public hearing conducted May 14, 2024, as well as the findings included in the deliberations of the Zoning Board of Appeals and recommends **APPROVAL**.

Member Pavlich seconded the motion. The motion passed unanimously on a roll call vote with four Members present voting "Yes": Constantino, Jones, McKnight and Pavlich.

E. Other Business

None.

F. Village Board Trustee Report

Trustee Anne Gould stated the Village Board passed a sidewalk ordinance to not allow obstruction. She also stated Village staff is working very hard on finalizing the new Metra Station plans. She also stated that the Board is in discussions on how to generate revenue if the 1% grocery tax is taken away. She also stated that the Board has talked about raising Fire Service fees due to the Board expanding EMS services. They are also talking about moving the resident fee from the water bills to the property tax bill.

G. Chairperson's Statement

None.

H. Staff Report

Mr. Harper stated there will be three cases being presented at the June 11th ZBA meeting.

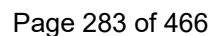
I. Adjournment

Member Jones made a motion to adjourn the meeting. Member McKnight seconded the motion and the motion passed by voice vote at 7:57 PM.

Respectfully submitted,

Julie Settles

582 Hillside Avenue, Glen Ellyn, IL 60137



DRAFT MINUTES
Glen Ellyn Zoning Board of Appeals Meeting
Tuesday, May 14, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
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Absent: Members Katie Crudele, Reed Panther and Thomas Whalls.

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B. Public Comment (non-agenda items)

None

C. Approval of Minutes

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Member Pavlich seconded the motion. The motion passed unanimously on a roll call vote with four Members present voting "Yes": Constantino, Jones, McKnight and Pavlich.

E. Other Business

None.

F. Village Board Trustee Report

Trustee Anne Gould stated the Village Board passed a sidewalk ordinance to not allow obstruction. She also stated Village staff is working very hard on finalizing the new Metra Station plans. She also stated that the Board is in discussions on how to generate revenue if the 1% grocery tax is taken away. She also stated that the Board has talked about raising Fire Service fees due to the Board expanding EMS services. They are also talking about moving the resident fee from the water bills to the property tax bill.

G. Chairperson's Statement

None.

H. Staff Report

Mr. Harper stated there will be three cases being presented at the June 11th ZBA meeting

I. Adjournment

Member Jones made a motion to adjourn the meeting. Member McKnight seconded the motion and the motion passed by voice vote at 7:57 PM.

Respectfully submitted,

Julie Settles



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Public Works
Department Head: Dave Buckley
Category: Contract
Prepared By: John Hubsby

AGENDA ITEM (ID
2024-390)

DOC ID: 2024-390

Pursuant to Section 1-10-7 of the Village Code, Authorize the Village Manager to Execute the Award of a Contract in Partnership with DuPage County Procurement Services to Morton Salt, Inc of Chicago, IL, for 800 to 1,300 Tons of Regular Delivery Bulk Rock Salt, as Needed, in an Amount Not-to-Exceed \$96,070 and 190 Tons of Emergency Bulk Rock Salt, if Needed, in an Amount Not-to-Exceed \$18,780, All to be Expensed to the Motor Fuel Tax Fund (Public Works Director Buckley)

Statement of the Issue:

Safe driving conditions during winter weather is an essential function of Public Works. Road salt is an essential tool in snow and ice removal.

Analysis:

The Village has purchased 100% of the annual salt used through a cooperative agreement with DuPage County since 2015. This was due to favorable pricing as well as additional delivery quantities and specifications that benefited those municipalities who participated in the bid. Some of those benefits are: better options on bid amounts (standard 80%-130% with the possibility to extend up to 150%), better delivery options (3 working days from date of order), better options for purchasing less than 80% (pay for 80% but vendor stores unused portions to be delivered the following year at no additional cost to the municipality vs. required to pay and take delivery of 80%), and better options for early delivery of salt (declared amount by 9/30 vs. no option). Glen Ellyn has included the up to 150% option of the contract instead of having a separate contract for emergency salt after there were no bids received for the 2014-15 season.

For 2024-25, DuPage County put out a new bid and Public Works included an amount for 1,000 tons of salt. Per the contract, we are able to purchase between 80% (800 tons) and 130% (1,300 tons) of the 1,000 ton (\$73.90/ ton) order, dependent on winter weather. Given the current amount stored at the Churchill facility, Public Works decided not to utilize the option for early salt (ordered before December 1) and will move salt around as needed to handle any early season salting. There are four bins at Public Works that can hold a total of 800 tons of salt during winter and the Churchill facility can hold up to an estimated 2,000 tons. Public Works moves all salt during the summer to Churchill, allowing the bins to be used for materials like black dirt, mulch and street sweeping debris before being disposed of.

In the past, the need for emergency salt was associated with Glen Ellyn's limited salt storage; Glen Ellyn could store only 800 tons of salt at any one time during winter and preferred to store only 200–400 tons during the remainder of the year so that non-winter activities are unaffected by lack of storage areas. The emergency salt contract now can be used as an extension of favorable pricing and allow purchase of additional salt if the pricing is expected to rise significantly but not be utilized if prices are expected to drop. Public Works has filled the Churchill facility to approximately 90% capacity to maximize non-salt storage for the summer construction season. There was no need to purchase additional salt to maintain the ideal amount at Churchill and with the price of the new bid expected to be better, there was no need to utilize this portion of the contract.

Glen Ellyn will have approximately 1,800 tons of salt in storage and can purchase 1,300 tons of regular salt with the 2024-25 contract for a maximum combined total of 3,100 tons of salt for snow and ice removal for the upcoming winter. Average salt use in a winter season is 1,900 tons; last year Public Works used — 1,075 tons of salt for snow and ice removal. This is the lowest amount ever used in a season and there were only 10 events where salting was necessary, less than half of the average over the last 10 years. The highest salt usage was the winter of 2013/14 when 3,300 tons were put down over 45 different events. During that season, Public Works exhausted the salt contracts and had to procure additional salt by borrowing from other communities or purchasing at exorbitant prices from other vendors.

Budget Impact:

If Public Works were to order the maximum of 1,500 tons of salt due to a severe winter season or to maximize current pricing, the total salt cost with Morton Salt would be \$114,850. See attached bid tabulation.

Based on the bid quantities, Public Works expects salt expenses to be between \$59,120 (800 tons regular) and \$96,070 (1,300 tons regular salt). These funds will be charged to the Motor Fuel Tax Fund. The FY24 budget has \$231,944 budgeted for salt purchasing, of which \$75,716 has been spent to date. Salt purchases from January through March 2024 were charged to a purchase order carried over from FY23. This leaves \$156,227 budgeted dollars for October - December 2024 salt purchases. The 7-year average of salt purchased in October - December is ~800 tons; the proposed contract pricing would result in a projected cost of approximately \$59,120. Unused dollars of this requested contract approval will carry over into FY25 for salt purchases in January-March 2025 from Morton Salt.

The emergency salt (131% - 150%) is \$93.90/ton; if Glen Ellyn were to use all 200 tons, this would be an additional \$18,780 incurred by the budget. This emergency salt would more than likely be purchased in 2025, if it is necessary to utilize this option.

The FY25 budget amount in the MFT Fund will be adjusted accordingly to account for both the current salt pricing and the expected pricing for the 2025-26 winter season. This will only be a projection as the budget is completed before the start of the upcoming 2024-25 snow season.

Contribution to Strategic Plan

Action Requested:

Staff requests that the Village Board approve and authorize the Village Manager to execute the award of a contract in partnership with DuPage County Procurement Services, which is an authorized exception in the purchasing policy of the Municipal Code, to Morton Salt, Inc. of Chicago, IL, for the purchase of 800 to 1,300 tons of regular delivery bulk rock salt, as needed, in an amount not to exceed \$96,070, and 200 tons of emergency bulk rock salt, if needed, in an amount not to exceed \$18,780 all to be expensed to the Motor Fuel Tax Fund 21000-530215.

Attachments:

1. DPC Salt Bid Tabulation
2. Contract Morton Salt 2024-25

DuPage County Division of TransportationProject: **Bulk Rock Salt** Sec. No: **24-0SALT-01-MS**Date of Letting: **May 14, 2024 2:00 P.M.**

Item No.	Items	Unit	Quantity	Engineer's Estimate		Morton Salt, Inc. Address City, State Zip		Compass Minerals Address City, State Zip	
				Unit Price	Total	Unit Price	Total	Unit Price	Total
	GROUP 1								
	ROCK SALT	TON	15000	\$80.00	1,200,000.00	\$73.90	1,108,500.00	\$74.28	1,114,200.00
	ROCK SALT (130% to 150%)	TON		\$80.00		\$93.90		\$79.28	
Bidder's Total Proposal for Group 1				\$1,200,000.00		\$1,108,500.00		\$1,114,200.00	

	GROUP 2								
	ROCK SALT	TON	47970			\$73.90	3,544,983.00	\$74.28	3,563,211.60
	ROCK SALT, EARLY DELIVERY	TON	3800			\$73.90	280,820.00	\$74.28	282,264.00
	ROCK SALT (130% to 150%)	TON				\$93.90		\$79.28	
Bidder's Total Proposal for Group 1						\$3,825,803.00		\$3,845,475.60	

CONTRACT AGREEMENT
BULK ROCK SALT CONTRACT BETWEEN
MORTON SALT, INC. AND THE VILLAGE OF GLEN ELLYN

THIS AGREEMENT is entered into this 25th day of June, 2024, between the Village of Glen Ellyn, located at 535 Duane St, Glen Ellyn, IL 60137 (hereinafter referred to as the VILLAGE), and Morton Salt, Inc., licensed to do business in the State of Illinois, located at 444 West Lake Street, Suite 2900, Chicago, IL 60606, (hereinafter referred to as the CONTRACTOR).

RECITALS

WHEREAS, the VILLAGE requires the goods and/or services specified in the attached DuPage County Bulk Rock Salt Bid (opened on May 14, 2024) for its Department of Public Works, located at 30 S Lambert Rd, Glen Ellyn, IL 60137; and

WHEREAS, the CONTRACTOR provided the VILLAGE with a quote for the unit cost for quantities of early delivery salt (0 tons) at \$73.90, regular salt between 80%-130% of projected usage (1,000 tons) at \$73.90/ton and 131%-150% of projected usage at \$93.90/ton, and

WHEREAS, the CONTRACTOR is the vendor selected pursuant to the bid process and is willing to perform under the terms of the Bid and this Contract.

NOW, THEREFORE, in consideration of the premises and mutual covenants contained herein, the parties agree that

1.1 CONTRACT DOCUMENTS

1.2 This Contract includes all of the following component parts, all of which are fully incorporated herein and made a part of the obligations undertaken by the parties:

- 1.2.a Bid Invitation
- 1.2.b Project Information
- 1.2.c Instructions to Bidders
- 1.2.d General Conditions
- 1.2.e Special Conditions
- 1.2.f Bonding Requirements and Certificates
- 1.2.g Bid Form (including Certification/Proposal, Signature Affidavit including Proposal Pricing)
- 1.2.h Specifications (including any addenda, interpretations and approved exceptions)

1.3 All documents are or will be on file in the office of the Finance Department, Civic Center, 535 Duane St, Glen Ellyn, IL 60137.

1.4 In the event of a conflict between any of the above documents, the documents control from top to bottom; i.e., "a" controls over "b".

2.1 DURATION OF THIS CONTRACT

2.2 Unless terminated as provided in the Bid Invitation, the term of this Contract shall be a one year period beginning on June 1, 2024 and continuing through May 31, 2025.

2.3 The Contract term is subject to renewal according to the Bid Invitation Specifications.

2.4 In no event shall the term plus renewals exceed four (4) years.

3.1 BID PRICES AND PAYMENT

3.2 The Contractor shall provide the required goods and or services described in the Bid Specifications for the prices quoted on the Bid Form.

3.3 The VILLAGE shall make payment, except that no payment shall be approved where the Contractor has failed to comply with certified payroll requirements of the Illinois Prevailing Wage Act or Davis Bacon Act.

VILLAGE OF GLEN ELLYN, ILLINOIS

4.0 AMENDMENTS

4.1 This Contract may be amended by mutual agreement.

4.2 All amendments will conform to State of Illinois Statutes and VILLAGE procedures for Change Orders.

5.1 CONTRACT ENFORCEMENT- ATTORNEY'S FEES

5.2 If the VILLAGE is required to take legal action to enforce performance of any of the terms, provisions, covenants and conditions of this Contract, and by reason thereof, the VILLAGE is required to use the services of an attorney, including the States Attorney, then the VILLAGE shall be entitled to reasonable attorney's fees and all expenses and costs incurred by the VILLAGE pertaining thereto and in enforcement of any remedy, including costs and fees relating to any appeal.

6.1 SEVERABILITY CLAUSE

6.2 If any section, paragraph, clause, phrase or portion of this Contract is for any reason determined by a court of competent jurisdiction to be invalid and unenforceable, such portion shall be deemed separate, distinct and an independent provision, and the court's determination shall not affect the validity or enforceability of the remaining portions of this Contract.

7.0 GOVERNING LAW

7.1 This Contract shall be governed by the laws of the State of Illinois both as to interpretation and enforcement. Venue for all disputes will be exclusively in the circuit court for the Eighteenth Judicial Circuit in DuPage County, Illinois and that Illinois law will control.

8.1 ENTIRE AGREEMENT

8.2 This Contract, including the documents listed in 1.1, contains the entire agreement between the parties.

8.2 There are no covenants, promises, conditions, or understandings; either oral or written, other than those contained herein.

IN WITNESS WHEREOF, the parties set their hands and seals as of the date first written above.

MORTON SALT, INC.

VILLAGE OF GLEN ELLYN

By: _____

Authorized Signature

By: _____

Village Manager



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Public Works
Department Head: Dave Buckley
Category: Purchase
Prepared By: John Hubsby

AGENDA ITEM (ID
2024-391)

DOC ID: 2024-391

Motion Pursuant to Section 1-10-7 of the Glen Ellyn Village Code to Adopt Competitive Bidding Procedures of the Sourcewell Purchasing Program in Lieu of the Provisions of Chapter 10 on Village Contracts and Approve the Purchase of a Henderson Brinemaker from Henderson Products, Inc. of Huntley, IL Through the Sourcewell Purchasing Program in the Amount of \$110,619 and Approve the Purchase of Three Storage Tanks From the Sprayer Depot, of Apopka, FL in the Amount of \$26,466, All To Be Expensed to the General Fund - Streets Equipment/Capital Outlay (Public Works Director Buckley)

Statement of the Issue:

Public Works (PW) is responsible for keeping the roadways safe during winter. Rock salt is the traditional tool used to combat snow and ice but has an environmental and economic cost. For every pound of salt put down on Village roads, almost all of that eventually finds its way to local waterways through the stormwater system. The Village has utilized liquids as an additive for over a decade, but has not had the equipment available to expand the use of liquids to include pretreatment. Purchase of a brine making system would allow PW to easily and cost-effectively create a liquid for use on the rock salt put down on the streets as well as move towards proactive treatment of roadways ahead of storms. This pretreatment can have a dramatic impact reducing the total amount of salt purchased and used each season, as well as prevent snow and ice from bonding to the roads, allowing for cleanup after an event to be shortened, saving additional time and resources.

Analysis:

In the early 2010s, PW did experiment with direct liquid application to streets. The program was limited in scope due to only having one 5,000 gallon tank to store the solution, a homemade spray bar system for a vehicle, and dependency on a vendor to deliver the liquid. When a new director was hired, the use of pretreatment was eliminated and the only liquid used was put directly on the salt as it was spread from the trucks. Salt needs moisture to activate the melting properties of frozen water. Use of liquids on the rock salt speeds the process, helps reduce bounce when the salt is being spread, and can lower the effective temperature at which salt still effectively melts snow and ice. Many surrounding communities utilize pretreatment with liquids, some even beginning to experience

liquid-only routes. Pretreatment can help prevent the bond of snow and ice to the roadway, making the physical removal with scrapers and plows easier, leaving less snow on the roadway to have to then treat with salt.

The Village is also a member of the DuPage River Salt Creek Work Group (DRSCWG), with the focus on the quality of local waterways. Much of their work has focused on dam removal and phosphorus levels, but another main topic is the level of chlorides, which spikes during winter with snow fighting efforts. Elevated chloride levels can have an impact on microinvertebrates, which then can influence the rest of the food web and therefore the health of the water way. While streams are not as active biologically during the winter, elevated chloride levels in waterways often persist into the spring and summer, as rainfall washes the roadway salt into the stormwater collection system. The Village is required to have an IEPA discharge permit for the storm sewers, with rules and regulations in place to minimize impacts on the local waters. Smart salting techniques, which the expanded use of liquids would be an example of, is a way to meet these requirements.

Staff has been discussing using more liquids for a handful of years and earnestly began planning last year. One of the biggest choke points is the current reliance on a vendor to supply liquid by truck, which is stored in a 5,000 gallon tank onsite. This limits use of the liquid to applying onto the salt only, as the stock on hand would quickly be depleted if applying directly to roads. There is also difficulty in procuring the liquids during the winter and if PW was not to take a full truck load of 4,500 gallons, a premium is paid for the partial load. A brine maker allows some of the rock salt already purchased annually to be converted into a brine (saltwater solution) in quantities to not only use the liquid all the time on the salt but to pretreat roadways. Two systems were investigated, one from Henderson and one from Cargill. After some onsite meetings with the companies, the Henderson system was the clear choice based on ease of use (automatic vs. manual), remote access for troubleshooting the system, ability to monitor and adjust the ratios from a computer, and a turnkey solution from the vendor, including installation and training.

The staff at Henderson was also invaluable in answering questions from staff and helping with the design for where the brine making unit would go, placement of the storage tanks, and input on how best to run the necessary piping. PW staff did visit a number of local municipalities that had both systems and those resulted in further consensus that the Henderson system would provide the ability to expand the use and generation of liquids without unduly impacting winter operations.

Budget Impact:

Both systems are available through Sourcewell contracts, the purchasing co-op that provides competitively bid prices that helps the Village save on costs, time, and effort with the procurement process. There was \$150,000 budgeted in the General Fund for Streets under Equipment/Capital Improvement. The Henderson system was quoted at \$110,619 and the Cargill system was \$86,591. For the reasons stated in the background and analysis, staff feels that the superiority of the Henderson system considering how Glen Ellyn functions during snow operations justifies the higher cost. A better, more consistent liquid produced without a need to manually operate the system will provide better results on the roadways and not create an increased demand on staff time.

The existing storage tank is at the end of life and to function most effectively, three tanks will be needed. These could be procured through the Sourcewell pricing, but both vendors stated that tanks could likely be procured for less directly by the Village. The price from Sourcewell was \$32,646 for the three tanks. A member of the Streets Division had overseen the purchase of a brine system in

their former municipality and was able to obtain a quote from Sprayer Depot for the three tanks, with shipping, for a cost of \$26,446. These tanks would be placed in the far east bin, on the north side of the PW building, where salt is currently stored in the winter. This will reduce the amount of salt on hand to ~600 tons at any one time at PW, but with the annual purchase of salt and the storage facility at Churchill, the ability to use more liquids far outweighs the reduction of 200 tons.

There are some additional costs for modifications needed to install the system that total approximately \$12,300. This is for items like PVC (~\$2,500) and copper piping (~\$2,600), some electrical work (\$800), concrete coring (\$600), and the price for the purchase of a reduced pressure zone (RPZ) device, with installation by a plumber (~\$5,800). These costs will not be associated with either of the requested purchase approvals but will be procured through typical means for these types of products and services, following the Village's purchasing policy.

This puts the total price for the brine making system at \$149,365, just under the \$150,000 budgeted for the project.

Contribution to Strategic Plan

Action Requested:

Staff requests that the Village Board approve a motion pursuant to Section 1-10-7 of the Glen Ellyn Code for the Village Manager to authorize the purchase of one (1) Henderson Pro Advantage Brinemaker from Henderson Products, Inc. of Huntley, IL through the Sourcewell Purchasing Program in the amount of \$110,619 and the approval to purchase three (3) storage tanks from Sprayer Depot of Apopka, FL in the amount of \$26,446, both to be expensed to the General Fund - Streets Equipment/Capital Improvements 143300-580110.

Attachments:

1. Henderson Brinmaker Quote
2. Sprayer Depot Quote
3. Cargill AccuBrine Quote



HENDERSON

PRODUCTS, INC.

11921 SMITH DRIVE
HUNTLEY, IL 60142
PHONE: 847-836-4996
FAX: 563-927-7108

CUSTOMER QUOTE

Page 1
Quote #174254
Rev #29

To: VILLAGE OF GLEN ELLYN, IL
Attn:
Quote Date: 2/8/2024
Valid Until: 4/8/2024
Sourcewell Contract# 031423-HPI
Sourcewell #: 41960
Quoted:

Quoted By: Glenn Beck
Phone: 563-927-2828
Cell:
Fax: 563-927-2521
Email: gbeck@hendersonproducts.com

Henderson Pro Advantage Brinemaker and Flex Truck-fill Station -
Installed/BrineXtreme Sourcewell Contract # 031423-HPI

Henderson Products is pleased to present the following quote. Please contact us if you have any questions.

Brine Xtreme

Salt Brine Maker Style: **Advantage Brine Maker**
Installation Type: **Fixed Indoor Installation**
Hopper Cover: **Advantage Manual Flip Cover/Extension**
Salinity Control Type: **Pro controls, No truck fill**
Salinity Control Mounting: **Remote mounted controls away from Brine Maker**
Salinity Control Pump Flow Rate: **100 GPM**
System output direction: **Right hand output**
Controls Voltage: **208/220 Volt, 1 Phase**
Low Salt Warning Light: **Yes, low salt warning light**
Storage Tank Level Monitor: **Yes, Storage Tank Level Monitor**
Waterline Air Purge: **No waterline air purge**
Cellular Gateway: **Cellular Gateway (1 year free access included)**
Custom Option Fields: **No Custom Options Required**

BrineXtreme Truck Fill Flex 2023

Control Type: **Pro Controls**
Truck Fill Pump Flow Rates: **Variable Flowrate 20-200 GPM**
Voltage: **208/220 Volt - 1 Phase**
Storage Tank Level Monitor: **No Storage Tank Level Monitor**
Cellular Gateway: **No Cellular Gateway**
Powered Truck Offload/Agitation: **Yes, Pwr Trk Offload/Agitation**
Number Of Truck Fills: **Fill 1 Truck At A Time**
Number Of Products (Including Brine) To Blend: **2 Products (Brine + 1)**

Installation Workup

Facility: **IDC-IL**
Completed Truck Delivery Method: **Henderson Delivers (100 miles or less)**

Non-Henderson Equipment: **Yes (SELECT OPTIONS BELOW)**
Quantity of Non-Henderson Equip: **Quantity 1**





HENDERSON

PRODUCTS, INC.

11921 SMITH DRIVE
HUNTLEY, IL 60142
PHONE: 847-836-4996
FAX: 563-927-7108

CUSTOMER QUOTE

Page 2
Quote #174254
Rev #29

Equipment Type 1: **Other**
Equipment 1 quote number: **Installation**

Equipment 1 spec:

Total package price: \$122,910.00
Total package w/applicable 10% Sourcewell discount: \$110,619.00
Freight: \$0.00
Single package total: \$110,619.00
Package(s) : 1
Total: \$110,619.00

**10% Sourcewell discount applies to all equipment and installation only.

Due to the volatility in material costs and chassis delays, pricing is subject to change at time of manufacturing and/or upfit.

Signed: _____ Date: _____

Quote notes:

Installation price includes providing plumbing/tubing to Brinemaker, Truck-fill Station, 10,000 gallon and 5,000 gallon storage tanks. Set-up and Training is included in install price. 220 volt single phase connection is required (Brinemaker 20 amp min/Truck-fill 30 amp min). Minimum 2" water line required for water source. Freight is not included in the price. Once we know the storage tanks you would like to select, we can provide approximate freight price.

The following are storage tank prices (not including freight) that includes a 10% Sourcewell Discount:

2100 gallon tank - \$6,208
5000 gallon tank - \$11,230
10,000 gallon tank - \$15,208



**National
Purchasing
Partners
Government**
Since 2005





Sprayer Depot
1220 Starpoint Dr Ste 300
Apopka FL 32703
United States

Sales Quote

#SQ259831

4/17/2024

Bill To

The Village of Glen Ellyn
30 S Lambert
Glen Ellyn IL 60137
United States

Ship To

The Village of Glen Ellyn
30 S Lambert
Glen Ellyn IL 60137
United States

TOTAL

\$28,297.81

Expires: 5/17/2024

Expires

5/17/2024

Exp. Close

4/17/2024

Sales Rep

Mark-Alan Halbmaier II

Qty	Item	List Price	Your Price	Amount	Tax Amount	Gross Amt
1	47109 Norwesco 2000 Gallon Vertical Storage Tank	\$4,691.18	\$3,048.00	\$3,048.00	\$251.46	\$3,299.46
2	47618 Norwesco 6502 Gallon Vertical Storage Tank	\$14,927.52	\$9,699.00	\$19,398.00	\$1,600.35	\$20,998.35
1	Shipping Note 1 **Commercial address, forklift available**	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

Subtotal	\$22,446.00
Shipping Cost	\$4,000.00
Tax	\$1,851.81
Total	\$28,297.81 \$26,466.00



SQ259831

1 of 1



January 12, 2024

Village of Glen Ellyn
30 Lambert Road
Glen Ellyn, IL 60137
John Beckman – Street Superintendent
Phone: 630)547-5533
jbeckman@glenellyn.org

RE: AccuBrine® blending / truck loading system

Cargill Salt – Road Safety is pleased to submit the following quote for your Brine Making Equipment needs. This quote does not constitute an order confirmation. The prices quoted in this letter are valid for a sixty (60) day timeframe.

<i>Item</i>	<i>Qty</i>	<i>Description (Single phase)</i>	<i>Each</i>	<i>Extended</i>
1	1	AccuBrine Blend V2 Truck Loading and Blending System w/ 2 additive capability using Sourcewell Price	\$70,900.00	\$70,900.00
2	1	Truck Offload Kit	\$1,012.00	\$1,012.00
3	1	Additional 100' Roll of 2" suction hose	\$980.00	\$980.00
4	8	2" Storage Tank Flange Kits	\$250.00	\$2,000.00
5	3	2" Y Kits	\$288.00	\$864.00
6	1	Installation and Commissioning:	\$9,735.00	\$9,735.00
7		Freight:	\$1,190.00	\$1,100.00
		Total:		\$86,591.00



Optional Critical Part Packages Offered		Each
A	Critical Spare Parts Kit for 3HP AccuBrine® Blend V2 Truck Fill and Blending Unit- 10 Manifold Gaskets 2" 1 Pressure Transducer 1 Female 4-Pin Right Angle Connector 10 Manifold Clamps 2" 1 3HP Single Phase Motor/Pump Combo 1 Signet Flow Meter (Ingredient) 1 Actuator Only 2" 1 2" Valve Seal Kit	\$8,012.00
B	Pre-Season Startup Service – Brinemaker & Blend V2 Startup with Training. Includes factory technician's travel and local living expenses. <i>Target dates for this work are August – October.</i>	\$3,225.00

Additional Notes, Description of Options:

1. Quote does not include taxes, if applicable.
2. Customer is responsible for providing salt to be used for testing and training.
3. This quote is for equipment powered with single-phase electrical service.
4. The quoted AccuBrine® NXT-Gen brine maker with truck fill and two additive blends.
5. Installation and commissioning are included in this quotation.
6. Please note that an additional electric service will be needed for the Truck Fill and Blending unit.
7. Number of hose kits could change after layout of brine maker equipment and storage tanks is finalized.
8. Lead time for delivery is up to 180 days.
9. Customer Sourcewell Membership ID: 41690
10. Cargill Sourcewell Contract #031423-CGI



Terms and Conditions

The terms and conditions and full limited warranty statement are available upon request. The terms and conditions and full limited warranty statement shall constitute the sole terms and conditions governing any sale of an AccuBrine® automated brine maker entered into by the parties. No terms or conditions, other than those located at <https://www.cargill.com/doc/1432095426022/cargill-salt-terms-and-conditions.pdf>, whether contained in Buyer's purchase order or elsewhere, shall be binding on Seller unless agreed to in writing by Seller. Seller's failure to object to such other terms and conditions shall not be deemed a waiver of those located at www.cargill.com.

"Confidentiality Notice: This message is intended only for the named recipient and may contain confidential, proprietary or legally privileged information. Unauthorized individuals or entities are not permitted access to this information. Any dissemination, distribution, or copying of this information is strictly prohibited. If you have received this message in error, please advise sender by reply e-mail, and delete this message and any attachments. Thank you."

Regards,

Jim Anderson
District Manager
Cargill Salt – Road Safety
jim_a_anderson@cargill.com
mobile: 612-812-0051



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Public Works
Department Head: Dave Buckley
Category: Agreement
Prepared By: Derek Peebles

AGENDA ITEM (ID
2024-392)

DOC ID: 2024-392

Motion to Authorize the Village Manager to Execute a Contract with Civiltech Engineering, Inc., in the amount of \$107,446.00 for Engineering Consultant Services for Design of the Crescent-Glenwood Parking Lot Streetscape Improvements Project to be Expensed to the Capital Projects Fund (Public Works Director Buckley)

Statement of the Issue:

The area of the Crescent-Glenwood parking lot was excluded from the Phase 2-3 Streetscaping design and bid package due to uncertainty about the future use of the parking lot at the time of the design. As a result, design was never completed for the median area between Crescent Boulevard and the parking lot. These uncertainties have since been resolved with in-progress apartment building development on the property at the northwest corner of Crescent and Glenwood, and with the pending development of the former US Bank property with a new downtown Civic space.

Design is now needed for restoration and improvement of the Crescent-Glenwood parking lot area in support of the adjacent streetscaping and roadway reconstruction work.

Preliminary design concepts and rough estimated costs for parking lot area improvements were presented to the Board at the March 4, 2024 and June 17, 2024 Board Workshops. Public Works is recommending approval of a design contract with the streetscape design consultant, Civiltech Engineering, that will allow for further development of the preferred alternative and creation of bid plans and specifications for a 2025 construction.

Analysis:

The scope of work in the Civiltech Engineering proposal includes the development of preliminary cost estimates for up to four alternatives along with an additional two 2D color renderings in the event it was needed to achieve consensus on a preferred alternative. However, based upon discussion at the June 17 Board Workshop there is some consensus on the moving forward with what was referenced as Alternative 2, which involves reconstruction of the existing parking lot median within the existing median footprint, and addition of planters on the roadway side of the sidewalk, consistent with the existing streetscape template. The benefit to cost characteristics of this alternative were considered more favorable than other alternatives discussed.

Therefore, the consultant will be directed that hours do not need to be spent on the preliminary task of developing the multiple alternative cost estimates nor color renderings. Since the contract is

structured as a typical not-to-exceed, cost-plus-fixed-fee, the Village only pays for hours that are actually spent on the project.

Budget Impact:

The proposal for engineering design in the not-to-exceed amount of \$107,446.00 is attached.

Current estimates are that there will be an approximately \$66,000 remainder upon completion of the Phase 1 streetscaping work later this year, and approximately \$228,000 remainder from the Phase 2-3 streetscaping work. This, combined with the \$500,000 directly budgeted for the parking lot/median improvements, would allow for approximately \$794,000 in currently identified funding.

Once the design consultant is under contract, a more detailed cost estimate can be generated for the preferred alternative as the design is refined, allowing for further discussion on construction funding sources through the 2025 budget process.

Contribution to Strategic Plan

Action Requested:

In order to advance the needed design work for the Crescent-Glenwood parking lot area, Public Works staff recommends that the Village Board of Trustees makes the following motion at the June 24, 2024, Village Board Meeting:

- Motion to authorize the Village Manager to execute a contract with Civiltech Engineering, Inc. of Itasca, Illinois, in the not-to-exceed amount of \$107,446.00 for design engineering services for the Crescent-Glenwood Parking Lot area improvements to be expensed to the Capital Projects Fund.

Attachments:

1. A1 - Civiltech Proposal rv1 -Crescent-Glenwood Lot Design



Civiltech Engineering, Inc.
www.civiltechinc.com

Two Pierce Place, Suite 1400
Itasca, IL 60143
Phone: 630.773.3900
Fax: 630.773.3975

30 N LaSalle Street, Suite 2624
Chicago, IL 60602
Phone: 312.726.5910
Fax: 312.726.5911

Transportation

Civil

Construction

Environmental

Water Resources

Structural

Appraisal

June 17, 2024

Mr. Richard Daubert, P.E.
Professional Engineer

Village of Glen Ellyn
Public Works Department
30 South Lambert Road
Glen Ellyn, Illinois 60137

Re: CBD Streetscape and Utility Improvements
Crescent Lot Construction Plans Phase 2 Engineering Proposal

Dear Mr. Daubert:

In accordance with our discussions regarding future plans for the Village's parking lot on the south side of Crescent Boulevard, Civiltech has developed a proposed scope for the development of cost estimates for construction alternates, and, upon selection of a preferred alternate by the Village Board, the development of construction plans and specifications.

The scope has been developed using the preferred Alternate 3 as previously discussed with the Village. However, we have included hours for development or refinement of one additional concept to accommodate further coordination with other Village staff.

Below is an overview of the tasks:

1. Lighting

a. Initial Cost Estimates – Preliminary cost estimate for up to 4 alternatives.

b. Data Collection and Field Visit

- Review Village ordinance/requirements on parking lot lighting
- Set up CAD file and lighting program to run photometric calculations for selected alternate
- Research and obtain photometric files

c. Photometric Calculations and Report

- Temporary lighting design
- Proposed lighting design
- Lighting memo and report
- Lighting Layout of Proposed and Temporary lighting

d. Prefinal Plans

- Lighting Notes, Legend, Schedule of Quantities (1 sheet)
- Temporary Lighting (2 sheets)
- Temporary lighting wiring diagram (1 sheet)
- Temporary details (2 sheet)
- Proposed Lighting (2 sheets)
- Proposed lighting wiring diagram (1 sheet)
- Proposed lighting details (6 sheets)



- e. Prefinal Special Provisions – Prefinal submittal of the project specifications.
- f. Prefinal Quantities and Cost Estimate – Prefinal submittal of the project quantities and cost estimate.
- g. Utility Coordination (ComEd) – Set up new business account to locate power for proposed and temporary lighting controller.
- h. Final Submittal of Plans, Special Provisions, and Estimate of Cost

2. Streetscape

- a. Initial Cost Estimates – Preliminary cost estimates for up to 4 alternatives.
- b. Color rendered 2D plans – Two (2) plan view color renderings will be produced. Plans will be drawn on an aerial base utilizing CAD linework to show streetscape design elements and parking lot curblin geometry. Elements to including the placement of pavers, planter curbs, trees, street furniture and lighting. Color rendered plans will include text callouts and general dimensions.
 - The two plans will show different alternates based on the same layout. The differences between the plans will be material selections, which will be color rendered to provide a basis for comparisons.
- c. . Prefinal Plans – we will develop a set of pre-final plans based on the preferred alternative to include:
 - Hardscape Materials Layout Plans
 - Planting layout plans
 - Irrigation schematic layout plans
 - Detail sheets for all streetscape elements
- d. Prefinal Special Provisions, Quantities, and Cost Estimate – Prefinal submittal of the project specifications, quantities, and estimate of cost – based on the preferred alternative.
- e. Final Submittal of Plans, Special Provisions, and Estimate of Cost

3. Parking Lot

- a. Initial Cost Estimates – Preliminary cost estimates for up to 4 alternatives.
- b. Data Collection and Field Visit – Verify survey and current field conditions.



c. Prefinal Plans

- Title Sheet
- General Notes
- Alignment and Ties
- Removal Plan
- Proposed Plan
- Site Grading Plan
- Drainage and Utility Plan
- ADA Grading Plans
- Construction Details

d. Prefinal Special Provisions, Quantities, and Estimate of Cost and Time – Prefinal submittal of the project specifications, quantities, estimate of cost, and estimate of time.

e. Final Submittal of Plans, Special Provisions, and Estimate of Cost and Time

f. UPRR Coordination – Coordination with the UPRR for work within their ROW.

g. Utility Coordination – Coordination with utilities onsite including Desing JULIE, design coordination, and permit reviews.

h. Bid Assistance – Prepare addendums and review bids.

i. Construction Assistance – Coordination during construction for unforeseen conditions.

j. Meetings – Two coordination meetings are included in this scope.

k. Village Entitlement Permit Process – Application, additional exhibits, and coordination necessary for permitting the project through Community Development.

4. DuPage County Stormwater and Floodplain Ordinance - Stormwater Certification

a. Detention and Post Construction BMP Analysis – Stormwater detention is not anticipated to be required, however it is likely that a Post Construction Best Management Practice (PCBMP) will be required. We will develop an analysis of feasible alternatives and provide a recommendation for a PCBMP that will be incorporated into the project drainage design.

b. Stormwater Certification – We will complete a Stormwater Certification and permit application submittal to Village of Glen Ellyn that demonstrates project compliance with the DuPage County Stormwater and Floodplain Ordinance. There are no anticipated project impacts to wetlands or floodplain and stormwater detention is not anticipated to be required.



5. Retaining Wall Inspection

- a. Field Visit – Visual inspection of wall including photo documentation. The wall will be inspected for areas of deterioration including spalling, delamination, and cracking. Additionally, any settlement, rotation as well as drainage issues will be noted.
- b. Report – Prepare report of findings on structural condition of the wall. The report will document any areas of deterioration as well as any settlement, rotation, or drainage issues. The report will also include any recommended repairs with associated costs..

Thanks again for the opportunity to provide these services.

Very truly yours,

Kristin Kalitowski, P.E.
Project Manager

A handwritten signature in black ink that reads 'Kristin Kalitowski'.

CIVILTECH ENGINEERING, INC.

Village of Glen Ellyn
CBD Streetscape and Utility Improvements - Phase II Engineering Services - Crescent Parking Lot Construction Plans

COST ESTIMATE OF CONSULTANT SERVICES

Overhead Rate: 125.88%
Complexity Factor "R": 0
FF = 14.5%((DL+R(DL)+OH(DL))

ITEM	WORK HOURS (A)	PAYROLL (B)	OVERHEAD & FRINGE BENEFITS (C)	FIXED FEE (D)	IN-HOUSE DIRECT COSTS (E)	OUTSIDE DIRECT COSTS (F)	SERVICES BY OTHERS (G)	TOTAL (B-G)	% OF TOTAL (H)
1 Lighting	200	\$10,377	\$13,062	\$3,398.57	\$13	\$0	\$0	\$26,850	25.0%
2 Streetscape	185	\$9,555	\$12,027	\$3,129.35	\$13	\$0	\$0	\$24,724	23.0%
3 Parking Lot	354	\$16,468	\$20,730	\$5,393.70	\$26	\$0	\$0	\$42,618	39.7%
4 Stormwater Permit	73	\$3,520	\$4,430	\$1,152.73	\$0	\$0	\$0	\$9,103	8.5%
5 Retaining Wall Inspection	20	\$1,600	\$2,014	\$524.04	\$13	\$0	\$0	\$4,151	3.9%
PROJECT TOTALS	832	41,519	52,263	13,598	66	0	0	\$107,446	100.0%

DETAILED WORK HOUR ESTIMATE

Item #	Sub-Task	Description	Project Manager \$63.50	Engineer III \$44.00	Lighting Engineer \$53.00	Landscape Architect \$80.00	Landscape Designer \$45.00	Water Resources Department Head \$80.00	Water Resources Engineer III \$44.00	Chief Structural Engineer \$80.00	Total Work Hours
ITEM 1	Lighting										
a.	Initial Cost Estimates		1		12						13
b.	Data Collection and Field Visit		1		4						5
c.	Photometric Calculations, Analysis Report, Lighting Layout of Proposed and Temporary Lighting		2		48						50
d.	Prefinal Plans	Sheets									
	Lighting Notes, Legend, Schedule of Quantities	1	1		2						4
	Temporary Lighting	2	1		16						23
	Temporary Lighting Wiring Diagram	1			4						7
	Temporary Lighting Details	2			3						7
	Proposed Lighting	2	1		8						27
	Proposed Lighting Wiring Diagram	1	1		4						9
	Proposed Lighting Details	6	1		6						13
e.	Prefinal Special Provisions		2		6						8
f.	Prefinal Quantities and Cost Estimate		1		4						9
g.	Utility Coordination (ComEd)				4						4
h.	Final Submittal Plans, Special Provisions, Estimate of Cost		1		16						21
											0
	Sub-Total Item 1 =		13	40	147	0	0	0	0	0	200
ITEM 2	Streetscape										
a.	Initial Cost Estimates					8	16				24
b.	Color Rendered 2D Plans					8	32				40
c.	Prefinal Plans	Sheets									
	Hardscape Materials Layout Plans	2	1			8	40				49
	Planting layout plans	2				4	16				20
	Irrigation schematic layout plans	2				2	8				10
	Detail sheets for all streetscape elements	6			16	6	18				40
d.	Prefinal Special Provisions, Quantities, and Cost Estimate		1			2	10				13
e.	Final Submittal Plans, Special Provisions, Estimate of Cost		1			4	8				13
	Sub-Total Item 2 =		3	16	0	34	132	0	0	0	185
ITEM 3	Parking Lot										
a.	Initial Cost Estimates		4	16							20
b.	Data Collection and Field Visit		3	3							6
c.	Prefinal Plans	Sheets									
	Title Sheet	1		3							3
	General Notes	1	1	3							4
	Alignment and Ties	2		4							4
	Removal Plan	2	1	24							25
	Proposed Plan	2	1	30							31
	Site Grading Plan	2	2	40							42
	Drainage and Utility Plan	2		40							40
	ADA Grading Plans	4	2	40							42
	Construction Details	4	1	24							25
d.	Prefinal Special Provisions, Quantities, and Estimate of Cost and Time		2	16							18
e.	Final Special Provisions, Quantities, and Estimate of Cost and Time										
f.	UPRR Coordination		3	3							6
g.	Utility Coordination		2	20							22
h.	Bid Assistance		2	8							10
i.	Construction Assistance		2	8							10
j.	Meetings		6	6							12
k.	Village Entitlement Permit Process		8	16	4	2	4				34
	Sub-Total Item 3 =		40	304	4	2	4	0	0	0	354
ITEM 4	Stormwater Permit										
a.	Detention and PCBMP Analysis		1					2	24		27
b.	Stormwater Certification							6	40		46
	Sub-Total Item 4 =		1	0	0	0	0	8	64	0	73
ITEM 5	Retaining Wall Inspection										
a.	Field Visit									4	4
b.	Report									16	16
	Sub-Total Item 5 =		0	0	0	0	0	0	0	20	20
Total Engineering Workhours			57	360	151	36	136	8	64	20	832

Village of Glen Ellyn

CBD Streetscape and Utility Improvements - Phase II Engineering Services - Crescent Parking Construction Plans

DETAILED DIRECT COSTS

Item #	Description	No.	Units	Cost/Unit	In-House Costs	Outside Costs	Services by Others
ITEM 1	Lighting						
	Mileage: 1 trip @ 20 miles roundtrip @ \$0.655 per mile						
				Item 1 Total	\$ 13.10	\$ -	\$ -
ITEM 2	Streetscape						
	Mileage: 1 trip @ 20 miles roundtrip @ \$0.655 per mile						
				Item 2 Total	\$ 13.10	\$ -	\$ -
ITEM 3	Parking Lot						
	Mileage: 2 trips @ 20 miles roundtrip @ \$0.655 per mile						
				Item 3 Total	\$ 26.20	\$ -	\$ -
ITEM 4	Stormwater Permit						
				Item 4 Total	\$ -	\$ -	\$ -
ITEM 5	Retaining Wall Inspection						
	Mileage: 1 trip @ 20 miles roundtrip @ \$0.655 per mile						
				Item 5 Total	\$ 13.10	\$ -	\$ -
				Direct Cost Totals	\$ 66	\$ -	\$ -
	Agency Permit Costs are not included with this proposal.						



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Public Works
Department Head: Dave Buckley
Category: Change Order
Prepared By: Ellen McKenna

**AGENDA ITEM (ID
2024-400)**

DOC ID: 2024-400

Motion to Authorize the Village Manager to Execute a Contract Change Order in the amount of \$13,000 for additional work by G.A. Paving, LLC, of Bellwood, Illinois, for the 2024 Utility Pavement Restoration Program to be Expensed to the Water Fund and Sanitary Sewer Fund (Public Works Director Buckley)

Statement of the Issue:

The purpose of this memorandum is to provide a recommendation for the approval of a change order to the contract with G.A. Paving LLC of Bellwood, Illinois, for the construction of the 2024 Utility Pavement Restoration Program in the amount of \$13,000 to be expensed to the Water and Sanitary Sewer Funds.

Analysis:

On March 10, 2024, the Village Manager approved a construction contract with G.A. Paving in the amount of \$31,325 for restoration of sidewalk, curbs, and roadway impacted by Village utility repairs and lead line replacements. The Village received four bids and G.A. Paving was the lowest responsible and responsive bidder capable of doing both concrete and asphalt repairs. This program allows the Village to provide better customer service to property owners by restoring right-of-way on a timelier basis. In the past, the restoration timeline would be constrained by the availability of the Village's concrete contractor for sidewalk, curb, and base course replacement and then the availability of the asphalt contractor, who would follow to do the asphalt street patch work.

The amount of work under the contract is subject to the actual number of utility pavement patch repairs required and the availability of funds for the work. The estimated quantities listed in the bid proposal were based on 2023 constructed quantities; however, the amount of utility work varies based upon the actual number of water main breaks and lead line replacements repaired in a given year. The Village currently has six locations to restore for a total cost of \$42,354.41. Staff recommends approving a change order for \$13,000 to complete the necessary utility pavement patches.

Budget Impact:

The Water and Sanitary Sewer Funds contain annual elements for concrete restoration expenses associated with Village utility repairs. Resulting funding recommendations for this contract

change order are included in the following table:

2024 Utility Pavement Restoration Program Recommended Funding for Construction						
Project Item	Funding Source	Account No.	Budgeted Funding (CY-24)	Original Contract Funding	Rec'd Change Order Funding	Amended Contract Funding
Concrete Restoration Contract	Water Fund	50100-520985	\$30,000	\$15,662.50	\$6,500.00	\$21,162.50
Concrete Restoration Contract	Sanitary Sewer Fund	50200-520985	\$30,000	\$15,662.50	\$6,500.00	\$21,162.50
Total Funding:			\$60,000	\$31,325.00	\$13,000.00	\$44,325.00

Contribution to Strategic Plan

Strategic Issue: Infrastructure. **Initiative:** Safe & Reliable Roads and Utilities.

Action Requested:

Engineering staff recommends approval of a change order to the contract with G.A. Paving LLC of Bellwood, Illinois, for the construction of the 2024 Utility Pavement Restoration Program in the amount of \$13,000 to be expensed equally between the Water & Sanitary Sewer Funds.

1. Motion to Authorize the Village Manager to Execute a Contract Change Order in the amount of \$13,000 for additional work by G.A. Paving, LLC, of Bellwood, Illinois, for the 2024 Utility Pavement Restoration Program to be Expensed to the Water Fund and Sanitary Sewer Fund.

Attachments:



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Village Links
Department Head: Jeff Vesevick
Category: Amendment
Prepared By: Jeff Vesevick

AGENDA ITEM (ID
2024-393)

DOC ID: 2024-393

Motion to Approve Revised Change Order 1 of the Village Links/Reserve 22 Clubhouse Renovation Project, replacing the initial \$180,000 Change Order 1, approved February 26, 2024, for an amount not to exceed \$280,000, which includes a 10% Contingency, to be Expensed to the Village Links/Reserve 22 Capital Outlay Buildings Fund (General Manager Vesevick)

Statement of the Issue:

This agenda item serves to recommend Village Board approval of revised Change Order 1 to the Village Links/Reserve 22's contract with Construction Inc. of Lombard, Illinois for the Clubhouse Renovation Project.

Analysis:

At the October 9, 2023 Regular Meeting, the Village Board approved fairly significant renovations to the Village Links Clubhouse, Kitchen, and Pro Shop, including a cosmetic upgrade to the men's and women's locker rooms, totaling \$379,000. Since no structural changes were being proposed, the plan was submitted for plan review and permitting without including ADA-accessible locker rooms.

Through the plan review process, staff learned that the Village may be obligated to provide ADA-accessible facilities, even though Reserve 22 currently has ADA restrooms in the restaurant area of the facility. The determining factor was the total cost of the ADA improvements as part of the total cost of the overall project. After further review, the original plans were eligible to exempt ourselves from these improvements based on the threshold. However, Village management decided to press forward to make the locker rooms ADA accessible, based on feedback from the Recreation Commission and Village Board. Given the current financial position of the overall business, the current condition of the locker rooms, and the fact that improvements to this area of the clubhouse have not been made in decades, the time was right to make this public building fully ADA accessible.

At the February 26, 2024 Regular Meeting, the Village Board approved a Change Order for \$180,000 submitted by Construction Inc., based on architectural drawings submitted by KTGy Group, Inc. to accommodate the change in original plans to include ADA facilities in the men's and women's locker rooms. The amount estimated by Construction Inc. was based on only the architectural drawings, at the Village Links/Reserve 22 management request, in order to avoid further delays in the project. In the same motion, an additional \$34,000 was approved to cover architectural fees for

the new layout. While this additional cost was not fully budgeted, this improvement project to the southern portion of the 1967 style clubhouse will be a comprehensive investment that will serve the public well for decades.

KTGY subsequently produced detailed construction drawings to provide the complete scope of the work to be updated for ADA-accessible accommodations. Construction Inc. then used these final drawings to determine a more accurate cost of the upgraded plans. The additional amount needed to complete the project increased from the original estimate of \$162,013.76 to \$256,922.49. Further additions to the scope of the project included a fourth urinal in the men's restroom, and an ADA-accessible shower stall in the women's restroom. Items contributing to the extra cost also include mechanical, electrical, fire suppression, and plumbing cost increases not completely identifiable from the initial architectural drawings. Furthermore, structural deficiencies in the ceiling design, and outdated HVAC issues, require attention at additional cost.

Budget Impact:

The initial project was budgeted for \$379,000, plus \$34,000 in architectural fees. The February approval of the initial change order increased those amounts to \$559,000, plus \$68,000 in architectural fees. Staff chose to defer the purchase of new furniture for the patio (\$60,320) and the installation of new video surveillance equipment (\$60,000) to help pay for the increase in project scope, although it left us at a \$75,694 increase to capital projects which were not budgeted. With the revised Change Order request, we will extend that unbudgeted capital amount to \$170,602 of unbudgeted expense. Village Links/Reserve 22 expects to be able to pay for these costs from cash reserves. While cash reserves less encumbrances as of April 30 were \$1,291,240, compared to the policy limit of \$1,715,000, this was measured during the off-season at a low point in cash reserves due to the seasonal nature of operations. Village Links/Reserve 22 staff notes that the average cash balance over the past 12 months has been approximately \$2.6 million, a balance which would put the Village Links/Reserve 22 fund in compliance with policy even after including encumbrances. This item will be expensed to the Village Links/Reserve 22 Capital Outlay-Buildings Fund 55700-570100.

In summary, here is how the project costs have shifted through the project:

	<u>Construction</u>	<u>Architectural</u>	<u>Total</u>
Original	\$379,000.00	\$34,000.00	\$413,000.00
Change Order	\$162,013.76	\$34,000.00	\$609,013.76
Change Order (Revised)	\$256,922.49	\$0.00	\$703,922.49
	<u>Current Balance</u>	<u>Policy Minimum</u>	<u>12 month Average</u>
Cash Reserves	\$2,000,805	\$1,715,000	\$2,599,000
			(through 4/30/24)

Contribution to Strategic Plan

Strategic Plan Priority: Infrastructure.

Strategic Plan Initiative: Assess all Village facilities and develop a comprehensive plan and maintenance/replacement schedule.

Action Requested:

Approve revised Change Order 1, replacing the initial \$180,000 Change Order 1, approved February 26, 2024, for an amount not to exceed \$280,000, which includes a 10% contingency.

Attachments:

1. CI Change Order 1
2. CI Change Order 1 - Revised



construction inc.

building relationships

Date Prepared: 2/20/2024

Village of Glen Ellyn Village Links Clubhouse Renovations OPTION 2
485 Winchell Way
Glen Ellyn, Illinois

Architect: KTCY Group, Inc.

Area / SF: 6,640 SF

Estimate #: 1

Budget Summary				Budget	Percent of Cost	Project Cost / SF
Div 0 - General Conditions				\$ 11,854.00	7.32%	\$ 1.79
Div 1 - General Requirements				In Above		
Div 2 - Existing Conditions				\$ 9,880.00	6.10%	\$ 1.49
Div 3 - Concrete				In Plumbing		
Div 6 - Carpentry				\$ 1,860.00	1.15%	\$ 0.28
Div 8 - Openings				\$ 12,000.00	7.41%	\$ 1.81
Div 9 - Finishes (interior)				\$ 21,987.00	13.57%	\$ 3.31
Div 10 - Specialties				\$ 9,750.00	6.02%	\$ 1.47
Div 22 - Plumbing				\$ 69,000.00	42.59%	\$ 10.39
Subtotal				\$ 136,331.00	84.15%	\$ 20.53
OH&P				\$ 6,439.57	3.97%	\$ 0.97
Construction Contingency 10%				\$ 13,633.10	8.41%	\$ 2.05
Bond				\$ 5,610.09	3.46%	\$ 0.84
Construction Total				\$ 162,013.76	100.00%	\$ 24.40



construction inc.

building relationships

Date Prepared: 6/10/2024

Village of Glen Ellyn Village Links Clubhouse Renovations OPTION 2
485 Winchell Way
Glen Ellyn, Illinois

Architect: KTGy Group, Inc.

Area / SF: 6,640 SF

Estimate #: CO 004

Budget Summary	Budget	Percent of Cost	Project Cost / SF
Div 0 - General Conditions	\$ 22,893.00	8.91%	\$ 3.45
Div 1 - General Requirements	In Above		
Div 2 - Existing Conditions	\$ 11,866.00	4.62%	\$ 1.79
Div 3 - Concrete	In Plumbing		
Div 6 - Carpentry	\$ 2,563.00	1.00%	\$ 0.39
Div 8 - Openings	\$ 19,909.00	7.75%	\$ 3.00
Div 9 - Finishes (interior)	\$ 42,526.00	16.55%	\$ 6.40
Div 10 - Specialties	\$ 1,879.00	0.73%	\$ 0.28
Div 12 - Furnishings	\$ 14,942.00	5.82%	\$ 2.25
Div 21 - Fire Suppression	\$ 8,125.00		
Div 22 - Plumbing	\$ 69,000.00	26.86%	\$ 10.39
Div 23 - Heating, Ventilating, and Air Conditioning	\$ 24,200.00	9.42%	\$ 3.64
Div 26 - Electrical	\$ 22,161.00	8.63%	\$ 3.34
Subtotal	\$ 240,064.00	93.44%	\$ 36.15
OH&P	\$ 11,248.40	4.38%	\$ 1.69
Bond	\$ 5,610.09	2.18%	\$ 0.84
Construction Total	\$ 256,922.49	100.00%	\$ 38.69



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Community Development
Department Head: Emily Rodman
Category: Ordinance
Prepared By: Emily Rodman

**AGENDA ITEM (ID
2024-362)**

DOC ID: 2024-362

Motion to Approve Ordinance No. 7112, An Ordinance Annexing Certain Territory To The Village of Glen Ellyn, Illinois (21W427 Fairway Street)

Statement of the Issue:

Glen Oak Country Club is proposing to expand the existing off-site parking lot located on the north side of Hill Avenue. The applicant reports that the additional parking is needed to accommodate peak loads during events and to alleviate street parking on Hill Avenue and that the expansion of this parking lot would best address their needs. In order to construct this expansion, Glen Oak is requesting to annex the property at 21W427 Fairway Street, amend its existing special use permit, consolidate the newly annexed lot into the existing parking lot and approval of four zoning variations.

Analysis:

Background

In 2014, the Village approved several ordinances related to the development of a parking lot on Glen Oaks property: annexation agreement (Ordinance 6248); annexation (Ordinance 6260); rezoning to CR Conservation Recreation (Ordinance No. 6261); Special Use for a private recreational facility, and variations (Ordinance 6264). Additionally, the Village approved a text amendment which allowed parking lots located across a right-of-way to be included as part of a private recreational facility.

Project Summary

Glen Oak Country Club is proposing to expand the existing off-site parking lot located on the north side of Hill Avenue. The applicant reports that the additional parking is needed to accommodate peak loads during events and to alleviate street parking on Hill Avenue and that the expansion of this parking lot would best address their needs.

To accommodate the project, the Country Club is requesting approval of the following:

- **Annexation:** The subject site is outside the corporate boundaries of the Village, but contiguous with the Village on two sides. A proposed Plat of Annexation is attached.
- **Special Use Permit:** The Glen Oak is defined by the Zoning Code as a “private recreational facility where buildings do not occupy more than 10% of the site area”. A private recreational facility is a designated Special Use in the CR Conservation Recreation Zoning

District. Therefore, the petitioner is requesting approval of an amended Special Use Permit (Ord#6264 copy attached) to accommodate the proposed parking lot improvements.

- Plat of Consolidation: In accordance with Section 10-10-10 of the Zoning Code, a Plat of Consolidation is required and is being requested. The 21W427 Fairway Street property will be consolidated with the previously consolidated parking lot property.
- Variations:
 - A variation from Section 10-5-5(C) to allow a 7.1-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 7.5 feet.
 - A variation from Section 10-5-5(C) to allow an 8-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 9.5 feet.
 - A variation from the parking lot dimension requirements in Section 10-5-8(F) to allow parking spaces of 9' x 18' and 9' x 16.5' in lieu of the 9' x 19' Code required minimum.
 - A variation from the parking lot dimension requirements in Section 10-5-8(I) to allow parking lot driving aisle of 24' in width in lieu of the Code required minimum of 25'.

Plan Commission

The Plan Commission conducted a public hearing to consider the zoning request at their May 23, 2024, meeting. Public testimony was provided by staff, the petitioner and four members of the public. The primary concerns expressed by the public related to the intensity of the existing parking lot lighting and the fact that it stays on all night, as well as the condition of the landscaping in the current parking lot. The Plan Commission recommended approval of the zoning requests 5-1, Chairperson Loftus voted “No”, subject to the following conditions:

1. All lights associated with the parking lot located north of Hill Avenue will be turned off after 11:00 p.m.
2. A landscape plan governing the entire parking lot, including the proposed expansion, located north of Hill Avenue be submitted in conformance with Village of Glen Ellyn Landscaping requirements as outlined in 10-5-13 and in Ordinance 6264.

The petitioner has agreed to comply with these conditions. To view the Plan Commission agenda packet, please click [here](#).

The Petitioner has requested to defer this matter to the next Village Board meeting to ensure they can provide additional information. Therefore, staff is recommending that we table this matter to the July 22 Village Board meeting.

Budget Impact:

Not applicable

Contribution to Strategic Plan

Not applicable

Action Requested:

The Village Board may approve, approve with conditions, or deny the proposed motion to approve the attached Ordinances.

Attachments:

1. Draft Ord of Annexation - Glen Oaks Country Club
2. Plat of Annexation
3. Draft Minutes of the 5-23-24 Plan Commission Meeting
4. 5-23-24 Glen Ellyn Plan Commission Report of Proceedings

VILLAGE OF GLEN ELLYN

ORDINANCE NO. ____

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF GLEN ELLYN, ILLINOIS**

(21W427 Fairway Street, Glen Ellyn, IL 60137)

ADOPTED BY THE
PRESIDENT AND THE BOARD OF TRUSTEES
OF THE
VILLAGE OF GLEN ELLYN
DUPAGE COUNTY, ILLINOIS
THIS ____ DAY OF _____, 2024.

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this ____
day of _____, 2024.

ORDINANCE NO. ____

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF GLEN ELLYN, ILLINOIS**

(21W427 Fairway Street, Glen Ellyn, IL 60137)

WHEREAS, JJE Properties LLC (“*Owner*”), is the owner and Glen Oaks Country Club, (“*Contract Purchaser*”) an Illinois not-for-profit corporation is the contract purchaser of the property located at 21W427 Fairway Street, Glen Elly, IL 60137 (PIN 05-12-316-002) located in unincorporated DuPage County, legally described in **Exhibit A** (collectively, the “*Property*”), and depicted on the plat of annexation attached as **Exhibit B** (“*Plat of Annexation*”); and

WHEREAS, the Property is contiguous to the corporate limits of the Village and is not within the corporate limits of any municipality; and

WHEREAS, Owner has filed a duly executed petition for annexation seeking annexation of the Property to the Village, attached as **Exhibit C** (“*Annexation Petition*”); and

WHEREAS, there are no electors residing on the Property; and

WHEREAS, notice of the annexation has been delivered to all entities and officials as required by Section 7-1-1 of the Illinois Municipal Code, 65 ILCS 5/7-1-1; and

WHEREAS, Owner and the Village desire to have the Property annexed to the Village pursuant to Section 7-1-8 of the Illinois Municipal Code, 65 ILCS 5/7-1-8; and

WHEREAS, the Village President and Board of Trustees of the Village of Glen Ellyn have found and determined that it is in the best interests of the Village that the Property be annexed;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, in exercise of its home rule powers, as follows:

SECTION 1. Recitals and Exhibits. The foregoing recitals are hereby incorporated into, and made a part of, this Ordinance as findings of the Board of Trustees of the Village of Glen Ellyn. All exhibits attached to this Ordinance are incorporated by reference.

SECTION 2. Annexation; Authority. The Property, including all adjacent rights of way, is hereby annexed to the Village of Glen Ellyn. The Village President and Village Clerk are authorized to execute the Plat of Annexation on the Village's behalf. The Village Manager is authorized and directed to take all steps necessary to annex the Property into the Village.

SECTION 3. Recordation and Reporting. The Village Manager or designee is authorized and directed to record in the Office of the DuPage County Recorder promptly after the effective date of this Ordinance, a certified copy of this Ordinance, including the Plat of Annexation. The Village Manager or designee is also authorized and directed to notify the Election Authorities, as defined in Section 7-1-1 of the Illinois Municipal Code, 65 ILCS 5/7-1-1, and the United States Post Office branches serving the Property, of the annexation by registered or certified mail within 30 days after the effective date of this Ordinance.

SECTION 4. Effective Date. This Ordinance shall be in full force and effect on and after (i) passage, approval, and publication of this Ordinance in pamphlet form in the manner provided by law and (ii) recordation with the DuPage County Recorder's Office of this Ordinance.

[Intentionally left blank]

PASSED by the President and Board of Trustees of the Village of Glen Ellyn, Illinois,
this _____ day of _____, 2024.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this
_____ day of _____, 2024.

Village President of the
Village of Glen Ellyn, Illinois

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

EXHIBIT A

Legal Description of the Property

LOT 8 IN GLEN OAK, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 13, 1913 AS DOCUMENT NO. 110577, IN DUPAGE COUNTY, ILLINOIS

P.I.N.: 05-12-316-002

Addresses: 21W427 Fairway Street, Glen Ellyn, IL 60137

Plat of Annexation



EXHIBIT C

Petition for Annexation

ANNEXATION APPLICATION
Village of Glen Ellyn
Planning and Development Department

CLEAR PAGE

Contact Information:

Property Owner:

Name: **JJE Properties, LLC**

Address: **930 Newton Ave.
Glen Ellyn, IL 60137**

Phone: **312-498-9997**

E-mail: **cher@loftonlake.com**

Attorney, Surveyor, Engineer, etc.:

Name: **Spaceco Inc**

Address: **Brett Duffy
9575 W Higgins Rd, Rosemont, IL, 60018**

Phone: **847-696-4060**

E-mail: **bduffy@spacecoinc.com**

Property to be Annexed:

Address(es): **21W427 Fairway Ave.**

PIN(s): **05-12-316-002**

unincorporated Glen Ellyn

Required Submittals:

1. Annexation Application
2. Notarized Annexation Petition (attached)
3. Letter explaining the reasons for the requested annexation and any other pertinent information related to the annexation request
4. Plat of Survey
5. Proof of Ownership
6. Annexation Application fee and escrow account deposit (see below). The escrow account is established to cover the Village's out-of-pocket costs to process the annexation request including, but not limited to, attorney fees, public notice costs, public hearing minutes/transcripts, engineering fees, County recordation, and preparation of the plat of annexation.

Fee and Deposit to be paid by the property owner:

Cost

Annexation Application Fee
Single-family home \$250
All others \$1,000 per acre

Escrow Account Deposit
Single-family home \$1,000
All others to be determined by Director

PETITION FOR ANNEXATION
VILLAGE OF GLEN ELLYN, ILLINOIS

CLEAR PAGE

TO THE GLEN ELLYN VILLAGE BOARD:

Petitioners on oath state as follows:

1. That the undersigned are the sole owners of record of all of the property described in Attachment A and commonly known as 21W427 Fairway Ave. and P.I.N. 05-12-316-002 (Subject Realty).
2. That this petition is executed by all of the owner(s) of record of the Subject Realty.
3. That no electors reside on the Subject Realty or, in the alternative, at least fifty-one percent (51%) of the electors residing on the Subject Realty have executed this petition.
4. That no portion of the property is within the corporate limits of any municipality.
5. That the Subject Property is either contiguous to the Village of Glen Ellyn, will be at the time of annexation, or may be contiguous when combined with other property annexing to the Village of Glen Ellyn.
6. That the property which the Petitioners desire to have annexed to the Village of Glen Ellyn is the property that is described in Attachment A attached hereto and made a part hereof.
7. That this Petition shall be in full force and effect from and after the date hereof and until the property is annexed to the Village of Glen Ellyn in agreement with State Law.

WHEREFORE, the applicants' petition that the property be annexed by ordinance to the Village of Glen Ellyn, Illinois, is in accordance with the appropriate statutes.

The undersigned, on oath, state that the undersigned have read the foregoing Petition for Annexation, have knowledge of the allegations contained therein, and that said allegations are true and correct to the best of the Petitioners' knowledge.

Owners of Record of Subject Property:

Signature: Cheyl Barnett, manager
Print Name: JJE Properties LLC (seller)
Date: 1-15-24

Signature: _____
Print Name: _____
Date: _____

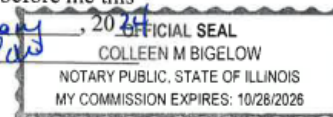
Petitioner: Glen Oak Country Club (contract purchaser)

Signature: [Signature]
Print Name: James Cardamone, GOCC (purchaser)
Date: 1-16-24

Subscribed and sworn to before me this

15th day of January, 2024

NOTARY PUBLIC



Subscribed and sworn to before me this

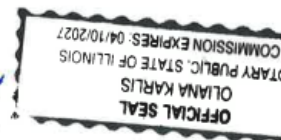
16 day of January, 2024

NOTARY PUBLIC

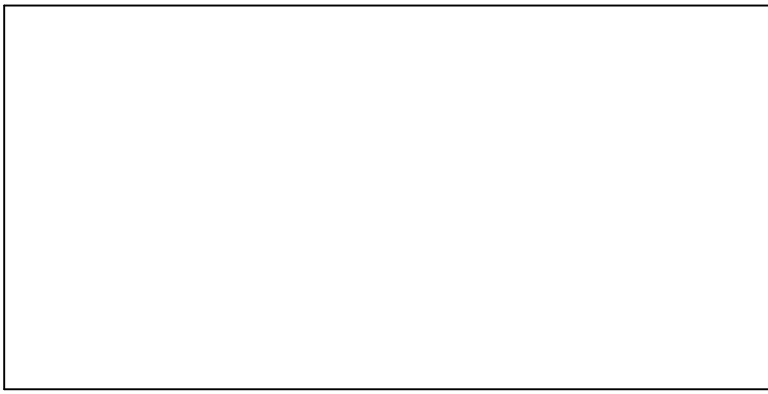
Subscribed and sworn to before me this

16 day of January, 2024

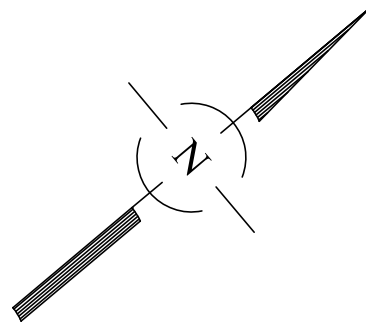
NOTARY PUBLIC



PLAT OF ANNEXATION TO THE VILLAGE OF GLEN ELLYN



DUPAGE COUNTY RECORDER

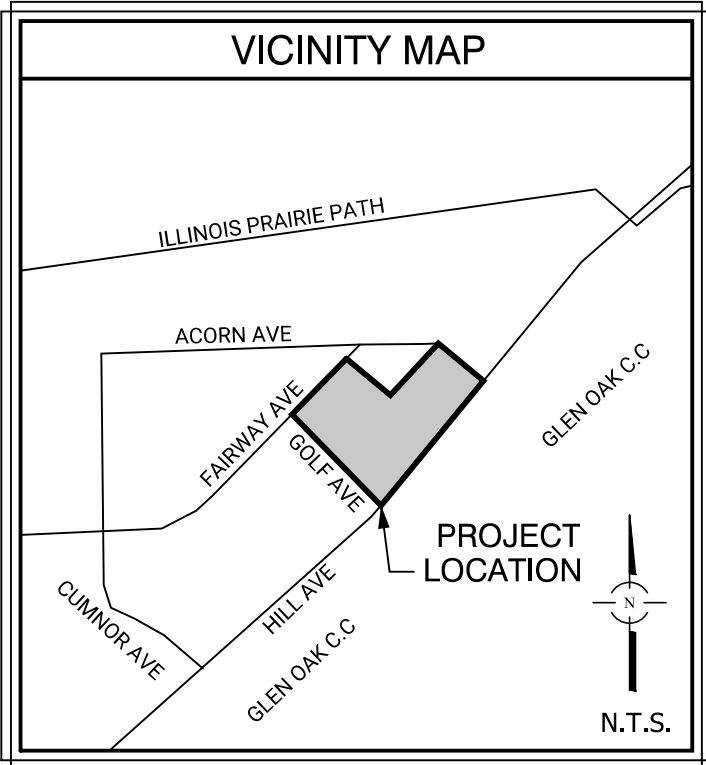


SCALE 1" = 20'
0 20 40

BASIS OF BEARINGS:
TRUE NORTH BASED ON GEODETIC
OBSERVATION IL EAST ZONE

IR = IRON ROD
IP = IRON PIPE
(M) = MEASURED
(R) = RECORD

CURRENT LIMITS OF GLEN ELLYN



ANNEXED AREA = 19,118 SQ. FT. OR 0.439 ACRES, MORE OR LESS

VILLAGE BOARD CERTIFICATE

STATE OF ILLINOIS))
COUNTY OF DUPAGE)
APPROVED BY THE PRESIDENT AND VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY,
ILLINOIS
THIS ____ DAY OF _____, A.D. 20____

PRESIDENT

ATTEST: CLERK

I, _____, VILLAGE CLERK OF THE VILLAGE OF GLEN ELLYN, ILLINOIS, DO
HEREBY CERTIFY THAT THE ANNEXED PLAT WAS PRESENTED TO AND BY ORDINANCE DULY APPROVED BY
THE VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, AT ITS MEETING
HELD ON _____, A.D. 20____, IN WITNESS WHEREOF I HAVE HEREUNTO SET THE SEAL OF
THE VILLAGE OF GLEN ELLYN, ILLINOIS.

VILLAGE CLERK

PROPERTY DESCRIPTION:

LOT 8 IN GLEN OAK, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 12, TOWNSHIP 39 NORTH,
RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED
JANUARY 13, 1913 AS DOCUMENT NO. 110577,

TOGETHER WITH

THAT PART OF FAIRWAY STREET ADJACENT TO SAID LOT 8 PREVIOUSLY NOT ANNEXED, ALL IN DUPAGE
COUNTY, ILLINOIS

STATE OF ILLINOIS))
COUNTY OF COOK)

WE, SPACECO, INC., AN ILLINOIS PROFESSIONAL DESIGN FIRM, NUMBER 184-001157 DO HEREBY DECLARE
THAT WE HAVE PREPARED THE PLAT HEREON DRAWN FOR THE PURPOSE OF ANNEXATION AS SHOWN, AND
THAT THE PLAT IS A TRUE AND CORRECT REPRESENTATION OF SAID ANNEXATION.

ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF.
NO DISTANCES OR ANGLES SHOWN HEREON MAY BE ASSUMED BY SCALING.

GIVEN UNDER OUR HAND AND SEAL THIS ____ DAY OF _____, 20____, IN ROSEMONT, ILLINOIS.

GABRIELA PTASINSKA, I.P.L.S. No. 035-3893
LICENSE EXPIRES: 11-30-2024
gptasinska@spacecoinc.com

COMPARE ALL DIMENSIONS BEFORE BUILDING AND REPORT ANY DISCREPANCIES AT ONCE. REFER TO DEED
OR TITLE POLICY FOR BUILDING LINES AND EASEMENTS.

REVISIONS:

SPACECO INC.



CONSULTING ENGINEERS
SITE DEVELOPMENT ENGINEERS
LAND SURVEYORS

9575 W. Higgins Road, Suite 700,
Rosemont, Illinois 60018
Phone: (847) 696-4060 Fax: (847) 696-4065

DATE: 12/20/2023

JOB NO: 8160.05

FILENAME:
8160.05ANNEX-01

SHEET

1 OF 1

FOR REVIEW
PURPOSES ONLY

PREPARED FOR:
GLEN OAK GOLF CLUB
21W451 HILL AVE
GLEN ELLYN, ILLINOIS 6013

DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, May 23, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:02 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Peter Cooper, Adam Kreuzer (7:28), Parag Thakkar and Robert Wyant

ABSENT: Commissioners Laura Brown, Ian Dawson, Sumita Mukherjee and Student Plan Commissioner Emma Smith.

Also in attendance: Trustee Liaison Steve Thompson, Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. Approval of Minutes

Commissioner Arango moved to approve the draft minutes of April 11, 2024 Plan Commission meeting; seconded by Commissioner Cooper, the motion passed by voice vote.

D. New Business

1. Public Hearing; 21W451 Hill Avenue and 21W427 Fairway Street – Glen Oak Country Club Parking Lot Expansion: Glen Oak Country Club is petitioning the Village to amend an existing Special Use Permit and to grant Zoning Variations to allow for the construction of a parking lot expansion in the CR Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: The Glen Oak County Club is proposing to expand the existing off-site parking lot located on the north side of Hill Avenue. The applicant reports that the additional parking is needed to accommodate peak loads during event and to alleviate street parking on Hill Avenue and that the expansion of this parking lot would best address their needs. In order to construct this expansion, Glen Oaks Country Club must annex the property identified as 21W427 Fairway Street it has under contract to purchase and consolidate the two properties to expand the existing parking lot and incorporate it into the existing parking lot design. To accommodate the project, the County Club is requesting approval of the following:

1. Amend the Glen Oak Country Club's Special Use Permit (Ordinance #6264) for a "public or private recreational facility where buildings do not occupy more than ten percent of the site area including any parking lots located across a right-of-way provided, they are within 300 feet of the property on which the facility is located." in accordance with Section 10-4-3(B) of the Zoning Code to include the newly annexed territory.
2. The following variations from the Glen Ellyn Zoning Code:
 1. A variation from Section 10-5-5(C) to allow a 7.1-foot impervious surface setback for the proposed expanding parking lot in lieu of the required minimum impervious surface setback of 7.5 feet.
 2. A variation from Section 10-5-5(C) to allow an 8-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 9.5 feet.
 3. A variation from the parking lot dimension requirements in Section 10-5-8(F) to allow parking spaces of 9' x 18' and 9' x 19' Code required minimum.
 4. A variation from the parking lot dimension requirement in Section 10-5-8(I) to allow parking lot driving aisle of 24' in width in lieu of the Code required minimum of 25'.

Project analysis includes the following:

Parking Lot Design – As proposed, there are 76 parking spaces in the Fairway Street portion of the overall parking lot. 39 new parking spaces are to be added, but several spaces are being removed from the existing lot for drive aisles, etc.

Landscaping/Fencing – A variety of trees and shrubs are proposed to screen the parking lots. Landscape islands are proposed in the parking lot as required by code. The applicant is proposing 6' wooden board on board fence for the portion of the common property line with the northeast residential property. The Country Club proposes new evergreen plantings along this common property line, including 8-foot tall Elms and Arborvitae. 40 trees are slated for removal to construct the expanded parking lot.

Lighting – Three new 20-foot-tall decorative light poles are proposed in the parking lot. The proposed photometric plan meets the lighting requirements of Section 10-5-13(M)2(a) which mandates a maximum foot-candle level of 0.5 at the property line.

Plan Commission action is to consider and vote on recommendation to amend the previously approved Special Use Permit and Zoning Variations to Village Board of Trustees. In reviewing the project, the Plan Commission should consider criteria in Sections 10-10-14(E) regarding the Special Use Permit Amendment and 10-10-12(E) and 10-10-12(F) for the Zoning Variations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Arrango seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Wyant stated that he had concerns regarding the lighting, landscape plan and the parking lot ingress and regress.

Commissioner Cooper shared Commissioner Wyant's concerns and the neighbors' concerns on lighting. He stated he was disappointed that the Country Club seemed surprised about the neighbors' lighting concerns. He stated he was also concerned about pedestrian traffic crossing Hill with no control and the lack of landscaping around the residential area.

Chairperson Loftus stated that he agreed with Commissioner Cooper's comments and that the Village did fix the slope on Hill with the new development and unfortunately we can't control pedestrian parking. He stated he's driven the area and when coming down Acorn to Hill the landscaping is overgrown and hazardous. He also stated that the Commission can motion for lighting to be put on timers.

Commissioner Wyant stated it wouldn't be unreasonable to motion for the lighting to be on timers, especially due to the neighbors' concerns. He also stated that there is no landscaping on the west lot and it would be good to update it. Mr. Harper stated that the Commission could suggest parking lot timing and enhanced landscaping.

Commissioner Arango stated that the Commission needs to address the neighbors' concerns since they told the Country Club and were ignored.

Commissioner Kreuzer stated that the Commission should make a request to have all bulbs 3,000k and reduce lumens to 5,000 throughout the entire parking lot.

Commissioner Kreuzer made the motion:

After conducting a public hearing and deliberating on the proposed amendment to an existing Special Use Permit and Grant Zoning Variations to allow the construction of a parking lot expansion in the CR Zoning District, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

- 1. Parking lot lighting is to be turned off at 11:00 PM.**
- 2. Lighting should be changed to 3,000K and 5,000 lumens for existing new parking lot.**
- 3. Develop a full landscaping plan for the new and existing parking lot.**

Commissioner Thakkar seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. Commissioners Arango, Cooper, Kreuzer, Thakkar and Wyant voted “Yes”. Chairperson Loftus voted “No”.

2. Public Hearing; 285 Roosevelt Road – Northwestern Medicine: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 in order to allow façade changes to the previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 exhibit “E”, exhibit “F” and requirements listed in Section Three (A)(11), Section Three (A)(12), Section Three (A)(22), Section Three (A)(23) and Section Three (E) to allow for façade changes to the previously approved exterior appearance of the principal unit formerly occupied as Fresh Market. Because the building is currently existing and is not located in the C5A or C5B zoning districts, the Architectural Appearance Commission is not required to make a recommendation.

Project analysis includes the following:

Building Façade – The proposed alterations include utilizing silver aluminum rainscreen panels and stone materials in place of the existing EIFS and cast stone columns. The plans include surrounding the existing windows with aluminum stepped brakemetal coping. The canopies over the existing windows are to be removed. Chapter 1 – General Designs Principles of the “Appearance Review Guidelines” includes: “1.2. Brick and stone with natural earth tones are preferred wall materials for their durability and quality. Materials and finishes not recommended include rustic-finished wood, aluminum siding, trim Dryvit. Glass storefront wall systems which extend to the ground.

Canopy – The altered canopy and columns are designed to extend approximately 4ft over what was previously approved and utilize the same aluminum rainscreen paneling. The canopy is proposed to be extended into the existing brick paved area and will not extend into the existing drive aisles.

Lighting – New recessed strip light fixtures on the underside of the canopy are proposed. The existing eight wall fixtures on the façade would be replaced with Lance 6 wall mounted sconces in dark gray with up-lighting and down-lighting and a color range of 2700-3500K. Chapter 2 – Site Design of the “Appearance Review Guideline includes: “2.2.1. Wall-mounted fixtures should not directly allow light projection into the sky.” No other lighting changes on the site are being proposed.

Sign – The applicant is proposing changes to the existing monument sign to match the proposed façade changes and can be seen in the attached exhibit as “Item 4. Proposed Ground Sign

Elevations” on page A701. The applicant has proposed no other changes to the site design of the property.

Plan Commission action is to consider and vote on recommendation to amend Ordinance No. 6090 to Village Board of Trustees. In reviewing the project, the Plan Commission should consider how the proposed exterior appearance conforms to the character of the Village and to the Appearance Review Guidelines. Staff would recommend the Plan Commission consider the following condition of approval:

1. The project shall be constructed in substantial conformance with the plans and drawings as submitted and the testimony presented at the May 23, 2024 Plan Commission Meeting.
2. A building permit shall be required for the exterior alterations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Cooper seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Kreuzer stated that the presentation was well done. He stated the lights concerned him and recommended fully shielded lighting and do what you can with the sign.

Commissioner Thakkar stated he agreed with Commission Kreuzer but he was fine with the monument sign color.

Commissioner Cooper stated to change the color on the sign.

Commissioner Arango stated the proposal looks lovely and the presentation was well done. She recommended changing the color on the sign.

Commissioner Thakkar made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Angel Files on behalf of Northwestern Medicine, for approval of an amendment to Ordinance 6090 in order to allow façade changes to a previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 zoning district, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;
2. A building permit shall be required for the exterior alterations.
3. That the sconces be fully shielded with downlight only.

Commissioner Arango seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. All Commissioners present voted “Yes”.

E. Trustee Liaison’s Report

Trustee Thompson stated the Village Board asked Staff to look into all different revenue sources. He also stated that going in front of the Village Board on Tuesday is an increase of Fire Service fees. He also stated the Village Board is discussing the Metra Station, new refuse contract and sale of hotel property on the east side of town.

Chairperson Loftus stated that he didn’t care what the garbage contract costs as long as the Village keeps Amnesty Day. Trustee Thompson stated the Board hear a lot of blowback on unlimited trash day because it looks bad. Scavengers come and take things so. They received complaints as to why things are recycled.

Commissioner Wyant stated he wanted to commend the Board on the revenue sources workshop. Trustee Thompson stated the Board has different philosophies. Inflation really hit the Village hard last year. We added 5 Police Officers, we have a new paid Fire Chief and we’re providing more services and trying to maintain financially sound.

F. Chairman’s Report

None.

G. Staff Report

Daniel Harper stated that in two weeks from now will be the special meeting for Churchill School. He stated that the dining platforms went in front of the Village Board and was approved. At the regular June meeting there will be a sign variance for Baker Hill.

H. Other Business

None.

I. Adjournment

Commissioner Cooper made a motion to adjourn the meeting: Commissioner Thakkar seconded the motion and the motion passed by voice vote at 10:02 PM.

IN RE THE MATTERS OF:

GLEN OAK COUNTRY CLUB
and
NORTHWESTERN MEDICINE

7:00 P.M.

APPEARANCES: MR. TIM LOFTUS, Chairperson
MS. CONNIE ARANGO, Commissioner
MR. PETER COOPER, Commissioner
MR. ADAM KREUZER, Commissioner
MR. PARAG THAKKAR, Commissioner
MR. ROBERT WYANT, Commissioner

REPORTED BY LYN DOERING, CSR.

1 CHAIRMAN LOFTUS: Good evening, 2 everybody. Welcome to the meeting of the Glen 3 Ellyn Plan Commission. My name is Tim Loftus and 4 I am Chair of this Commission. I hereby call the 5 May 23, 2024 meeting of the Glen Ellyn Plan 6 Commission to order at 7:02 p.m. 7 The Glen Ellyn Plan Commission is 8 advisory in nature. Any actual code relief 9 requested can only be granted by the Village of 10 Glen Ellyn Board of Trustees. 11 This Commission's function is to listen 12 to whatever testimony is offered by the petitioner 13 and others. We take significant evidence, listen 14 to input from the petitioners and audience, agree 15 on the facts which we have found from the 16 evidence, consider and deliberate amongst 17 ourselves and make a recommendation for the 18 Village Board. 19 For each agenda item the staff will make 20 a presentation on the request first and then the 21 Plan Commission will ask questions of staff. 22 Petitioner will then make a presentation 23 on their proposal and the Plan Commission will ask 24 questions of the petitioner.	2	1 Then it is time for public comment. 2 Public participants may provide comments 3 through either written or by speaking at the 4 meeting. 5 First staff will read in the record any 6 comments received in advance of the meeting. 7 Following the reading of any written 8 comments members of the audience who wish to speak 9 will be called on and given three minutes to 10 comment. 11 Please fill out the request forms by our 12 secretary's desk, so we can accurately record your 13 name for the minutes. Everyone who will be 14 presenting information or asking questions of the 15 Commission during the meeting and all comments 16 will be recorded so that written minutes can be 17 prepared. 18 Just a reminder, all speakers are asked 19 to present their comments in a respectful and 20 courteous manner. If inappropriate comments are 21 expressed we will end the speaker's participation. 22 After the public comment portion of the 23 meeting the public portion of the hearing will be 24 closed and no further comments will be accepted.	3
1 The Plan Commission will discuss the 2 material that has been presented and make our 3 recommendation to the petitioner and the Village 4 Board. Everyone is welcome to stay and hear our 5 deliberations. 6 With us tonight for the benefit of those 7 in the audience we have our Village Board Trustee, 8 Steve Thompson, Planning Manager Daniel Harper, 9 Julie Settles is our Recording Secretary and Lyn 10 Doering is our Court Reporter. 11 Madam Secretary, will you please call 12 the roll. 13 MS. SETTLES: Commissioner Arango? 14 COMMISSIONER ARANGO: Here. 15 MS. SETTLES: Commissioner Brown? 16 (No response.) 17 MS. SETTLES: Commissioner Cooper? 18 COMMISSIONER COOPER: Here. 19 MS. SETTLES: Commissioner Dawson? 20 (No response.) 21 MS. SETTLES: Commissioner Kreuzer? 22 CHAIRMAN LOFTUS: He will be late. 23 MS. SETTLES: Commissioner 24 Mukherjee?	4	1 (No response.) 2 MS. SETTLES: Commissioner Thakkar? 3 COMMISSIONER THAKKAR: Here. 4 MS. SETTLES: Commissioner Wyant? 5 COMMISSIONER WYANT: Here. 6 MS. SETTLES: Chairperson Loftus? 7 CHAIRMAN LOFTUS: Here. 8 MS. SETTLES: Trustee Thompson? 9 TRUSTEE THOMPSON: Here. 10 CHAIRMAN LOFTUS: We have a quorum. 11 The first item on tonight's agenda is 12 any comments on any subject anybody from the 13 audience wants to talk about that is not an agenda 14 item tonight? 15 (No response.) 16 CHAIRMAN LOFTUS: None being heard. 17 The next item is approval of minutes 18 from the April 11, 2024 Plan Commission Special 19 Meeting. 20 Comments, corrections, additions from 21 the Commissioners? 22 (No response.) 23 CHAIRMAN LOFTUS: Can I have a 24 motion to approve?	5

1 COMMISSIONER ARANGO: I motion to⁶ 2 approve. 3 CHAIRMAN LOFTUS: Commissioner 4 Arango motion to approve. 5 COMMISSIONER COOPER: Second. 6 CHAIRMAN LOFTUS: Commissioner 7 Cooper second. 8 All in favor? 9 ALL PRESENT: Aye. 10 CHAIRMAN LOFTUS: Opposed? 11 (No response.) 12 CHAIRMAN LOFTUS: Motion passes. 13 (Proceedings concluded at 14 7:05 p.m.)	1 CHAIRMAN LOFTUS: The next item on⁷ 2 the agenda is a public hearing for 21 West 451 3 Hill Avenue and 21 West 427 Fairview Street, Glen 4 Oak Country Club Parking Lot Expansion. 5 The Glen Oak Country Club is petitioning 6 the Village to amend an existing special use 7 permit and to grant zoning variations to allow for 8 the construction of a parking lot expansion in the 9 CR zoning district. 10 Can I have a motion to open the public 11 hearing? 12 COMMISSIONER COOPER: So moved. 13 CHAIRMAN LOFTUS: Commissioner 14 Cooper. 15 COMMISSIONER THAKKAR: Second. 16 CHAIRMAN LOFTUS: Second by 17 Commissioner Thakkar. 18 All in favor? 19 ALL PRESENT: Aye. 20 CHAIRMAN LOFTUS: Any opposed? 21 (No response.) 22 CHAIRMAN LOFTUS: The public 23 hearing is now open. 24 Secretary, will you please swear in
1 Mr. Harper.⁸ 2 MS. SETTLES: Will you please state 3 your name and spell it and state your professional 4 capacity and your business address for the public 5 record. 6 MR. HARPER: My name is Daniel 7 Harper. I am the Planning Manager for the Village 8 of Glen Ellyn, 535 Duane Street. 9 So the first item tonight or the first 10 hearing item -- 11 CHAIRMAN LOFTUS: He needs to be 12 sworn in. 13 MR. HARPER: I'm sorry. 14 (Whereupon said witness was 15 duly sworn). 16 MR. HARPER: Our first public 17 hearing item tonight is the expansion for the Glen 18 Oak Country Club parking lot located north of Hill 19 Avenue. 20 The proposed project encompasses two 21 properties, the existing parking lot that was 22 approved by a special permit -- special use permit 23 and Ordinance No. 6264 and an existing residential 24 property commonly known 21 West 427 Fairway	1 Street.⁹ 2 The parking lot property is currently 3 zoned CR Conservation Recreation District and the 4 residential property is currently in 5 Unincorporated DuPage County. 6 The scope of this proposal is 7 multifaceted. It includes the need to annex the 8 current residential property on Fairway Street. 9 It involves consolidating the two lots 10 together to form a contiguous property and then 11 constructing the additional parking spaces. 12 In order to do that the Applicant is 13 requesting an amendment to the current special use 14 permit approved by Ordinance 6264 to allow for the 15 expansion of the special use of that parking lot 16 to encompass the new property and there is also a 17 variety of variations associated with the 18 dimensioning of the proposed parking lot 19 expansion, including the impervious surface 20 setbacks, parking space dimensions and drive aisle 21 widths. 22 This is the proposed plat of annexation 23 for the existing residential lot on Fairway 24 Street. Part of this annexation includes part of

1 the right of way of the Fairway Street north of¹⁰ 2 the property. 3 The approval of the annexation of this 4 property is within the responsibilities of the 5 Village Board of Trustees and the property will be 6 automatically zoned CR conservation recreation 7 upon annexation. 8 This is the proposed final plat of 9 consolidation here, where you can see the two 10 properties. 11 And this final plat will also conform 12 with Village subdivision standards. 13 This is a look at the proposed parking 14 lot. This proposed parking lot expansion is here 15 shaded in gray. The addition would add 31 16 additional parking spaces. 17 The primary surface of the parking lot 18 would consist of permeable pavers and the plan has 19 been reviewed by our development engineer and has 20 been given his affirmative that the proposed 21 design would be in compliance with our storm water 22 requirements. 23 I will zoom in here so we can take a 24 look at the proposed variations.	1 The proposed variations here are circled¹¹ 2 in red. 3 So the proposed north impervious setback 4 along Fairway Street, north on our slide here, is 5 they are requesting a setback 8 feet in lieu of 6 the required 9.75 feet, as would be required based 7 on the 194.9 foot walk width. So the proposed 8 setback would be consistent and in line with the 9 existing curb face of the parking lot. 10 And the proposed eastern impervious 11 service setback on the eastern property line is 12 7.1 feet, in lieu of the required 7.5 feet, as 13 would be required based on the 150 foot eastern 14 walk width. 15 The Applicant is also requesting 16 variations from parking lot dimension requirements 17 per Section 10-5-8 to allow for parking spaces of 18 9 x 18 feet and 9 x 16 1/2 feet, in lieu of the 19 required 9 x 19 feet minimum. 20 So the existing spaces of the parking 21 lot area are as consistent with the proposed 22 dimensions of the existing parking lot spaces that 23 were previously approved. 24 The proposed landscape plan you can see
1 here would be compliant with our Village's¹² 2 landscape requirements, as contained in the 3 Appearance Guide and Criteria and would provide an 4 opaque screen of planting material along the 5 northern and eastern property lines, as well as a 6 6 foot board on board wooden fence on the eastern 7 property line to mitigate impacts to the 8 residential property located to the east of the 9 parking lot. 10 Here is a closeup view of the landscape 11 plan. There are a variety of tree and shrub 12 species. 13 And I will turn on my laser pointer here 14 and so you can see this is where the new parking 15 area begins here. 16 You can see the new planting along the 17 property line. These are a variety of shrubs and 18 evergreen shrubs as well, so they should provide 19 adequate screening of the parking area. 20 The proposal includes three new light 21 fixtures on two separate light poles. Here you 22 can see the light poles are circled in red. 23 The double headed light pole is the one 24 on the interior side of the lot. The single	1 headed light pole is on that northern property¹³ 2 line. 3 Based on the photometric plans proposed 4 by the applicant the proposed lighting would be in 5 conformance with our Village exterior illumination 6 standards, illuminating the intensity of light to 7 one half footcandles when adjacent to residential 8 uses. 9 Here is a cut sheet provided that shows 10 the height of the proposed pole at 20 feet which 11 would meet our Village standards for light pole 12 height. 13 The requested action tonight from our 14 Plan Commission is to consider and vote on a 15 recommendation to amend the previously approved 16 special use permit to allow for the expansion of 17 the parking lot and zoning variations to the 18 Village Board of Trustees. 19 If the Commission has any questions I 20 would be happy to answer them at this time or we 21 can invite the applicant to come here and speak 22 about their application. 23 COMMISSIONER WYANT: I have a few 24 questions.

1 CHAIRMAN LOFTUS: Commissioner ¹⁴ 2 Wyant. 3 COMMISSIONER WYANT: If you can go 4 back to the overall site plan. And could you 5 point -- I think I see it but just for the benefit 6 of all of us -- the points of ingress and egress 7 once this is fully built out. 8 Is that in and out? 9 MR. HARPER: I believe that is -- 10 The Applicant might have to correct me on this but 11 I believe that might just be an in -- actually it 12 might be a right out only and then I believe that 13 is that -- 14 COMMISSIONER WYANT: I have a lot 15 of questions about ingress-egress. 16 COMMISSIONER ARANGO: That was the 17 egress? 18 COMMISSIONER WYANT: I think we 19 need to wait until the applicants are up to answer 20 more comprehensively. 21 COMMISSIONER ARANGO: So either 22 way? 23 MR. HARPER: So this would be in 24 and out.	1 COMMISSIONER WYANT: Okay. Then on ¹⁵ 2 the west side is that two entrances? 3 MR. HARPER: So there are going to 4 be no new entrances on the existing. 5 COMMISSIONER COOPER: I have a 6 couple questions; one concerning concerns on storm 7 water and water retention. 8 I know you have explained that it was 9 approved or vindicated with our engineer. 10 Do we know what the impact is? 11 Will there be any positive or negative 12 impact on storm water by the removal of the 13 existing structure and the replacement with the 14 pavers? 15 MR. HARPER: So with what we are 16 doing here the goal was to remove any negative 17 impact at all. 18 And so with the impervious pavers and 19 with the design to be contiguous with the existing 20 parking lot it should not create any more 21 additional runoff. 22 COMMISSIONER COOPER: Is there any 23 underground storage or cistern, as we have seen in 24 other places?
1 MR. HARPER: Not that I am aware ¹⁶ 2 of. 3 COMMISSIONER COOPER: So we are 4 removing the existing structure and we have now 5 impervious or non-impervious pavers so the water 6 will drain through. 7 But other than that there is nothing -- 8 no further retention of the storm water? 9 MR. HARPER: Not that I am aware 10 of. 11 COMMISSIONER COOPER: Do we know 12 how -- and you may hear this from the petitioner 13 itself. 14 Are these going to be used for 15 self-parking by members or are these going to be 16 used for valet parking? 17 MR. HARPER: That would be a 18 question for the applicant. 19 COMMISSIONER COOPER: Has there 20 been any impact concerning any increase in 21 pedestrian traffic across Hill as a result of the 22 expansion of the parking lot? 23 MR. HARPER: Based on -- I think we 24 are adding -- I forgot what the exact number of	1 parking spaces is. ¹⁷ 2 COMMISSIONER COOPER: It's 31. 3 MR. HARPER: 31. 4 We didn't anticipate any additional 5 pedestrian traffic that would necessitate any 6 additional at the structure. 7 COMMISSIONER COOPER: Has there 8 ever been any study concerning pedestrian traffic 9 across that intersection at Hill? 10 MR. HARPER: Not that I am aware 11 of. 12 CHAIRMAN LOFTUS: Commissioner 13 Thakkar? 14 COMMISSIONER THAKKAR: Just two 15 questions. 16 On the variation related with the 17 setbacks, that is mainly to be consistent with the 18 existing parking lot? 19 MR. HARPER: Yes. So here you see 20 this is the setback here. There is a dashed line 21 provided. 22 But essentially what they wanted to do 23 is keep a consistent line, a curb line here. 24 And then in order to make this work and

1 essentially you want to keep a -- kind of 18 2 consistent dimensions throughout your parking area 3 to create kind of right angles. 4 And so in order to make that work they 5 actually did push it back just a little bit so 6 they can maintain most of the setback here, you 7 can see in the dashed line, and then it interferes 8 kind of near the base there on the curb. 9 COMMISSIONER THAKKAR: Then the two 10 variations related to parking lot dimensions are 11 already approved special use variations that we 12 gave on the other parking lot? 13 MR. HARPER: I didn't see those 14 dimensions specifically mentioned in that special 15 use permit. 16 But all of these parking spaces here are 17 16 1/2 feet, including the existing and including 18 the southwest line here, and all these interior 19 spaces are 18 feet. 20 COMMISSIONER THAKKAR: Okay. 21 CHAIRMAN LOFTUS: Daniel, I have a 22 question on the petitioner's application for 23 variation, Section 4, under Lighting. 24 They originally asked for a variation	1 for the proposed footcandle levels to be as high 19 2 as 1.21. 3 And in the staff report it says that 4 they will meet -- 5 MR. HARPER: Right. 6 CHAIRMAN LOFTUS: -- the .5. 7 Which one is it? 8 MR. HARPER: So in their original 9 variance application we identified they did not 10 meet the lighting standards. 11 And after comments back and forth they 12 readjusted their lighting plan to meet our 13 standards and that's why we didn't add that into 14 the staff report. 15 CHAIRMAN LOFTUS: That will clarify 16 the discrepancy between the two documents. Thank 17 you. 18 Any other questions from the 19 Commissioners? 20 (No response.) 21 CHAIRMAN LOFTUS: Thank you. 22 At this time are petitioners prepared to 23 make a presentation? 24 MR. CHRISTENSEN: Yes, I am.
1 CHAIRMAN LOFTUS: If you would step 20 2 up to the podium and be sworn in. 3 MS. SETTLES: Will you please state 4 and spell your name and address for the public 5 record. 6 MR. CHRISTENSEN: Mark Christensen, 7 representing Glen Oak, and my address is 27 W 071 8 Lowden in Wheaton. 9 (Whereupon said witness was 10 duly sworn). 11 MR. JOHNSON: I am Scott Johnson, I 12 am here with SPACECO, 9575 West Higgins Road, 13 Rosemont, Illinois, 60018. 14 (Whereupon said witness was 15 duly sworn). 16 MR. WAAS: My name is Daniel Waas. 17 I am here on behalf of Kathryn Talty Architecture, 18 1926 Waukegan Road, Glenview. 19 (Whereupon said witness was 20 duly sworn). 21 MR. CHRISTENSEN: We will start 22 here. 23 Daniel put together a fairly thorough 24 presentation. I would like to just make a short	1 little presentation on behalf of Glen Oak. 21 2 Glen Oak has had a need for additional 3 parking to primarily handle peak times. We have 4 some major swim meets that happen. We have some 5 major member guest events that happen, both 6 primarily over the course of the summer months. 7 And at times I am sure the Village has 8 noticed there was overflow parking spilling onto 9 Hill Avenue. So there has been a strong need and 10 focus on trying to enhance the parking 11 capabilities of the club. 12 To that end we engaged in a purchase 13 contract for the property at 21W427 Fairway. This 14 property adjoins our current parking lot to the 15 west and to the south. 16 We are proposing to install a new 17 parking lot which will result in I believe a net 18 addition of about 31 additional parking stalls. 19 To answer one question that the 20 Commissioners asked: 21 At peak times what typically happens 22 those become valet served spots. 23 And as a practical matter it may be 24 interesting to note that in the existing parking

1 lot to the west of the property we are talking ²² 2 about here the parking spots are actually double 3 loaded, so they are back to back. One gets 4 blocked in; one car gets blocked in. Those have 5 to be valet. 6 This configuration will ease that, 7 eliminate that need for the blocking in of parking 8 spots and still accomplish a net of 31 additional 9 spots for us. 10 To that end, we recognize that we would 11 be requiring and demolishing a home on the site. 12 That home is in general disrepair right now. It's 13 perhaps an 80 year old home. The tenants have 14 moved out and it is in disrepair. 15 We did engage the services of a property 16 condition consultant to go through that report and 17 we do not feel it should remain on the site for 18 long. So we have already solicited demolition 19 bids. 20 We will be installing extensive 21 landscaping in accordance with the Village 22 requirements and with a special focus for a screen 23 along the east property line adjoining the single 24 residential home that is just to the east of us.	1 We will also be installing a solid board ²³ 2 on board fence to really eliminate lights from the 3 automobiles that might shine into that home 4 otherwise. So it's not simply landscaping; it 5 would be a solid board on board fence. 6 COMMISSIONER WYANT: Where is that 7 fence that you just referenced? 8 Is that just on the east side? 9 MR. CHRISTENSEN: To the east, yes. 10 It will be the west side of the 11 residential home and to the east side of our 12 parking. 13 And to that end to again confirm what we 14 are pursuing, there are a lot of things to do 15 here. 16 We have to annex -- We have to create a 17 plat of annexation. We have to zone this property 18 into the CR district, conservation recreation. 19 We have to -- We are requiring a special 20 use, which is under your purview, as well as 21 certain zoning variations that have been presented 22 by Dan. 23 With that we have -- further questions 24 can be asked of SPACECO, our civil engineer, and
1 our architect, Daniel Waas. ²⁴ 2 With that, maybe perhaps you can 3 discuss -- they mentioned the pavers, permeable 4 pavers, detention and how we are going to handle 5 that. 6 MR. JOHNSON: So as part of this 7 project we are proposing permeable pavers. 8 The permeable pavers in lieu of a 9 traditional asphalt or concrete parking lot 10 provides storm water benefits that essentially 11 would help to reduce the runoff generated by 12 expanding this parking lot. 13 Per the count and the Village's 14 definition a permeable paver is a permissible 15 surface for a parking lot to not exceed any 16 thresholds that would require storm water 17 management at this location. 18 With back and forth with the village 19 engineer we came up with this section you see at 20 the bottom left corner of the screen. 21 And there's 16 inches of stone base 22 where water can be stored as water falls through 23 the paver surface. 24 With coordination with the Village we	1 have raised the underdrain which you see in the ²⁵ 2 bottom left of the bottom left detail on that 3 sheet. 4 The underdrain was requested to be 5 lifted up from the bottom of that stone base 6 section to provide retention as part of this 7 project. So based on Village and County 8 requirements retention would not be required. 9 As a show of good faith and best 10 management practice we have essentially added 11 retention to help offset any increase in runoff 12 from entering anywhere in the adjacent areas. 13 Along with that there is storm sewers 14 and catch basins in the parking lot to capture 15 this flow and route it subterraneously to the 16 adjacent storm sewer system. 17 So in essence, this parking lot is 18 providing benefit above and beyond what would be 19 required by the County and by the Village and 20 would provide a net benefit for this area and 21 surrounding residences. 22 CHAIRMAN LOFTUS: Thank you. 23 Note that Commissioner Kreuzer for the 24 record showed up at 7:28 p.m. Thank you.

1 CHAIRMAN LOFTUS: Scott, I do have²⁶ 2 questions. 3 So the rest of the existing parking lot 4 right now, if I remember correctly, is asphalt? 5 MR. JOHNSON: That is correct. 6 CHAIRMAN LOFTUS: Okay. 7 MR. WAAS: I will start with some 8 general comments about the landscape plan. 9 Overall the proposed landscaping plan is 10 an expansion and enhancement of the existing 11 landscape. We are showing all the required 12 landscaping per the Village ordinance and we 13 responded to all the Village requests for 14 additional plant material in certain areas. 15 We think that the combination of fencing 16 and landscaping maximizes the screening to the 17 adjacent residential property. 18 We will tie into the existing 19 landscaping by proposing a variety of plant types. 20 On the screen you can see some of the 21 existing plant material we are expanding upon. 22 This is low level plant material that screens the 23 parking lot currently. 24 This is all good and healthy material.	1 Our plan is to keep that and preserve the existing²⁷ 2 trees in that area. 3 In total, 18 new shade trees, 14 4 evergreen trees, 103 shrubs and 110 grasses are 5 proposed. 6 Out of the total number of plants 85 7 percent of them are native. 8 This is important because native species 9 are low maintenance, good for the environment and 10 they have adapted to survive these conditions. 11 As a result of the proposed landscaping 12 plan we are greatly improving the existing parking 13 lot. 14 You can see on the screen we are adding 15 parking lot islands with native grasses. There 16 are four new islands, each with two trees and the 17 existing islands we are adding four additional 18 trees. 19 All the proposed species were selected 20 for their reliability in the specific use. And we 21 have strategically placed a mix of evergreen and 22 larger canopy trees along this east property line 23 which create a natural barrier for the adjacent 24 residential property.
1 There is a mix of evergreen and²⁸ 2 deciduous plants proposed around the perimeter of 3 the property. This is to screen throughout the 4 year. It's also to provide seasonal interest. 5 And I am happy to answer any questions. 6 CHAIRMAN LOFTUS: In the staff 7 report it mentions the planning compact edge not 8 less than 4 feet in height. 9 Is that what is going to be planted, a 4 10 foot edge? 11 MR. WAAS: Correct, yes. 12 It's a mix of deciduous and evergreen 13 shrubs that will reach a height of 4 feet. 14 CHAIRMAN LOFTUS: It will reach a 15 height of 4 feet or it's going to be 4 feet? 16 MR. WAAS: I believe the deciduous 17 shrubs are going to be 36 inches on install but 18 will grow quickly to a height of almost 5 or 19 6 feet. 20 The evergreen shrubs are going in at 21 24 inches but will quickly grow to a height of 3 22 to 4 feet. So within a year or two we will reach 23 that 4 foot contiguous screen. 24 COMMISSIONER WYANT: Is that the	1 standard? Is that your definition of screen, 3 or²⁹ 2 4 feet? 3 MR. WAAS: That is what was 4 requested by the Village. 5 MR. HARPER: Yeah, in our standard 6 for parking lot screening that would be the 7 height. 8 MR. WAAS: For the east property 9 line however the request was a 6 foot solid board 10 on board fence. That's why there is no hedge on 11 that side. 12 CHAIRMAN LOFTUS: I hear you say it 13 was a request for the fence, but I guess that 14 would be the northwest side of the parking lot 15 there is no fencing requirements, even though the 16 existing portion of that northwest side of the 17 parking lot does not have a solid fence along 18 there. 19 But yet, when you look at the overhead 20 view of the properties, I mean you are pulling 21 your cars into a parking space that would shine 22 light directly into the neighboring houses across 23 the street. 24 Is there any consideration given to

1 adding fencing at that point? 30 2 MR. WAAS: I would defer to the 3 owner on that. 4 As a landscape architect I think 5 landscaping is much preferred for that area. It 6 keeps -- It matches the existing conditions on the 7 southwest side of the property and it provides 8 more visual interest. 9 COMMISSIONER WYANT: If you can 10 just take the laser pointer and if you look at the 11 entrance point from the west going into the 12 existing lot. 13 MR. WAAS: Sorry, I don't think 14 there is an existing entrance on the west. 15 COMMISSIONER WYANT: Maybe it's the 16 other. There's an entrance from the west side 17 into that lot. 18 MR. WAAS: You mean down here? 19 COMMISSIONER WYANT: Yeah. 20 There's no landscaping. That's very 21 wide open, barren. Cars right up against the 22 street. There is nothing there. 23 MR. WAAS: I believe that's out of 24 scope.	1 Here is the property line and we are 31 2 keeping all of this existing landscaping to remain 3 and we are not -- 4 COMMISSIONER WYANT: Just as a 5 point of fact, the existing parking lot -- I 6 appreciate your commentary on screening -- but as 7 it is today that existing lot has no screening. 8 MR. WAAS: Understood. 9 CHAIRMAN LOFTUS: Commissioners, 10 any other questions? 11 COMMISSIONER COOPER: I do want to 12 clarify the number of parking lot spaces we are 13 talking about. 14 Because I count the spaces in the new 15 lot -- I count 39 and that corresponds to what the 16 memorandum from our administrator said that we are 17 adding 39 spaces in that new lot. 18 Now, it appears that we may be removing 19 other spaces from a different lot. 20 But you are asking us to grant a 21 variance with respect to a 39 lot -- 39 slot 22 parking lot; is that correct? 23 MR. CHRISTENSEN: We had to look 24 closely at what our net number was, because we
1 have a double loaded aisle in the current lot, and 32 2 we are adding islands there that did not 3 previously exist. 4 And we are also adding circulation that 5 did not previously exist. 6 That results, from our best review, in 7 about a net of 31 stalls. 8 COMMISSIONER COOPER: 31 stalls. 9 But in the new property it's actually 39 10 stalls? 11 MR. CHRISTENSEN: Yes, there are 12 more there, but it's a net. 13 I have been focused on that question. 14 People wanted to know exactly how many are we 15 ending up with. 16 COMMISSIONER WYANT: I guess my 17 questions -- and I do want to hear feedback from 18 the audience before I complete my questioning. 19 But the entrance on the west side of the 20 lot is in and out? 21 MR. CHRISTENSEN: It's -- On the 22 west side there are two drives that go into that 23 lot, two entrances off Golf Drive there. 24 COMMISSIONER WYANT: So is that two	1 in and two out or is that one in and one out on 33 2 that west side? 3 I am thinking about the congestion right 4 there on the west side of the lot, just off Hill. 5 I am looking at that on Google. It doesn't really 6 show it on your exhibit. 7 MR. CHRISTENSEN: If we look, there 8 are -- 9 CHAIRMAN LOFTUS: If you can change 10 the drawing. 11 COMMISSIONER WYANT: So those are 12 two points of entry into that parking lot. 13 Are those both in and out or is one in 14 and one out? 15 MR. CHRISTENSEN: They are both in 16 and out. 17 COMMISSIONER WYANT: So you can 18 have four cars theoretically at the same time 19 turning in and out in that short little stretch 20 just off of Hill? 21 MR. CHRISTENSEN: You could, but 22 the drive aisle for that has been designed 23 according to accommodate that. That existing 24 condition is intended to accommodate that.

1 COMMISSIONER WYANT: It just seems³⁴ 2 like you are dumping a lot of cars right there 3 into that residential area, as opposed to dumping 4 them onto Hill Street. 5 MR. CHRISTENSEN: Well, exiting 6 almost universally will be to Hill. It will be 7 not be going to into residential. 8 COMMISSIONER WYANT: You can't turn 9 directly onto Hill. You have to turn on 10 residential streets. 11 MR. CHRISTENSEN: You turn onto 12 Golf and then to Hill. 13 COMMISSIONER WYANT: It would seem 14 to me, if we were starting from scratch, you would 15 dump the cars right onto Hill, not onto the two 16 residential streets. 17 MR. CHRISTENSEN: I would have to 18 suggest that in that case the County would reject 19 that and ask it to be dumped onto Hill -- onto 20 Golf, I am sorry. 21 Which is why we -- To my recollection we 22 added this parking lot to the east end. 23 We expanded it several years ago, before 24 my time, and we had to exit onto -- I think that's	1 where Acorn wraps around.³⁵ 2 But I can assure you the County would 3 push back on any sort of exiting direct onto Hill. 4 COMMISSIONER WYANT: I think you 5 added recently the pickle ball courts to the east 6 of that. 7 When was that structure built? 8 MR. CHRISTENSEN: When we added the 9 sports complex to the east? 10 COMMISSIONER WYANT: Yeah. 11 MR. CHRISTENSEN: We did that 12 during our virtual years back in 2020, 2021. 13 COMMISSIONER WYANT: Was the County 14 okay with dumping all that traffic onto Hill? 15 MR. CHRISTENSEN: We didn't end 16 up -- We added a little bit of a drive into the 17 sports complex. Our grand total of maybe seven or 18 eight spots in that driveway -- 19 COMMISSIONER WYANT: But they were 20 okay with that? 21 MR. CHRISTENSEN: Yes, they were. 22 COMMISSIONER WYANT: Okay. And 23 again, as I pointed out earlier, I appreciate the 24 focus -- This is a question for the Village.
1 You have no landscaping on that west³⁶ 2 entrance area and that's okay? 3 MR. HARPER: We were concerned with 4 the scope of the proposal and that was what we 5 reviewed and we were going based on what was 6 already previously approved. 7 COMMISSIONER WYANT: Okay. I would 8 just like to hold my comments further until we 9 hear from the group. 10 CHAIRMAN LOFTUS: One other 11 question I had. 12 I know from a pedestrian standpoint, you 13 have a crosswalk where you press a button to 14 change the overhead. 15 Does that create a stopping point at 16 Golf and Hill or is it just a warning? 17 MR. CHRISTENSEN: It's a warning. 18 I actually saw it today and noticed it flashes. 19 CHAIRMAN LOFTUS: Right. 20 MR. CHRISTENSEN: Normally it's 21 just maybe a yellow light, but if somebody presses 22 that button it flashes. You get -- It's pretty 23 noticeable. But it is not a stop. 24 CHAIRMAN LOFTUS: Some of the	1 questions the Commissioners are asking is because³⁷ 2 of the additional potential pedestrian and 3 vehicular traffic that is going to come. It's not 4 a great amount but it's still more than what's 5 existing now. 6 MR. CHRISTENSEN: I would also like 7 to add that with the PJ Murphy homes that were 8 recently -- several are constructed. But that 9 subdivision was just constructed. 10 Hill got leveled out. There was a blind 11 spot there. That was a very awkward old-time 12 county road that had that blind spot when you came 13 up over that. 14 And that is now really gone. They 15 leveled it; leveled the road, leveled Hill Avenue 16 quite well. And so it's much less -- Not that 17 it's really been hazardous but it's much less of a 18 perceived hazard than it ever was. 19 CHAIRMAN LOFTUS: Any other 20 questions? 21 COMMISSIONER THAKKAR: Just to 22 confirm on the expansion; that will be pavers but 23 the remainder will remain asphalt. 24 MR. CHRISTENSEN: The remainder

1 will remain asphalt. 38 2 COMMISSIONER THAKKAR: You 3 mentioned the expansion and that expansion does 4 bump up against 21W411. 5 There is no fence put up at that point 6 there either. The only fence, at least what is 7 being proposed, is on the east side of the new 8 structure? 9 MR. CHRISTENSEN: Yes. We have 10 been focused on this property that we are 11 acquiring. And the fence would be on the -- The 12 only fence we are talking about would be on the 13 east side of this lot. 14 COMMISSIONER THAKKAR: Basically 15 butting up on two sides of that property, the east 16 side. 17 And I guess the way it -- Yeah, there 18 you go. 19 MR. CHRISTENSEN: The fence is 20 right there. 21 Not to speculate excessively but 22 typically this is a front yard here along Fairway 23 and this is a front yard along Hill -- Golf, and 24 those are handled with landscaping, significant	1 landscaping. 39 2 CHAIRMAN LOFTUS: Just to clarify, 3 you are saying one of the two houses you would 4 demo that are along Acorn/Fairway? 5 MR. CHRISTENSEN: There is one 6 house and a garage. 7 CHAIRMAN LOFTUS: The one on acorn 8 stays? 9 MR. CHRISTENSEN: The one on acorn 10 remains, yes. 11 COMMISSIONER ARANGO: The only 12 question I guess I had, as far as the fencing that 13 butts up against the 21W411. 14 Is there any perceived landscaping going 15 on their side of that fencing or is it just the 16 board on board fencing that they will be looking 17 at? 18 MR. WAAS: No, just the board on 19 board fencing on their side. It's up against the 20 property line. 21 COMMISSIONER ARANGO: Thank you. 22 CHAIRMAN LOFTUS: Commissioner 23 Cooper. 24 COMMISSIONER COOPER: I am now on
1 the lighting plan. 40 2 Over the past year or so I've learned a 3 bit about lighting. I do have some questions 4 concerning the color temperature. 5 Who is best to answer it? 6 MR. CHRISTENSEN: I am sorry? 7 COMMISSIONER COOPER: So here is my 8 question: 9 The color temperature is -- Some lights 10 are projected at 3000K, some at 4000K, and some at 11 5000K. 12 We think that the lower temperature is 13 more consistent with what we like to see in the 14 Village. 15 And particularly, since we are putting 16 this lighting near residential things, is there a 17 reason why all of the lighting can't be at 3000K 18 or less? 19 MR. CHRISTENSEN: I would say there 20 is probably no reason. 21 I think the ultimate goal of the 22 lighting is to provide some level of security, 23 while at the same time minimizing any spillover by 24 those footcandle levels at the property line.	1 If it can be achieved, I would have 41 2 to -- We don't have our electrical engineer here 3 to respond to any questions on exactly what those 4 fixtures might require. We would have to follow 5 up on that. 6 COMMISSIONER COOPER: When will 7 these lights be on? 8 MR. CHRISTENSEN: I would -- That 9 question did come up. I was asked that question. 10 And I would think the latest -- We could 11 put them on timers and they could go off at maybe 12 11:00. 13 I am a little weary about turning them 14 off any earlier than that. When we do have some 15 major events when this parking lot might be 16 utilized we could have people departing at 17 10:00 or 11:00 o'clock but that's typically when 18 things wrap up. 19 CHAIRMAN LOFTUS: What are the 20 normal hours of the club? 21 MR. CHRISTENSEN: The club is 22 obviously, you know, crews -- maintenance crews 23 show up at 6:00 a.m., but the members show up at 24 7:00, 7:30.

1 And typically, even with the sports 42 2 complex, I believe we agreed that we would shut 3 down -- turn off the lights for the paddle courts 4 at 11:00 o'clock to prevent any excessive light 5 pollution there, if you will. 6 I think this is a little different with 7 the parking. It's a security thing, as well as 8 safety in that parking lot. 9 And again, the club, people will be 10 there sometimes until 11:00 or 12:00, if it's a 11 big event. 12 But even those -- In the summertime some 13 of our big events are member guest golf 14 tournaments and swim meets that generally wrap up, 15 you know, much earlier than that. 16 COMMISSIONER COOPER: I am trying 17 again to understand who is using this. 18 I thought previously you had explained 19 to us that this would primarily be valet, and if 20 it's valet I am not sure -- I am not lessening the 21 value of your employees -- but I am not quite sure 22 the security concerns for valet parking are the 23 same for self-park. 24 And now when you have described it, it	1 sounds like it's being used much more as a 43 2 self-park. 3 And that gets back to the question I 4 have when I see this fairly extensive parking lot 5 with an uncontrolled pedestrian crossing on a 6 substantial artery. 7 I want you to understand where I am 8 coming from and the explanation you have given to 9 the use of this parking lot. 10 MR. CHRISTENSEN: No. 1, employees 11 during those heavy busy days are being asked to 12 park over towards our lodge area which is on the 13 south side of the club. 14 When we are using this, say for the very 15 heavy days, yes, there will be valets. But that 16 doesn't mean -- 17 There are people that also will go try 18 to park themselves. There are people who don't to 19 tip valet unfortunately. But at the same time we 20 are sensitive about the valets, and that's safety 21 and security as well. 22 COMMISSIONER KREUZER: What studies 23 do you have that suggest that 4000 kelvin is more 24 safe and secure than 27 kelvin which is a more
1 warm amber color? 44 2 MR. CHRISTENSEN: Again, I can't 3 answer the question on the light. 4 What may be best if -- Do we have the 5 lighting? 6 COMMISSIONER KREUZER: The EML 17 7 was your spec fixture. 8 Is that fully shielded? 9 You are calling for 4000 kelvin bulbs 10 which are very white, and you have an incredible 11 lumens, 6000 lumen, when arguably you really 12 shouldn't need more than 1500. 13 Why all this white bright light? 14 And is your fixture fully shielded? 15 In a residential area. It's also a 16 wildlife area. 17 I just don't understand why you need 18 this. Do you have answers for me? 19 MR. CHRISTENSEN: Can you zoom in 20 on this? I can't read this very well. 21 COMMISSIONER KREUZER: I don't 22 think your architect is contemplating the 23 significance of what you are doing with the 24 lighting -- or whoever is putting this spec	1 together. 45 2 MR. CHRISTENSEN: First of all, 3 just have to go back to, the lumen level at the 4 property line has been the focus for what we have 5 done here and we are within the guidelines at the 6 Village. 7 Color, that sort of thing, we can 8 investigate that further, if that's a concern, but 9 again, we do think it's important to have the 10 lighting there. 11 I don't think we are going to get all 12 caught up in the color, that it's got to be X or Y 13 or Z. I think this is intended to match what's 14 existing out there. 15 COMMISSIONER KREUZER: No, I 16 understand. 17 I understand our ancient code ordinances 18 on exterior lighting which were implemented before 19 the development of LED light is significantly 20 different than what we are dealing with. 21 Historically it doesn't require you to 22 do anything more than implement fully shielded 23 lighting and to have a certain footcandle at the 24 property line. I understand that.

1 But I think what this Plan Commission⁴⁶ 2 has now better appreciated, as well as our country 3 generally, is that the kelvin -- whether it's 4 white or amber, warm color, 2700, 2200 -- does 5 make a difference, especially in residential 6 areas. 7 But if you feel that you are complying 8 with, I guess, what would be our existing code, 9 albeit it's more than 20 years old -- actually 40 10 years old -- I understand. 11 Do you know whether the fixtures are 12 fully shielded? 13 MR. HARPER: The fixtures are fully 14 shielded. 15 MR. CHRISTENSEN: Yeah. 16 COMMISSIONER KREUZER: All right. 17 Thank you. 18 COMMISSIONER WYANT: If I may just 19 amplify on that point. 20 Did the Village not raise this same 21 concern? 22 MR. HARPER: We can only enforce 23 what's in the code. So we can recommend different 24 colors and different intensities.	1 COMMISSIONER WYANT: So what was⁴⁷ 2 your recommendation? 3 MR. HARPER: We don't have an 4 official recommendation right now. 5 If you would like to suggest that we 6 investigate and come up with an official 7 recommendation we can do that. 8 COMMISSIONER WYANT: Okay. But as 9 you evaluated this proposal, you just went with 10 what's on the books today? 11 You did not suggest to Glen Oak that 12 maybe they warm the lights? 13 MR. HARPER: I was within my 14 purview of working with the code. 15 COMMISSIONER WYANT: Okay. 16 COMMISSIONER KREUZER: If you want 17 to put in the 6000 kelvin I believe that's within 18 code unfortunately. 19 But to the extent that you want to look 20 at something that could be better for your 21 environment, other than the square footage of that 22 parking lot, I certainly -- 23 And I think this Commission would 24 certainly encourage you to think about something
1 less than 4000 kelvin -- maybe 3000 or 2700⁴⁸ 2 kelvin -- and greatly decrease your lumens, and 3 you will still have the same security that you 4 want. 5 Nobody is suggesting that you shouldn't 6 have lights. It's how those lights affect your 7 neighbors and the wildlife around you, while at 8 the same time having what you want, which is 9 security. 10 MR. CHRISTENSEN: Well, we can 11 certainly discuss with staff more once we have an 12 opportunity to discuss it further with our 13 electrical engineer. 14 CHAIRMAN LOFTUS: Unfortunately, 15 they meet the code. 16 COMMISSIONER KREUZER: I 17 understand. 18 CHAIRMAN LOFTUS: And you can 19 suggest, but I think we need to move on from that, 20 because your point has been made, asking them to 21 look at that again with some reduced numbers, but 22 they could still be able to get a permit for that 23 installation. 24 COMMISSIONER KREUZER: No. And I	1 think the Village is representing that it's a⁴⁹ 2 fully shielded fixture, and it certainly looks as 3 if it is, so I appreciate that. 4 CHAIRMAN LOFTUS: I am saying, he 5 can't not look at it as something that's not 6 legal. It's in our code. So we need to move on 7 from that. 8 Any other questions? 9 COMMISSIONER ARANGO: I have a 10 question with regard to the lighting. 11 Is the proposal for the expansion in 12 keeping with whatever existing lighting you have 13 or is it greater or lesser? 14 MR. CHRISTENSEN: It's strictly in 15 keeping with what's existing there. 16 COMMISSIONER ARANGO: Which meets 17 our code? 18 MR. CHRISTENSEN: Which meets code, 19 yes. 20 CHAIRMAN LOFTUS: So everything has 21 been reviewed by the Village and it meets the 22 code. So whether you like it or not, it's within 23 code. 24 COMMISSIONER ARANGO: Right.

1 CHAIRMAN LOFTUS: Any other 2 questions for the petitioner? 3 COMMISSIONER THAKKAR: No. 4 CHAIRMAN LOFTUS: Thank you. 5 MR. CHRISTENSEN: You are done with 6 us? 7 CHAIRMAN LOFTUS: Yeah. 8 MR. CHRISTENSEN: Okay. Thank you. 9 CHAIRMAN LOFTUS: Daniel, do we 10 have any emails or written comments submitted on 11 this? 12 MR. HARPER: I did not receive any 13 written comments, no. 14 CHAIRMAN LOFTUS: Do we have any 15 members of the public that wish to address? 16 MS. SETTLES: If we can please have 17 Mark Roomey come to the podium. 18 Would you please state and spell your 19 name and your address. 20 MR. ROOMEY: Mark Roomey, my 21 address is 21W440 Fairway Street, Glen Ellyn, 22 Illinois. 23 (Whereupon said witness was 24 duly sworn).	50 1 MR. ROOMEY: My main concern 2 honestly a lot of time was spent on the lighting. 3 And living across the street from the 4 house that's going to be demoed, I can tell you my 5 main concern is the lights. 6 And the current lights are not on a 7 timer, they stay on all night. 8 So while they might be on a timer, but 9 it's God's timer, the sun or the moon or whatever, 10 but they don't shut off at 11:00 o'clock. 11 So I guess what I am asking is the club 12 to be considerate and maybe put those lights on a 13 timer. That would be very helpful. 14 And the lights are pretty bright. I can 15 tell you that. I live right across the street and 16 they shine pretty bright all the time. 17 And then the other concern I noticed 18 today while I was walking down the street, there's 19 a significant amount of trees. 20 How many -- Can one of these gentlemen 21 from the landscape answer? 22 During the demolition of the house, how 23 many trees are going to be removed? 24 MR. WAAS: So as is 40 trees are
52 1 slated to be removed. 2 Out of those 17 are arborvitae. These 3 were installed as a privacy screen for the 4 residential landscape. Their purpose is to screen 5 the parking lot. 6 These trees -- you know, they no longer 7 have a purpose, and they have been spaced very 8 closely, so they have kind of outgrown themselves. 9 In addition to the arborvitae, there is 10 a number of buckthorn and ash, both of which are 11 undesirable species. There are a few trees that 12 are desirable species but the majority of them are 13 undesirable. 14 MR. ROOMEY: So there appears to be 15 two to three 30 or 40 foot tall evergreen trees. 16 Are those going to be removed? 17 MR. WAAS: Yes, those are to be 18 removed and we are replacing them along the east 19 property line with additional evergreen and shade 20 trees. 21 CHAIRMAN LOFTUS: Thank you. 22 Anybody else? 23 MS. SETTLES: Yes, we have Mr. Joel 24 Johnson.	53 1 Mr. Johnson, would you please state and 2 spell your name and your address for the public 3 record. 4 MR. JOHNSON: My name is Joel 5 Johnson. I live at 21W432 Acorn in Glen Ellyn. 6 (Whereupon said witness was 7 duly sworn). 8 MR. JOHNSON: First off, while I am 9 speaking, if I could please present these 10 photographs that I have copies up here for the 11 Commissioners to just reference. 12 Those are for you. I don't need them 13 returned, but just to give a little context to 14 some of the things I am saying. 15 I have been a resident here on Acorn for 16 45 years now. And I have to say that beginning 17 about ten years ago, July, 2014, when the 18 expansion, when this original parking lot was 19 brought before this Plan Commission, the country 20 club has significantly deteriorated being a good 21 neighbor. 22 During that special use hearing there 23 were a number of verbal commitments that were made 24 by the club.

1 One of them that Mark Roomey just talked⁵⁴ 2 to, they had promised to have the lighting on 3 timers. That never took place. 4 The lights are on sunset to sunrise all 5 year long, even in the winter months when the 6 parking lot is not used. 7 So the parking lot is always illuminated 8 and they are at least 4000K, maybe above. They 9 are very blue lights. 10 Also at that time the club had suggested 11 it and mentioned to the neighborhood that they 12 would not be expanding into the area that was 13 being zoned/approved for approximately up to five 14 years. 15 Immediately after the annexation 16 construction began. 17 The installation and maintenance of the 18 existing landscaping is just as you can see from 19 the photographs. It has just gone downhill over 20 the years consistently. 21 There is a spot at Acorn -- or I am 22 sorry -- Fairway and Golf, where you can stand in 23 the front yard across the street and see straight 24 into the parking lot. There is no screening there	1 whatsoever.⁵⁵ 2 This isn't because the plan originally 3 didn't have something there. It's because the 4 landscaping, the screening, has died off. It has 5 not been replaced. 6 When we get over to the other portions 7 of the parking lot along Hill Avenue and Acorn, 8 the overgrowth is so intense that at that stop 9 sign there is no way you can even see west on Hill 10 Avenue. 11 I brought this to the attention last 12 summer to public works. This was during the Hill 13 Avenue construction. And when the detour was 14 routed through our neighborhood it was a really 15 bad situation at Acorn and Hill. 16 Brought it to public works. They 17 commented that they could only cut back on the 18 right-of-way and the rest of that area belonged to 19 the country club. 20 And the Village did come out that next 21 day and cut back what they were allowed to cut 22 back. 23 But that whole area along Hill Avenue 24 and Acorn and along the existing fence line of the
1 existing residence that has extreme overgrowth and⁵⁶ 2 it's not maintained. And I am certainly fearful 3 that this is something that is going to happen 4 once everybody goes away. 5 The current lots are certainly 6 underutilized as they are. I do understand with 7 special events. The special events are few and 8 far between. 9 One thing I might suggest, I don't know 10 that it's in the code, but field parking: 11 There is field parking at special events 12 all over the County. I don't know within the 13 Village. 14 But all over the County when we have a 15 special event you park out in the field, and it's 16 fine for three, four, five times a year. 17 And this is a concern to have a paved 18 parking lot put in. Where I am just hearing now 19 of the permeable pavers. 20 Yes, they are great for the environment, 21 but the house at 411, Mr. Brillantes' house, I 22 would imagine it's maybe, what, 25 feet to your 23 wellhead? It's less than 100 feet to my wellhead, 24 Mr. Roomey's wellhead. It's probably within	1 75 feet of those pavers.⁵⁷ 2 So whatever is going through that 3 parking lot is going to get into our water table 4 and not the best thing for us. And again, we have 5 no recourse with the club once this is passed and 6 moved on. 7 CHAIRMAN LOFTUS: Can you wrap it 8 up. Your three minutes are over. 9 MR. JOHNSON: Okay. I am sorry. 10 MS. SETTLES: Ms. Cindy Johnson. 11 Ms. Johnson, will you please state and 12 spell your name and address for public records. 13 MS. JOHNSON: Cindy Johnson, my 14 address is 21W432 Acorn Avenue, Glen Ellyn. 15 (Whereupon said witness was 16 duly sworn). 17 MS. SETTLES: Thank you. 18 MRS. JOHNSON: My husband Joel 19 pretty much said some things I was going to say, 20 but I would like to reiterate, I am questioning 21 the need for more parking. 22 After living there for, as he said, 45 23 years, in the past when they would have their 24 special events, the swim meets, special golfing

1 events which they have always had, they have 2 parked sometimes down our roads. 3 In the past they would come over and 4 give each house a bottle of wine and thank us for 5 being good neighbors for letting them park on our 6 streets. We never had problems with that. 7 These special events -- half a dozen 8 maybe tops -- I live there, I see the parking lot. 9 There's ample parking the majority of the time. 10 There's never overflow or not enough parking. 11 Maybe this double parking we are talking 12 about is for these events, half a dozen events a 13 year for a 365 day a year parking lot. You know, 14 I question that. 15 Also, I would say the house across the 16 street is not in ill repair, not from our vision. 17 The people that were renting it from the 18 landlord moved out because he was selling the 19 property and that is why they moved out. Not 20 because it was in ill repair. I want to make a 21 point of saying that as well. 22 CHAIRMAN LOFTUS: Thank you. 23 MS. SETTLES: Mr. Brillantes. 24 Sir, will you please state and spell	58 1 your name and state your address for the public 2 record. 3 MR. BRILLANTES: Mario Brillantes 4 and I live at 21W411 Acorn Avenue. 5 (Whereupon said witness was 6 duly sworn). 7 MS. SETTLES: Thank you. 8 MR. BRILLANTES: Thank you, 9 Commission, for giving us this time and thoughtful 10 approach to this project. 11 So I live on the adjacent property that 12 was mentioned a number of times this evening with 13 my family. I have two kids. 14 My wife, she also works for one of the 15 school districts in the Village. Lived there 16 about ten years. 17 And you know, to echo the comments of 18 Cindy, my neighbor, I have never really observed 19 that many days where I see overflow parking on our 20 street. Maybe during the summer months, when they 21 are busy maybe a handful of times, but I don't 22 really recall that it was a frequent thing. So I 23 also kind of question the need for that overflow 24 parking study.
1 The points I have written down here of 2 concern to me, you know, being, one, the closest 3 to the expansion in question is that: 4 You know, there was probably a group of 5 thoughtful people such as yourself that zoned this 6 property as a home for specific reasons; for 7 traffic, probably tax reasons. And I am sure you 8 guys will have to grapple with those same 9 considerations as well when you annex this 10 property from a home to a parking lot and what the 11 tax implications of that, etc. 12 So I guess I just want to make that a 13 point that zoning is there for reasons, whether 14 it's because there's traffic spillover into a 15 neighborhood or it's more industrial lighting that 16 goes into a residential area, etc. 17 And then the second point I had was the 18 biggest concern is just the proper deconstruction 19 of the existing home on Fairway. Obviously don't 20 want my property or our safety harmed due to any 21 improper work of the deconstruction. 22 Because this isn't just as simple as, 23 Let's just pave this land and put cars on it. 24 There's a septic system there, there's gas lines,	60 1 there's all kinds of mechanicals that are part of 2 this home. 3 I think that's pretty much it. 4 And yeah, I agree, the lighting, I live 5 next -- My neighbor is the parking lot -- or it 6 will be completely soon, maybe at some point -- 7 but the lighting is pretty bright. So that's all 8 I have. Thank you. 9 CHAIRMAN LOFTUS: Thank you. 10 MS. SETTLES: That's all. 11 CHAIRMAN LOFTUS: Commissioners, 12 any final questions of petitioner, staff? 13 COMMISSIONER KREUZER: I do have. 14 I don't understand why we are being 15 asked to allow a variance to increase the 16 footcandles at the property line almost three 17 times what they currently are. 18 Are we moving it? Are we being asked to 19 increase that? 20 MR. HARPER: We are not being asked 21 to increase that. That was part of the original 22 application. 23 In their original application they had 24 submitted a lighting plan that showed it -- that

1 required a request for a variance from 1.2 -- I⁶² 2 think it was 1.21 was the footcandles. 3 We worked with them. We asked them to 4 bring the lighting plan into the compliance, which 5 they did on a revision. So that variance was not 6 included as part of the public hearing. 7 COMMISSIONER KREUZER: All right. 8 Thank you, Daniel. 9 COMMISSIONER WYANT: I have one 10 question for the gentleman from Glen Oak. 11 CHAIRMAN LOFTUS: Sure. 12 COMMISSIONER WYANT: Is club 13 membership at capacity presently? 14 MR. CHRISTENSEN: Yes, it is, and 15 there is a waitlist, a long waitlist. 16 COMMISSIONER WYANT: What's the 17 projected wait of the waitlist? 18 MR. CHRISTENSEN: For people to get 19 in would be five to seven years. 20 COMMISSIONER WYANT: You are at 21 capacity? 22 MR. CHRISTENSEN: We are at 23 capacity. 24 COMMISSIONER WYANT: Thank you.	1 CHAIRMAN LOFTUS: Mr. Cooper?⁶³ 2 COMMISSIONER COOPER: I am just 3 trying to make sure I understand what this Board 4 is being asked to do, and that would be on Page 1 5 of your agenda, is to amend the special use 6 permit, and then the four variances deal with 7 setbacks and basically the size of parking stalls 8 and passageways; is that correct? 9 MR. HARPER: That's correct. 10 So the original special permit was for 11 the existing parking lot, and if they were going 12 to -- because they wanted to expand that parking 13 lot, we decided it would be appropriate for them 14 to amend that existing special use permit because 15 they are expanding the use of that special use. 16 And so we wanted to amend that special use permit. 17 And then when we started doing the 18 design work on how this parking lot would operate 19 and function we went back and forth on a variety 20 of different designs, and this was the closest one 21 we could come to, to meet our standards and to 22 give them the proper geometry of what they were 23 looking for. 24 COMMISSIONER COOPER: Thank you.
1 CHAIRMAN LOFTUS: Can I have a⁶⁴ 2 motion to close the public hearing? 3 COMMISSIONER THAKKAR: Motion to 4 close. 5 CHAIRMAN LOFTUS: Commissioner 6 Thakkar's motion. 7 Second? 8 COMMISSIONER ARANGO: Second. 9 CHAIRMAN LOFTUS: Commissioner 10 Arango second. 11 All in favor? 12 ALL PRESENT: Aye. 13 CHAIRMAN LOFTUS: Opposed? 14 (No response.) 15 CHAIRMAN LOFTUS: The public 16 hearing is now closed. 17 Discussion amongst us. 18 Does anybody want to start? 19 COMMISSIONER WYANT: I will just 20 offer concerns about lighting, ingress and egress 21 on the west side of the lot, the landscaping plan. 22 I think those are my three; lighting, 23 ingress and the landscaping plan. 24 COMMISSIONER COOPER: I have -- I	1 share those concerns of Commissioner Wyant.⁶⁵ 2 Part of the problem we have is the 3 relatively narrow things we are being asked to 4 consider. 5 I am concerned that we have heard now 6 from neighbors who have apparently expressed their 7 concerns about lighting, and that the club, the 8 petitioner, has not been able to accommodate them. 9 I was disappointed that the petitioner 10 seemed so surprised by our concerns about 11 lighting, both in terms of lumens and color. 12 I remain concerned about that we are 13 increasing the amount of pedestrian traffic across 14 Hill Avenue without any real control. 15 Although the impervious pavers do 16 address some of the water issues now, I am 17 concerned that we have a substantial parking 18 surface -- existing parking surface -- which does 19 not necessarily deal with the water concerns. 20 So I have a number -- And I am really 21 concerned about the relative lack of landscaping 22 around this parking lot in the middle of a 23 residential area; although that's really for both 24 existing parking lots and not for the new ones.

1 So -- But all of those things I am not⁶⁶ 2 sure that they impact this particular petition. 3 I would feel better if the petitioner 4 had come with cleaner hands and more willing to 5 meet the concerns of the community but those are 6 my concerns. 7 CHAIRMAN LOFTUS: One thing I have 8 to agree with, your statement about looking at 9 this one particular lot. You know, I do agree 10 with you, there are no curbs, there's very little 11 landscaping. 12 When that parking lot was done there 13 were no homes to the west of there which are 14 currently under construction. 15 One thing the Village did do is once 16 there were issues with those new homes going up 17 the slope of the hill was changed immensely and 18 now there's been hundreds of thousands of dollars 19 extra for that developer to correct that. So I 20 know that's been changed. 21 Now, unfortunately we can't control that 22 light at the top of the hill, flashing light. And 23 I know when you cross over it is still just a 24 warning light. It will be somewhat increased,	1 possibly 31 to 62 people additional at various⁶⁷ 2 times going across that way. 3 I heard one of the residents. 4 Personally I have driven around that area many, 5 many times, and when you come down Acorn to make a 6 turn at Hill it's -- unfortunately you have to 7 pull out almost into the intersection to see 8 traffic. 9 Whether it's Village or -- the 10 responsibility of the Village or the country club 11 to cut down that vegetation when it grows that 12 high, I mean, it is a hazardous corner at Acorn 13 and Hill. I have certainly experienced it many 14 times so I know what the residents are talking 15 about. 16 One of the things we can do, if it's 17 part of a motion, would be requirement of the 18 lighting to be -- And it's a fine line, whether we 19 can require the lighting be put on timers for the 20 entire parking lot. 21 I mean, they are proposing to put a -- 22 what was it -- a double head and a single head 23 light pole. 24 We could require that to be on a timer
1 and say shut it off at some specified time to try⁶⁸ 2 to eliminate some of that. 3 And hopefully maybe the country club 4 would be willing to accommodate the whole parking 5 lot. That's a condition we can put on, if we 6 choose to. 7 COMMISSIONER WYANT: It would be 8 not unreasonable to affix to this request on the 9 parcel. Let's address some of the other 10 deficiencies in one fell swoop. That's not 11 outside of our -- 12 CHAIRMAN LOFTUS: Yeah. Part of 13 this parking lot is grandfathered in. 14 COMMISSIONER WYANT: But that still 15 doesn't matter. It doesn't matter what code is. 16 We have this opportunity to grant 17 variances on this small parcel and it is within 18 our purview to say: 19 Along with those approval of variances, 20 would you be willing to address these other 21 deficiencies, which clearly would endear the 22 neighbors to the country club. 23 And by the way, Glen Oak is an 24 outstanding country club. The commitment to the	1 Village is important to all of you. But I think⁶⁹ 2 the neighbors have raised some consistent issues 3 with all of us. 4 COMMISSIONER THAKKAR: We have 5 asked commercial spaces to shut off the lights by 6 11:00. I don't see why we can't have Glen Oak do 7 the same on the parking lot. 8 But yeah, I think for me, similar 9 concerns around lighting, the brightness, timing, 10 and then just the general upkeep of the landscape. 11 Clearly there's been some downfall for 12 the existing stuff. I understand that is outside 13 of the purview of the variance. But if we can 14 remedy any of the existing stuff while we can, we 15 might as well. 16 COMMISSIONER WYANT: You know, I 17 share, Tim, with you a picture. There is no 18 landscaping on that west lot. 19 CHAIRMAN LOFTUS: Right. 20 COMMISSIONER WYANT: It seems to me 21 that would just be good neighborly behavior to 22 just upgrade that, especially with all the new 23 residential development in that area. 24 MR. HARPER: There could be a

1 condition -- because we are opening up a special⁷⁰ 2 use permit for the parking lot as a use -- you 3 could perhaps suggest another condition of parking 4 lot timing -- I mean, parking lot light timing and 5 suggest a revised landscape plan to bring the 6 parking lot into landscape compliance. But we 7 can't go anything greater than what we require in 8 code. 9 CHAIRMAN LOFTUS: Is that the 10 entire special use? 11 MR. HARPER: I believe so. 12 CHAIRMAN LOFTUS: What are the 13 feelings, Commissioners, on that? 14 Is it a viable request to make a 15 stipulation? If not, then so be it. 16 COMMISSIONER THAKKAR: Yeah, it 17 doesn't appear that there is a burning need for 18 the extra parking, but also I am not against it. 19 But if we can accommodate some of what 20 we have heard and what we also deem to be in the 21 best interest of the community, I think we should 22 put those stipulations in. 23 COMMISSIONER ARANGO: As a 24 Commission we need to certainly hear and push	1 forward on the concerns that were brought up this⁷¹ 2 evening. 3 And for the lack of being repetitive, I 4 couldn't concur any more with the lighting and 5 landscaping and all of that. Definitely I am 6 definitely onboard with that. 7 It did bring a question to mind as to 8 the lighting in particular, as to whether or not 9 residents in the area voiced concerns to the club 10 about the lighting in the past and nothing has 11 been done. 12 I think that would be something that -- 13 if it was blatantly ignored, I think that's very 14 important and in some way, shape or form should be 15 addressed. 16 The lighting is a critical issue in a 17 residential area, and if these people had 18 complained about that prior to this, then I think 19 that needs to be addressed. 20 And that would be something that I think 21 in our proposal all of these concerns need to be 22 put forward, in addition to, I don't think anyone 23 is opposed to them expanding, if the need is 24 there; however, we need to do it in a way that
1 respects the residential areas and is in⁷² 2 compliance with the Village thinking. 3 CHAIRMAN LOFTUS: I wanted to look 4 back at their photometric plan because there are 5 some along -- 6 If you look at the drawings under 7 Photometric Plan there are areas along Golf that 8 far exceed. You have a 1.05 footcandle, .74. 9 So there are some areas around the 10 lights that do exceed the standard. 11 How would that ever happen from the 12 original special use permit, I can't address that, 13 how it happened, but by their drawing here they 14 readily admit that there are some out of code 15 areas. 16 MR. HARPER: The lighting on Golf 17 that was part of that original special use permit. 18 And those lights along Golf that you are 19 looking at, those were -- that was that variance 20 for the 1.2. Those lights were given that 21 variance for the 1.2. 22 And in these codes they don't exceed 23 that 1.2 along the property line. 24 In fact, it looks like -- On the plan it	1 looks like the most you have on the property line⁷³ 2 is .48 is what I can see. 3 COMMISSIONER KREUZER: Yeah, 4 somehow the footcandles just drop precipitously 5 from one side of the property line to the other 6 side of the property line. 7 You have a 2 foot candle measurement 8 basically just east of the property line off Golf 9 that miraculously becomes less than .5. 10 On the west side, although I don't see 11 how that possibly could occur based on where these 12 fixtures are going to be installed, but that's 13 what we are seeing on the photometric plan. 14 And that's the reality of having the 15 lumens that are being requested here with LEDs. 16 The photometric plan doesn't make sense 17 to me. I don't understand how you can have a 18 significant decrease in footcandles in a matter of 19 inches simply because you are on one side of the 20 property line versus the other. But that's what 21 we are seeing. 22 CHAIRMAN LOFTUS: Yeah, the 23 evidence that's presented by the petitioner's 24 architects or engineers and it is a stamped

1 drawing. 2 Well, to move forward, what stipulations 3 would you want to make conditioned on a draft 4 motion, so we can get a motion to vote on? 5 COMMISSIONER WYANT: I am wondering 6 if the petitioner would be willing to voluntarily 7 make some of these changes on their own, if we 8 resubmit. 9 CHAIRMAN LOFTUS: No, we don't want 10 to resubmit. We want to move this forward. 11 So we need to put the stipulations on 12 and vote on it and present that to the Village 13 Board so they can make the final decision to yay 14 or nay. 15 COMMISSIONER ARANGO: I think the 16 timing on the lighting I think is a stipulation 17 that definitely needs to be included. If 18 11:00 o'clock is the number, then by 11:00 o'clock 19 those lights need to be off. 20 CHAIRMAN LOFTUS: That would be all 21 lights in the parking lot? 22 COMMISSIONER ARANGO: Yes. 23 COMMISSIONER WYANT: The entire 24 lot, existing and expanding.	74	1 CHAIRMAN LOFTUS: Any other 2 conditions you would want to put on a motion? 3 COMMISSIONER KREUZER: I don't know 4 if we can, but if we can, I would -- with these 5 specs we are seeing, presuming they want to use 6 that fixture to be consistent with what they are 7 using already, the condition that I would suggest 8 is that they change all the bulbs for all those 9 fixtures on that existing lot, including what they 10 are suggesting with their expansion of 3000 11 kelvin, which is within the specs that they 12 submitted as a choice that they can make. 13 And that they reduce the lumens to 5000. 14 I would want it reduced to less than 2000. 15 But if we stay with their spec, then the 16 condition I would suggest is that they go with 17 3000 kelvin and the 5000 lumen as provided for as 18 an option on that spec for that fixture through 19 the entire parking lot. 20 MR. HARPER: I don't know if we can 21 make that a legal condition but we can make that 22 as a suggestion. 23 And we can suggest that the applicant 24 submit a new lighting plan with a new spec sheet	75
1 before we move to the Board of Trustees. 2 CHAIRMAN LOFTUS: The code 3 stipulates the lighting levels at the property 4 line. 5 COMMISSIONER KREUZER: I understand 6 it completely. I do. And that's something the 7 Village has to address with respect to what we 8 require. 9 CHAIRMAN LOFTUS: Right. 10 COMMISSIONER KREUZER: But I 11 understand what the petitioner is presenting; he 12 is in compliance. 13 CHAIRMAN LOFTUS: So how you would 14 word that motion? 15 COMMISSIONER KREUZER: I would make 16 a recommendation that all existing lighting be 17 reduced to 3000 kelvin and 5000 lumens, as 18 identified as options on the spec for the fixture 19 that they currently have presented to the Village, 20 which is, what, the EML 17. 21 And I like the condition about having an 22 approved landscaping plan for the entire parking 23 lot on the west side also, and better maintenance 24 of what they are doing now, to the extent that we	76	1 can. 2 MR. HARPER: Right. 3 I think we can request a full 4 landscaping plan for the entirety of the parking 5 lot, as we are opening up the special use permit. 6 The maintenance is another thing that we 7 will have to... 8 And then I will have to check with our 9 village attorney on the extent of what we can ask 10 for in a complete landscaping special use permit. 11 COMMISSIONER KREUZER: Nuisance 12 ordinances can be enforced, should a complaint be 13 made. 14 COMMISSIONER COOPER: I also recall 15 there being an issue at intersections with some 16 condos of site triangles. 17 I always recall that we had issues 18 concerning intersections and site triangles and 19 basically being able to see around corners. And I 20 recall we have conditioned things upon making sure 21 that there was an adequate ability to see. 22 From what we have heard from the 23 petitioner and what we kind of can see from 24 publicly available information, it appears that --	77

1 if that is the term -- the site triangle, at Acorn⁷⁸ 2 and Hill is problematic at best, and I think that 3 that needs to be remedied, separate and apart from 4 any landscaping, and I would want that to be in an 5 additional stipulation as well. 6 MR. HARPER: That was at the 7 intersection of Hill and Golf; correct? 8 COMMISSIONER COOPER: No, Hill and 9 Acorn. 10 MR. HARPER: In our code for the 11 site triangle where it's basically you have 12 30 feet from each -- from the corner and bring it 13 in like that. 14 And so I will investigate that, on what 15 we have there. Yeah, I will investigate that and 16 see what we have in our landscape plan. 17 COMMISSIONER WYANT: I would 18 amplify it. 19 I looked at that intersection of Golf 20 and Hill. You have -- At any given time you could 21 have a half dozen cars in and out right there and 22 for the first time in history that's the start of 23 a row of new homes. And there is no ability to 24 queue off of Hill in a short stretch.	1 It seems like a real potential problem.⁷⁹ 2 I am surprised that's not of concern to you, that 3 area. 4 MR. HARPER: I think the distance 5 between the intersection of Golf and Hill and 6 Acorn and Hill met the minimum standards. 7 COMMISSIONER WYANT: No, I am 8 looking at the distance from Hill into the two 9 entrances into the existing lot. 10 Where we established earlier, you could 11 have four cars kind of going in and out at any 12 given time, plus cars turning from Hill onto Golf. 13 And now we are increasing the 14 percentages. How many parking spaces do we have 15 today? 16 And we are increasing now by X percent, 17 the traffic in and out of that lot? That's going 18 to be the primary entrance into that lot, I am 19 guessing. 20 MR. HARPER: That's the currently 21 approved design of that parking lot. 22 COMMISSIONER WYANT: I hear that; 23 okay. 24 But now you are increasing the count of
1 that existing lot by -- What's the percentage⁸⁰ 2 increase? 3 MR. HARPER: I don't know off the 4 top of my head. 5 COMMISSIONER WYANT: Okay. And 6 this is the primary entrance of that, and it's a 7 short span from Golf to where you turn into this 8 lot. 9 And it's just peculiar to me, you are 10 increasing the amount of cars into that lot by a 11 substantial percentage, and it's not concerning to 12 you that you have four cars going in and out in 13 that western entrance; whereas on the eastern 14 entrance you only have two cars going in and out? 15 MR. HARPER: Understood. 16 COMMISSIONER WYANT: As you were 17 examining this plan that did not raise a concern 18 to you? 19 MR. HARPER: The entrance of those 20 parking lots are about 50 feet away from Hill, 21 which I am assuming when this was approved, met 22 the minimum standards of distance. 23 COMMISSIONER WYANT: Of course. 24 But when it was approved you were not	1 contemplating the 31 additional spaces.⁸¹ 2 CHAIRMAN LOFTUS: Rob, you have to 3 remember, the public hearing is closed at this 4 point. 5 COMMISSIONER WYANT: All right. 6 CHAIRMAN LOFTUS: To answer Peter's 7 question about the Acorn lot, if you will look in 8 our packet you have a drawing, Page 34. 9 If you look at the parking lot at the 10 east side that shows where the stop sign is. The 11 dark black line is the lot line. 12 So the concerns about the vegetation not 13 being cut down is outside of the property line of 14 the club, and it's the responsibility of 15 Township/County. It's not the Village. 16 So it's either DuPage County or Milton 17 Township is responsible for that vegetation, that 18 overgrown vegetation, which I agree is there. I 19 went by there again today. 20 You can't make it the responsibility of 21 the club to chop that stuff down to make it a more 22 safer intersection when it's not their property. 23 So Daniel, could you put up the Page 34, 24 107.

1 If you can see at the top, where that 82 2 stop sign is showing, that's the property line, is 3 our black line. That's not part of their 4 responsibility to clean up unfortunately. It's 5 either Township or County. I would be willing to 6 bet the Township. 7 If I am not mistaken Township does take 8 care of plowing that portion of Hill. Just a 9 point of clarification on that subject, the 10 concern was brought up. 11 Well, at this point is anybody willing 12 to cite the three conditions that we add to a 13 motion? 14 It would be lights to off go off at 15 11:00 p.m., recommend that all lighting be changed 16 to 3000K at 5000 lumens, as per the selection of 17 their lighting. 18 COMMISSIONER WYANT: And you are 19 clarifying existing lot and expanding lot? 20 CHAIRMAN LOFTUS: Yeah, because as 21 I understand from the staff, as part of the 22 special use permit on the entire -- even though we 23 are focused on the smaller portion, that we can 24 modify all the special use, because it's not a	1 separate, it's a modification of the existing 83 2 special use. So we can make that stipulation a 3 condition -- or that condition. 4 And then a full landscape plan for the 5 entire parking lot to be represented to the 6 Village. 7 COMMISSIONER WYANT: And when you 8 say entire, you mean existing and expanding? 9 CHAIRMAN LOFTUS: Yes. Because 10 this is an expansion of the existing -- a 11 modification to the existing special use permit. 12 Anybody want to make a motion with those 13 conditions? 14 COMMISSIONER KREUZER: Adam Kreuzer 15 makes the motion with those conditions. Thank 16 you. 17 CHAIRMAN LOFTUS: Adam, would you 18 read the motion to be considered? 19 COMMISSIONER KREUZER: Well, again 20 I didn't bring my reading glasses. 21 Motion to recommend approval of an 22 amendment to an existing special use permit and 23 grant zoning variations to allow the construction 24 of the parking lot expansion in the CR zoning
1 district. 84 2 After conducting a public hearing and 3 deliberating on the request of the Petitioner, Jim 4 Cardamone, on behalf of the Glen Oak Country Club, 5 for approval of an amendment to an existing 6 special use permit and grant zoning variations to 7 allow the parking lot expansion in the CR zoning 8 district. 9 Plan commission hereby recommends 10 approval based on the findings of fact, as 11 discussed or amended at the Plan Commission public 12 hearing on May 23, 2024, which are hereby 13 incorporated into the motion by reference as 14 though fully set forth herein, and a copy of which 15 will be attached to the minutes of the meeting and 16 kept on file as part of a permanent record in the 17 Village. 18 The Plan Commission makes this 19 recommendation of approval with the following 20 conditions: 21 No. 1: That the project be constructed 22 in substantial conformance with the plans and 23 testimony presented in the Plan Commission public 24 hearing and before the Village Board of Trustees.	1 I think the lights would be No. 2. 85 2 No. 2: Lights to go off at 11:00 p.m. 3 No. 3: Recommendation that all existing 4 lighting, including new lighting, be changed to 5 3000 kelvin and 5000 lumens. 6 And No. 4: A full landscape plan for 7 the entire parking lot. 8 COMMISSIONER WYANT: I might 9 suggest on that 11:00 p.m., can we make an 10 exception for New Year's Eve? 11 COMMISSIONER COOPER: I am actually 12 in the opposite direction. I think the latest it 13 should be 11:00 p.m. and it should really be 14 within 90 minutes of sunset, as needed. I don't 15 know why you would have to have the lights on in a 16 parking lot at 11:00 p.m. in December or January, 17 when there is no one there. 18 CHAIRMAN LOFTUS: But it is a 19 social club also, so you do have other -- it's not 20 just golf and swimming. 21 COMMISSIONER COOPER: But -- 22 CHAIRMAN LOFTUS: Leave it as it is 23 and vote your conscience to that. 24 So do I have a second on the motion?

1 COMMISSIONER THAKKAR: I will 2 second it. 3 CHAIRMAN LOFTUS: Second by 4 Commissioner Thakkar. 5 Can we have a roll call vote please? 6 MS. SETTLES: Commissioner Arango? 7 COMMISSIONER ARANGO: Yes. 8 MS. SETTLES: Commissioner Cooper? 9 COMMISSIONER COOPER: Yes. 10 MS. SETTLES: Commissioner Kreuzer? 11 COMMISSIONER KREUZER: Yes. 12 MS. SETTLES: Commissioner Thakkar? 13 COMMISSIONER THAKKAR: Yes. 14 MS. SETTLES: Commissioner Wyant? 15 COMMISSIONER WYANT: Yes. 16 MS. SETTLES: Chairperson Loftus? 17 CHAIRMAN LOFTUS: No. 18 Motion passes. Thank you, gentlemen. 19 (Proceedings concluded at 20 8:50 p.m.) 21 22 23 24	86	1 CHAIRMAN LOFTUS: Okay. The next 2 item on the agenda is a public hearing for 285 3 Roosevelt Road. 4 Northwestern Medicine is requesting an 5 amendment to Ordinance 6090 in order to allow 6 facade changes to the previously approved exterior 7 appearance of the principal unit associated with a 8 proposed medical office to be used in the C-3 9 zoning district. 10 Can I have a motion to open the public 11 hearing? 12 COMMISSIONER COOPER: So moved. 13 CHAIRMAN LOFTUS: By Commissioner 14 Cooper. 15 Second? 16 COMMISSIONER THAKKAR: Second. 17 CHAIRMAN LOFTUS: By Commissioner 18 Thakkar. 19 All in favor? 20 ALL PRESENT: Aye. 21 CHAIRMAN LOFTUS: Opposed? 22 (No response.) 23 CHAIRMAN LOFTUS: The public 24 hearing is open, so can we get Daniel Harper sworn	87
1 in and make the staff presentation. 2 MS. SETTLES: Will you please state 3 your name and spell it and state your professional 4 capacity and your business address for the public 5 record. 6 MR. HARPER: My name is Daniel 7 Harper. I am the Planning Manager for the Village 8 of Glen Ellyn, 535 Duane Street. 9 All right. Our property, the second 10 project tonight we are discussing is located at 11 285 Roosevelt Road. 12 This is a petition by Northwestern 13 Medicine to amend an existing Ordinance 6090 in 14 order to -- in order to do facade changes as part 15 of their occupation of the building. 16 The property is zoned C-3 service 17 commercial. It was originally approved as part of 18 Ordinance 6090 in 2012. 19 The ordinance included a variety of 20 conditions, including special use permits for 21 drive-through facility, the selling of outdoor 22 merchandise and outdoor storage, as well as a 23 variety of variations regarding setbacks, the 24 lighting plan and parking lot design.	88	1 The ordinance also included an exterior 2 appearance approval for the shopping center which 3 was included in the ordinance as Exhibit E and 4 Exhibit F. 5 The scope of the proposal is to amend 6 Ordinance 6090 to allow for alterations of the 7 facade of the principal unit to accommodate units 8 proposed by Northwestern Medicine. 9 Because this building is currently 10 existing and it is not located in the C5A or C5B 11 zoning districts the Architectural Appearance 12 Commission is not required to make a 13 recommendation on the facade changes for this 14 property. 15 This is Exhibit E of Ordinance 6090 and 16 shows the southeast and north elevations of the 17 shopping center. 18 The primary concern of Northwestern 19 Medicine is that the unit that they wish to occupy 20 is 285 Roosevelt, formerly occupied as the Fresh 21 Market Grocery Store. 22 No changes are being proposed to be made 23 to the smaller units to the north -- and I am 24 sorry -- to the east and west of the primary unit.	89

1 Moving to Exhibit F, it shows all four⁹⁰ 2 elevations of the shopping center, including the 3 top down view of the exterior wall of the 4 structure showing the articulations. 5 This is the proposed design by 6 Northwestern Medicine for the remodel of the north 7 elevation of the facade. In order to conform with 8 the branding of the organization you can see the 9 proposed north elevations at the bottom of the 10 plan there. 11 The proposed changes include alterations 12 using metal panels and stone materials as well as 13 EIFS and cast stone. 14 The Village's appearance review 15 guidelines specifically do not recommend materials 16 like aluminum siding and also suggest that 17 storefront windows extend to the ground. 18 These existing windows are going to be 19 unchanged from the current condition there, just 20 adding metal panel decoration around them, as part 21 of their facade update. 22 The existing monument sign, you can see 23 No. 4. 24 The existing monument sign will be	1 refurbished to meet the proposed design style of⁹¹ 2 Northwestern Medicine and this would meet our 3 Village sign standards. 4 Then these elevations were provided by 5 Northwestern Medicine and I am going to have the 6 applicant come up and do their presentation to 7 give you greater scope later on. However this is 8 the provided design. 9 The only other feature that you can't 10 really see from this angle, from this top angle 11 here, they are proposing to expand the canopy 12 about 4 feet out from the existing -- from the 13 existing articulation to provide a little bit more 14 cover for people waiting for cars to pick them up, 15 as part of their use as a medical use. 16 So what we were -- Northwestern Medicine 17 is not proposing any other changes to the site at 18 this time. They were going to be proposing to 19 keep all the other existing site items in place. 20 One item I do want to mention before we 21 hand it off to the applicant here, you can see THE 22 proposed up-down sconce fixtures here. 23 Our standards -- Our exterior appearance 24 standards do not recommend that wall mounted
1 fixtures have light that projects into the sky.⁹² 2 So that is another item we can consider here 3 because that's in our guidelines. 4 COMMISSIONER COOPER: Mr. Harper, 5 were any of these included in the packet that was 6 sent to us? 7 MR. HARPER: I did not have these 8 particular graphics you are seeing here. I only 9 had this graphic here. 10 The reason I only had this graphic is we 11 were working with Northwestern and they made a 12 change to the windows here. 13 Their original design had windows 14 extending upward here. And they came to me just 15 before our packets were due to you saying, We want 16 to keep the windows the same size. 17 So I didn't have any colored or made up 18 renditions. I only had the actual plans that you 19 saw in your packet. So they provided it later but 20 it's the same plan that you received in your 21 packet. 22 For tonight to consider on a vote on the 23 recommendation in the Ordinance 6090 to the 24 Village Board of Trustees reviewing this project	1 which should consider how the proposed exterior⁹³ 2 appearance conforms with the character of the 3 Village and the appearance review guidelines and 4 conditions of approval are below. 5 If you have any questions I would be 6 happy to answer them now or we can hand over our 7 mic to the applicant. 8 CHAIRMAN LOFTUS: If I understood 9 the plan correctly, they are taking over the 10 entire building from one end to the other? 11 MR. HARPER: No. 12 So here -- So this is the exhibit for 13 the current approval. 14 This was the grocery store of the Fresh 15 Market and these were the other businesses, kind 16 of east and west of the primary unit. 17 Northwestern Medicine will only be 18 occupying this primary unit in the center and the 19 changes we are looking at here only address the 20 primary unit in the center. 21 The other units on the east and west 22 side of the primary unit will remain the same. 23 CHAIRMAN LOFTUS: In other words, 24 on the east side, currently if I remember, they

1 are empty. 94 2 MR. HARPER: Right. 3 CHAIRMAN LOFTUS: And then the 4 other west side doesn't have some businesses in 5 them? 6 MR. HARPER: Correct. 7 CHAIRMAN LOFTUS: Thank you. 8 COMMISSIONER WYANT: So taking the 9 same footprint as Fresh Market? 10 MR. HARPER: Yes. 11 CHAIRMAN LOFTUS: Any other 12 questions? 13 COMMISSIONER ARANGO: The expansion 14 to the east, are they going all the way to the 15 end? 16 MR. HARPER: No. So they are 17 always staying in the primary center unit that was 18 occupied as the grocery store. 19 COMMISSIONER ARANGO: Thank you. 20 CHAIRMAN LOFTUS: Any other 21 questions? 22 (No response.) 23 CHAIRMAN LOFTUS: Thank you. 24 Is the petitioner going to make a	1 presentation? Please be sworn in. 95 2 MS. SETTLES: Sir, would you please 3 state and spell your name, your professional 4 capacity and business address for the record. 5 MR. HALDEMAN: Clayton Haldeman, I 6 am a senior architect with the firm of Kluber 7 Architects and Engineers in Aurora. Our business 8 address is 41 West Benton Street, Aurora, 9 Illinois. 10 (Whereupon said witness was 11 MS. SETTLES: Thank you. 12 Ma'am, would you please state and spell 13 your name for the public record, your business 14 capacity and your address. 15 MS. FILES : Surely, Angel Files. 16 My business capacity is a project manager at 17 Northwestern Medicine and the address is 25 North 18 Winfield Road, Winfield, Illinois. 19 (Whereupon said witness was 20 duly sworn). 21 MS. SETTLES: Thank you. 22 MR. HALDEMAN: I will get started. 23 Thank you very much, Mr. Chairman, 24 Commissioners, thank you very much for allowing us
1 to come in front of you this evening and show you 96 2 our plans for this facility at 285 Roosevelt Road. 3 I also want to thank Daniel Harper and 4 Annabelle Peterson for their help in this process. 5 It was somewhat of a complex process because of 6 the nature of the ordinance and the building, the 7 fact we are dealing with Northwestern here, who is 8 a tenant in the building, so there is a landlord 9 overlaid on top of all of this. So again, thanks 10 to all of the staff and the Village for helping 11 through this process. 12 I am going to get started here. This is 13 just kind of an overview image of the proposed 14 facade changes. 15 I am going to jump to this next page 16 here and give you some key points about what we 17 are doing here. 18 Again as stated, the proposed changes 19 affect only the anchor space of this strip mall 20 and only the facade of that anchor space. 21 The existing anchor space was a Fresh 22 Market grocery, as we have been told, and it was 23 previously approved under Special Ordinance 6090. 24 That ordinance approves several	1 variations from Glen Ellyn Zoning Code. None of 97 2 those approved variations of the zoning code is 3 affected by the proposed facade changes. 4 The existing anchor space doesn't align 5 with Northwestern's brand and that is the main 6 reason we are coming before you tonight. 7 You can see from the top image on the 8 screen here the existing facade has tall 9 neoclassical type columns. It has brick coins at 10 the ends. It's got framed wall panels in the EIFS 11 area above. 12 And these elements are drawn from 13 Georgian and neoclassical architecture and that 14 language is not part of Northwestern's brand. So 15 Northwestern is looking to make a change here. 16 The proposed alterations utilize forms 17 from Northwestern buildings and neighboring 18 communities. 19 The silver metal rain screen panels that 20 you can see represented by the gray tones in the 21 image on the lower right there. 22 And then we also have stone materials 23 which are represented by the more tan tones that 24 you see in the image there.

1 Those are more in line with materials⁹⁸ 2 that Northwestern typically uses in its buildings 3 and facilities throughout the suburbs. 4 And these elements and materials are 5 also more appropriate to the use of the anchor 6 space as a medical office building versus a 7 grocery store. 8 I think could you agree that the image 9 at the top seems very appropriate for a grocery 10 store but with an image like that for a medical 11 office building is not so much very convincing. 12 So to appear in line with Northwestern 13 Medicine's brand and to convey an image of 14 stability, confidence and quality that's 15 consistent with Northwestern Medicine's patient 16 centered focus these changes are being proposed. 17 Now, a certain amount of existing 18 materials are going to be maintained. 19 So you will see up here there is 20 existing red brick and an existing tan EIFS which 21 is exterior finish and insulation system. 22 Portions of those elements, as well as 23 the limestone base that you see running all along 24 the base of the building, those elements are going	1 to be maintained, mostly because we don't want to⁹⁹ 2 completely overhaul the entire facade. There are 3 limits to what we are going to do here. 4 And also, as was mentioned, the east and 5 west existing store spaces in the strip mall are 6 not changing. 7 Northwestern is not occupying those 8 spaces and we still want to maintain a certain 9 amount of connection to the look and feel of those 10 elements of the strip mall, so that we are not 11 completely placing something entirely alien right 12 in the middle of this strip mall. 13 Lastly, the materials we have selected 14 here have been selected for both quality and 15 durability. 16 We have some samples here on the chairs. 17 If it's difficult to see, we can bring them 18 forward if you wish. 19 The stone samples you see there are 20 options we are currently considering. The option 21 in your packet or that you received information on 22 is the option -- I believe it's the one at the 23 extreme left of the three. 24 The other two are potential alternates,
1 depending on whether we can get that particular¹⁰⁰ 2 product, whether it's available in the quantity we 3 need within the timeframe we need. So that's why 4 we are looking at a couple potential alternates. 5 We have confirmed that the metal panels 6 are available in the timeframe we need and so the 7 color that you see on top of the center stone 8 sample is actually the color of panel that will be 9 provided out there. 10 So the stone, whether it's a natural 11 stone like the two panels on the right that you 12 see or a manufactured stone, which is the panel on 13 the left, all of these materials are extremely 14 durable, low maintenance, will last the life of 15 the building. 16 And the rain screen panels as well, the 17 metal panels as well, will last the life of the 18 building. Again they are extremely durable. They 19 are made of a composite material which is two 20 sheets of metal sandwiched essentially around a 21 core. 22 So this is not what was traditionally 23 called break metal that's used in roofing 24 projects. These large panels we are using are	1 much thicker and more heavy, durable, resistant to¹⁰¹ 2 deformations, like oil canning and things like 3 that. 4 Just one clarification, the samples you 5 have been handed, you can see the thickness of the 6 panels. Those are for panel construction only. 7 The colors that you see there are not 8 what we are doing. It's the color you see here 9 with the stone that we will be doing. 10 All right. So moving on, as Daniel 11 mentioned, some of the exhibits that he had in his 12 presentation we also have here. 13 So this shows the site plan for the 14 building area. You can see the entire strip 15 mall -- except for the drive through at the far 16 right -- the entire strip mall is highlighted and 17 the area between those dashed lines is the anchor 18 space that Northwestern is occupying. 19 So it's important to remember as we are 20 approaching with this that there is going to be no 21 changes to the number of parking spaces, no 22 changes to the ingress and egress to the site, no 23 changes to the existing service yard areas or the 24 loading dock areas, no changes to any fencing or

1 berming or retaining walls, no changes to any of ¹⁰² 2 the landscaping, no changes to any of the existing 3 site lighting, and no changes to any of the 4 screening of any of the rooftop equipment. 5 And in fact, the parapets on this 6 building are quite high and screening just 7 mechanical equipment on a roof is just really not 8 an issue. 9 These are the existing elevations of the 10 anchor space of the strip mall. 11 In the bottom image there the other 12 store spaces to the east and west of the main 13 anchor space are out of view and so we are focused 14 here just on the anchor space. 15 Again, you will see those neoclassical 16 type columns. You will see the EIFS above the 17 brick there. You will see those flat arches above 18 the flat brick arches above the windows. 19 All of these things again are just 20 characteristics, and while they look very nice for 21 the purpose that they were serving at the time, 22 they are -- they just don't fit Northwestern's 23 brand and they are not appropriate for the medical 24 center.	1 However, as I did mention, much of the ¹⁰³ 2 existing face brick is going to be maintained. 3 All of the existing limestone base is going to be 4 maintained. 5 The existing exterior insulation and 6 finish system, the EIFS, the majority of that is 7 being maintained as well. 8 So here is the proposed elevations in 9 black and white and I do have some color images 10 for you. 11 But what you will see we are doing is 12 applying these rain screen panels, in sort of -- 13 if you look straight on at the lowest image we are 14 creating kind of a bent plate image coming off the 15 front of the building. That is surrounding the 16 stone facade where the Northwestern Medicine sign 17 will be located. 18 And then we were replacing the existing 19 columns, which actually the existing columns out 20 there are built out of metal stud and exterior 21 grade gypsum board that is painted. 22 So we are replacing those with this rain 23 screen panel system which is much more durable and 24 more maintenance free than what's there currently.
1 In addition, we have a canopy that ¹⁰⁴ 2 projects off the front of the building. That is 3 going to be used to shelter patients for dropoff. 4 Then on either side of the main center 5 section of the awning space we are also 6 surrounding the existing windows there. 7 And by the way, those windows are what 8 are called spandrel windows. There is no vision 9 glass in them. All of the windows are back 10 painted and they are purely decorative. And those 11 are existing. We didn't change any of that. 12 But we are adding these metal panel 13 surrounds to those windows to mostly hide the flat 14 brick arches above those windows and then tie this 15 whole facade together to make this look more like 16 Northwestern's brand. 17 Here is a plan of what the facade 18 renovations is going to look like. Basically it 19 just involves rebuilding the columns or the 20 decorative columns around the structural columns 21 that are there and we provided some dimensions as 22 to what those look like. 23 And then materials and colors, so here 24 is again another image on the left of the existing	1 facade. ¹⁰⁵ 2 And then on the right is one of 3 Northwestern's buildings on their Delnor campus in 4 Geneva. 5 And the metal panels you see there, as 6 well as the stone that you see there to the right, 7 that's the combination that we are planning to 8 use. 9 And again, if that stone for 10 availability reasons can't be had in the timeframe 11 needed, we will substitute one of the other 12 products that you see in front of you on the 13 chairs. 14 Here is a colorized image of what that 15 front facade will look like. We have annotated 16 where the stone and the metal rain screen panels 17 will go. 18 The Northwestern Medicine sign will be a 19 halo lit sign. So letters are completely opaque. 20 There will be LED lights in channels 21 behind each letter. That light is thrown back 22 onto the stone and illuminates each letter in a 23 halo effect, hence the name. 24 All of the existing storefront and

1 glazing will remain as is. It's all existing and ¹⁰⁶ 2 we are not touching any of it. We are simply 3 adding these metal panels where you see them. 4 Again, as I mentioned, the limestone 5 base running across the base of the building is 6 existing and we are not touching that. We are 7 keeping it and allowing that to be part of what 8 unifies the entire facade, in spite of these 9 changes we are making to the anchor space. 10 This is an oblique view of the front, to 11 give you an idea of the massing of the building 12 and how that bent plate image works. 13 So this would be the angle from which 14 most people would be approaching it down the drive 15 aisle. For example, if they were going to drop 16 off a patient underneath the canopy. 17 Here is the opposite angle again, just 18 to give you an idea of the massing and how the 19 canopy coming off the front works to shelter that 20 dropoff area and how all of the materials that we 21 are applying work with the existing brick, 22 limestone and EIFS that are already there. 23 Daniel also mentioned we are making some 24 changes to the monument sign that's out near the	1 sidewalk at Roosevelt Road. ¹⁰⁷ 2 The existing monument sign is called -- 3 the sign is called Fresh Market Center and 4 obviously this is no longer going to be a place 5 where Fresh Market resides. 6 So what we are proposing to do is change 7 this to a sign that says simply Roosevelt Center 8 now and Northwestern Medicine's sign would occupy 9 the top location of that monument sign. 10 Again, we will use those rain screen 11 panels again around the perimeter to make the 12 sign -- to take away the aspects of the sign that 13 looked more like the Fresh Market anchor store and 14 make it look more like our new Northwestern 15 facade. 16 And then here are some elevations of 17 what the signage looks like. The top elevation 18 there is what Northwestern Medicine's sign would 19 look like at night when it's halo lit and during 20 the day it looks like what you see immediately 21 below it and then the sign for the monument sign 22 panel is shown there as well. 23 And I think that's about it. 24 Angel, is there anything else that you
1 would like to add at this time before questions? ¹⁰⁸ 2 MS. FILES: No, I will just field 3 questions, if there are some that I need to. 4 CHAIRMAN LOFTUS: Very good. Thank 5 you. 6 You mentioned about the materials, 7 whether you can get them in time for your project. 8 What is the timing on this? 9 So to give an idea of, you know, what 10 you are presenting is your preferred material 11 selections versus what you can get? 12 MS. FILES: Yes, absolutely. 13 So our timeframe is to have this entire 14 site completed before winter. So the hope is 15 actually before Thanksgiving/early fall, if 16 possible. So right now some of these products are 17 running into lead time issues. 18 The product we are interested in, 19 unfortunately after we went down the path, we 20 created the packet, we found out it's only ran 21 four times a year as a special run, and we may 22 have missed our window with that. 23 So we would like to -- If it's completed 24 this year and before Thanksgiving, we may need to	1 pivot, unless we are able to convince them to run ¹⁰⁹ 2 a small run for us on this project. 3 CHAIRMAN LOFTUS: The extension of 4 the roof line, is that 18 feet? 5 I am curious, is it 18 feet to the edge 6 of the brick on the ground at the entrance? 7 Is that going to come out that 18 feet? 8 MR. HALDEMAN: That's a very good 9 question. Let me see if I -- make sure I 10 understand you correctly. I am going to back up a 11 little bit here. 12 So I think what you are asking, if I 13 understand correctly, is where the -- is it where 14 the face of the stone is or is it where the 15 furthest out metal panel is? 16 CHAIRMAN LOFTUS: No, it's the -- 17 The edge of your extension, does that 18 come out -- Go back one, the one that had an 19 aerial view from above, it showed the lobby. 20 Okay. So to the top of the columns, 21 that line, is the brick line of the -- you know, 22 there is existing brick flooring from the building 23 going out to the parking lot. 24 MR. HALDEMAN: Yes, I can --

1 Daniel, could you help me with the pointer here --¹¹⁰ 2 Nevermind, I have the cursor. 3 CHAIRMAN LOFTUS: There is 4 pavement, brick pavement in front of the building. 5 MR. HALDEMAN: Yes, the brick 6 pavers you are speaking of, Mr. Chairman, this 7 double line here, that represents the front -- the 8 leading edged and back edge of a concrete curb 9 that surrounds the brick pavers and separates the 10 brick pavers from the asphalt paving that's 11 beyond. 12 So where my cursor is right now below 13 those lines, that's brick pavers there. 14 CHAIRMAN LOFTUS: Right. 15 And so if I did the calculations from 16 your drawing, it looks like from the face of the 17 building out will be 18 feet now to the roof line. 18 Is that -- That brick paver that's 19 approximately 18 feet from the building face? 20 MR. HALDEMAN: It is not. It's 21 less than that -- Excuse me, I am sorry. I 22 misspoke. 23 The amount that we are coming out with 24 the overhang of the metal panels is less than	1 where that the curb is.¹¹¹ 2 The canopy that's down lower does 3 project out over the asphalt where the drive aisle 4 is. 5 CHAIRMAN LOFTUS: Okay. The reason 6 I ask that too, I am familiar with other centers. 7 I don't know what type of services we offer here, 8 but other convenient care centers we have in town, 9 you know, if it is needed you will see an 10 ambulance pull up to take someone. 11 And the idea is that that would be the 12 only entrance that an emergency vehicle would -- 13 say an ambulance, if someone had to be removed 14 from the facility to a hospital -- the purpose of 15 that is to cover -- you know, to give them some 16 cover? 17 MS. FILES: So this is actually 18 going to be a primary care and women's health, so 19 OB/GYN. 20 So in our immediate cares, yes, 21 ambulances are called every few days. 22 So you are probably thinking of our 23 other site on 885 Roosevelt Road in Glen Ellyn, 24 where we have a special ambulance entrance.
1 This is not that type of facility¹¹² 2 because we do not have immediate care. 3 So as far as ambulances, if you can see 4 my cursor, here could be a dropoff, but there is 5 actually a ramp back here in the side of the 6 building where we do have an exit. 7 So if need be, that seems to be the 8 better route for us to bring ambulances -- and we 9 haven't vetted that yet operationally -- we can 10 actually wheel them out of the entire building 11 through that door and down and then exit out on 12 Taft. 13 CHAIRMAN LOFTUS: Okay. Thank you. 14 MS. FILES: You are welcome. 15 COMMISSIONER KREUZER: Did I hear 16 correctly you want uplighting? 17 MR. HALDEMAN: Yes. 18 So let me get to one of the views to 19 show you that. 20 There are a series -- currently a series 21 of down lights that are in these locations. 22 So there is one here where my cursor is 23 here. I am going to move from left to right. 24 There is another one here, another one here and	1 here and four on the other side just like it.¹¹³ 2 Those are existing fixtures. They are 3 down light fixtures currently. They are kind of 4 an older looking -- I am going to say like 70's, 5 80's type of fixture, even though the building was 6 constructed I think in the early 2000's 7 originally. 8 But we did find a fixture similar to it. 9 It hugs the wall surface a little closer. It 10 doesn't project out as far. 11 And the purpose of these lights is more 12 to provide wall washing, both up and down, to 13 accentuate the facade at nighttime. So that is 14 the purpose and that's our goal with those 15 fixtures. 16 COMMISSIONER KREUZER: It would be 17 ornamental? 18 MR. HALDEMAN: Yes. 19 COMMISSIONER KREUZER: Is there any 20 other purpose for the uplighting other than 21 ornamental? 22 MR. HALDEMAN: No. 23 COMMISSIONER KREUZER: Would it be 24 fair to say you could find consistent fixtures

1 that would have down lighting only? 114 2 MR. HALDEMAN: In fact, this 3 particular fixture that we are specifying has an 4 alternative that is down light component only. 5 COMMISSIONER KREUZER: That would 6 be ornamentally pleasant, I would presume? 7 MR. HALDEMAN: Yes, it looks almost 8 the same. It's a few inches shorter, that's it, 9 but otherwise the same. 10 COMMISSIONER KREUZER: Your plan is 11 tremendous. It's beautiful. 12 MR. HALDEMAN: Thank you. 13 COMMISSIONER KREUZER: But I have a 14 concern about the uplighting. 15 MR. HALDEMAN: Well, we have 16 discussed this, and we can say if the uplighting 17 is a concern to the level of being a deal breaker 18 for the Village, we will happily change those 19 fixtures to all down lighting. 20 MS. FILES: However, Commissioner, 21 I do have a question. 22 What is your concern when it is merely 23 decorative and it washes the building only, so we 24 are not getting light that is spewing into the	1 atmosphere. 115 2 So if you did a heat map and you looked 3 at it, it would be very ornamental, you wouldn't 4 notice it. 5 So I am just curious, more from that 6 standpoint, your concern about uplighting that's 7 only washing the building and this is commercial. 8 COMMISSIONER KREUZER: Sure. 9 The ordinance, as I understand it right 10 now, does require full shield. So we do have 11 downward lighting only, which is presumably where 12 your patients will be. 13 When you have uplighting you are 14 bringing that light into the atmosphere. 15 I don't have an opportunity to see this 16 light personally and whether its focus is on the 17 building only. 18 But with LEDs -- I am presume you are 19 going to have an LED bulb in here -- they are very 20 bright, they are very intense, and it does add to 21 sky glow generally. 22 Now, we have so much sky glow already, 23 you know, you would probably say, Well, what would 24 the difference be.
1 But generally speaking, from my 116 2 perspective, downward lighting is better for our 3 environment. 4 MS. FILES: Thank you for giving us 5 your perspective and satisfying my curiosity. 6 I am a country girl, so I definitely 7 appreciate not having anything affecting my 8 ability to see the twilight, so thank you. 9 CHAIRMAN LOFTUS: Any other 10 questions? 11 Go ahead, Commissioner Cooper. 12 COMMISSIONER COOPER: I have a 13 question concerning the sign illumination. 14 Is that consistent with our code, 15 because I have this sense that that illumination 16 was not. 17 Are we seeking a variance with respect 18 to that? 19 MR. HARPER: Are you speaking about 20 the wall sign? 21 COMMISSIONER COOPER: Yes. 22 MR. HARPER: So we have a 23 definition for silhouetted illuminated lights, 24 which is what this would be, and that would be an	1 allowable sign. 117 2 COMMISSIONER THAKKAR: On the 3 monument sign, that's currently not illuminated? 4 You are just -- 5 MR. HALDEMAN: Correct, so the 6 monument sign, currently I believe the panels -- I 7 will tell you what, I am not going to speculate. 8 What I can tell you is that we are -- If 9 the panels there are illuminated we are not 10 changing that. 11 If the panels there are not illuminated 12 we are not changing that. 13 All we are doing is presenting what the 14 Northwestern's sign will look like going into that 15 topmost panel. 16 COMMISSIONER THAKKAR: You are not 17 changing it from not illuminating to illuminated? 18 You are keeping what it is, just 19 changing the -- 20 MR. HALDEMAN: Correct. 21 CHAIRMAN LOFTUS: Refresh; my 22 memory: 23 At one point there was a pergola on the 24 west side of the entrance to the store. It still

1 shows up on Google Maps. Honestly I forgot if¹¹⁸ 2 it's still there. 3 Would that be removed, and if it's still 4 existing -- I didn't see it in the drawing, so I 5 am assuming that that was going to get demoed. 6 MS. FILES: So that has already 7 been demoed and we have replaced the sidewalk as 8 well. 9 CHAIRMAN LOFTUS: Okay. Thank you. 10 Commissioners, have any other questions? 11 I do have a question for Mr. Harper. 12 I am not seeing anything in the writeup, 13 staff reports. I am assuming that the building 14 signs, Northwestern Medicine conforms to our sign 15 code for size and -- 16 MR. HARPER: Yes. So they have 17 submitted for a sign permit. We have been holding 18 that sign permit in lieu of what we are doing here 19 tonight, but on our initial review it appears to 20 be in compliance. 21 CHAIRMAN LOFTUS: Okay. Thank you. 22 COMMISSIONER ARANGO: I have a 23 question with regard to existing merchants on the 24 west side of the building.	1 Will it be a concern or an issue, as far¹¹⁹ 2 as -- I know that area very well, and coming into 3 that parking lot, you are passing -- to get to 4 your canopy, to drop a patient off, you are 5 passing other businesses. 6 Is that going to be a traffic issue, as 7 far as accessing the entrance to your facility? 8 MS. FILES: So we don't believe 9 that there is going to be an access issue because 10 previously when it was a grocery store people were 11 passing in cars by that and dropping people off as 12 well. 13 If you had someone going in that maybe 14 was not as able-bodied, you would drop them off 15 and they could go in. This we anticipate the same 16 thing. 17 I know it's been quite number of years 18 since this facility has been busy when that Fresh 19 Market was there. But we are not changing traffic 20 patterns. We are not doing anything different 21 than what would have happened as a grocery store. 22 We are providing a canopy because it's 23 consistent with our brand. We have that in 24 several locations. And we are applying the canopy
1 as kind of a patient satisfier, more if someone is¹²⁰ 2 standing there and waiting. 3 Truth be told, the canopy doesn't do a 4 ton of protection. It's more of an aesthetic in 5 perception. 6 And so we do not have concerns with the 7 population that is visiting us. This is not 8 internal medicine. So it is a younger, more 9 able-bodied community that comes here. 10 And I don't think we have -- We haven't 11 look at that as a concern. No one else has 12 brought that up also as a concern in our 13 discussions with them. 14 COMMISSIONER ARANGO: Is there any 15 other entrances proposed coming into that parking 16 lot other than the two that are there -- 17 MS. FILES : No. 18 COMMISSIONER ARANGO: -- on 19 Roosevelt, I am talking? 20 MS. FILES: Correct. 21 Those entrances are staying as is. We 22 did not look at those, the landlord did not 23 request us, and we would have had to go through 24 the department of transportation to get additional	1 cuts and remove parking to do so as well.¹²¹ 2 And as Clayton stated, we were not 3 proposing to change anything else in the 4 ordinances. And parking would have had to change, 5 if we added additional cuts. 6 I think it also would have caused a 7 little bit more congestion, as we discussed 8 earlier with the parking lot, if we added any more 9 entrances off of Roosevelt. 10 There is however an entrance off of 11 Taft, if patients or staff wanted to use that. 12 COMMISSIONER ARANGO: I have one 13 other question. 14 And I don't know what is existing, but 15 is there a need or is there any incorporation for 16 any kind of handicap parking? 17 Because I don't believe that parking lot 18 has anything designated as such. 19 MR. HALDEMAN: So right now there 20 are accessible parking spaces right along here and 21 there are accessible parking spaces here as well. 22 Again, we are not changing any of the 23 parking configurations. We are neither adding nor 24 removing spaces. We are not changing spaces to

1 accessible spaces or from accessible spaces. ¹²² 2 COMMISSIONER ARANGO: But are any 3 of those designated for handicap? 4 MR. HALDEMAN: Yes. 5 COMMISSIONER ARANGO: They are? 6 MR. HALDEMAN: Yes. 7 COMMISSIONER ARANGO: Thank you. 8 CHAIRMAN LOFTUS: Just a question 9 for Daniel: 10 A point of clarification is that with a 11 change in type of business going in here and not 12 noticing any changes in parking requirements that 13 they still -- that the whole mall will still meet 14 requirements for parking? 15 MR. HARPER: Yes. 16 So when the ordinance was passed, the 17 special use permits for all the variation part of 18 that was a reduction in allowed parking but that 19 was anticipating a grocery store which is 20 considered a much more intensive use than a 21 medical office. 22 CHAIRMAN LOFTUS: Okay. Thank you. 23 COMMISSIONER COOPER: Believe it or 24 not what troubles me most is the metal cladding of	1 the monument sign, which seems so distinct in our ¹²³ 2 Village from what we usually do. 3 And one of the questions I have is how 4 committed you are. 5 I understand that the existing style 6 with the columns and the kind of the classical are 7 not consistent with your brand, but I am concerned 8 about going the other distance and now putting 9 these -- a metal clad monument sign, which is I 10 don't think consistent with anything else we have 11 in the Village. 12 So is there anything we can do that's 13 not the Georgian architecture that you are trying 14 to replace and is not the metal clad you are 15 trying to install? 16 MR. HALDEMAN: So one possibility 17 is that we could change the color. Pink was 18 there. 19 MS. FILES: Excuse me. We didn't 20 discuss that yet. 21 So what I was stating to Clayton, if you 22 can see my cursor here, this actually currently is 23 brake metal. 24 And brake metal is much thinner than
1 what we passed around. It is literally like an ¹²⁴ 2 aluminum. And this right now already has dips and 3 things because it's not durable. 4 So literally we are changing it to 5 another type of metal that is stronger, and it's 6 meant to sustain weather, damage, all of those 7 things. 8 If the silver color is something that 9 doesn't fit well with you for the sign, then that 10 I think we would be willing to change to another 11 color that may be available. 12 However what we are replacing is an 13 inferior product to what we are adding and our 14 preference would be to add something that is going 15 to sustain and have the longevity that the current 16 material just doesn't have. 17 MR. CHRISTENSEN: And the color is 18 more consistent with your precast. 19 MS. FILES: More like a cream type 20 color? 21 COMMISSIONER KREUZER: Yes, your 22 stone facade, could the color be more consistent 23 with that, which I think would also blend more 24 generally with the entire strip mall? You would	1 just be using a different color metal finish. ¹²⁵ 2 MR. HALDEMAN: I am sure those 3 colors or something in that vein is likely 4 available as a standard color from that 5 manufacturer. We would have to investigate but I 6 am reasonably certain that we could find 7 something. 8 MS. FILES: To be clear on this, it 9 would be a single color; whereas the brake, as you 10 can see, it has different -- 11 COMMISSIONER KREUZER: Yes, it 12 would be a color consistent with basically the 13 facade. 14 MS. FILES: The Limestone? 15 COMMISSIONER KREUZER: Yes. 16 COMMISSIONER WYANT: I have one 17 question. 18 Did Northwestern buy this shopping 19 center or are you leasing the space? 20 MS. FILES: We are leasing it. 21 COMMISSIONER WYANT: Isn't this 22 pylon under the control of the landlord? 23 MS. FILES: It was written into our 24 lease that we had control of the sign. In fact,

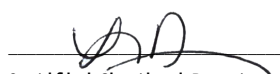
1 we even also had control of naming the center.¹²⁶ 2 COMMISSIONER WYANT: The entire 3 pylon; okay. Nice job on your negotiation. 4 MS. FILES: Thank you. 5 CHAIRMAN LOFTUS: Any other 6 questions from staff or petitioner? 7 (No response.) 8 CHAIRMAN LOFTUS: None being heard. 9 Thank you. 10 MR. HALDEMAN: Thank you again. 11 MS. FILES: Thank you very much. 12 CHAIRMAN LOFTUS: Daniel, do we 13 have any written emails or comments? 14 MR. HARPER: I have not received 15 any written correspondence. 16 CHAIRMAN LOFTUS: Anybody in the 17 public who signed up to comment? 18 (No response.) 19 CHAIRMAN LOFTUS: No? Thank you. 20 Commissioners, last chance to ask 21 questions of staff or petitioner, last chance 22 before we close the public hearing. 23 COMMISSIONER THAKKAR: No. 24 CHAIRMAN LOFTUS: Okay, none being	1 heard.¹²⁷ 2 Can I have a motion to close the public 3 hearing? 4 COMMISSIONER THAKKAR: I will make 5 a motion. 6 CHAIRMAN LOFTUS: Made by 7 Commissioner Thakkar. 8 Second? 9 COMMISSIONER COOPER: Second. 10 CHAIRMAN LOFTUS: Second by 11 Commissioner Cooper. 12 All in favor? 13 ALL PRESENT: Aye. 14 CHAIRMAN LOFTUS: Opposed? 15 (No response.) 16 CHAIRMAN LOFTUS: None. 17 The public hearing is now closed. 18 Okay. Comments? Discussion? 19 COMMISSIONER KREUZER: I think it's 20 very attractive, well done, and I like the idea 21 that you are flexible with respect to the color on 22 the sign adjacent to the street. 23 You know, you are not in a residential 24 area, so some of the concerns we had previously
1 about landscaping and lighting I don't think rise¹²⁸ 2 to the level as our prior presentation. 3 But you know, when you do allow 4 uplighting in one location you are kind of setting 5 a trend for other locations and that concerns me. 6 So my concern here would be that we 7 require fully shielded lighting that's consistent 8 with what your architectural effort is and then of 9 course you do what you can with respect to the 10 color of the sign. 11 Those are my comments, Mr. Chair. 12 CHAIRMAN LOFTUS: Thank you, sir. 13 COMMISSIONER THAKKAR: I will echo. 14 The only thing is, I don't have any 15 issue with the proposed change to the monument. 16 So I am definitely in agreement on the 17 down lighting only, but I am not advocating that 18 we also propose a change to the color of the 19 monument. I am fine with what they have 20 suggested. It's a different look but it's 21 consistent color with what's there today. 22 CHAIRMAN LOFTUS: How are the other 23 Commissioners feeling on the monument? 24 COMMISSIONER COOPER: I would	1 prefer changing the color of the monument, which¹²⁹ 2 is more reflective of the cream color of the 3 limestone. 4 CHAIRMAN LOFTUS: Commissioner 5 Kreuzer, what was your preference on the monument? 6 COMMISSIONER KREUZER: A color 7 consistent with the limestone, the stone that they 8 plan to install. 9 CHAIRMAN LOFTUS: Commissioner 10 Wyant? 11 COMMISSIONER WYANT: I have no 12 additional comment. 13 CHAIRMAN LOFTUS: Doesn't care. 14 Commissioner Arango? 15 COMMISSIONER ARANGO: I think it 16 looks lovely. I am pleased with the presentation. 17 It will be nice to see that space occupied. 18 CHAIRMAN LOFTUS: And the monument? 19 COMMISSIONER ARANGO: I guess I 20 would prefer the stone. I like the coloration, as 21 opposed to the... 22 COMMISSIONER THAKKAR: My 23 recommendation would be to make it a 24 recommendation but not a stipulation. Let them

1 reconsider it. 130 2 Personally I don't think we have a very 3 consistent view on monuments throughout the 4 Village. I don't think we should be dictating the 5 color, if the color that exists now is consistent 6 with the other metal they are using. 7 But if we want to make a recommendation 8 I don't know that I would hold it up just on that. 9 CHAIRMAN LOFTUS: We are kind of 10 split here. We have two don't cares and two and 11 two -- actually three and one. 12 I agree with you guys on the color of 13 the monument sign to be something more consistent 14 with what you have. 15 I mean, generally we have let people 16 keep their own corporate sign itself inside the 17 monument along Roosevelt. 18 COMMISSIONER THAKKAR: I think we 19 are sticking our nose where it doesn't belong. 20 If it was this color, if it stays this 21 color versus beige, would anyone know or care? 22 I don't think we would, so I don't see 23 any reason to force it. I think it's -- what they 24 are proposing looks nice as well.	1 CHAIRMAN LOFTUS: I am just trying 131 2 to get to a motion that sounds like the wall 3 sconces changed to down light only and we are kind 4 of split between the color of the monument. 5 COMMISSIONER KREUZER: I am very 6 lukewarm and I am sure they will do what works 7 well for them. 8 COMMISSIONER THAKKAR: That's fine. 9 CHAIRMAN LOFTUS: Okay. Well, it 10 sounds like the only modification to a motion 11 would be the request for stipulation that the wall 12 sconces be down lights, fully shielded down lights 13 only, and the monument is the monument. 14 COMMISSIONER ARANGO: Yes, I think 15 so. 16 CHAIRMAN LOFTUS: Anybody willing 17 to make the motion? 18 COMMISSIONER THAKKAR: Sure. 19 All right. Motion to recommend approval 20 of an amendment to Ordinance 6090 in order to 21 allow facade changes to previously approved 22 exterior appearance of the principal unit 23 associated with the proposed medical office use 24 located in the C-3 zoning district.
1 After conducting a public hearing and 132 2 deliberating on the request of the petitioner, 3 Angel Files, on behalf of Northwestern Medicine, 4 for approval of an amendment to Ordinance 6090, in 5 order to allow facade changes to previously 6 approved exterior appearance of the principal unit 7 associated with the proposed medical office use 8 located in the C3 zoning district, the Plan 9 Commission hereby recommends approval, based on 10 the findings of fact, as discussed or amended at 11 the Plan Commission public hearing on May 23, 12 2024, which are hereby incorporated into the 13 motion by reference as though fully set forth 14 herein and a copy of which will be attached to the 15 minutes of this the meeting and kept on file as 16 part of the permanent records of the Village. 17 The Plan Commission makes this 18 recommendation of approval with the following 19 conditions: 20 No. 1: That the project be constructed 21 in substantial conformance with the plan, the 22 testimony presented at the Plan Commission public 23 hearing and before the Village Board of Trustees. 24 No. 2: That a building permit shall be	1 required for the exterior alterations. 133 2 No. 3: Wall sconces are fully shielded, 3 down lights only. 4 CHAIRMAN LOFTUS: Is there a 5 second? 6 COMMISSIONER ARANGO: I will 7 second. 8 CHAIRMAN LOFTUS: Commissioner 9 Arango. 10 Roll call vote please. 11 MS. SETTLES: Commissioner Arango? 12 COMMISSIONER ARANGO: Yes. 13 MS. SETTLES: Commissioner Cooper? 14 COMMISSIONER COOPER: Yes. 15 MS. SETTLES: Commissioner Kreuzer? 16 COMMISSIONER KREUZER: Yes. 17 MS. SETTLES: Commissioner Thakkar? 18 COMMISSIONER THAKKAR: Yes. 19 MS. SETTLES: Commissioner Wyant? 20 COMMISSIONER WYANT: Yes. 21 MS. SETTLES: Chairperson Loftus? 22 CHAIRMAN LOFTUS: Yes. 23 Motion passes. Congratulations. 24 Mr. Harper will let you know the next

1 steps involved in moving forward. 134 2 (Proceedings concluded at 3 9:46 p.m.) 4 5 6 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24	1 CHAIRMAN LOFTUS: The next item on 135 2 the agenda is Trustees Report. 3 TRUSTEE THOMPSON: Good evening, 4 everybody, Steve Thompson, Village Trustee. 5 So what we have been doing at the 6 Village Board is we had a major discussion about 7 alternative revenue sources, so we asked the 8 Village staff to look into all the different 9 sources of revenue that exist today and could 10 exist. 11 So for instance, a motor fuel tax which 12 we do not currently have today, it would -- it 13 could generate some income, not only from 14 residents but nonresidents that are passing 15 through the Village, so that was one option. 16 We looked at -- We are looking at all 17 different sources, so everything is on the table, 18 because we are trying to decrease or limit any 19 increase to our property taxes. 20 So it was a broad range topic. It was 21 open. There was no limitation on what we would 22 talk about. It was looking at all the different 23 fees and income streams. So it was a good 24 discussion by the Village Board.
1 We also talked about fire services fees, 136 2 so -- and the Capital Fire Service Fund fees, so 3 that's coming before the Village Board at the 4 next -- our next meeting on Monday -- excuse me -- 5 Tuesday after Memorial Day, so we are discussing 6 the fire service fees. 7 We are -- as a Village pay substantially 8 less than a lot of other communities pay for fire 9 service, when you look at the unincorporated areas 10 and look at other fire districts. 11 In fact, when we annex an area that's a 12 part of another fire district, then that fee is 13 usually substantially higher than when they come 14 into the Village. So it's substantially less when 15 we start applying the Village fees. 16 So we need to keep up with these fees. 17 The equipment is getting more expensive. The 18 buildings need major renovations. So we are just 19 looking at all the fees that feed into those 20 services. 21 And services and contracts keep 22 increasing. So we are doing some deep dive 23 analysis on these fees and the contract and we are 24 renegotiating that contract as well.	1 So it was a wide range discussion of all 137 2 those issues at the workshop that we just 3 concluded. 4 We are also going to be discussing the 5 Metra station, which I know you guys have seen as 6 well, but it's coming to the Village Board for 7 discussion and workshop. 8 As well as a new refuse contract that we 9 are discussing with Groot and other vendors, so we 10 are looking at all that. 11 And then on Tuesday we are also looking 12 at the sale of the hotel property on the east 13 side, so that purchase and sale agreement is going 14 to be discussed next Tuesday. 15 So that's a little bit about what we are 16 doing. 17 Does anybody have any questions? 18 Yes, sir? 19 CHAIRMAN LOFTUS: We talked about 20 the garbage contract again. From past surveys 21 people don't care what it costs as long as it's on 22 Mondays. 23 TRUSTEE THOMPSON: Yeah, I think we 24 did do a survey and everybody loves kind of one

1 day, Mondays, and we pay for it, so because ¹³⁸ 2 sometimes to have multiple days, and they are 3 flying around different days. 4 Glen Ellyn kind of likes the way it's 5 being done right now; right? 6 And we like the unlimited refuse every 7 other year, because that's a pretty substantial 8 cost, but I think everybody loves that. 9 We did hear a little bit of blowback on 10 that unlimited trash day. Folks were thinking 11 that we look -- it makes the Village look bad 12 because all the stuff is dumped out on the curbs 13 and why aren't we pushing that stuff to recycling 14 and pushing it to SCARCE or any of the other 15 resource people. 16 But actually, I think it actually does 17 do that because you see the scavengers come in and 18 pull all the good stuff out. So isn't that kind 19 of accomplishing that? 20 I thought it was kind of a strange email 21 to say kind of the opposite of what actually 22 occurs. I don't know what you guys think about 23 that. 24 COMMISSIONER WYANT: It's a great	1 event. The kids in the community consider it the ¹³⁹ 2 best day of the year. 3 TRUSTEE THOMPSON: Why the kids? 4 COMMISSIONER KREUZER: They walk 5 around rummaging through everything. 6 TRUSTEE THOMPSON: Yeah, so that 7 was just some of the comments about that; that it 8 appeared to make us look kind of junkie. 9 COMMISSIONER COOPER: What's the 10 additional cost? 11 TRUSTEE THOMPSON: I don't 12 remember. I used to know. I don't remember now. 13 I will find out next time and -- I mean, 14 Tuesday or I will ask the question ahead of time. 15 There was a cost to it, I know. 16 COMMISSIONER COOPER: Yeah, my 17 recollection is it was something about like 20 18 bucks a household which sticks in my mind which 19 always struck me as fairly reasonable. 20 TRUSTEE THOMPSON: Yeah, I seem to 21 remember like 50 grand or 20 grand. 22 COMMISSIONER COOPER: I was going 23 to say 80 grand. 24 TRUSTEE THOMPSON: I will look into
1 it. I will write that question down and ask. ¹⁴⁰ 2 But it's well-received, so I think 3 everybody likes it, and it gets absorbed into the 4 cost, so it's just a part of our contract. 5 Anything else? 6 COMMISSIONER WYANT: I want to 7 commend you and the Board on the workshop to look 8 at revenue sources. 9 What I think we probably all hear with 10 the District 41, 87 referendum, you know, everyone 11 is kind up to here with property tax increases, so 12 I compliment those efforts. 13 TRUSTEE THOMPSON: Yeah. 14 So, you know, there's different 15 philosophies on the Board, on how we look at 16 things. 17 There is the people that -- We want to 18 stay at the CPI levels with the Village levy, so 19 that we are staying consistent with CPI. 20 Because the Village can get behind in 21 that. There were years that we have been behind, 22 we are not keeping up. So inflation really hit us 23 last year. 24 You know, we've got five new police	1 officers in town that were added, five police ¹⁴¹ 2 officers in the field, so that adds up. 3 We have added EMS, fire people. We have 4 a paid fire chief now. We have added expense on 5 the EMS contract. 6 So our Village, we are providing more 7 services, and we are trying to be efficient with 8 our funds as well too. 9 But we have to look at all the different 10 sources of revenue, not just property taxes. 11 The food and beverage tax has been very 12 successful. It's been over -- overproducing what 13 the expectations were. 14 So that's good, because that is paying 15 for capital expense within the Village, you know. 16 So that's how the streets have been done, that's 17 how the parking garage was done, that was how, you 18 know, the train station has been funded as well up 19 to now. 20 So what else? 21 There's been -- And nothing is off the 22 table and that includes adjusting budgets 23 downward, if we need to. 24 So everything is on the table. Nobody

1 is saying No, that's a protected issue. So ¹⁴² 2 everything is on the table right now. 3 COMMISSIONER WYANT: Thank you. 4 TRUSTEE THOMPSON: Thanks. 5 (Proceedings concluded at 6 9:57 p.m.) 7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23 24	1 CHAIRMAN LOFTUS: Next, item ¹⁴³ 2 Chairman's Report. 3 I have nothing. Just waiting for the 4 staff report to find out what's coming down the 5 pipe. 6 MR. HARPER: What is coming down 7 the pipe? 8 Two weeks from now, thank you all for 9 making yourselves available for the Special Plan 10 Commission meeting for the Churchill School 11 expansion. 12 The school district has been pushing 13 very heavily to get their project started, so 14 moving up our Plan Commission date to meet that 15 was very important to them. So I want to thank 16 you all for making yourselves available for that. 17 Our dining platform and outdoor 18 entertainment text amendments we discussed last 19 month went to the Village Board and was approved. 20 So we are currently in the process of making the 21 last minor changes that the Board brought up and 22 we are going to have those recorded. 23 And then we are updating our 24 applications as we speak to get the applications
1 updated to the requirements that we discussed. ¹⁴⁴ 2 And then coming down perhaps in the 3 regular meeting in June we will have a sign 4 variation application for Baker Hill. 5 This is at the Pete's Shopping Center on 6 Roosevelt. They are requesting a sign variation 7 to allow for essentially TVs like this to be 8 mounted to the outside wall to access signage. Of 9 course this does not meet our code and we have 10 told them that. 11 COMMISSIONER KREUZER: They want 12 lit billboards. 13 MR. HARPER: Essentially. 14 So that's what we will be most likely 15 discussing on our next meeting. 16 CHAIRMAN LOFTUS: This is at 17 Pete's? 18 MR. HARPER: At the shopping center 19 of Pete's. It's kind of on the walls. It's not 20 Pete's themselves. It's actually the property 21 owners. 22 And then we have direction from the 23 Village Board to continue working with our text 24 amendments to keep hens and chickens, so we are	1 working on, I think, Revision No. 3 for that. ¹⁴⁵ 2 COMMISSIONER THAKKAR: Hoping it 3 will die. 4 MR. HARPER: Look for that either 5 June or July. 6 COMMISSIONER WYANT: Who is pushing 7 that again? 8 COMMISSIONER THAKKAR: Hens of Glen 9 Ellyn. 10 CHAIRMAN LOFTUS: Quick question 11 back on the Churchill. 12 Are they coming to us with approvals 13 from whatever other governmental entities they 14 need? 15 MR. HARPER: The primary concern we 16 have right now is traffic with DuPage County. 17 Both of those roads are DuPage County highways. 18 We do not have a full sign-off from 19 DuPage County. We have had multiple meetings with 20 them. 21 We have been given a verbal, Yes, we 22 feel comfortable moving forward with this, but we 23 don't have a full -- you know, something with a 24 signature on it saying, Yes, we are comfortable

1 with the changes as proposed. 146 2 But we do have a verbal understanding 3 with DuPage County with their engineer's traffic 4 department that they are comfortable moving 5 forward with this project. 6 CHAIRMAN LOFTUS: Will we have -- 7 maybe not a signed document -- but something other 8 than verbal? 9 MR. HARPER: I can work on getting 10 that for you. 11 CHAIRMAN LOFTUS: We don't want to 12 run into the same issue we had with Popeye's. 13 MR. HARPER: Right. We have been 14 pushing them very hard on getting that because of 15 the history we have had before. 16 CHAIRMAN LOFTUS: Not being asked 17 to approve a plan that can never be built. 18 MR. HARPER: Right. 19 CHAIRMAN LOFTUS: Anything else? 20 COMMISSIONER KREUZER: No. Thank 21 you. 22 CHAIRMAN LOFTUS: Make motion to 23 adjourn? 24 COMMISSIONER COOPER: So moved.	1 CHAIRMAN LOFTUS: Motion by 147 2 Commissioner Cooper. 3 Second? 4 COMMISSIONER THAKKAR: Second. 5 CHAIRMAN LOFTUS: Second by 6 Commissioner Thakkar. 7 All in favor? 8 ALL PRESENT: Aye. 9 CHAIRMAN LOFTUS: Opposed -- 10 (No response.) 11 CHAIRMAN LOFTUS: -- No? 12 The meeting is adjourned at 10:02. 13 Thank you. 14 (Proceedings adjourned at 15 10:02 p.m.) 16 /// 17 /// 18 /// 19 /// 20 /// 21 /// 22 /// 23 /// 24 ///
1 I, LYN DOERING, Certified Shorthand 148 2 Reporter and Notary Public in and for the State of 3 Illinois do hereby certify that the foregoing 4 proceedings were reported stenographically by me, 5 was thereafter reduced to a printed transcript by 6 me, and constitutes a true record of the testimony 7 given and the proceedings had; 8 That I am not a relative or employee or 9 attorney or counsel, nor a relative or employee of 10 such attorney or counsel for any of the parties 11 hereto, nor interested directly or indirectly in 12 the outcome of this action. 13 IN WITNESS WHEREOF, I do hereunto set my 14 verified digital signature at Chicago, Illinois, 15 this 16th day of June, 2024. 16 17 18 19  Certified Shorthand Reporter State of Illinois CSR License No. 084-003037 20 21 22 23 24	



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head:
Category: Ordinance
Prepared By:

AGENDA ITEM (ID # 2024-403)

DOC ID: 2024-403

Motion to Approve Ordinance No. 7113, An Ordinance Granting Approval of an Amendment to the Special Use Permit approved on September 8, 2014, by Ordinance No. 6264, Zoning Variations, and a Plat of Consolidation to allow for an Expansion of a Parking Lot Located at 21W451 Hill Avenue, Glen Ellyn, IL 60137 and 21W417 Fairway Street, Glen Ellyn, IL 60137

Statement of the Issue:

Please see Agenda Memo above detailing information regarding both the Annexation and the Amendment to the Special Use Permit. Draft minutes of the 5-23-24 Plan Commission Meeting are attached to the Item above.

The Petitioner has requested to defer this matter to the next Village Board meeting to ensure they can provide additional information. Therefore, staff is recommending that we table this matter to the July 22 Village Board meeting.

Analysis:

Budget Impact:

Contribution to Strategic Plan

Action Requested:

Attachments:

1. Draft Ord of Zoning Variations and Plat of Consolidation for Glen Oaks Country Club



Village Of Glen Ellyn

Ordinance No. _____

**An Ordinance Granting Approval of an Amendment to
the Special Use Permit Approved on September 8th, 2014.
by Ordinance No. 6264, Zoning Variations, and a Plat of Consolidation to allow for an
expansion of a parking lot
Located at 21W451 Hill Avenue, Glen Ellyn, IL 60137 and 21W427 Fairway Street, Glen
Ellyn, IL 60137**

**Adopted by the
President and the Board of Trustees
of the Village of Glen Ellyn
DuPage County, Illinois
This ____ Day of _____, 20 ____.**

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this ____
day of _____, 20 ____.

Ordinance No. _____

**An Ordinance Granting Approval of an Amendment to
the Special Use Permit Approved on September 8th, 2014
by Ordinance No. 6264, Zoning Variations, and a Plat of Consolidation to allow for an
expansion of a parking lot
Located at 21W451 Hill Avenue, Glen Ellyn, IL 60137 and 21W427 Fairway Street, Glen
Ellyn, IL 60137**

Whereas, Glen Oaks Country Club, an Illinois not-for profit corporation (“**Petitioner**”) and the owner of property located at 21W451 Hill Avenue, Glen Ellyn, IL 60137 and 21W427 Fairway Street, Glen Ellyn, IL 60137, legally described on Exhibit A (“**Subject Property**”), has petitioned the Village President and Board of Trustees for approval of the following (collectively, the “**Application**”) concerning the Subject Property:

- A. An amendment to a special use permit approved by the Village President and Board of Trustees on September 8th, 2014 to allow for an expansion of a parking lot located across a right-of-way within 300 feet of the property of a private recreational facility where buildings do not occupy more than 10% of the site area and the following variations from the Glen Ellyn Zoning Code:
- B. A variation from Section 10-5-5(C) to allow a 7.1-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 7.5 feet.
- C. A variation from Section 10-5-5(C) to allow an 8-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 9.5 feet.
- D. A variation from the parking lot dimension requirements in Section 10-5-8(F) to allow parking spaces of 9’ x 18’ and 9’ x 16.5’ in lieu of the 9’ x 19’ Code required minimum.

E. A variation from the parking lot dimension requirements in Section 10-5-8(I) to allow parking lot driving aisle of 24' in width in lieu of the Code required minimum of 25'.

F. A plat of consolidation to create a single lot of record.

All to accommodate the expansion of the Glen Oak County Club's parking lot located on the north side of Hill Avenue ("**Development**"); and

WHEREAS, upon annexation to the Village, the Subject Property is located in the CR Conservation Recreation District;

WHEREAS, following due and proper publication of notice in The Daily Herald not less than fifteen (15) nor more than thirty (30) days prior thereto and following written notice to all property owners within 250 feet of the Subject Property and following the placement of a placard on the Subject Property not less than fifteen (15) days prior thereto, the Plan Commission conducted a public hearing on May 23, 2024 to consider the Application; and

WHEREAS, after having considered the evidence presented, including the exhibits and materials submitted, the Plan Commission made its findings of fact and recommendations as set forth in the minutes of the Glen Ellyn Plan Commission dated May 23, 2024 which is attached hereto as Exhibit B and, by a vote of 5 "yes" and 1 "no", recommended approval of the amendment to the Special Permit and the variances identified in this Ordinance; and

WHEREAS, the Village President and Board of Trustees have reviewed the evidence, exhibits, and materials presented at the May 23, 2024, meeting of the Plan Commission and the and has considered the findings of fact and recommendations of the Plan Commission; and

WHEREAS, the President and Board of Trustees have determined that approving the Application is consistent with the relevant Zoning Code standards, the goals of the Glen Ellyn Comprehensive Plan, and the relevant Subdivision Code standards,

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, in the exercise of its home rule powers, as follows:

Section One: The foregoing recitals and all exhibits attached to this Ordinance are incorporated as though fully set forth in this Section 1.

Section Two: The May 23, 2024 minutes of the Plan Commission, Exhibit B attached hereto, and the findings set forth therein are hereby adopted as the findings of the President and Board of Trustees.

Section Three: In accordance with Village Code Section 10-3-3 and as determined by the Community Development Director, those portions of the Subject Property commonly known as, 21W427 Fairway Street, Glen Ellyn, IL 60137 and legally described in Exhibit C, are, upon annexation to the Village, zoned CR Conservation Recreation District.

Section Four: Based upon the recommendation of the Plan Commission, as adopted herein, and the findings of fact and conclusions set forth in the recitals above, the Application is hereby approved to allow the construction of the Development, subject to this Ordinance's terms.

Section Five: The approvals granted in Ordinance Section 4 are subject to the following conditions:

- A. Construction of the Development shall be in substantial conformance with the testimony presented at the May 23, 2024 Plan Commission meeting, and the petitioner's application packet stamped received January 17, 2024, including, without limitation, the following plans and documents referenced below as though they were attached to this Ordinance:
 - 1. Site Development Plans prepared by Spaceco Inc. dated 12.2.2023
 - 2. Electrical Site Plan prepared by Kornacki & Associates Inc dated 12.22.2023
 - 3. Tree Preservation Plan and Overall Landscape Plan prepared by Kathryn Talty Landscape Architecture dated 12.18.2023 last revised 12.19.2023.

and these plans and documents shall be filed with and made part of the permanent records of the Glen Ellyn Planning and Development Department.

- B. That prior to the issuance of any building permits for the parking lot expansion, a Plat of Consolidation shall be executed and recorded for the property.
- C. All lights associated with the parking lot located north of Hill Avenue be turned off at 11:00 p.m.
- D. A landscape plan governing the entire parking lot, including the proposed expansion, located north of Hill Avenue be submitted in conformance with Village of Glen Ellyn Landscaping requirements as outlined in 10-5-13 and in Ordinance 6264.
- E. All conditions imposed by Ordinance No. 6264 shall remain in full force and effect and shall apply to the Subject Property

Section Six: The Building and Zoning Official is hereby authorized and directed to issue building permits for the Subject Property, consistent with the approvals granted herein, provided that all conditions set forth hereinabove have been met and all other applicable laws and ordinances are complied with.

Section Seven: The approvals granted in Ordinance Section 4 shall expire and become null and void two years from the date of passage of this Ordinance unless building permits to begin construction of the Development are applied for within said two year time period and construction is continuously and vigorously pursued provided, however, the Village Board, by motion, may extend the period during which permit application, construction and completion shall take place. Further, the Village Board may, for good cause shown, waive or modify any conditions set forth in this Ordinance without requiring that the matter return for a public hearing.

Section Eight: The Village President and Village Clerk are hereby authorized to sign and attest to the Plat of Consolidation attached hereto as Exhibit D and the Village Clerk shall cause said Plat of Consolidation to be recorded with the DuPage County Recorder of Deeds.

Section Nine: The Village Clerk is hereby authorized to record this Ordinance, including all exhibits, in the Office of the DuPage County Recorder.

Section Ten: This Ordinance shall be in full force and effect from and after the passage, approval, and publication in pamphlet form.

Section Eleven: Failure of the owner of the Subject Property or other party in interest or a subsequent owner or other party in interest to comply with the terms of this Ordinance, after execution of such Ordinance, shall subject the owners or party in interest to the penalties set forth in Section 10-10-18(A) and (B) of the Village of Glen Ellyn Zoning Code.

[Intentionally left blank]

PASSED by the President and Board of Trustees of the Village of Glen Ellyn, Illinois, this
_____ day of _____, 2024.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this
_____ day of _____, 2024.

Village President of the
Village of Glen Ellyn, Illinois

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

EXHIBIT A

Subject Property's Legal Description

LOT 8 IN GLEN OAK, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 13, 1913 AS DOCUMENT NO. 110577, IN DUPAGE COUNTY, ILLINOIS

PIN: 05-12-316-002

AND

LOT 1 IN GLEN OAK COUNTRY CLUB UNIT 1, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 4, 2015 AS DOCUMENT R2015-020686, IN DUPAGE COUNTY ILLINOIS

PIN: 05-12-316-005

AND

THAT PART OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF HILL AVENUE WITH A LINE THAT IS 300.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF ACORN AVENUE; THENCE NORTH 40 DEGREES 01 MINUTES 08 SECONDS EAST, 675.42 ALONG THE SAID SOUTH LINE TO AN ANGLE POINT THEREIN; THENCE NORTH 48 DEGREES 20 MINUTES 23 SECONDS EAST, 117.33 FEET ALONG SAID SOUTH LINE TO THE SOUTHWEST CORNER OF TRIANGULAR PARCEL CONVEYED PER DEED RECORDED IN BOOK 88, PAGE 165; THENCE NORTH 62 DEGREES 47 MINUTES 02 SECONDS EAST, 297.13 FEET ALONG THE SOUTHEASTERLY LINE OF SAID TRIANGULAR PARCEL TO SOUTH LINE OF ILLINOIS PRAIRIE PATH (FORMERLY KNOWN AS THE AURORA, ELGIN AND CHICAGO RAILWAY RIGHT OF WAY); THENCE NORTH 81 DEGREES 46 MINUTES 41 SECONDS EAST, 1236.97 FEET ALONG SAID SOUTH LINE OF THE ILLINOIS PRAIRIE PATH TO THE CENTERLINE OF EAST BRANCH OF DUPAGE RIVER AS LOCATED IN JULY OF 2003 (THE FOLLOWING 2 COURSES ARE ALONG SAID CENTERLINE OF RIVER); THENCE SOUTH 32 DEGREES 49 MINUTES 40 SECONDS EAST, 288.57 FEET; THENCE SOUTH 19 DEGREES 27 MINUTES 36 SECONDS EAST, 38.37 FEET TO A LINE THAT IS 300.00 FEET SOUTHERLY OF AND PARALLEL WITH SAID SOUTH LINE OF ILLINOIS PRAIRIE PATH; THENCE SOUTH 81 DEGREES 46 MINUTES 41 SECONDS WEST, 1314.41 FEET ALONG SAID

PARALLEL LINE TO A LINE THAT IS 300.00 FEET SOUTHEASTERLY OF AND PARALLEL WITH AFOREMENTIONED SOUTHEASTERLY LINE OF TRIANGULAR PARCEL CONVEYED PER DEED RECORDED IN BOOK 88, PAGE 165; THENCE SOUTH 62 DEGREES 47 MINUTES 02 SECONDS WEST, 208.93 FEET ALONG SAID PARALLEL WITH THE SOUTHEASTERLY LINE OF SAID TRIANGULAR PARCEL TO A LINE THAT IS 300.00 FEET SOUTHEASTERLY OF AND PARALLEL WITH AFOREMENTIONED SOUTH LINE OF HILL AVENUE (THE FOLLOWING 2 COURSES ARE ALONG SAID LINE THAT IS PARALLEL WITH THE SOUTH LINE OF HILL AVENUE); THENCE SOUTH 48 DEGREES 20 MINUTES 23 SECONDS WEST, 57.49 FEET; THENCE SOUTH 40 DEGREES 01 MINUTES 08 SECONDS WEST, 639.49 FEET TO A LINE THAT IS 300.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTHEASTERLY LINE OF ACORN AVENUE, AFORESAID; THENCE NORTH 53 DEGREES 14 MINUTES 45 SECONDS WEST, 300.49 FEET ALONG SAID PARALLEL LINE TO THE POINT OF BEGINNING IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-12-403-006

PINs: 05-12-316-002, 05-12-316-005 & 05-12-403-006

Addresses: 21W451 Hill Avenue, Glen Ellyn, IL 60137

21W427 Fairway Street, Glen Ellyn IL 60137

EXHIBIT B

**DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, May 23, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street**

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:02 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Peter Cooper, Adam Kreuzer (7:28), Parag Thakkar and Robert Wyant

ABSENT: Commissioners Laura Brown, Ian Dawson, Sumita Mukherjee and Student Plan Commissioner Emma Smith.

Also in attendance: Trustee Liaison Steve Thompson, Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. Approval of Minutes

Commissioner Arango moved to approve the draft minutes of April 11, 2024 Plan Commission meeting; seconded by Commissioner Cooper, the motion passed by voice vote.

D. New Business

1. Public Hearing; 21W451 Hill Avenue and 21W427 Fairway Street – Glen Oak Country Club Parking Lot Expansion: Glen Oak Country Club is petitioning the Village to amend an existing Special Use Permit and to grant Zoning Variations to allow for the construction of a parking lot expansion in the CR Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: The Glen Oak County Club is proposing to expand the existing off-site parking lot located on the north side of Hill Avenue. The applicant reports that the additional parking is needed to accommodate peak loads during event and to alleviate street parking on Hill Avenue and that the expansion of this parking lot would best address their needs. In order to construct this expansion, Glen Oaks Country Club must annex the property identified as 21W427 Fairway Street it has under contract to purchase and consolidate the two properties to expand the existing parking lot and incorporate it into the existing parking lot design. To accommodate the project, the County Club is requesting approval of the following:

1. Amend the Glen Oak Country Club's Special Use Permit (Ordinance #6264) for a "public or private recreational facility where buildings do not occupy more than ten percent of the site area including any parking lots located across a right-of-way provided, they are within 300 feet of the property on which the facility is located." in accordance with Section 10-4-3(B) of the Zoning Code to include the newly annexed territory.
2. The following variations from the Glen Ellyn Zoning Code:
 1. A variation from Section 10-5-5(C) to allow a 7.1-foot impervious surface setback for the proposed expanding parking lot in lieu of the required minimum impervious surface setback of 7.5 feet.
 2. A variation from Section 10-5-5(C) to allow an 8-foot impervious surface setback for the proposed expanded parking lot in lieu of the required minimum impervious surface setback of 9.5 feet.
 3. A variation from the parking lot dimension requirements in Section 10-5-8(F) to allow parking spaces of 9' x 18' and 9' x 19' Code required minimum.
 4. A variation from the parking lot dimension requirement in Section 10-5-8(I) to allow parking lot driving aisle of 24' in width in lieu of the Code required minimum of 25'.

Project analysis includes the following:

Parking Lot Design – As proposed, there are 76 parking spaces in the Fairway Street portion of the overall parking lot. 39 new parking spaces are to be added, but several spaces are being removed from the existing lot for drive aisles, etc.

Landscaping/Fencing – A variety of trees and shrubs are proposed to screen the parking lots. Landscape islands are proposed in the parking lot as required by code. The applicant is proposing 6' wooden board on board fence for the portion of the common property line with the northeast residential property. The Country Club proposes new evergreen plantings along this common property line, including 8-foot tall Elms and Arborvitae. 40 trees are slated for removal to construct the expanded parking lot.

Lighting – Three new 20-foot-tall decorative light poles are proposed in the parking lot. The proposed photometric plan meets the lighting requirements of Section 10-5-13(M)2(a) which mandates a maximum foot-candle level of 0.5 at the property line.

Plan Commission action is to consider and vote on recommendation to amend the previously approved Special Use Permit and Zoning Variations to Village Board of Trustees. In reviewing the project, the Plan Commission should consider criteria in Sections 10-10-14(E) regarding the Special Use Permit Amendment and 10-10-12(E) and 10-10-12(F) for the Zoning Variations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Arrango seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Wyant stated that he had concerns regarding the lighting, landscape plan and the parking lot ingress and regress.

Commissioner Cooper shared Commissioner Wyant's concerns and the neighbors' concerns on lighting. He stated he was disappointed that the Country Club seemed surprised about the neighbors' lighting concerns. He stated he was also concerned about pedestrian traffic crossing Hill with no control and the lack of landscaping around the residential area.

Chairperson Loftus stated that he agreed with Commissioner Cooper's comments and that the Village did fix the slope on Hill with the new development and unfortunately, we can't control pedestrian parking. He stated he's driven the area and when coming down Acorn to Hill the landscaping is overgrown and hazardous. He also stated that the Commission can motion for lighting to be put on timers.

Commissioner Wyant stated it wouldn't be unreasonable to motion for the lighting to be on timers, especially due to the neighbors' concerns. He also stated that there is no landscaping on the west lot, and it would be good to update it.

Mr. Harper stated that the Commission could suggest parking lot timing and enhanced landscaping.

Commissioner Arango stated that the Commission needs to address the neighbors' concerns since they told the Country Club and were ignored.

Commissioner Kreuzer stated that the Commission should make a request to have all bulbs 3,000k and reduce lumens to 5,000 throughout the entire parking lot.

Commissioner Kreuzer made the motion:

After conducting a public hearing and deliberating on the proposed amendment to an existing Special Use Permit and Grant Zoning Variations to allow the construction of a parking lot expansion in the CR Zoning District, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a

copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

1. **Parking lot lighting is to be turned off at 11:00 PM.**
2. **Lighting should be changed to 3,000K and 5,000 lumens for existing new parking lot.**
3. **Develop a full landscaping plan for the new and existing parking lot.**

Commissioner Thakkar seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. Commissioners Arango, Cooper, Kreuzer, Thakkar and Wyant voted “Yes”. Chairperson Loftus voted “No”.

2. Public Hearing; 285 Roosevelt Road – Northwestern Medicine: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 in order to allow façade changes to the previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 Zoning District.

Commissioner Cooper moved to open the Public Hearing. Commissioner Thakkar seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Northwestern Medicine is requesting an amendment to Ordinance No. 6090 exhibit “E”, exhibit “F” and requirements listed in Section Three (A)(11), Section Three (A)(12), Section Three (A)(22), Section Three (A)(23) and Section Three (E) to allow for façade changes to the previously approved exterior appearance of the principal unit formerly occupied as Fresh Market. Because the building is currently existing and is not located in the C5A or C5B zoning districts, the Architectural Appearance Commission is not required to make a recommendation.

Project analysis includes the following:

Building Façade – The proposed alterations include utilizing silver aluminum rainscreen panels and stone materials in place of the existing EIFS and cast stone columns. The plans include surrounding the existing windows with aluminum stepped brakemetal coping. The canopies over the existing windows are to be removed. Chapter 1 – General Designs Principles of the “Appearance Review Guidelines” includes: “1.2. Brick and stone with natural earth tones are preferred wall materials for their durability and quality. Materials and finishes not recommended include rustic-finished wood, aluminum siding, trim Dryvit. Glass storefront wall systems which extend to the ground.

Canopy – The altered canopy and columns are designed to extend approximately 4ft over what was previously approved and utilize the same aluminum rainscreen paneling. The canopy is

proposed to be extended into the existing brick paved area and will not extend into the existing drive aisles.

Lighting – New recessed strip light fixtures on the underside of the canopy are proposed. The existing eight wall fixtures on the façade would be replaced with Lance 6 wall mounted sconces in dark gray with up-lighting and down-lighting and a color range of 2700-3500K. Chapter 2 – Site Design of the “Appearance Review Guideline includes: “2.2.1. Wall-mounted fixtures should not directly allow light projection into the sky.” No other lighting changes on the site are being proposed.

Sign – The applicant is proposing changes to the existing monument sign to match the proposed façade changes and can be seen in the attached exhibit as “Item 4. Proposed Ground Sign Elevations” on page A701. The applicant has proposed no other changes to the site design of the property.

Plan Commission action is to consider and vote on recommendation to amend Ordinance No. 6090 to Village Board of Trustees. In reviewing the project, the Plan Commission should consider how the proposed exterior appearance conforms to the character of the Village and to the Appearance Review Guidelines. Staff would recommend the Plan Commission consider the following condition of approval:

1. The project shall be constructed in substantial conformance with the plans and drawings as submitted and the testimony presented at the May 23, 2024 Plan Commission Meeting.
2. A building permit shall be required for the exterior alterations.

Presentation from applicant and public comments taken by Stenographer.

A motion was made by Commissioner Thakkar to close the Public Hearing; Commissioner Cooper seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Kreuzer stated that the presentation was well done. He stated the lights concerned him and recommended fully shielded lighting and do what you can with the sign.

Commissioner Thakkar stated he agreed with Commission Kreuzer but he was fine with the monument sign color.

Commissioner Cooper stated to change the color on the sign.

Commissioner Arango stated the proposal looks lovely and the presentation was well done. She recommended changing the color on the sign.

Commissioner Thakkar made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Angel Files on behalf of Northwestern Medicine, for approval of an amendment to Ordinance 6090 in order to allow façade changes to a previously approved exterior appearance of the principal unit associated with a proposed medical office use located in the C3 zoning district, the Plan Commission hereby recommends approval based on findings of fact, as discussed or amended at the Plan Commission public hearing on May 23, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to

the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission make this recommendation of approval with the following conditions:

- 1. That the project be constructed in substantial conformance with the plans and testimony presented at the Plan Commission public hearing and before the Village Board of Trustees;**
- 2. A building permit shall be required for the exterior alterations.**
- 3. That the sconces be fully shielded with downlight only.**

Commissioner Arango seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote. All Commissioners present voted “Yes”.

E. Trustee Liaison’s Report

Trustee Thompson stated the Village Board asked Staff to look into all different revenue sources. He also stated that going in front of the Village Board on Tuesday is an increase of Fire Service fees. He also stated the Village Board is discussing the Metra Station, new refuse contract and sale of hotel property on the east side of town.

Chairperson Loftus stated that he didn’t care what the garbage contract costs as long as the Village keeps Amnesty Day. Trustee Thompson stated the Board hear a lot of blowback on unlimited trash day because it looks bad. Scavengers come and take things so. They received complaints as to why things are recycled.

Commissioner Wyant stated he wanted to commend the Board on the revenue sources workshop. Trustee Thompson stated the Board has different philosophies. Inflation really hit the Village hard last year. We added 5 Police Officers, we have a new paid Fire Chief and we’re providing more services and trying to maintain financially sound.

F. Chairman’s Report

None.

G. Staff Report

Daniel Harper stated that in two weeks from now will be the special meeting for Churchill School. He stated that the dining platforms went in front of the Village Board and was approved. At the regular June meeting there will be a sign variance for Baker Hill.

H. Other Business

None.

I. Adjournment

Commissioner Cooper made a motion to adjourn the meeting: Commissioner Thakkar seconded the motion and the motion passed by voice vote at 10:02 PM.

EXHIBIT C

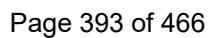
Legal Description of Property to be Annexed.

LOT 8 IN GLEN OAK, A SUBDIVISION OF PART OF THE SOUTH HALF OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 13, 1913 AS DOCUMENT NO. 110577, IN DUPAGE COUNTY, ILLINOIS

PIN: 05-12-316-002

Address: 21W427 Fairway Street, Glen Ellyn IL 60137

Plat of Consolidation





Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Community Development
Department Head: Emily Rodman
Category: Ordinance
Prepared By: Emily Rodman

**AGENDA ITEM (ID
2024-363)**

DOC ID: 2024-363

Motion to Approve Ordinance No. 7114, An Ordinance Annexing Certain Territory To The Village of Glen Ellyn, Illinois (1N221 Bloomingdale Road and 1N249 Bloomingdale Road)

Statement of the Issue:

Glen Ellyn School District 41 is proposing to annex 4.95 acres of property to the Village in order to accommodate a 33,876 square foot expansion to the north side of Churchill Elementary School. The expansion will allow the District to offer full-day kindergarten to all families within the District. In addition to annexation and lot consolidation, Glen Ellyn School District 41 is requesting the following zoning variations below for the proposed project:

The following variations from the Glen Ellyn Zoning Code:

- a. Variance from 10-5-5 Yards, Table 10-5-5 (B) 4: To allow recreation equipment in the side yard and located at 28.3' from the side lot line in lieu of the minimum 42.1' or 10 percent of the lot width.
- b. Variance from 10-5-5 Yards, Table 10-5-5 (B) 4: To allow for a retaining wall greater than 3 feet in height to be setback 24 feet from the side property line in lieu of the required 42.1 feet setback.
- c. Variance from 10-5-5 Yards, Table 10-5-5 (B): To allow an impervious surface to be located 6.4' from the side property line in lieu of the required 21' or 5% of the lot width.
- d. Variance from 4-5-8 Sign Schedule: To allow for more than one freestanding sign on the property.

Analysis:

Project Objective

Glen Ellyn School District 41 is proposing to construct an addition to the north side of Churchill Elementary School. The addition will provide space for the District to offer full-day kindergarten. The District's plan to create a space for a full-day kindergarten aligns with Illinois House Bill 2396 which requires each school board to develop a kindergarten program with full-day attendance by 2027. The District plans to be ready to host students in the new addition at the start of the 2025-2026 school year.

Project Summary

District 41 is proposing to construct a two-story building addition north of the existing Churchill Elementary School. The addition will be located on property owned by the District which is already incorporated into the Village. To accommodate the required floodplain and stormwater management, the District is also proposing to annex two properties located at 240 Geneva Road and 1N2111 Bloomingdale Road, which are currently in unincorporated DuPage County. The building addition will be 33,876 square feet and house 12 kindergarten classrooms. A new dedicated access drive is proposed off Bloomingdale Road at the northwest corner of the site. This access will serve the kindergarten addition only and will be used for parent and school bus drop-off/pick-up. The proposed plans include associated site improvements for stormwater, parking, lighting, landscaping and playground equipment. For a detailed overview of the project improvements, please review the Plan Commission agenda memo, which can be found [here](#).

Architectural Appearance Commission (AAC)

The AAC considered the request for exterior appearance review design on March 13, 2024. At the meeting, a few neighbors expressed concerns about screening of the building addition from their property and the impacts of the existing site lighting. They also expressed concerns outside the AAC's purview related to the impact of current student behavior on their property (students throwing items into their yards, taunting their dogs, etc.). The AAC and staff encouraged the District to work with the neighboring property owners to address their concerns prior to Plan Commission consideration. The AAC unanimously recommended approval of the exterior appearance review by a vote of 6-0. To view the AAC agenda packet, please click [here](#).

Plan Commission

The Plan Commission conducted a public hearing to consider the zoning requests at a June 6, 2024, special meeting. Public testimony was provided by staff, the petitioner and one member of the public, who spoke in support of the request. The primary concerns expressed by the Plan Commission related to traffic impacts and pedestrian and vehicular safety on Bloomingdale Road. Bloomingdale Road is under DuPage County's jurisdiction. The petitioner has completed a traffic study and the DuPage County Department of Transportation (DuDOT) has indicated they are satisfied with the findings of the study and the proposed roadway improvements. The Village does not have jurisdiction over these improvements, but will require the petitioner to provide formal approval of the roadway improvements prior to project completion.

The Plan Commission unanimously recommended approval of the zoning requests 7-0, subject to the following conditions:

1. The property shall be developed in substantial compliance with the Site Development Plans prepared by Wight & Company dated 03.06.2024, the Lighting Plan prepared by Wight & Company dated 02.22.2024 and the Landscape Plan prepared by Wight & Company dated 03.06.2024 last revised 03.28.2024.
2. That prior to the issuance of any building permits for the parking lot expansion, a Plat of Consolidation shall be executed and recorded for the property.
3. That the developer shall acquire approval of a Construction Access Permit issued by DuPage County.
4. That the developer shall acquire approval of Roadway Improvement permits issued by DuPage County Division of Transportation.
5. That the developer shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers.

6. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.

The petitioner has agreed to comply with these conditions. To view the Plan Commission agenda packet, please click [here](#).

Budget Impact:

Not applicable

Contribution to Strategic Plan

Not applicable

Action Requested:

The Village Board may approve, approve with conditions, or deny the proposed motion to approve the attached Ordinances.

Attachments:

1. Draft Ordinance Annexing School District 41 Properties
2. Plat of Annexation
3. Draft Minutes of the 6-6-24 Plan Commission Meeting
4. AAC Minutes 03.13.2024

VILLAGE OF GLEN ELLYN

ORDINANCE NO. ____

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF GLEN ELLYN, ILLINOIS**

(1N221 Bloomingdale Road, Wheaton ,Illinois 60188
and
1N249 Bloomingdale Road, Carol Stream, Illinois 60188)

ADOPTED BY THE
PRESIDENT AND THE BOARD OF TRUSTEES
OF THE
VILLAGE OF GLEN ELLYN
DUPAGE COUNTY, ILLINOIS
THIS ____ DAY OF _____, 2024.

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this ____
day of _____, 2024.

PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137

ORDINANCE NO. ____

**AN ORDINANCE ANNEXING CERTAIN TERRITORY
TO THE VILLAGE OF GLEN ELLYN, ILLINOIS**

(1N221 Bloomingdale Road, Wheaton Illinois 60188
and
1N249 Bloomingdale Road, Carol Stream, Illinois 60188)

WHEREAS, Glen Ellyn School District 41 (“*Owner*”) is the owner of the properties located at 1N221 and 1N249 Bloomingdale Road (PINs 05-03-408-038 and 05-03-408-045) located in unincorporated DuPage County, legally described in **Exhibit A** (collectively, the “*Property*”), and depicted on the plat of annexation attached as **Exhibit B** (“*Plat of Annexation*”); and

WHEREAS, the Property is contiguous to the corporate limits of the Village and is not within the corporate limits of any municipality; and

WHEREAS, Owner has filed a duly executed petition for annexation seeking annexation of the Property to the Village, attached as **Exhibit C** (“*Annexation Petition*”); and

WHEREAS, there are no electors residing on the Property; and

WHEREAS, notice of the annexation has been delivered to all entities and officials as required by Section 7-1-1 of the Illinois Municipal Code, 65 ILCS 5/7-1-1; and

WHEREAS, Owner and the Village desire to have the Property annexed to the Village pursuant to Section 7-1-8 of the Illinois Municipal Code, 65 ILCS 5/7-1-8; and

WHEREAS, the Village President and Board of Trustees of the Village of Glen Ellyn have found and determined that it is in the best interests of the Village that the Property be annexed;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS,
in exercise of its home rule powers, as follows:

SECTION 1. Recitals and Exhibits. The foregoing recitals are hereby incorporated into, and made a part of, this Ordinance as findings of the Board of Trustees of the Village of Glen Ellyn. All exhibits attached to this Ordinance are incorporated by reference.

SECTION 2. Annexation; Authority. The Property, including all adjacent rights of way, is hereby annexed to the Village of Glen Ellyn. The Village President and Village Clerk are authorized to execute the Plat of Annexation on the Village's behalf. The Village Manager is authorized and directed to take all steps necessary to annex the Property into the Village.

SECTION 3. Recordation and Reporting. The Village Manager or designee is authorized and directed to record in the Office of the DuPage County Recorder promptly after the effective date of this Ordinance, a certified copy of this Ordinance, including the Plat of Annexation. The Village Manager or designee is also authorized and directed to notify the Election Authorities, as defined in Section 7-1-1 of the Illinois Municipal Code, 65 ILCS 5/7-1-1, and the United States Post Office branches serving the Property, of the annexation by registered or certified mail within 30 days after the effective date of this Ordinance.

SECTION 4. Effective Date. This Ordinance shall be in full force and effect on and after (i) passage, approval, and publication of this Ordinance in pamphlet form in the manner provided by law and (ii) recordation with the DuPage County Recorder's Office of this Ordinance.

[Intentionally left blank]

PASSED by the President and Board of Trustees of the Village of Glen Ellyn, Illinois,
this _____ day of _____, 2024.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this
_____ day of _____, 2024.

Village President of the
Village of Glen Ellyn, Illinois

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

EXHIBIT A

Legal Description of the Property

PROPERTY COMMONLY KNOWN AS 1N249 BLOOMINGDALE ROAD AND LEGALLY DESCRIBED AS:

LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT, BEING AN ASSESSMENT PLAT OF PART OF THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10 EST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-045

AND PROPERTY COMMONLY KNOWN AS 1N221 BLOOMINGDALE ROAD AND LEGALLY DESCRIBED AS:

THE WEST 445.21 FEET, AS MEASURED PERPENDICULAR TO THE WEST LINE THEREOF, OF LOT 3 IN SHKREDKA'S PLAT OF SURVEY, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1954, AS DOCUMENT 729066, LYING NORTH OF THE NORTH LINE OF BUKIET'S SUBDIVISION, ACCORDING TO THE PLAT OF SAID BUKIET'S SUBDIVISION RECORDED APRIL 17, 1957, AS DOCUMENT 839220, EXCEPT THEREFROM THE NORTH 225.0 FEET THEREOF, AS MEASURED ON THE EAST AND WEST LINE THEREOF IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-038

TOGETHER WITH THAT PART OF BLOOMINGDALE ROAD LYING WEST OF AND ADJOINING THE ABOVE DESCRIBED PARCELS; ALL IN DUPAGE COUNTY, ILLINOIS.

P.I.Ns.: 05-03-408-038
 05-03-408-045

Addresses: 1N221 Bloomingdale Road, Wheaton, Illinois 60188
 1N249 Bloomingdale Road, Carol Stream, Illinois 60188

Plat of Annexation

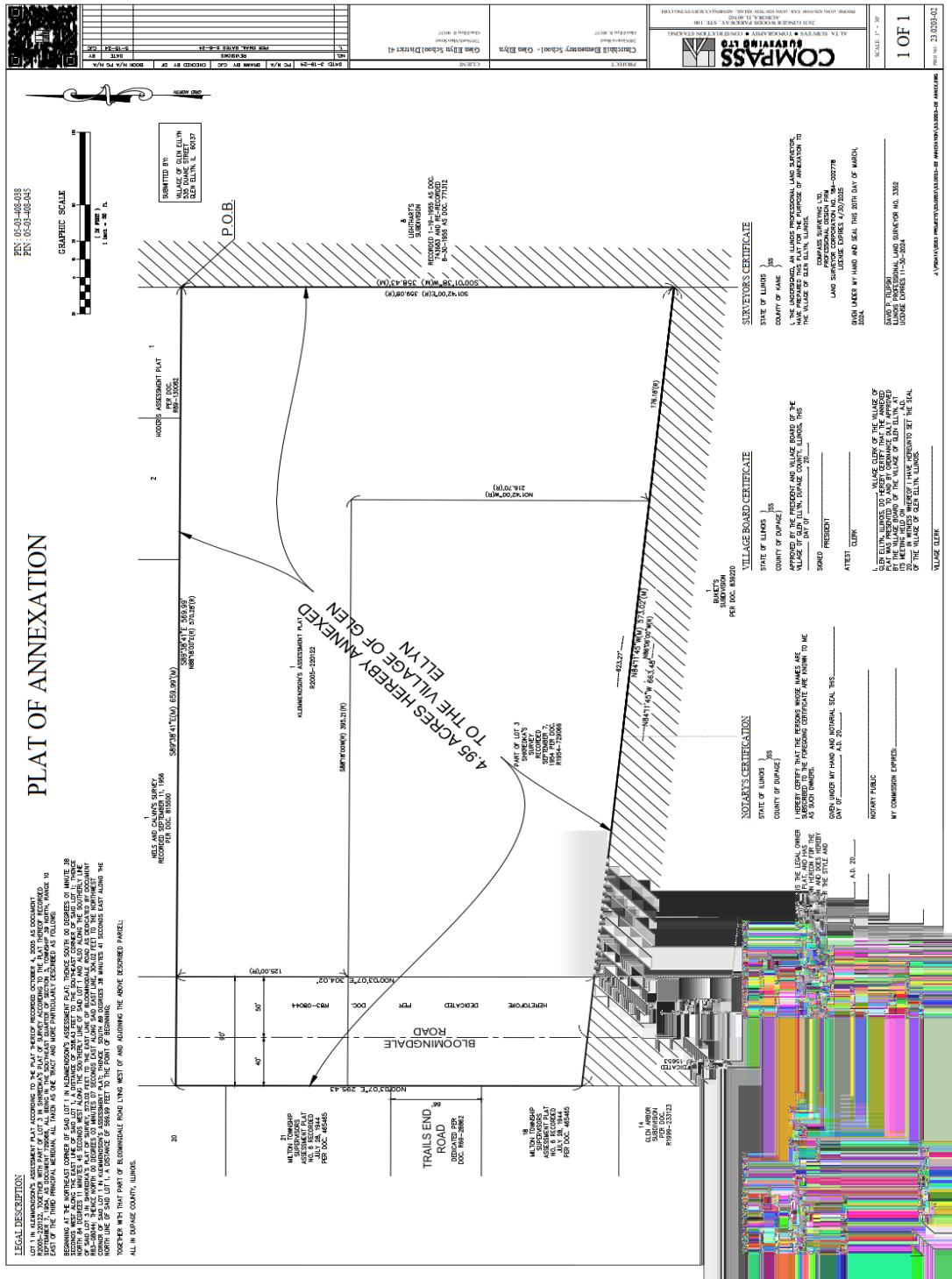


EXHIBIT C

Petition for Annexation

ANNEXATION APPLICATION
Village of Glen Ellyn
Community Development Department

CLEAR ALL PAGES

Contact Information:

Property Owner:

Name: **Glen Ellyn SD #41**

Address: **793 N. Main St.
Glen Ellyn, IL 60137**

Phone: **630-790-6400**

E-mail: **edeporter@d41.org**

Attorney, Surveyor, Engineer, etc.:

Name: **Franczek, P.C.**

Address: **300 S. Wacker Dr., Ste. 3400
Chicago, IL 60606**

Phone: **312-786-6123**

E-mail: **jtf@franczek.com**

Property to be Annexed:

Address(es): **1 N 221 Bloomingdale Rd., Wheaton** PIN(s): **05-03-408-038**
1 N 249 Bloomingdale Rd., Carol Stream **05-03-408-045**

Required Submittals:

1. Annexation Application
2. Notarized Annexation Petition (attached)
3. Letter explaining the reasons for the requested annexation and any other pertinent information related to the annexation request
4. Plat of Survey
5. Proof of Ownership
6. Affidavit Affirming No Conflict of Interest (attached)
7. Annexation Application fee and escrow account deposit (see below). The escrow account is established to cover the Village's out-of-pocket costs to process the annexation request including, but not limited to, attorney fees, public notice costs, public hearing minutes/transcripts, engineering fees, County recordation, and preparation of the plat of annexation.

Fee and Deposit to be paid by the property owner:

Cost

Annexation Application Fee
Single-family home \$250
All others \$1,000 per acre

500

Escrow Account Deposit
Single-family home \$1,000
All others to be determined by Director

2,000

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PETITION FOR ANNEXATION
VILLAGE OF GLEN ELLYN, ILLINOIS

TO THE GLEN ELLYN VILLAGE BOARD:

Petitioners on oath state as follows:

1. That the undersigned are the sole owners of record of all of the property described in Attachment A and commonly known as 1 N 221 Bloomingdale Rd. & 1 N 249 Bloomingdale Rd. and P.I.N. 0503408038 & 0503408045 (Subject Realty).
2. That this petition is executed by all of the owner(s) of record of the Subject Realty.
3. That no electors reside on the Subject Realty or, in the alternative, at least fifty-one percent (51%) of the electors residing on the Subject Realty have executed this petition.
4. That no portion of the property is within the corporate limits of any municipality.
5. That the Subject Property is either contiguous to the Village of Glen Ellyn, will be at the time of annexation, or may be contiguous when combined with other property annexing to the Village of Glen Ellyn.
6. That the property which the Petitioners desire to have annexed to the Village of Glen Ellyn is the property that is described in Attachment A attached hereto and made a part hereof.
7. That this Petition shall be in full force and effect from and after the date hereof and until the property is annexed to the Village of Glen Ellyn in agreement with State Law.

WHEREFORE, the applicants' petition that the property be annexed by ordinance to the Village of Glen Ellyn, Illinois, is in accordance with the appropriate statutes.

The undersigned, on oath, state that the undersigned have read the foregoing Petition for Annexation, have knowledge of the allegations contained therein, and that said allegations are true and correct to the best of the Petitioners' knowledge.

Owners of Record of Subject Property: *

Signature: [Signature]
Print Name: Eric DePorter
Date: 3-21-24

Subscribed and sworn to before me this
26 day of March, 2024
Shannon B Seidler
NOTARY PUBLIC

Signature: _____
Print Name: _____
Date: _____

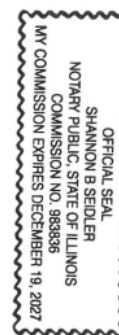
Subscribed and sworn to before me this
_____ day of _____, 20____

NOTARY PUBLIC

Signature: _____
Print Name: _____
Date: _____

Subscribed and sworn to before me this
_____ day of _____, 20____

NOTARY PUBLIC



X:\Plandev\PLANNING\FORMS\Annexation Application Packet FILLABLE 020420lg.docx

** Board of Education of Glen Ellyn School District 41*

LEGAL DESCRIPTION

LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 4, 2005 AS DOCUMENT R2005-220122, TOGETHER WITH PART OF LOT 3 IN SHKREDKA'S PLAT OF SURVEY ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1954, AS DOCUMENT 729066, ALL BEING IN THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL TAKEN AS ONE TRACT AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

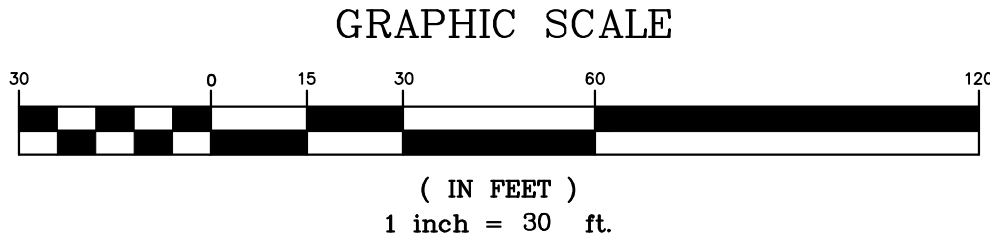
BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT; THENCE SOUTH 00 DEGREES 01 MINUTE 38 SECONDS WEST ALONG THE EAST LINE OF SAID LOT 1, A DISTANCE OF 358.43 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 84 DEGREES 11 MINUTES 45 SECONDS WEST ALONG THE SOUTHERLY LINE OF SAID LOT 1 AND ALSO ALONG THE SOUTHERLY LINE OF SAID LOT 3 IN SHKREDKA'S PLAT OF SURVEY, 573.02 FEET TO THE EAST LINE OF BLOOMINGDALE ROAD AS DEDICATED BY DOCUMENT R83-08044; THENCE NORTH 00 DEGREES 03 MINUTES 07 SECONDS EAST ALONG SAID EAST LINE, 304.02 FEET TO THE NORTHWEST CORNER OF SAID LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT; THENCE SOUTH 89 DEGREES 38 MINUTES 41 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 1, A DISTANCE OF 569.99 FEET TO THE POINT OF BEGINNING;

TOGETHER WITH THAT PART OF BLOOMINGDALE ROAD LYING WEST OF AND ADJOINING THE ABOVE DESCRIBED PARCEL;

ALL IN DUPAGE COUNTY, ILLINOIS.

PLAT OF ANNEXATION

PIN : 05-03-408-038
PIN : 05-03-408-045



SUBMITTED BY:
VILLAGE OF GLEN ELLYN
535 DUANE STREET
GLEN ELLYN, IL 60137

P.O.B.

4.95 ACRES HEREBY ANNEXED
TO THE VILLAGE OF GLEN
ELLYN

RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

THIS INSTRUMENT NO. _____ WAS FILED FOR
RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY,
ILLINOIS AFORESAID ON THIS _____ DAY
OF _____ A.D.,
20____, _____ O'CLOCK _____.

BY: _____
RECORDER OF DEEDS

OWNER'S CERTIFICATION

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE LEGAL OWNER
OF THE LAND DESCRIBED ON THE ATTACHED PLAT, AND HAS
CAUSED THE SAME TO BE PLATTED AS SHOWN HEREON FOR THE
USES AND PURPOSES AS INDICATED THEREON AND DOES HEREBY
ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND
TITLE THEREON INDICATED.

DATED THIS _____ DAY OF _____, A.D. 20____.

BY: _____

TITLE: _____
PRINT TITLE

OWNER: SCHOOL DIST _____

ADDRESS: _____

NOTARY'S CERTIFICATION

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

I HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE
SUBSCRIBED TO THE FOREGOING CERTIFICATE ARE KNOWN TO ME
AS SUCH OWNERS.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____
DAY OF _____, A.D. 20____.

NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

VILLAGE BOARD CERTIFICATE

STATE OF ILLINOIS)
) SS
COUNTY OF DUPAGE)

APPROVED BY THE PRESIDENT AND VILLAGE BOARD OF THE
VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, THIS
_____ DAY OF _____, 20____.

SIGNED _____
PRESIDENT

ATTEST _____
CLERK

I, _____, VILLAGE CLERK OF THE VILLAGE OF
GLEN ELLYN, ILLINOIS, DO HEREBY CERTIFY THAT THE ANNEXED
PLAT WAS PRESENTED TO AND BY ORDINANCE DULY APPROVED
BY THE VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, AT
ITS MEETING HELD ON _____, A.D.
20____, IN WITNESS WHEREOF I HAVE HEREUNTO SET THE SEAL
OF THE VILLAGE OF GLEN ELLYN, ILLINOIS.

VILLAGE CLERK

SURVEYOR'S CERTIFICATE

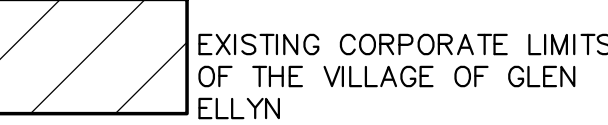
STATE OF ILLINOIS)
) SS
COUNTY OF KANE)

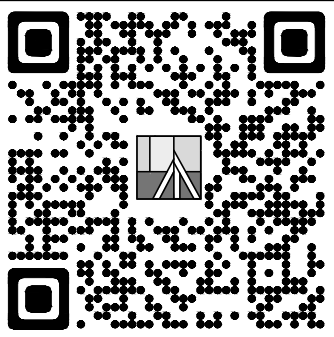
I, THE UNDERSIGNED, AN ILLINOIS PROFESSIONAL LAND SURVEYOR,
HAVE PREPARED THIS PLAT FOR THE PURPOSE OF ANNEXATION TO
THE VILLAGE OF GLEN ELLYN, ILLINOIS.

COMPASS SURVEYING LTD.
PROFESSIONAL DESIGN FIRM
LAND SURVEYOR CORPORATION NO. 184-002778
LICENSE EXPIRES 4/30/2025

GIVEN UNDER MY HAND AND SEAL THIS 20TH DAY OF MARCH,
2024.

DAVID P. FILIPSKI
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3352
LICENSE EXPIRES 11-30-2024





BOOK	N/A	PG	N/A
DATE	3-19-24	PC	N/A
CHECKED BY	DF	DRAWN BY	C/C
BY	DATE	REVISIONS	PER EMAIL DATED
1.	5-15-24	C/C	5-6-24

CLIENT

Glen Ellyn School District 41
739 North Main Street
Glen Ellyn, IL 60137

PROJECT

Churchhill Elementary School - Glen Ellyn
240 Geneva Road
Glen Ellyn, IL 60137



ALTA SURVEYS • TOPOGRAPHY • CONSTRUCTION STAKING
AURORA, IL 60502
2631 GINGER WOODS PARKWAY, STE. 100
PHONE: (630) 820-9100 FAX: (630) 820-7030 EMAIL: ADMIN@CLSURVEYING.COM

SCALE: 1" = 30'

1 OF 1

PROJ. NO.: 23.0203-02

DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, June 6, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:01 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Laura Brown, Peter Cooper, Ian Dawson, Adam Kreuzer and Robert Wyant

ABSENT: Commissioners Sumita Mukherjee, Parag Thakkar and Student Plan Commissioner Smith.

Also in attendance: Trustee Liaison Steve Thompson; Emily Rodman, Assistant Village Manager/Community Development Director; Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. New Business

1. Public Hearing – Churchill Elementary School Expansion – 240 Geneva Road, 1N221 Bloomingdale Road and 1N249 Bloomingdale Road

Commissioner Arango moved to open the Public Hearing. Commissioner Kreuzer seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Churchill Elementary School Expansion – 240 Geneva Road, 1N221 Bloomingdale Road and 1N249 Bloomingdale Road. The applicant is proposing to annex properties known as 1N221 Bloomingdale Road and 1N249 Bloomingdale Road with automatic zoning of R2 Single-Family applied to annexed properties and to consolidate all lots consisting of the Churchill Elementary School Campus in order to construct a 33,876 square foot expansion to the north side

of Churchill Elementary School. The expansion will allow the District to provide full-day kindergarten to all families within the District. The District's plan to create space for a full-day kindergarten aligns with Illinois House Bill 2396 which requires each school board to develop a kindergarten program with full-day attendance. The District plans to be ready to host students in the new addition at the start of the 2025-2026 school year. In addition to annexation and lot consolidation, Glen Ellyn School District 41 is requesting the following zoning variations for proposal:

A) Variance from 10-5-5 Yards, Table 10-5-5 (B) 4 – To allow recreation equipment in the side yard and located at 28.3' from the side lot line in lieu of the minimum 42.1' or 10 percent of the lot width. The proposed addition includes a relocation and addition of playground equipment and play areas from the western border of the property to the eastern side of the property.

Approximately 3,990 square feet of total outdoor recreation space is to be located in the required setback.

B) Variance from 10-5-5 Yards, Table 10-5-5 (B) 4 – To allow for a retaining wall greater than 3 feet in height to be setback 24 feet from the side property line in lieu of the required 42.1 feet setback. Due to the existing topography, a retaining wall is being proposed south of the proposed kindergarten playground area. A retaining wall is also proposed along the western side of the site to maintain a swale for stormwater runoff and provide a sidewalk.

C) Variance from 10-5-5 Yards, Table 10-5-5 (B) – To allow impervious surface to be located 6.4' from the side property line in lieu of the required 21' or 5 percent of the lot width.

D) Variance from 4-5-8 Sign Schedule – To allow for more than one freestanding sign on the property. The School District is proposing an additional monument sign to be located at the proposed Bloomingdale Road entrance of the site.

Mr. Haper stated that the Plan Commission is to consider and vote on recommendation of proposed Plat of Consolidation and Zoning Variations to Village Board of Trustees. In reviewing the project, the Plan Commission should consider criteria in Sections 10-10-12 of the Zoning Code and 11-3-9 of the Subdivision Regulations Code.

Sworn in, Eric DePorter, Assistant Superintendent of Finance, Facilities & Operations for School District 41, thanked the Plan Commission and thanked the Village for their significant amount of time working with the District. He stated that the District attempted a referendum a few years ago and failed. The District is proposing this addition based on the funding we have. He stated when they came before the AAC meeting a few months ago they proposed some great ideas, but with money constraints, as much as we'd like this to be bigger, we can't.

Sworn in, Craig Siepka, Architect for Wight & Company, 2500 North Frontage Road, Darien IL stated that this project has been years in the making. All school sites were reviewed to support full day kindergarten. Churchill School was decided because it was the most feasible. The two-story addition would provide twelve classrooms for approximately 300 students. He stated that W&C spoke with the School Board, parents and went in front of the AAC in March with all the recommendations, they did as best they could especially with regard to the lighting.

Sworn in, David Evans, Senior Project Engineer for Wight & Company, stated that some challenges they are facing include a creek to the north and east side of the property creating a floodplain, a 25' elevation change and some underground detention. He stated the proposed

parking lot will provide 42 parking spaces. The proposed north addition will be accessible by vehicle by the proposed Bloomingdale Road access drive. The traffic circulation and student drop-off incorporate a one-way counterclockwise loop with two separate lanes. The interior lane will be the designated bus lane where five buses are expected for the kindergarten addition. The project will meet the DuPage County Stormwater and Floodplain Ordinance by proposing a new storm sewer, expanding the existing detention system and a new detention pond.

Commissioner Kreuzer asked how the school will limit first through fifth grade parents from entering in the new parking lot if it's for kindergarten only. Mr. DePorter answered that school staff will be on hand to direct the parents. He stated that all the schools deal with traffic challenges.

Chairperson Loftus stated that with five additional buses he is concerned with them making a left-hand turn onto Bloomingdale Road where the speed limit is 40 mph.

Commissioner Brown asked if they anticipated homeschool and asked if half day kindergarten would be offered at Churchill. Mr. DePorter answered that the school has to offer half day and full day kindergarten. Each year more half day students move to full day. He also stated that this wouldn't happen for another few years if they were to poll parents now, it wouldn't be the same when the project is complete. He answered that Churchill would only offer full day with the expansion.

Commissioner Cooper asked if it is conceptual where there would be a single school doing half day or will all schools offer it. Mr. DePorter stated that would be determined based on interest level.

Sworn in, Gage Berger, Landscape Architect for Wight & Company, showed landscape plan and stated approximately 99 trees are being proposed. The majority of evergreen trees are proposed along the western property line that is shared with the rear property lines of residential properties ranging from 7-11' in height. He stated landscape islands are proposed in the parking lot as required by code. There are proposed new shrub plantings not less than 4' tall along the western parking spaces to provide a buffer for the neighbors. Along the western property line will be an evergreen tree line to screen headlights.

Chairperson Loftus asked if the trees would be 11' now or in the future. Mr. Berger stated when planted they would be 11'.

Commissioner Kreuzer asked why only 4' on the west side. Mr. Berger answered that is the Village ordinance for headlights. Commissioner Kreuzer then asked what mature growth would be. Mr. Berger answered 30-50'.

Chairperson Loftus referenced page 64 of the traffic study and asked if the landscaping would be in the line of site. He also asked if a person would have to go past the stop signs to be able to see traffic.

Sworn in, Javier Millan, Traffic Engineer for KOA Inc., answered that when a person makes a stop and then creeps up, they are at the 17' stop bar. Under final engineering, the County will need to review that. Chairperson Loftus then asked if the view on the site plan does not show how it's going to be. Mr. Millan answered with the final engineering this will be reviewed and more specific on the plans. Chairperson Loftus asked if the sign would be east of the stop bar. Mr. Millan answered yes.

Commissioner Kreuzer asked if a stoplight was considered at Bloomingdale. Mr. Millan stated that it was not warranted by the traffic study. Commissioner Kreuzer asked what about for safety. Mr. Millan answered that Federal Government guidelines have to be followed and volume wise, a stoplight isn't warranted. Commissioner Kreuzer stated that Geneva and Kenilworth have a stoplight that doesn't seem warranted. Mr. Harper answered that it is mandated by DuPage County.

Mr. Millan stated that all the data is collected in the traffic study. Cars, bikes, pedestrians, etc. Most of the students when very young are in buses, private vehicles or parents will be walking with them. The existing signals where they are now create gaps in traffic that will allow school traffic to get out. DuPage County has reviewed the traffic study and agrees.

Commissioner Kreuzer asked if the existing lights have pedestrian buttons. He stated that most pedestrians will be from the south of the school. Mr. DePorter answered yes and that most kids who live north of the school will be able to be bused.

Commissioner Wyant asked if buses are allowed to make a left-hand turn with no signal. Mr. Millan answered yes. Commissioner Wyant stated that he finds it odd that they can make a left-hand turn when they can't turn right on a red light. Mr. Millan answered that the study takes everything into consideration.

Commissioner Dawson stated that he drives that way frequently and is very concerned about the buses making a left there. He asked if there was a consideration not to have an entrance off Bloomingdale. Mr. DePorter answered that it was considered, but the County didn't like our Kenilworth entrance. They don't want more traffic there and want an entrance on Bloomingdale.

Commissioner Arango stated the light on Kenilworth and Geneva goes right into school property and it's warranted. Why wouldn't Bloomingdale count. Mr. Millan answered that with all the analysis has been taken into account and a light isn't warranted. Commissioner Arango stated she'd hate to see an accident on Bloomingdale. Mr. Millan stated that accidents can happen anywhere and again the traffic study didn't warrant it.

Commissioner Cooper referenced Table 5 on page 16 of the traffic study and asked what the source was. Mr. Millan answered it was based off the counts that were done with a 15% allocation based on the number of students. Commissioner Cooper stated that 5 buses to handle kindergarteners only will be a long bus ride for little children. He stated that he believes parents aren't going to like that long of a ride and will be dropping off their children. He also doesn't see a parent letting a 5- or 6-year-old walk home. If there are more cars dropping off children, there will be more backup on Bloomingdale Road, and he's concerned the data is wrong. Mr. Millan

stated this has been researched a lot and showed on the plans where double stacking can happen to fit all vehicles.

Commissioner Wyant stated that making a left-hand turn is going to slow traffic and is guessing the buses will eventually turn right because of this.

Commissioner Brown asked what the times are for full day kindergarten. Mr. DePorter answered that they are going to stagger the times due to families with multiple children going to different schools. He stated the Commission is making great points and the District will continue to monitor.

Chairperson Loftus asked how close the plans are to approval from the County. Mr. DePorter answered that the traffic has been ok with the County. This started in July of last year. There are weekly meetings with the County, and he didn't see that the plans weren't going to be approved.

Sworn in, Jack Hayes, Construction Manager for District with FQC, stated their company has done three major construction projects with the District so he is very familiar with the District. Mr. Hayes showed the site management plan and stated the project area will be fenced in and secure, all stormwater best management practices will be handled and showed where workers will park, and material will be stored. He stated they did the addition in 2014 so they are aware of how their traffic flow needs to go and will work with neighbors on dust control and street cleanup.

Commissioner Kreuzer asked if they have worked with the Park District. Mr. Hayes answered they have talked with the Park District about ways to have shared expenses if applicable.

Sworn in, Erica Nelson, 1734 Kay Rd., Wheaton, stated she lives in the part of Wheaton that is the Glen Ellyn Park District and has been a Churchill Board Member from 2007-2019. She stated that knowing who a part of this development has been, she fully supports it and thanked the Commission for their ideas.

Sworn in, Joseph Strobel, 825 Bloomingdale Road, Glen Ellyn, asked if the new building will be north of his lot. Mr. DePorter answered yes. Mr. Strobel commented that his property drains to the east towards the school sidewalk area and asked if there is going to be any elevation change to stop that. Mr. Evans showed on the plans where the addition is going to go. Mr. Strobel asked about the retaining wall. Mr. Evans stated it will be north of Mr. Strobel's property.

A motion was made by Commissioner Cooper to close the Public Hearing; Commissioner Dawson seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Loftus stated that he was in favor of the project but would like to see every entity involved give their approval before Glen Ellyn approves the project. He also stated he is concerned about the traffic plan, but it is not in the Plan Commission purview.

Commissioner Cooper stated that he is impressed with what the District has done with limited resources. He is in favor of granting the variances but also has traffic concerns. He stated he wants it on the record that the Commission has traffic concerns and hopes the Village Board looks into it further.

Commissioner Kreuzer stated that the variations seem to be well thought through.

Mr. Harper stated that the Village would like to add four conditions:

1. That the developer shall acquire approval of a Construction Access Permit issued by DuPage County.
2. That the developer shall acquire approval of Roadway Improvement permits issued by DuPage County.
3. That the developer shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers.
4. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.

Commissioner Brown suggested that the homeowners get a landscape credit to help them. Chairperson Loftus stated that the developers stated earlier that they will do everything possible to accommodate the neighbors. Commissioner Brown stated she knows that, but the neighbors should get a credit for their own landscaping.

Commissioner Arango stated that the weekly meetings have paid off and the presentation was excellent. She also stated she is in favor of the variances but is concerned about the traffic.

Commissioner Wyant stated he believes this will create a parental nightmare down the road with the traffic but is in favor of the variances.

Commissioner Cooper made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Eric DePorter on behalf of Glen Ellyn School District 41, for approval of a plat of consolidation and grant Zoning Variations to allow an expansion to Churchill Elementary School in the R2 Zoning District, the Plan Commission public hearing on June 6, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Plan Commission makes this recommendation of approval with the follow conditions:

- 1. The property shall be developed in substantial compliance with the Site Development Plans prepared by Wight & Company dated March 6, 2024 last revised March 28, 2024.**
- 2. That prior to the issuance of any building permits for the parking lot expansion, a Plat of Consolidation shall be executed and recorded for the property.**

- 3. That the developer shall acquire approval of a Construction Access Permit issued by DuPage County.**
- 4. That the developer shall acquire approval of Roadway Improvement permits issued by DuPage County.**
- 5. That the developer shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers.**
- 6. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.**

Commissioner Dawson seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed unanimously on a roll call vote.

D. Trustee Liaison's Report

Trustee Thompson thanked the Plan Commission and said that this was a great meeting.

Chairperson Loftus asked what was going on at Butterfield and 53. Trustee Thompson answered the state is still working on it.

Commissioner Brown stated there was a park to the north of the new building and it's not there now. She asked if it will be coming back. Trustee Thompson answered that the plan is for the park to remain. He believes they are going to redo somethings and it will be back. He stated he would look and let her know.

E. Chairman's Report

None.

F. Staff Report

Daniel Harper stated that at the regular June meeting there will be a sign variance for Baker Hill and that letters to all property owners around that location go out tomorrow. Commissioner Kreuzer asked if staff will be making a recommendation on the variance.

Sworn in, Emily Rodman, Assistant Village Manager/Community Development Director, stated the Village doesn't normally do that but if the Commission would like us to, we will. She also stated that the Village has attempted to dissuade the petitioner, but they still want to proceed.

Commissioner Cooper asked if maybe staff in the memo could add some pitfalls the Village may see.

G. Other Business

None.

H. Adjournment

Commissioner Dawson made a motion to adjourn the meeting: Commissioner Cooper seconded the motion and the motion passed by voice vote at 9:11 PM.

MINUTES
Glen Ellyn Architectural Appearance Commission
Wednesday, March 13, 2024 at 7:00 P.M.
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street

A. Call to Order and Roll Call

Chairperson Susan Jacobson called the meeting to order at 7:00 PM and explained the Architectural Appearance Commission's function and procedures as an advisory body.

Roll was called.

PRESENT: Chairperson Susan Jacobson and Commissioners Pam Albrecht, Heather Mees, Eric Rahn, Lisa Sallwasser, and Julia Smith.

ABSENT: Commissioner Yavor Goranov.

Also in attendance: Anne Gould, Trustee; Daniel Harper, Planning Manager; Anabel Pederson, Associate Planner; Emily Rodman, Assistant Village Manager/Director of Community Development; and Audrey Savikas, Recording Secretary.

B. Approval of Meeting Minutes

Commissioner Rahn made a motion to approve the draft minutes of the November 8, 2023 meeting. Commissioner Albrecht seconded the motion, and the motion passed by voice vote.

C. Public Comment (non-agenda items)

There were no public comments for non-agenda items.

D1. Exterior Appearance Review: 453 Forest Avenue

Staff Presentation

Daniel Harper, Planning Manager, introduced the request: Exterior appearance review for a proposed pavilion to be located at the proposed Glen Ellyn Downtown Event Park currently known as the former U.S. Bank site located at 453 Forest Avenue and Prairie Path Park.

Mr. Harper presented information as detailed in the Staff Report included in the agenda packet. His presentation included: location description; site plan; color renderings; materials and context; aerial view; and proposed views. Mr. Harper noted that the focal point of the proposed Glen Ellyn Downtown Event Park would be the pavilion, the topic of consideration for the meeting. He shared that other elements of the proposed park remain in development, and the entirety of the project may come before the Commission at a future meeting. In describing the pavilion, Mr. Harper noted that it is primarily composed of cedar wood slats on a black steel structure, with seating/steps finished with limestone. Mr. Harper discussed the 2006 Appearance Review Guidelines relevant to the project, including “A sense of stability, permanence and character should be projected by the public and institutional buildings.” He read the AAC Action.

Petitioner’s Presentation

Nathan Troia, Director of Planning and Natural Resources for the Glen Ellyn Park District, presented on behalf of the Petitioner, introducing the project. He discussed the Park District’s collaboration with the Village Board on the project. Mr. Troia introduced Clare Johnson, Project Manager for Site Design Group. Ms. Johnson’s presentation included: site context map; description of existing site; and the proposed site plan. She noted that the site included the previous U.S. Bank building and parking lot, and that it is adjacent to the Prairie Path. Ms. Johnson described the site, including an event lawn at the center, with a pavilion structure as a focal point; she described a perimeter with secondary seating and program nook areas, a picnic grove, planting areas, and several site access points.

Architect Brian Foote of Woodhouse Tinucci Architects presented to Commissioners. He described the dual nature of the proposed pavilion, including performative use as well as 365-day-a-year non-performance active uses such as outdoor movies, yoga, and other gatherings. Mr. Foote presented elevations, including an overhead view of the proposed structure, describing its light-filtering open trellis roof. He presented color renderings from multiple perspectives, noting that the pavilion makes use of the site’s topography, descending into the park via limestone steps/seating. Mr. Foote described the proposed materials, noting that they were inspired by Glen Ellyn’s Downtown Streetscape Project, including brick pavers, black painted steel, wrought iron elements, as well as complementary brick materials with similar materiality to downtown Glen Ellyn.

Petitioners distributed sample materials to Commissioners.

Petitioners responded to questions from Commissioners. Regarding the trellis roof, Mr. Foote described a permanent canopy element that could be added to protect the main performance area from weather elements. Mr. Troia discussed potential project phasing, dependent on funding.

Public Participation

Chairperson Jacobson invited questions from the public.

Joel Sourek, from the Leonard Memorial Funeral Home at 565 Duane Street, expressed concerns about the proposal. Mr. Sourek shared fears about the viability of the funeral home’s business due to the performance aspect of the proposed park. He referred to a prayer service scheduled for Friday evening at the funeral home, and concern that performance-related noise, lighting, and crowds would disrupt such services in the future.

Jacquelyn Casazza of 386 N. Main Street posed questions about lighting, emphasizing the need for Dark Sky-compliant lighting. Ms. Johnson responded, describing proposed lighting in more detail.

Commissioner Deliberation

Commissioners discussed additional aspects of the proposal with Petitioners, including plans for waste receptacles, and lighting. Mr. Foote described A/V plans to support the multipurpose space, including a panel to use for temporary performance-specific sound and lighting needs. He also discussed safety lighting.

Commission Recommendation

Commissioner Mees made the motion:

After conducting a public meeting and deliberating on the request of the petitioner, Glen Ellyn Park District, for approval of an exterior appearance review for 453 Forest Avenue downtown event park pavilion in the C5B Downtown Service District and CR Conservation Recreation District, the Architectural Appearance Commission hereby recommends APPROVAL based on the findings of fact, as discussed or amended at the Architectural Appearance Commission public meeting on March 13, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Architectural Appearance Commission makes this recommendation of approval with the following conditions:

- 1. That the project be constructed in substantial conformance with the plans and testimony presented at the Architectural Appearance Commission public meeting and before the Village Board of Trustees.**

Commissioner Albrecht seconded the motion. The motion passed on a roll call vote, with six Commissioners present voting “Yes”: Chairperson Jacobson and Commissioners Albrecht, Mees, Rahn, Sallwasser, and Smith.

D2. Exterior Appearance Review: 240 Geneva Road

Staff Presentation

Anabel Pederson, Associate Planner, introduced the request: Exterior Appearance Review for a two-story Full Day Kindergarten addition to the north side of Churchill Elementary School.

Ms. Pederson presented information as detailed in the Staff Report included in the agenda packet. She described zoning as R2 Single-Family Residential, noting that the Petitioners intended to pursue zoning map amendment, zoning variances, and annexation and consolidation of the north most parcels. Ms. Pederson described existing site conditions and building materials, noting that the proposed addition would have similar elements to the existing architectural style, as well as congruent materials and colors. Ms. Pederson's presentation included: description of proposed materials and colors; accessory structures; lighting fixtures; and color renderings. Ms. Pederson discussed the 2006 Appearance Review Guidelines relevant to the project, including "A sense of stability, permanence and character should be projected by the public and institutional buildings." She read the AAC Action.

Ms. Pederson responded to questions from Commissioners, including noting that the proposed addition would abut existing homes.

Petitioner's Presentation

Eric DePorter, Assistant Superintendent of Finance, Facilities, & Operations for the Glen Ellyn School District 41 presented on behalf of the Petitioner. Mr. DePorter clarified that the homes to the north of the project site are owned by the District; he indicated that they will be demolished. He introduced representatives from design firm Wight & Co.

Craig Siepka, Design Principal for Wight & Co., presented on behalf of the Petitioner. He discussed the history of the project, economic and programmatic constraints, and site challenges. He described the project as an approximately 34,000 square foot, 2-story building, off of Bloomingdale Road. Mr. Siepka presented floor plans, which he described as a straight-forward, efficient layout including six classrooms on each level, as well as an outdoor reading garden, an atrium, and second-floor flex space. He described the materials palette, which includes the same brick as used on the existing building and a similar color scheme, while introducing new compatible materials and colors to soften the appearance for the young children who will use the building. Mr. Siepka presented color renderings, and described various areas, including the main entrance drop-off area; fenced-in playground area; reading garden; and a series of terraces. He noted that the proposed elongated windows align with the character of the existing building. Mr. Siepka described a storage and refuse enclosure that would use similar masonry materials.

Gage Berger, Landscape Architect for Wight & Co., presented the landscape plan. He shared the goal of ensuring that something will always be blooming when children are in attendance, to provide interest throughout the year. Mr. Berger presented proposed plant palettes for reading courtyards and for shaded foundation areas. He discussed proposed tree plantings, acknowledging the Staff recommendation to revise the tree plan to meet the size distribution per tree type as required by Village Code. Mr. Berger committed to working with Village Staff to ensure compliance.

Petitioners distributed sample materials to Commissioners.

Petitioners responded to questions from Commissioners. With regard to questions about the design's scale and the main entrance as it would be experienced by Kindergarten children, Mr. Siepka said that the design team is actively working with the District to define adornments such as leaf imprints in the concrete, and detailing embellishments, to ensure the space is inviting for the children. He described a proposed tree theme. He also responded to questions about the

canopy at the main entrance and weather-protection at drop-off, noting financial and emergency vehicle access limitations.

Public Participation

Chairperson Jacobson invited questions from the public.

Suzette Gonzales, of 841 Bloomingdale Road, expressed concerns about the proposal. She shared that her home is one of six houses that abut the project site. She discussed ongoing privacy concerns as a neighbor to the existing school, and fears that privacy will worsen with the proposed addition. She shared photographs of the view of the site from her backyard, including photos illustrating excessive lighting at night. Ms. Gonzales indicated that she also shared concerns about the scale of the proposed building, and that it could be overwhelming for kindergartners.

Ron Benshoof, of 23W321 St. Charles Road commented on the size of the parcel and asked questions about the landscape plan with respect to the northernmost area of the project site. Mr. DePorter indicated that the houses to the north would be demolished and that there was not a plan to develop the northernmost area of the site.

Emily Rodman, Assistant Village Manager/Director of Community Development, introduced herself and provided information about the process, reminding attendees that the Architectural Appearance Commission's role was to make a recommendation regarding the appearance of the proposed building. She described separate hearings that would take place to address other aspects of the proposal such as land use and traffic patterns.

Jacquelyn Casazza, of 386 N. Main St., posed questions about the proposed synthetic turf and the potential for unsafe materials to wash into the surrounding Churchill Park and to be picked up by children. Petitioners indicated that the proposed artificial turf would have sand infill, not rubber, addressing child safety and environmental concerns.

Commission Deliberation

Commissioners deliberated, expressing mixed support for the proposal. Areas of concern included: the scale of building; lack of sufficient weather protection at the entrance; need for kid-friendly design elements; and the lighting concerns shared by abutting neighbors. Areas of support included: appropriately scaled as a 2-story structure; well-designed. As Commissioners weighed their recommendation, Petitioners added information about cost-limitations and square footage requirements. They indicated that they welcomed the Commissioners' guidance to be more kid-friendly and welcoming, and assured that would be included in ongoing project discussions.

Commission Recommendation

Commissioner Albrecht made the motion:

After conducting a public meeting and deliberating on the request of the petitioner, Glen Ellyn School District 41, for approval of an exterior appearance review for 240 Geneva Road (Churchill Elementary School) in the R2 Single-Family Residential Zoning District, the Architectural Appearance Commission hereby recommends **APPROVAL** based on the findings of fact, as discussed or amended at the Architectural Appearance Commission public meeting on March 13, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Architectural Appearance Commission makes this recommendation of approval with the following conditions:

1. That the landscape plan will be revised to meet the required size distribution per tree type as required by 10-5-13(L)1. (a.) (2) of the Village code. The conforming revised landscape plan shall be included in the submittal by the applicant for zoning map amendment, zoning variations, and annexation to be reviewed by the Village Plan Commission.
2. That the project is constructed in substantial conformance with the plans prepared by Wight & Co. as presented and the testimony presented at the March 13, 2024 Architectural Appearance Commission meeting.
3. A building permit shall be required prior to construction activity.
4. Careful consideration and attention to detail to create scale and welcoming entrance details.

Commissioner Rahn seconded the motion. The motion passed on a roll call vote, with six Commissioners present voting “Yes”: Chairperson Jacobson and Commissioners Albrecht, Mees, Rahn, Sallwasser, and Smith.

E. Chairperson’s Report

None.

F. Trustee Liaison’s Report

Trustee Liaison Anne Gould discussed recent and pending Village Board agenda and action items relevant to the Commission, including developments regarding the Roosevelt & Taft Hotel Properties project.

G. Staff Report

Ms. Pederson discussed potential agenda items for upcoming meetings.

H. Other Business

None.

I. Adjournment

Commissioner Sallwasser made a motion to adjourn the meeting. The motion was seconded by Commissioner Smith, and the motion passed by voice vote.

The meeting was adjourned at 8:44 p.m.

Respectfully submitted,

Audrey Savikas

Recording Secretary



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Administration
Department Head:
Category: Ordinance
Prepared By:

AGENDA ITEM (ID # 2024-404)

DOC ID: 2024-404

Motion to Approve Ordinance No. 7115, An Ordinance Granting Approval of Zoning Code Variations, Exterior Appearance, Lot Consolidation, and Zoning For the Churchill Elementary School Expansion

Statement of the Issue:

Please see Agenda Memo above detailing information regarding both the Annexation and the Zoning Code Variations, Exterior Appearance, Lot Consolidation and Zoning. Draft minutes of the June 6, 2024 Plan Commission Meeting are attached to the Item above.

Analysis:

Budget Impact:

Contribution to Strategic Plan

Action Requested:

Attachments:

1. Draft Ordinance for Zoning and subdivision of District 41 Properties
2. Plat of Consolidation

VILLAGE OF GLEN ELLYN

ORDINANCE NO. _____

**AN ORDINANCE GRANTING APPROVAL OF ZONING CODE VARIATIONS,
EXTERIOR APPEARANCE, LOT CONSOLIDATION, AND ZONING FOR THE
CHURCHILL ELEMENTARY SCHOOL EXPANSION**

(240 Geneva Road, Glen Ellyn IL 60137, 1N221 Bloomingdale Road, Wheaton IL 60188, and
1N249 Bloomingdale Road, Carol Stream IL 60188)

ADOPTED BY THE
PRESIDENT AND THE BOARD OF TRUSTEES
OF THE
VILLAGE OF GLEN ELLYN
DUPAGE COUNTY, ILLINOIS
THIS ____ DAY OF _____, 2024.

Published in pamphlet form by the authority of the
President and Board of Trustees of the Village of
Glen Ellyn, DuPage County, Illinois, this ____
day of _____, 2024.

PREPARED BY AND MAIL TO:
VILLAGE OF GLEN ELLYN
ATTN: VILLAGE CLERK
535 DUANE STREET
GLEN ELLYN, IL 60137

ORDINANCE NO. _____

**AN ORDINANCE GRANTING APPROVAL OF ZONING CODE VARIATIONS,
EXTERIOR APPEARANCE, LOT CONSOLIDATION, AND ZONING FOR THE
CHURCHILL ELEMENTARY SCHOOL EXPANSION**

(240 Geneva Road, Glen Ellyn IL 60137, 1N221 Bloomingdale Road, Wheaton IL 60188, and
1N249 Bloomingdale Road, Carol Stream IL 60188)

WHEREAS, Glen Ellyn School District 41 (“*Petitioner*”), owner of approximately 15.4 acres of property generally located north of Geneva Road and east of Bloomingdale Road, commonly known as 240 Geneva Road, 1N221 Bloomingdale Road, and 1N249 Bloomingdale Road, legally described on Exhibit A (“*Subject Property*”), has petitioned the President and Board of Trustees of the Village of Glen Ellyn for approval of the following (collectively, the “*Application*”) concerning the Subject Property:

- A. Variance from Village of Glen Ellyn Code of Ordinances (“*Village Code*”) Section 10-5-5 (Yards), Table 10-5-5 (B) 4 to allow recreation equipment in the side yard and located at 28.3’ from the side lot line in lieu of the minimum 42.1’ or 10 percent of the lot width.
- B. Variance from Village Code Section 10-5-5 (Yards), Table 10-5-5 (B) 4 to allow for a retaining wall greater than 3 feet in height to be setback 24 feet from the side property line in lieu of the required 42.1 feet setback.
- C. Variance from Village Code Section 10-5-5 (Yards), Table 10-5-5 (B) to allow impervious surface to be located 6.4’ from the side property line in lieu of the required 21’ or 5% of the lot width.
- D. Variance from Village Code Section 4-5-8 (Sign Schedule) to allow for more than one freestanding sign on the property.
- E. Exterior Appearance Approval in accordance with the Appearance Review Guidelines, Ordinance No. 5508-VC, as amended.
- F. A Plat of Consolidation to consolidate the eight lots currently comprising the Subject Property into a single lot.

all to allow a +/-34,000 square foot expansion of Churchill Elementary School and construction of related site improvements (collectively, the “*Development*”); and

WHEREAS, upon annexation to the Village, the Subject Property is located in the R2 Single-Family Residential District,

WHEREAS, following due and proper publication of notice in The Daily Herald not less than fifteen (15) nor more than thirty (30) days prior thereto and following written notice to all property owners within 250 feet of the Subject Property and following the placement of a placard on the Subject Property not less than fifteen (15) days prior thereto, the Plan Commission conducted a public hearing on June 6, 2024 to consider the Application; and

WHEREAS, after having considered the evidence presented, including the exhibits and materials submitted, the Plan Commission made its findings of fact and recommendations as set forth in the draft minutes of the Glen Ellyn Plan Commission dated June 6, 2024, which is attached hereto as Exhibit B and, by a vote of 7 “yes” and 0 “no,” recommended approval of the variances identified in this Ordinance and the plat of consolidation; and

WHEREAS, the Glen Ellyn Architectural Appearance Commission conducted a public meeting on March 13, 2024, at which meeting, the Petitioner presented evidence, testimony, and exhibits relative to the requested Exterior Appearance Review; and

WHEREAS, after having considered the evidence presented, including the exhibits and materials submitted, the Architectural Appearance Commission made its findings of fact and recommendations as set forth in the March 13, 2024 minutes of the Architectural Appearance Commission attached hereto as Exhibit C and by a vote of 6 “yes” and 0 “no,” recommended approval of the proposed Exterior Appearance; and

WHEREAS, the Village President and Board of Trustees have reviewed the evidence, exhibits, and materials presented at the June 6, 2024 meeting of the Plan Commission and the March 13, 2024 meeting of the Architectural Appearance Commission and has considered the findings of fact and recommendations of the Plan Commission and the Architectural Appearance Commission; and

WHEREAS, the President and Board of Trustees have determined that approving the Application is consistent with the relevant Zoning Code standards, the goals of the Glen Ellyn Comprehensive Plan, the relevant Subdivision Code standards, and the Appearance Review Guidelines;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, in the exercise of its home rule powers, as follows:

Section One: The foregoing recitals and all exhibits attached to this Ordinance are incorporated as though fully set forth in this Section 1.

Section Two: The June 6, 2024 minutes of the Plan Commission, Exhibit B attached hereto, and the March 13, 2024 minutes of the Architectural Appearance Commission, Exhibit C and attached hereto, and the findings set forth therein are hereby adopted as the findings of the President and Board of Trustees.

Section Three: In accordance with Village Code Section 10-3-3 and as determined by the Community Development Director, those portions of the Subject Property commonly known as 1N221 and 1N249 Bloomingdale Road, legally described in Exhibit D, are, upon annexation to the Village, zoned R2 Single-Family Residential District.

Section Four: Based upon the recommendations of the Plan Commission and

Architectural Appearance Commission, as adopted herein, and the findings of fact and conclusions set forth in the recitals above, the Application is hereby approved to allow the construction of the Development, subject to this Ordinance's terms.

Section Five: The approvals granted in Ordinance Section 4 are subject to the following conditions:

- A. Construction of the Development shall be in substantial conformance with the testimony presented at the June 6, 2024 Plan Commission meeting and the March 13, 2024 Architectural Appearance Commission meeting, and the petitioner's application packet stamped received April 2, 2024 including, without limitation, the following plans and documents referenced below as though they were attached to this Ordinance:
 - a. Site Development Plans prepared by Wight & Company dated March 6, 2024;
 - b. Lighting Plan prepared by Wight & Company dated February 22, 2024;
 - c. Landscape Plan prepared by Wight & Company dated March 6, 2024, and last revised March 28, 2024

and these plans and documents shall be filed with and made part of the permanent records of the Glen Ellyn Planning and Development Department.

- B. That prior to the issuance of any building permit for the parking lot expansion, a Plat of Consolidation shall be executed and recorded for the property.
- C. Before the Village issues a building permit for the Development, the Petitioner shall execute and deliver to the Village a complete Plat of Consolidation that includes, without limitation, signatures from all required entities.
- D. The Petitioner shall acquire approval of Roadway Improvement permits issued by DuPage County Division of Transportation, unless otherwise approved in writing by the Village's Building and Zoning Official.
- E. The Petitioner shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers, unless otherwise approved in writing by the Village's Building and Zoning Official.
- F. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.

Section Six: The Building and Zoning Official is hereby authorized and directed to issue building permits for the Subject Property, consistent with the approvals granted herein, provided

that all conditions set forth hereinabove have been met and all other applicable laws and ordinances are complied with.

Section Seven: The approvals granted in Ordinance Section 4 shall expire and become null and void two years from the date of passage of this Ordinance unless building permits to begin construction of the Development are applied for within said two year time period and construction is continuously and vigorously pursued provided, however, the Village Board, by motion, may extend the period during which permit application, construction and completion shall take place. Further, the Village Board may, for good cause shown, waive or modify any conditions set forth in this Ordinance without requiring that the matter return for a public hearing.

Section Eight: The Village President and Village Clerk are hereby authorized to sign and attest to the Plat of Consolidation attached hereto as Exhibit E and the Village Clerk shall cause said Plat of Consolidation to be recorded with the DuPage County Recorder of Deeds.

Section Nine: The Village Clerk is hereby authorized to record this Ordinance, including all exhibits, in the Office of the DuPage County Recorder.

Section Ten: This Ordinance shall be in full force and effect from and after the passage, approval, and publication in pamphlet form.

Section Eleven: Failure of the owner of the Subject Property or other party in interest or a subsequent owner or other party in interest to comply with the terms of this Ordinance, after execution of such Ordinance, shall subject the owners or party in interest to the penalties set forth in Section 10-10-18(A) and (B) of the Village of Glen Ellyn Zoning Code.

[Intentionally left blank]

PASSED by the President and Board of Trustees of the Village of Glen Ellyn, Illinois,
this _____ day of _____, 2024.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this
_____ day of _____, 2024.

Village President of the
Village of Glen Ellyn, Illinois

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

Exhibit A

Subject Property's Legal Description

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 3 AND RUNNING THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION, 1325.3 FEET TO DIVISION LINE; THENCE NORTH 2 DEGREES 10 MINUTES WEST ALONG THE DIVISION LINE 174.6 FEET TO THE CENTER LINE OF GENEVA ROAD; THENCE SOUTH 84 DEGREES 01 MINUTES WEST ALONG THE CENTER OF SAID ROAD, 710.8 FEET TO AN OLD LINE OF MONUMENTATION AND OCCUPATION FOR A PLACE BEGINNING; THENCE SOUTH 84 DEGREES 14 MINUTES WEST ALONG THE CENTER LINE OF OLD GENEVA ROAD, AS SAME EXISTED BEFORE PAVING, FOR A DISTANCE OF 250.5 FEET; THENCE NORTH 1 DEGREE 42 MINUTES WEST PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST QUARTER OF SECTION 3, 280.95 FEET TO AN IRON STAKE; THENCE SOUTH 88 DEGREES 18 MINUTES WEST 138 FEET TO AN IRON STAKE AT THE SOUTHEAST CORNER OF A TRACT OF LAND OWNED BY JENSEN; THENCE NORTH 1 DEGREE 42 MINUTES WEST PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST QUARTER, 364.8 FEET TO AN IRON STAKE; THENCE NORTH 1 DEGREE 88 DEGREES 18 MINUTES EAST AT RIGHT ANGLES WITH THE WEST LINE OF SAID SOUTHEAST QUARTER, 388.6 FEET TO SAID OLD LINE OF OCCUPATION AND MONUMENTATION; THENCE SOUTH 1 DEGREE 30 MINUTES EAST ALONG SAID LINE, 627.15 FEET TO THE PLACE OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS. EXCEPTING THEREFROM THAT PART DEDICATED FOR GENEVA ROAD BY SEVLAND'S ASSESSMENT PLAT RECORDED AS DOCUMENT R1957-860796.

PIN: 05-03-408-014

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 3, AND RUNNING THENCE WEST ALONG THE SOUTH LINE, UP SAID SECTION 3, 1325.3 FEET TO THE DIVISION LINE; THENCE NORTH, 2'10" WEST ALONG THE DIVISION LINE, 174.6 FEET TO THE CENTER LINE OF GENEVA ROAD; THENCE SOUTH 84 DEGREES 01 MINUTE WEST ALONG THE CENTER OF SAID ROAD, 710.8 FEET TO AN OLD LINE OF MONUMENTATION AND OCCUPATION; THENCE NORTH 1 DEGREE 30 MINUTES WEST, 627.15 FEET TO A PLACE OF BEGINNING, THENCE NORTH 1 DEGREE 30 MINUTES WEST, 312.75 FEET TO AN IRON PIPE; THENCE NORTH 85 DEGREES 57 MINUTES WEST 618.6 FEET TO A POINT; THENCE SOUTH 1 DEGREE 42 MINUTES EAST, 10.05 FEET; THENCE SOUTH 85 DEGREES 57 MINUTES EAST, 227.47 FEET; THENCE SOUTH TO THE NORTHWEST CORNER OF THE PROPERTY

PRESENTLY OWNED BY BOARD OF EDUCATION, SCHOOL DISTRICT 41, DUPAGE COUNTY BOARD OF SCHOOL TRUSTEES; THENCE NORTH 86 DEGREES 16 MINUTES EAST ALONG THE NORTH LINE OF PROPERTY PRESENTLY OWNED BY SAID DUPAGE COUNTY BOARD OF SCHOOL TRUSTEES, 388.6 FEET TO THE PLACE OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-010

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 3 RUNNING THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION 1325.3 FEET TO DIVISION LINE; THENCE NORTH 2 DEGREES 10 MINUTES WEST ALONG THE DIVISION LINE 174.6 FEET TO THE CENTER LINE OF GENEVA ROAD; THENCE SOUTH 84 DEGREES 01 MINUTES WEST ALONG THE CENTER OF SAID ROAD, 710.8 FEET TO AN OLD LINE OF MONUMENTATION AND OCCUPATION; THENCE SOUTH 84 DEGREES 14 MINUTES WEST ALONG THE CENTER LINE OF OLD GENEVA ROAD, AS SAME EXISTED BEFORE PAVING, 250.5 FEET FOR A PLACE OF BEGINNING; THENCE CONTINUING SOUTH 84 DEGREES 14 MINUTES WEST ALONG SAID OLD CENTER LINE 50.15 FEET; THENCE NORTH 1 DEGREE 42 MINUTES WEST PARALLEL WITH THE WEST LINE OF SAID SOUTHEAST QUARTER OF SECTION 3, 284.51 FEET TO AN IRON STAKE, THENCE NORTH 88 DEGREES 18 MINUTES EAST AT RIGHT ANGLES WITH THE WEST LINE OF SAID SOUTHEAST QUARTER, 50 FEET TO AN IRON STAKE; THENCE SOUTH 1 DEGREE 42 MINUTES EAST PARALLEL WITH SAID WEST LINE OF SAID SOUTHEAST QUARTER, 280.95 FEET TO THE PLACE OF BEGINNING IN DUPAGE COUNTY, ILLINOIS.

EXCEPTING THEREFROM THAT PART DEDICATED FOR GENEVA ROAD BY SEVLAND'S ASSESSMENT PLAT RECORDED AS DOCUMENT R1957-868796.

PIN: 05-03-408-023

THAT PART OF LOT 2 IN SEVLAND'S ASSESMENT PLAT OF PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY BEGINNING AT THE SOUTHWEST CORNER OF PROPERTY CONVEYED TO THE COUNTY BOARD OF TRUSTEES BY WARRANTY DEED RECORDED NOVEMBER 16, 1972 AS DOCUMENT R72-70696 (SAID POINT BEING IN THE OLD CENTER LINE OF GENEVA ROAD BEFORE PAVING) AND RUNNING, THENCE SOUTH 84 DEGREES 01 MINUTES WEST ON SAID OLD CENTER LINE 114.94 FEET; THENCE NORTH 5 DEGREES 30 MINUTES 23 SECONDS WEST 135.73 FEET; THENCE NORTH 11 DEGREES 12 MINUTES 15 SECONDS EAST 159.26 FEET TO A SOUTHWEST CORNER OF LOT 1 IN SAID ASSESSMENT PLAT; THENCE NORTH 87 DEGREES 49 MINUTES 15 SECONDS EAST ON THE NORTH LINE OF SAID LOT 2, 85.05 FEET TO THE NORTHWEST CORNER OF SAID PROPERTY

CONVEYED TO THE COUNTY BOARD OF SCHOOL TRUSTEES; THENCE SOUTH 2 DEGREES 06 MINUTES 25 SECONDS EAST ON THE WEST LINE OF SAID PROPERTY 282.77 FEET TO THE PLACE OF BEGINNING, IN DUPAGE COUNTY ILLINOIS.

EXCEPTING THEREFROM THAT PLAT DEDICATED FOR GENEVA ROAD BY SEVLANDS'S ASSESSMENT PLAT RECORDED AS DOCUMENT R1957-860796.

PIN: 05-03-408-025

THE NORTH 100 FEET (AS MEASURED ALONG THE WEST LINE) OF THE WEST 200 FEET OF LOT 1 OF BUKIET'S SUBDIVISION OF PART OF THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-043

LOT 1 (EXCEPT THE NORTH 100 FEET, AS MEASURED ALONG THE WEST LINE, OF THE WEST 200 FEET THEREOF) OF BUKIET'S SUBDIVISION OF PART OF THE SOUTHEAST ¼ SECTION OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

AND

LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT, BEING AN ASSESSMENT PLAT OF PART OF THE SOUTHEAST ¼ OF SECTION 3, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-045 & 05-03-408-044

THE WEST 445.21 FEET, AS MEASURED PERPENDICULAR TO THE WEST LINE THEREOF, OF LOT 3 IN SHKREDKA'S PLAT OF SURVEY, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1954, AS DOCUMENT 729066, LYING NORTH OF THE NORTH LINE OF BUKIET'S SUBDIVISION, ACCORDING TO THE PLAT OF SAID BUKIET'S SUBDIVISION RECORDED APRIL 17, 1957, AS DOCUMENT 839220, EXCEPT THEREFROM THE NORTH 225.0 FEET THEREOF, AS MEASURED ON THE EAST AND WEST LINE THEREOF IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-038

P.I.Ns.: 05-03-408-014, 05-03-408-010, 05-03-408-023, 05-03-408-025, 05-03-408-043, 05-03-408-045, 05-03-408-044 & 05-03-408-038

Addresses: 240 Geneva Road, Glen Ellyn, Illinois 60137
1N221 Bloomingdale Road, Wheaton, Illinois 60188

1N249 Bloomingdale Carol Stream, Illinois 60188

Exhibit B

**DRAFT MINUTES
Glen Ellyn Plan Commission
Thursday, June 6, 2024 at 7:00 PM
Glen Ellyn Civic Center
Galligan Board Room
535 Duane Street**

A. Call to Order and Roll Call

Chairperson Tim Loftus called the meeting to order at 7:01 PM and explained the Plan Commission's function and operating procedure as an advisory board. He described the public hearing protocol including for public comment and announced that comments would be recorded.

Roll was called.

PRESENT: Chairperson Tim Loftus, Plan Commissioners Connie Arango, Laura Brown, Peter Cooper, Ian Dawson, Adam Kreuzer and Robert Wyant

ABSENT: Commissioners Sumita Mukherjee, Parag Thakkar and Student Plan Commissioner Smith.

Also in attendance: Trustee Liaison Steve Thompson; Emily Rodman, Assistant Village Manager/Community Development Director; Daniel Harper, Planning Manager and Julie Settles, Recording Secretary.

B. Public Comment (non-agenda items)

None

C. New Business

1. Public Hearing – Churchill Elementary School Expansion – 240 Geneva Road, 1N221 Bloomingdale Road and 1N249 Bloomingdale Road

Commissioner Arango moved to open the Public Hearing. Commissioner Kreuzer seconded the motion and the motion passed by voice vote.

Staff Introduction

Sworn in, Daniel Harper, Planning Manager for the Village of Glen Ellyn, introduced the request: Churchill Elementary School Expansion – 240 Geneva Road, 1N221 Bloomingdale Road and 1N249 Bloomingdale Road. The applicant is proposing to annex properties known as 1N221 Bloomingdale Road and 1N249 Bloomingdale Road with automatic zoning of R2 Single-Family applied to annexed properties and to consolidate all lots consisting of the Churchill Elementary School Campus in order to construct a 33,876 square foot expansion to the north side of Churchill Elementary School. The expansion will allow the District to provide full-day kindergarten to all families within the District. The District's plan to create space for a full-day kindergarten aligns with Illinois House Bill 2396 which requires each school board to develop a kindergarten program with full-day attendance. The District plans to be ready to host students in the new addition at the start of the 2025-2026 school year. In addition to annexation and lot consolidation, Glen Ellyn School District 41 is requesting the following zoning variations for proposal:

A) Variance from 10-5-5 Yards, Table 10-5-5 (B) 4 – To allow recreation equipment in the side yard and located at 28.3' from the side lot line in lieu of the minimum 42.1' or 10 percent of the lot width. The proposed addition includes a relocation and addition of playground equipment and play areas from the western border of the property to the eastern side of the property.

Approximately 3,990 square feet of total outdoor recreation space is to be located in the required setback.

B) Variance from 10-5-5 Yards, Table 10-5-5 (B) 4 – To allow for a retaining wall greater than 3 feet in height to be setback 24 feet from the side property line in lieu of the required 42.1 feet setback. Due to the existing topography, a retaining wall is being proposed south of the proposed kindergarten playground area. A retaining wall is also proposed along the western side of the site to maintain a swale for stormwater runoff and provide a sidewalk.

C) Variance from 10-5-5 Yards, Table 10-5-5 (B) – To allow impervious surface to be located 6.4' from the side property line in lieu of the required 21' or 5 percent of the lot width.

D) Variance from 4-5-8 Sign Schedule – To allow for more than one freestanding sign on the property. The School District is proposing an additional monument sign to be located at the proposed Bloomingdale Road entrance of the site.

Mr. Harper stated that the Plan Commission is to consider and vote on recommendation of proposed Plat of Consolidation and Zoning Variations to Village Board of Trustees. In reviewing the project, the Plan Commission should consider criteria in Sections 10-10-12 of the Zoning Code and 11-3-9 of the Subdivision Regulations Code.

Sworn in, Eric DePorter, Assistant Superintendent of Finance, Facilities & Operations for School District 41, thanked the Plan Commission and thanked the Village for their significant amount of time working with the District. He stated that the District attempted a referendum a few years ago and failed. The District is proposing this addition based on the funding we have. He stated when they came before the AAC meeting a few months ago they proposed some great ideas, but with money constraints, as much as we'd like this to be bigger, we can't.

Sworn in, Craig Siepka, Architect for Wight & Company, 2500 North Frontage Road, Darien IL stated that this project has been years in the making. All school sites were reviewed to support full day kindergarten. Churchill School was decided because it was the most feasible. The two-

story addition would provide twelve classrooms for approximately 300 students. He stated that W&C spoke with the School Board, parents and went in front of the AAC in March with all the recommendations, they did as best they could especially with regard to the lighting.

Sworn in, David Evans, Senior Project Engineer for Wight & Company, stated that some challenges they are facing include a creek to the north and east side of the property creating a floodplain, a 25' elevation change and some underground detention. He stated the proposed parking lot will provide 42 parking spaces. The proposed north addition will be accessible by vehicle by the proposed Bloomingdale Road access drive. The traffic circulation and student drop-off incorporate a one-way counterclockwise loop with two separate lanes. The interior lane will be the designated bus lane where five buses are expected for the kindergarten addition. The project will meet the DuPage County Stormwater and Floodplain Ordinance by proposing a new storm sewer, expanding the existing detention system and a new detention pond.

Commissioner Kreuzer asked how the school will limit first through fifth grade parents from entering in the new parking lot if it's for kindergarten only. Mr. DePorter answered that school staff will be on hand to direct the parents. He stated that all the schools deal with traffic challenges.

Chairperson Loftus stated that with five additional buses he is concerned with them making a left-hand turn onto Bloomingdale Road where the speed limit is 40 mph.

Commissioner Brown asked if they anticipated homeschool and asked if half day kindergarten would be offered at Churchill. Mr. DePorter answered that the school has to offer half day and full day kindergarten. Each year more half day students move to full day. He also stated that this wouldn't happen for another few years if they were to poll parents now, it wouldn't be the same when the project is complete. He answered that Churchill would only offer full day with the expansion.

Commissioner Cooper asked if it is conceptual where there would be a single school doing half day or will all schools offer it. Mr. DePorter stated that would be determined based on interest level.

Sworn in, Gage Berger, Landscape Architect for Wight & Company, showed landscape plan and stated approximately 99 trees are being proposed. The majority of evergreen trees are proposed along the western property line that is shared with the rear property lines of residential properties ranging from 7-11' in height. He stated landscape islands are proposed in the parking lot as required by code. There are proposed new shrub plantings not less than 4' tall along the western parking spaces to provide a buffer for the neighbors. Along the western property line will be an evergreen tree line to screen headlights.

Chairperson Loftus asked if the trees would be 11' now or in the future. Mr. Berger stated when planted they would be 11'.

Commissioner Kreuzer asked why only 4' on the west side. Mr. Berger answered that is the Village ordinance for headlights. Commissioner Kreuzer then asked what mature growth would be. Mr. Berger answered 30-50'.

Chairperson Loftus referenced page 64 of the traffic study and asked if the landscaping would be in the line of site. He also asked if a person would have to go past the stop signs to be able to see traffic.

Sworn in, Javier Millan, Traffic Engineer for KOA Inc., answered that when a person makes a stop and then creeps up, they are at the 17' stop bar. Under final engineering, the County will need to review that. Chairperson Loftus then asked if the view on the site plan does not show how it's going to be. Mr. Millan answered with the final engineering this will be reviewed and more specific on the plans. Chairperson Loftus asked if the sign would be east of the stop bar. Mr. Millan answered yes.

Commissioner Kreuzer asked if a stoplight was considered at Bloomingdale. Mr. Millan stated that it was not warranted by the traffic study. Commissioner Kreuzer asked what about for safety. Mr. Millan answered that Federal Government guidelines have to be followed and volume wise, a stoplight isn't warranted. Commissioner Kreuzer stated that Geneva and Kenilworth have a stoplight that doesn't seem warranted. Mr. Harper answered that it is mandated by DuPage County.

Mr. Millan stated that all the data is collected in the traffic study. Cars, bikes, pedestrians, etc. Most of the students when very young are in buses, private vehicles or parents will be walking with them. The existing signals where they are now create gaps in traffic that will allow school traffic to get out. DuPage County has reviewed the traffic study and agrees.

Commissioner Kreuzer asked if the existing lights have pedestrian buttons. He stated that most pedestrians will be from the south of the school. Mr. DePorter answered yes and that most kids who live north of the school will be able to be bused.

Commissioner Wyant asked if buses are allowed to make a left-hand turn with no signal. Mr. Millan answered yes. Commissioner Wyant stated that he finds it odd that they can make a left-hand turn when they can't turn right on a red light. Mr. Millan answered that the study takes everything into consideration.

Commissioner Dawson stated that he drives that way frequently and is very concerned about the buses making a left there. He asked if there was a consideration not to have an entrance off Bloomingdale. Mr. DePorter answered that it was considered, but the County didn't like our Kenilworth entrance. They don't want more traffic there and want an entrance on Bloomingdale.

Commissioner Arango stated the light on Kenilworth and Geneva goes right into school property and it's warranted. Why wouldn't Bloomingdale count. Mr. Millan answered that with all the analysis has been taken into account and a light isn't warranted. Commissioner Arango stated she'd hate to see an accident on Bloomingdale. Mr. Millan stated that accidents can happen anywhere and again the traffic study didn't warrant it.

Commissioner Cooper referenced Table 5 on page 16 of the traffic study and asked what the source was. Mr. Millan answered it was based off the counts that were done with a 15% allocation based on the number of students. Commissioner Cooper stated that 5 buses to handle kindergarteners only will be a long bus ride for little children. He stated that he believes parents aren't going to like that long of a ride and will be dropping off their children. He also doesn't see a parent letting a 5- or 6-year-old walk home. If there are more cars dropping off children, there will be more backup on Bloomingdale Road, and he's concerned the data is wrong. Mr. Millan stated this has been researched a lot and showed on the plans where double stacking can happen to fit all vehicles.

Commissioner Wyant stated that making a left-hand turn is going to slow traffic and is guessing the buses will eventually turn right because of this.

Commissioner Brown asked what the times are for full day kindergarten. Mr. DePorter answered that they are going to stagger the times due to families with multiple children going to different schools. He stated the Commission is making great points and the District will continue to monitor.

Chairperson Loftus asked how close the plans are to approval from the County. Mr. DePorter answered that the traffic has been ok with the County. This started in July of last year. There are weekly meetings with the County, and he didn't see that the plans weren't going to be approved.

Sworn in, Jack Hayes, Construction Manager for District with FQC, stated their company has done three major construction projects with the District so he is very familiar with the District. Mr. Hayes showed the site management plan and stated the project area will be fenced in and secure, all stormwater best management practices will be handled and showed where workers will park, and material will be stored. He stated they did the addition in 2014 so they are aware of how their traffic flow needs to go and will work with neighbors on dust control and street cleanup.

Commissioner Kreuzer asked if they have worked with the Park District. Mr. Hayes answered they have talked with the Park District about ways to have shared expenses if applicable.

Sworn in, Erica Nelson, 1734 Kay Rd., Wheaton, stated she lives in the part of Wheaton that is the Glen Ellyn Park District and has been a Churchill Board Member from 2007-2019. She stated that knowing who a part of this development has been, she fully supports it and thanked the Commission for their ideas.

Sworn in, Joseph Strobel, 825 Bloomingdale Road, Glen Ellyn, asked if the new building will be north of his lot. Mr. DePorter answered yes. Mr. Strobel commented that his property drains to the east towards the school sidewalk area and asked if there is going to be any elevation change to stop that. Mr. Evans showed on the plans where the addition is going to go. Mr. Strobel asked about the retaining wall. Mr. Evans stated it will be north of Mr. Strobel's property.

A motion was made by Commissioner Cooper to close the Public Hearing; Commissioner Dawson seconded the motion; which passed by voice vote.

Commissioner Deliberation and Recommendation

Commissioner Loftus stated that he was in favor of the project but would like to see every entity involved give their approval before Glen Ellyn approves the project. He also stated he is concerned about the traffic plan, but it is not in the Plan Commission purview.

Commissioner Cooper stated that he is impressed with what the District has done with limited resources. He is in favor of granting the variances but also has traffic concerns. He stated he wants it on the record that the Commission has traffic concerns and hopes the Village Board looks into it further.

Commissioner Kreuzer stated that the variations seem to be well thought through.

Mr. Harper stated that the Village would like to add four conditions:

1. That the developer shall acquire approval of a Construction Access Permit issued by DuPage County.
2. That the developer shall acquire approval of Roadway Improvement permits issued by DuPage County.
3. That the developer shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers.
4. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.

Commissioner Brown suggested that the homeowners get a landscape credit to help them.

Chairperson Loftus stated that the developers stated earlier that they will do everything possible to accommodate the neighbors. Commissioner Brown stated she knows that, but the neighbors should get a credit for their own landscaping.

Commissioner Arango stated that the weekly meetings have paid off and the presentation was excellent. She also stated she is in favor of the variances but is concerned about the traffic.

Commissioner Wyant stated he believes this will create a parental nightmare down the road with the traffic but is in favor of the variances.

Commissioner Cooper made the motion:

After conducting a public hearing and deliberating on the requests of the petitioner, Eric DePorter on behalf of Glen Ellyn School District 41, for approval of a plat of consolidation and grant Zoning Variations to allow an expansion to Churchill Elementary School in the R2 Zoning District, the Plan Commission public hearing on June 6, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of

this meeting and kept on file as part of the permanent records of the Village. The Plan Commission makes this recommendation of approval with the follow conditions:

- 1. The property shall be developed in substantial compliance with the Site Development Plans prepared by Wight & Company dated March 6, 2024 last revised March 28, 2024.**
- 2. That prior to the issuance of any building permits for the parking lot expansion, a Plat of Consolidation shall be executed and recorded for the property.**
- 3. That the developer shall acquire approval of a Construction Access Permit issued by DuPage County.**
- 4. That the developer shall acquire approval of Roadway Improvement permits issued by DuPage County.**
- 5. That the developer shall acquire approval of all necessary wetland mitigation permits issued by the U.S. Army Corps of Engineers.**
- 6. A building permit shall not be issued until the developer acquires approval of Civil Engineering plans including Wetland, Stormwater and Flood Plain mitigation plans by the Village's Community Development Engineer.**

Commissioner Dawson seconded the motion. Chairperson Loftus asked for a roll call vote. The motion passed on a roll call vote.

D. Trustee Liaison's Report

Trustee Thompson thanked the Plan Commission and said that this was a great meeting.

Chairperson Loftus asked what was going on at Butterfield and 53. Trustee Thompson answered the state is still working on it.

Commissioner Brown stated there was a park to the north of the new building and it's not there now. She asked if it will be coming back. Trustee Thompson answered that the plan is for the park to remain. He believes they are going to redo somethings and it will be back. He stated he would look and let her know.

E. Chairman's Report

None.

F. Staff Report

Daniel Harper stated that at the regular June meeting there will be a sign variance for Baker Hill and that letters to all property owners around that location go out tomorrow. Commissioner Kreuzer asked if staff will be making a recommendation on the variance.

Sworn in, Emily Rodman, Assistant Village Manager/Community Development Director, stated the Village doesn't normally do that but if the Commission would like us to, we will. She also stated that the Village has attempted to dissuade the petitioner, but they still want to proceed. Commissioner Cooper asked if maybe staff in the memo could add some pitfalls the Village may see.

G. Other Business

None.

H. Adjournment

Commissioner Dawson made a motion to adjourn the meeting: Commissioner Cooper seconded the motion and the motion passed by voice vote at 9:11 PM.

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Exhibit C

MINUTES

Glen Ellyn Architectural Appearance Commission

Wednesday, March 13, 2024 at 7:00 P.M.

Glen Ellyn Civic Center

Galligan Board Room

535 Duane Street

A. Call to Order and Roll Call

Chairperson Susan Jacobson called the meeting to order at 7:00 PM and explained the Architectural Appearance Commission's function and procedures as an advisory body.

Roll was called.

PRESENT: Chairperson Susan Jacobson and Commissioners Pam Albrecht, Heather Mees, Eric Rahn, Lisa Sallwasser, and Julia Smith.

ABSENT: Commissioner Yavor Goranov.

Also in attendance: Anne Gould, Trustee; Daniel Harper, Planning Manager; Anabel Pederson, Associate Planner; Emily Rodman, Assistant Village Manager/Director of Community Development; and Audrey Savikas, Recording Secretary.

B. Approval of Meeting Minutes

Commissioner Rahn made a motion to approve the draft minutes of the November 8, 2023 meeting. Commissioner Albrecht seconded the motion, and the motion passed by voice vote.

C. Public Comment (non-agenda items)

There were no public comments for non-agenda items.

D1. Exterior Appearance Review: 453 Forest Avenue

Staff Presentation

Daniel Harper, Planning Manager, introduced the request: Exterior appearance review for a proposed pavilion to be located at the proposed Glen Ellyn Downtown Event Park currently known as the former U.S. Bank site located at 453 Forest Avenue and Prairie Path Park.

Mr. Harper presented information as detailed in the Staff Report included in the agenda packet. His presentation included: location description; site plan; color renderings; materials and context; aerial view; and proposed views. Mr. Harper noted that the focal point of the proposed Glen Ellyn Downtown Event Park would be the pavilion, the topic of consideration for the meeting. He shared that other elements of the proposed park remain in development, and the entirety of the project may come before the Commission at a future meeting. In describing the pavilion, Mr. Harper noted that it is primarily composed of cedar wood slats on a black steel structure, with seating/steps finished with limestone. Mr. Harper discussed the 2006 Appearance Review Guidelines relevant to the project, including “A sense of stability, permanence and character should be projected by the public and institutional buildings.” He read the AAC Action.

Petitioner’s Presentation

Nathan Troia, Director of Planning and Natural Resources for the Glen Ellyn Park District, presented on behalf of the Petitioner, introducing the project. He discussed the Park District’s collaboration with the Village Board on the project. Mr. Troia introduced Clare Johnson, Project Manager for Site Design Group. Ms. Johnson’s presentation included: site context map; description of existing site; and the proposed site plan. She noted that the site included the previous U.S. Bank building and parking lot, and that it is adjacent to the Prairie Path. Ms. Johnson described the site, including an event lawn at the center, with a pavilion structure as a focal point; she described a perimeter with secondary seating and program nook areas, a picnic grove, planting areas, and several site access points.

Architect Brian Foote of Woodhouse Tinucci Architects presented to Commissioners. He described the dual nature of the proposed pavilion, including performative use as well as 365-day-a-year non-performance active uses such as outdoor movies, yoga, and other gatherings. Mr. Foote presented elevations, including an overhead view of the proposed structure, describing its light-filtering open trellis roof. He presented color renderings from multiple perspectives, noting that the pavilion makes use of the site’s topography, descending into the park via limestone steps/seating. Mr. Foote described the proposed materials, noting that they were inspired by Glen Ellyn’s Downtown Streetscape Project, including brick pavers, black painted steel, wrought iron elements, as well as complementary brick materials with similar materiality to downtown Glen Ellyn.

Petitioners distributed sample materials to Commissioners.

Petitioners responded to questions from Commissioners. Regarding the trellis roof, Mr. Foote described a permanent canopy element that could be added to protect the main performance area from weather elements. Mr. Troia discussed potential project phasing, dependent on funding.

Public Participation

Chairperson Jacobson invited questions from the public.

Joel Sourek, from the Leonard Memorial Funeral Home at 565 Duane Street, expressed concerns about the proposal. Mr. Sourek shared fears about the viability of the funeral home's business due to the performance aspect of the proposed park. He referred to a prayer service scheduled for Friday evening at the funeral home, and concern that performance-related noise, lighting, and crowds would disrupt such services in the future.

Jacquelyn Casazza of 386 N. Main Street posed questions about lighting, emphasizing the need for Dark Sky-compliant lighting. Ms. Johnson responded, describing proposed lighting in more detail.

Commissioner Deliberation

Commissioners discussed additional aspects of the proposal with Petitioners, including plans for waste receptacles, and lighting. Mr. Foote described A/V plans to support the multipurpose space, including a panel to use for temporary performance-specific sound and lighting needs. He also discussed safety lighting.

Commission Recommendation

Commissioner Mees made the motion:

After conducting a public meeting and deliberating on the request of the petitioner, Glen Ellyn Park District, for approval of an exterior appearance review for 453 Forest Avenue downtown event park pavilion in the C5B Downtown Service District and CR Conservation Recreation District, the Architectural Appearance Commission hereby recommends APPROVAL based on the findings of fact, as discussed or amended at the Architectural Appearance Commission public meeting on March 13, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Architectural Appearance Commission makes this recommendation of approval with the following conditions:

- 1. That the project be constructed in substantial conformance with the plans and testimony presented at the Architectural Appearance Commission public meeting and before the Village Board of Trustees.**

Commissioner Albrecht seconded the motion. The motion passed on a roll call vote, with six Commissioners present voting "Yes": Chairperson Jacobson and Commissioners Albrecht, Mees, Rahn, Sallwasser, and Smith.

D2. Exterior Appearance Review: 240 Geneva Road

Staff Presentation

Anabel Pederson, Associate Planner, introduced the request: Exterior Appearance Review for a two-story Full Day Kindergarten addition to the north side of Churchill Elementary School.

Ms. Pederson presented information as detailed in the Staff Report included in the agenda packet. She described zoning as R2 Single-Family Residential, noting that the Petitioners intended to pursue zoning map amendment, zoning variances, and annexation and consolidation of the north most parcels. Ms. Pederson described existing site conditions and building materials, noting that the proposed addition would have similar elements to the existing architectural style, as well as congruent materials and colors. Ms. Pederson's presentation included: description of proposed materials and colors; accessory structures; lighting fixtures; and color renderings. Ms. Pederson discussed the 2006 Appearance Review Guidelines relevant to the project, including "A sense of stability, permanence and character should be projected by the public and institutional buildings." She read the AAC Action.

Ms. Pederson responded to questions from Commissioners, including noting that the proposed addition would abut existing homes.

Petitioner's Presentation

Eric DePorter, Assistant Superintendent of Finance, Facilities, & Operations for the Glen Ellyn School District 41 presented on behalf of the Petitioner. Mr. DePorter clarified that the homes to the north of the project site are owned by the District; he indicated that they will be demolished. He introduced representatives from design firm Wight & Co.

Craig Siepka, Design Principal for Wight & Co., presented on behalf of the Petitioner. He discussed the history of the project, economic and programmatic constraints, and site challenges. He described the project as an approximately 34,000 square foot, 2-story building, off of Bloomingdale Road. Mr. Siepka presented floor plans, which he described as a straight-forward, efficient layout including six classrooms on each level, as well as an outdoor reading garden, an atrium, and second-floor flex space. He described the materials palette, which includes the same brick as used on the existing building and a similar color scheme, while introducing new compatible materials and colors to soften the appearance for the young children who will use the building. Mr. Siepka presented color renderings, and described various areas, including the main entrance drop-off area; fenced-in playground area; reading garden; and a series of terraces. He noted that the proposed elongated windows align with the character of the existing building. Mr. Siepka described a storage and refuse enclosure that would use similar masonry materials.

Gage Berger, Landscape Architect for Wight & Co., presented the landscape plan. He shared the goal of ensuring that something will always be blooming when children are in attendance, to provide interest throughout the year. Mr. Berger presented proposed plant palettes for reading courtyards and for shaded foundation areas. He discussed proposed tree plantings, acknowledging the Staff recommendation to revise the tree plan to meet the size distribution per tree type as required by Village Code. Mr. Berger committed to working with Village Staff to ensure compliance.

Petitioners distributed sample materials to Commissioners.

Petitioners responded to questions from Commissioners. With regard to questions about the design's scale and the main entrance as it would be experienced by Kindergarten children, Mr. Siepka said that the design team is actively working with the District to define adornments such as leaf imprints in the concrete, and detailing embellishments, to ensure the space is inviting for the children. He described a proposed tree theme. He also responded to questions about the canopy at the main entrance and weather-protection at drop-off, noting financial and emergency vehicle access limitations.

Public Participation

Chairperson Jacobson invited questions from the public.

Suzette Gonzales, of 841 Bloomingdale Road, expressed concerns about the proposal. She shared that her home is one of six houses that abut the project site. She discussed ongoing privacy concerns as a neighbor to the existing school, and fears that privacy will worsen with the proposed addition. She shared photographs of the view of the site from her backyard, including photos illustrating excessive lighting at night. Ms. Gonzales indicated that she also shared concerns about the scale of the proposed building, and that it could be overwhelming for kindergartners.

Ron Benshoof, of 23W321 St. Charles Road commented on the size of the parcel and asked questions about the landscape plan with respect to the northernmost area of the project site. Mr. DePorter indicated that the houses to the north would be demolished and that there was not a plan to develop the northernmost area of the site.

Emily Rodman, Assistant Village Manager/Director of Community Development, introduced herself and provided information about the process, reminding attendees that the Architectural Appearance Commission's role was to make a recommendation regarding the appearance of the proposed building. She described separate hearings that would take place to address other aspects of the proposal such as land use and traffic patterns.

Jacquelyn Casazza, of 386 N. Main St., posed questions about the proposed synthetic turf and the potential for unsafe materials to wash into the surrounding Churchill Park and to be picked up by children. Petitioners indicated that the proposed artificial turf would have sand infill, not rubber, addressing child safety and environmental concerns.

Commission Deliberation

Commissioners deliberated, expressing mixed support for the proposal. Areas of concern included: the scale of building; lack of sufficient weather protection at the entrance; need for kid-friendly design elements; and the lighting concerns shared by abutting neighbors. Areas of support included: appropriately scaled as a 2-story structure; well-designed. As Commissioners weighed their recommendation, Petitioners added information about cost-limitations and square

footage requirements. They indicated that they welcomed the Commissioners' guidance to be more kid-friendly and welcoming, and assured that would be included in ongoing project discussions.

Commission Recommendation

Commissioner Albrecht made the motion:

After conducting a public meeting and deliberating on the request of the petitioner, Glen Ellyn School District 41, for approval of an exterior appearance review for 240 Geneva Road (Churchill Elementary School) in the R2 Single-Family Residential Zoning District, the Architectural Appearance Commission hereby recommends APPROVAL based on the findings of fact, as discussed or amended at the Architectural Appearance Commission public meeting on March 13, 2024, which are hereby incorporated into the Motion by reference as though fully set forth herein, and a copy of which will be attached to the minutes of this meeting and kept on file as part of the permanent records of the Village. The Architectural Appearance Commission makes this recommendation of approval with the following conditions:

- 1. That the landscape plan will be revised to meet the required size distribution per tree type as required by 10-5-13(L)1. (a.) (2) of the Village code. The conforming revised landscape plan shall be included in the submittal by the applicant for zoning map amendment, zoning variations, and annexation to be reviewed by the Village Plan Commission.**
- 2. That the project is constructed in substantial conformance with the plans prepared by Wight & Co. as presented and the testimony presented at the March 13, 2024 Architectural Appearance Commission meeting.**
- 3. A building permit shall be required prior to construction activity.**
- 4. Careful consideration and attention to detail to create scale and welcoming entrance details.**

Commissioner Rahn seconded the motion. The motion passed on a roll call vote, with six Commissioners present voting "Yes": Chairperson Jacobson and Commissioners Albrecht, Mees, Rahn, Sallwasser, and Smith.

E. Chairperson's Report

None.

F. Trustee Liaison's Report

Trustee Liaison Anne Gould discussed recent and pending Village Board agenda and action items relevant to the Commission, including developments regarding the Roosevelt & Taft Hotel Properties project.

G. Staff Report

Ms. Pederson discussed potential agenda items for upcoming meetings.

H. Other Business

None.

I. Adjournment

Commissioner Sallwasser made a motion to adjourn the meeting. The motion was seconded by Commissioner Smith, and the motion passed by voice vote.

The meeting was adjourned at 8:44 p.m.

Exhibit D

Legal Description for 1N221 and 1N249 Bloomingdale Road

THE WEST 445.21 FEET, AS MEASURED PERPENDICULAR TO THE WEST LINE THEREOF, OF LOT 3 IN SHKREDKA'S PLAT OF SURVEY, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 7, 1954, AS DOCUMENT 729066, LYING NORTH OF THE NORTH LINE OF BUKIET'S SUBDIVISION, ACCORDING TO THE PLAT OF SAID BUKIET'S SUBDIVISION RECORDED APRIL 17, 1957, AS DOCUMENT 839220, EXCEPT THEREFROM THE NORTH 225.0 FEET THEREOF, AS MEASURED ON THE EAST AND WEST LINE THEREOF IN DUPAGE COUNTY, ILLINOIS.

PIN: 05-03-408-038

LOT 1 IN KLEMMENDSON'S ASSESSMENT PLAT, BEING AN ASSESSMENT PLAT OF PART OF THE SOUTHEAST $\frac{1}{4}$ OF SECTION 3, TOWNSHIP 39 NORTH, RNGE 10 EST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

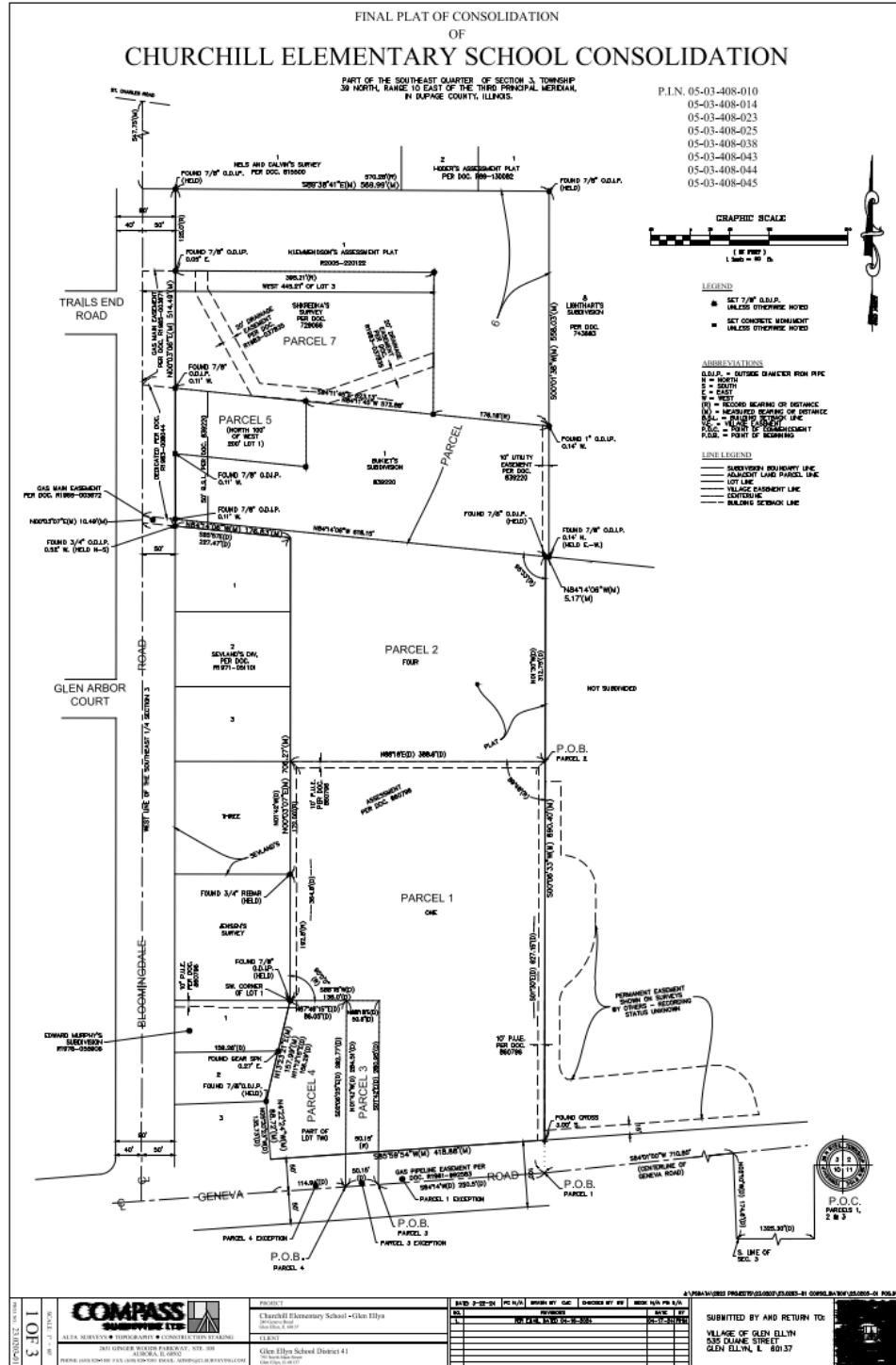
PIN 05-03-408-045

P.I.Ns.: 05-03-408-038
 05-03-408-045

Addresses: 1N221 Bloomingdale Road, Wheaton, Illinois 60188
 1N249 Bloomingdale Road, Carol Stream, Illinois 60188

Exhibit E

Plat of Consolidation



FINAL PLAT OF CONSOLIDATION OF CHURCHILL ELEMENTARY SCHOOL CONSOLIDATION

PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP
30 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN DUPAGE COUNTY, ILLINOIS.

P.L.N. 05-03-408-010

05-03-408-014

05-03-408-023

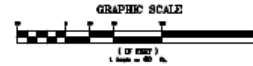
05-03-408-025

05-03-408-038

05-03-408-043

05-03-408-044

05-03-408-045



LEGEND

- SET 7/8" O.D.L.P. UNLESS OTHERWISE NOTED
- SET CONCRETE MONUMENT UNLESS OTHERWISE NOTED

ABBREVIATIONS

- O.D.L.P. = OUTSIDE DIAMETER FROM PIPE
- N = NORTH
- S = SOUTH
- E = EAST
- W = WEST
- (P) = RECORD BEARING OR DISTANCE
- (M) = MEASURED BEARING OR DISTANCE
- S.D.L. = SURVEY DESCRIPTION LINE
- W.C. = WATER CURVE
- P.L. = POINT OF BEGINNING

LINE LEGEND

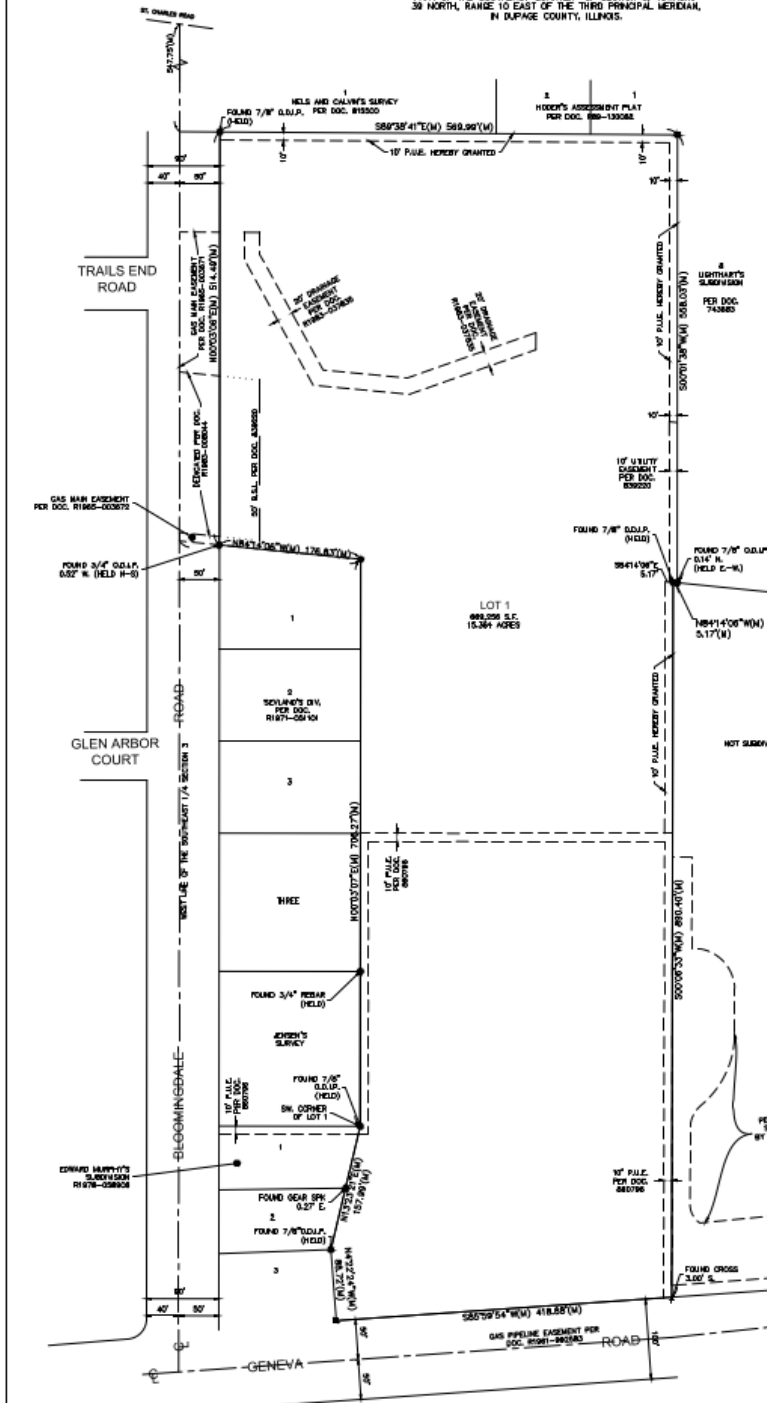
- SUBDIVISION BOUNDARY LINE
- ADJACENT LANE PARCEL LINE
- LOT LINE
- VILLAGE EASEMENT LINE
- CENTERLINE
- BUILDING EASEMENT LINE

AREA SUMMARY

GROSS	698,298 SQUARE FEET	OR	15.364 ACRES
R.O.W. DEDICATION	0 SQUARE FEET	OR	0 ACRES
NET AREA (LOT 1)	698,298 SQUARE FEET	OR	15.364 ACRES
	(TO HEAVY UNITS)		(BASED ON MEASURED VALUES)

PUBLIC UTILITY AND DRAINAGE EASEMENT

PUBLIC UTILITY AND DRAINAGE EASEMENTS AS SHOWN HEREIN ARE GRANTED TO THE VILLAGE OF GLEN ELLYN AND THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE AGREEMENTS WITH THE VILLAGE OF GLEN ELLYN, INCLUDING, BUT NOT LIMITED TO AT&T, INC., MICRO GAS COMPANY, COMMUNICATIONS ENERGY COMPANY, AND CABLE COMMUNICATION FRANCHISES OPERATING WITHIN THE VILLAGE, AND THEIR SUCCESSORS AND ASSIGNS FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO CONSTRUCT, RECONSTRUCT, REPAIR, IMPROVE, MAINTAIN AND OPERATE VARIOUS UTILITY AND DRAINAGE SYSTEMS, AS MAY BE DEEMED NECESSARY BY SAID VILLAGE OF GLEN ELLYN, OVER SPRAWL, ALONG UNDER AND THROUGH SAID PERMANENT EASEMENT TOGETHER WITH RIGHT OF ACCESS TO THE PROPERTY FOR NECESSARY PURPOSES, AND EQUIPMENT TO DO ANY OF THE ABOVE WORK, THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM OR REMOVE TREES, SHRUBS, OTHER PLANTS OR REMOTE FORESTS, FENCED, OR OTHER IMPROVEMENTS ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF ANY AUTHORIZED UTILITY SYSTEMS WITH NO REQUIREMENT TO RESTORE BY THE VILLAGE OR PUBLIC UTILITY COMPANIES. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENT, BUT SAME MAY BE USED FOR FENCED, GRASS, SHRUBS, LANDSCAPING, TREES, AND OTHER PURPOSES THAT DO NOT THIN OR LAISER INTERFERE WITH THE ABOVE SAID USES OR RIGHTS, WHERE AN EASEMENT IS USED FOR BOTH BENCH AND FOR WATER MAINS AND OTHER UTILITIES, THE OTHER UTILITY INSTALLATION LOCATION SHALL BE SUBJECT TO THE APPROVAL BY THE VILLAGE OF GLEN ELLYN.



COMPASS
SURVEYING, INC.

2801 LINCOLN-WOOD PARKWAY, STE. 100
ALHAMBRA, IL 60002

PHONE: (630) 440-0000 FAX: (630) 440-0001 WEBSITE: WWW.COMPASS-SURVEYING.COM

PROJECT:
Churchill Elementary School - Glen Ellyn
Survey of 1st lot

CLIENT:
Glen Ellyn School District 41
100 North Main Street
Glen Ellyn, IL 60137

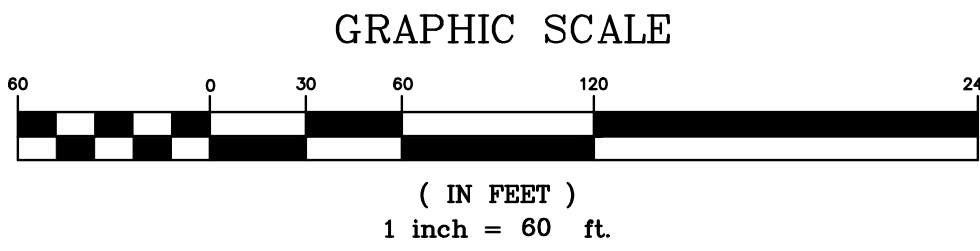
DATE: 2-22-24 PREPARED BY: GLE
DRAWN BY: GLE CHECKED BY: HW
SCALE: AS SHOWN
SHEET: 1 OF 1

SUBMITTED BY AND RETURN TO:
VILLAGE OF GLEN ELLYN
535 DUANE STREET
GLEN ELLYN, IL 60137

FINAL PLAT OF CONSOLIDATION
OF
CHURCHILL ELEMENTARY SCHOOL CONSOLIDATION

PART OF THE SOUTHEAST QUARTER OF SECTION 3,
39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN DUPAGE COUNTY, ILLINOIS.

P.I.N. 05-03-408-010
05-03-408-014
05-03-408-023
05-03-408-025
05-03-408-038
05-03-408-043
05-03-408-044
05-03-408-045

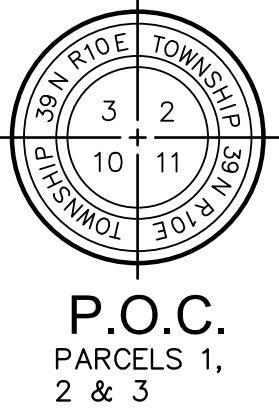
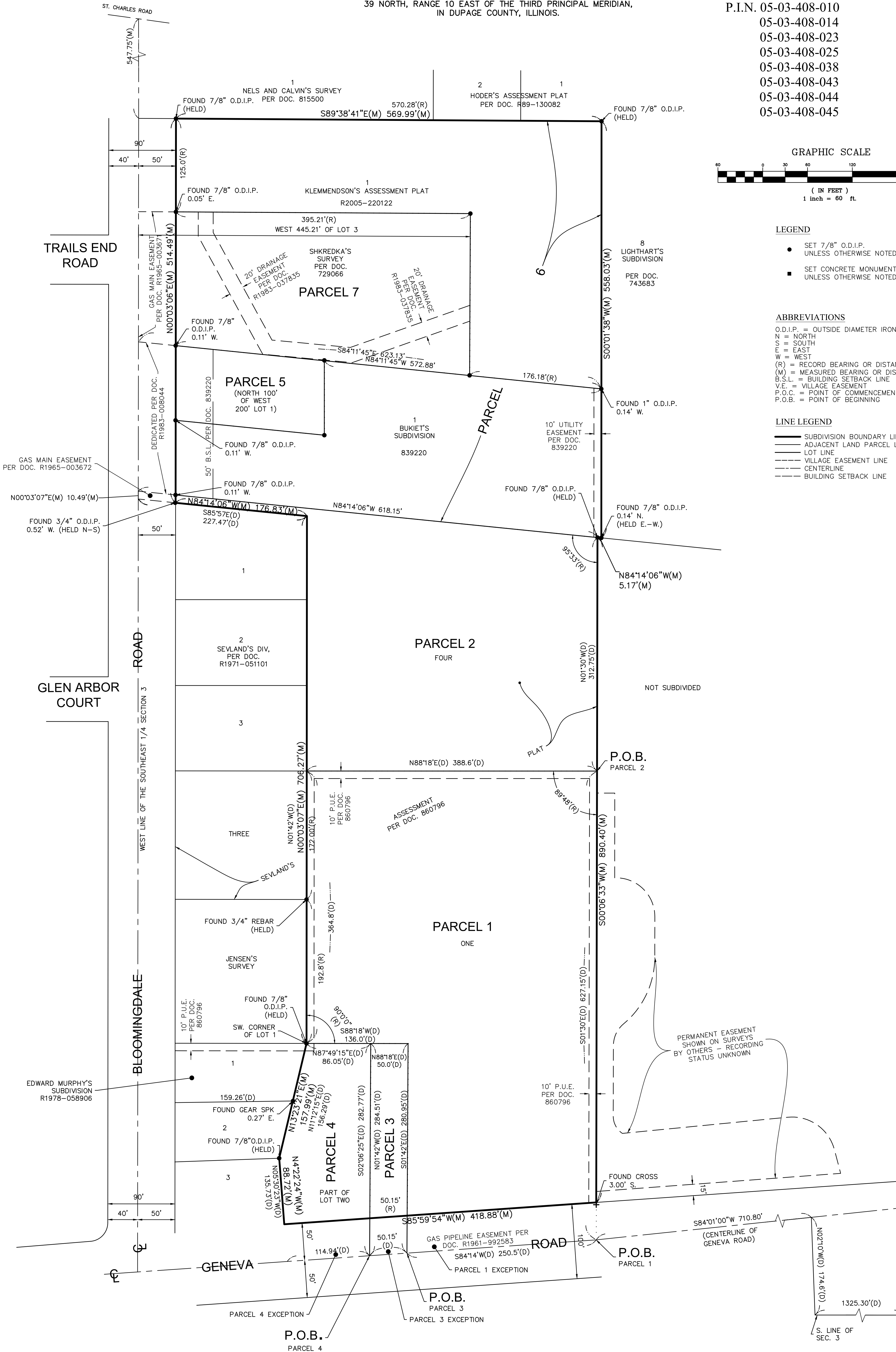


- LEGEND
- SET 7/8" O.D.I.P. UNLESS OTHERWISE NOTED
 - SET CONCRETE MONUMENT UNLESS OTHERWISE NOTED

ABBREVIATIONS

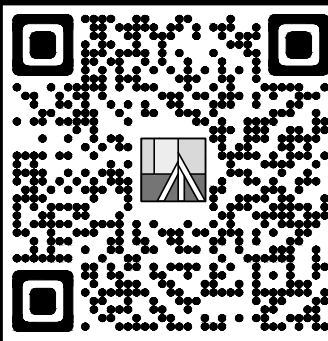
O.D.I.P. = OUTSIDE DIAMETER IRON PIPE
N = NORTH
S = SOUTH
E = EAST
W = WEST
(R) = RECORD BEARING OR DISTANCE
(M) = MEASURED BEARING OR DISTANCE
B.S.L. = BUILDING SETBACK LINE
V.E. = VILLAGE EASEMENT
P.O.C. = POINT OF COMMENCEMENT
P.O.B. = POINT OF BEGINNING

- LINE LEGEND
- SUBDIVISION BOUNDARY LINE
 - ADJACENT LAND PARCEL LINE
 - LOT LINE
 - VILLAGE EASEMENT LINE
 - CENTERLINE
 - BUILDING SETBACK LINE



1 OF 3 SCALE: 1" = 60'	COMPASS SURVEYING LTD ALTA SURVEYS • TOPOGRAPHY • CONSTRUCTION STAKING 2631 GINGER WOODS PARKWAY, STE. 100 AURORA, IL 60502 PHONE: (630) 820-9100 FAX: (630) 820-7030 EMAIL: ADMIN@CLSURVEYING.COM	PROJECT Churchill Elementary School - Glen Ellyn 240 Geneva Road Glen Ellyn, IL 60137 CLIENT Glen Ellyn School District 41 793 North Main Street Glen Ellyn, IL 60137	DATE: 3-22-24	PC N/A	DRAWN BY: CJC	CHECKED BY: DW	BOOK N/A	PG N/A
			NO. REVISIONS		DATE	BY		
			1. PER EMAIL DATED 04-16-2024		04-17-24	RHM		

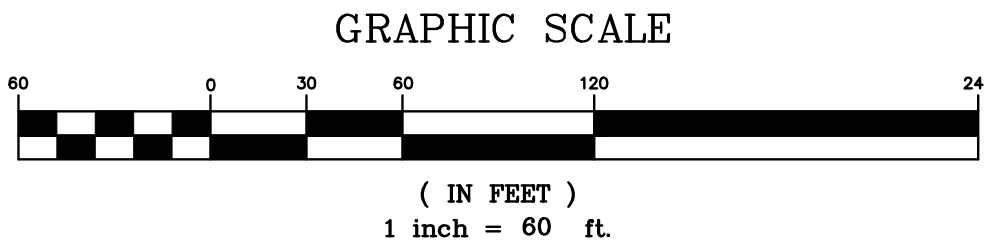
SUBMITTED BY AND RETURN TO:
VILLAGE OF GLEN ELLYN
535 DUANE STREET
GLEN ELLYN, IL 60137



FINAL PLAT OF CONSOLIDATION
OF
CHURCHILL ELEMENTARY SCHOOL CONSOLIDATION

PART OF THE SOUTHEAST QUARTER OF SECTION 3, TOWNSHIP
39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN DUPAGE COUNTY, ILLINOIS.

P.I.N. 05-03-408-010
05-03-408-014
05-03-408-023
05-03-408-025
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LEGEND

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LINE LEGEND

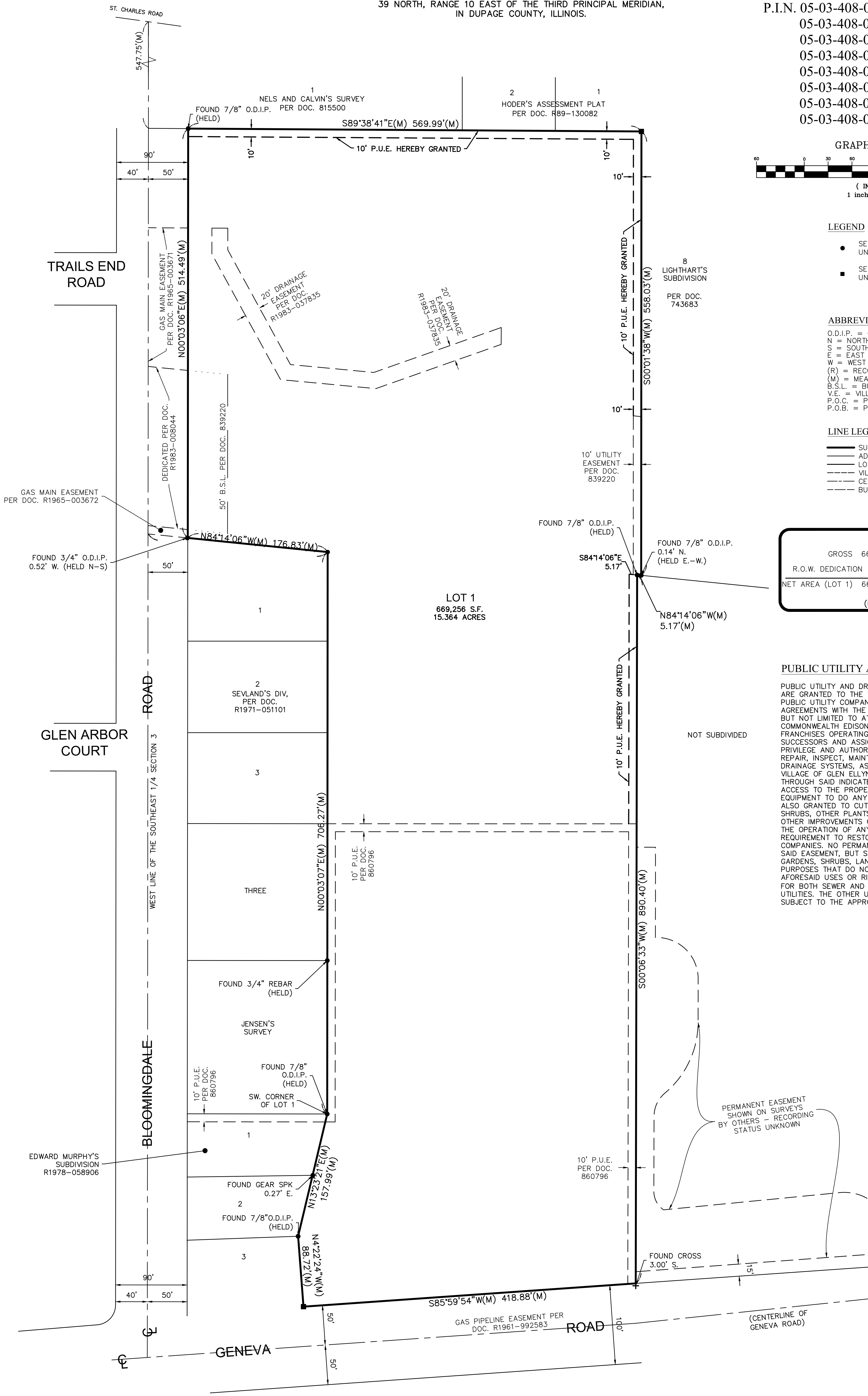
- SUBDIVISION BOUNDARY LINE
- ADJACENT LAND PARCEL LINE
- LOT LINE
- VILLAGE EASEMENT LINE
- CENTERLINE
- BUILDING SETBACK LINE

AREA SUMMARY

GROSS	669,256 SQUARE FEET	OR	15.364 ACRES
R.O.W. DEDICATION	0 SQUARE FEET	OR	0 ACRES
NET AREA (LOT 1)	669,256 SQUARE FEET	OR	15.364 ACRES
(TO HEAVY LINES)			
(BASED ON MEASURED VALUES)			

PUBLIC UTILITY AND DRAINAGE EASEMENT

PUBLIC UTILITY AND DRAINAGE EASEMENTS AS SHOWN HEREON ARE GRANTED TO THE VILLAGE OF GLEN ELLYN AND THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE AGREEMENTS WITH THE VILLAGE OF GLEN ELLYN, INCLUDING, BUT NOT LIMITED TO AT&T, INC., NICOR GAS COMPANY, COMMONWEALTH EDISON COMPANY, AND CABLE COMMUNICATION FRANCHISES OPERATING WITHIN THE VILLAGE, AND THEIR SUCCESSORS AND ASSIGNS FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN AND OPERATE VARIOUS UTILITY AND DRAINAGE SYSTEMS, AS MAY BE DEEMED NECESSARY BY SAID VILLAGE OF GLEN ELLYN, OVER UPON, ALONG, UNDER AND THROUGH SAID INDICATED EASEMENT. TOGETHER WITH RIGHT OF ACCESS TO THE PROPERTY FOR NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM OR REMOVE TREES, SHRUBS, OTHER PLANTS, OR REMOVE FENCES, PAVEMENT, OR OTHER IMPROVEMENTS ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF ANY AUTHORIZED UTILITY SYSTEMS WITH NO REQUIREMENT TO RESTORE BY THE VILLAGE OR PUBLIC UTILITY COMPANIES. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENT, BUT SAME MAY BE USED FOR PAVEMENT, GARDENS, SHRUBS, LANDSCAPING, FENCES, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS. WHERE AN EASEMENT IS USED FOR BOTH SEWER AND FOR/OR WATER MAINS AND OTHER UTILITIES. THE OTHER UTILITY INSTALLATION LOCATION SHALL BE SUBJECT TO THE APPROVAL BY THE VILLAGE OF GLEN ELLYN.



J:\PSDATA\2023 PROJECTS\23.0203\23.0203-01 CONSOLIDATION\23.0203-01 POS.DWG

2 OF 3

SCALE: 1" = 60'

COMPASS

SURVEYING LTD

ALTA SURVEYS • TOPOGRAPHY • CONSTRUCTION STAKING

2631 GINGER WOODS PARKWAY, STE. 100

AURORA, IL 60502

PHONE: (630) 820-9100 FAX: (630) 820-7030 EMAIL: ADMIN@CLSURVEYING.COM

PROJECT

Churchill Elementary School - Glen Ellyn

240 Geneva Road

Glen Ellyn, IL 60137

CLIENT

Glen Ellyn School District 41

793 North Main Street

Glen Ellyn, IL 60137

DATE: 3-22-24

PC N/A

DRAWN BY CJC

CHECKED BY DW

BOOK N/A

PG N/A

NO.

REVISIONS

DATE

BY

1.

PER EMAIL DATED 04-16-2024

04-17-24

RHM

</



Glen Ellyn Village Board
535 Duane Street
Glen Ellyn, IL 60137

Meeting 6/24/2024 7:00 PM
Department: Public Works
Department Head: Dave Buckley
Category: Contract
Prepared By: Dave Buckley, Sabrina Irizarry

AGENDA ITEM (ID
2024-401)

DOC ID: 2024-401

Motion to approve ordinance No. 7116-VC amending Title 6, Chapter 7 (Solid Waste Collection and Disposal) of the Village Code and to authorize the Village Manager to execute the Residential Solid Waste Collection and Recycling Services Contract for the term of August 01, 2024-July 31, 2029, subject to Village Attorney review

Statement of the Issue:

The Village of Glen Ellyn has traditionally utilized a 5-year time frame for a refuse contract servicing residential and Village properties. Earlier this year, the Village Board directed staff to undertake a competitive request for proposals (RFP) for another 5-year contract term that would continue servicing the 7,400+ single-family dwellings under this contract.

On April 09, 2024, six contractors attended the mandatory pre-submittal meeting at the Civic Center. The contractors were from Flood Brothers, Groot, LRS, Republic Services, SBC Waste Solutions, and Waste Management. The Village issued one official addendum to all contractors with clarifications on the questions proposed by contractors at the pre-submittal meeting. Ultimately, the Village received two proposals: Flood Brothers and Groot. LRS, Republic, and Waste Management submitted a letter to the Village advising they would not be submitting proposals.

The details of the two proposals received from Groot Industries and Flood Brothers as well as the results of the community survey were discussed at the Village Board Workshop on May 20, 2024. Staff was given direction to negotiate a contract with Groot, who provided the lowest responsive proposal, addressing the items considered essential for a refuse service for the next 5 years for the residents of Glen Ellyn. Staff was also directed to take into consideration comments provided by the Environmental Commission who had the opportunity to view the RFP document, the two proposals, the resident survey and analysis of the cost and scope of services proposed.

Analysis:

Staff met with Groot Industries, the only vendor who proposed a Monday refuse pick up and at less cost than the multiple-day refuse pick up proposed by Flood Brothers, to discuss and finalize the terms of the contract per the recommendation in the workshop memo. The discussion items and outcomes are detailed here:

1. Composting.
 - a. 12 months with alternating weeks in the winter months (if a pickup is postponed, only that date will change and not the schedule for the winter).

- b. Yard waste can be put into composting bins as those materials are taken to the same facility.
- c. Groot will offer a compost giveback program to Glen Ellyn residents up to twice per year.

2. Alternate Proposals - Alternate proposals to be included in the contract are: Bi-annual Clean-up (Unlimited Refuse Collection), Rear-Door Collection Services, and Village of Glen Ellyn Links/Reserve 22 Collection. Collection rates for the Village Links will remain at the current rates for Year 1 of the contract, and will increase 4% annually.

3. Rear door rates

- a. The regular rear door collection rate for 35, 65, and 95-gallon containers will be an additional \$60 to the regular curbside rates. While Groot was unable to reduce this price for a premium service surcharge, they were able to grant staff's request to exempt senior residents from the increase. The senior rear door rate will not be impacted by the \$60/month surcharge. Seniors must meet village requirements to achieve senior status. Currently, the Village has approximately 11 households that participate in the regular rear door service, and approximately 19 households that have the senior rear door rate.

4. Yard waste and Leaf sticker program – this program will run from April 1 -December 15.

5. Electronic Waste Recycling Program

- a. This will continue with the use of pink refuse stickers.
- b. Groot will buy back the current inventory of E-Waste Stickers due to minimal participation.
- c. Groot will provide reporting on the amount of E-Waste that is collected monthly.

6. Special Events

- a. Groot will pick up for the Village's July 4th, Halloween Parade, and Holiday Walk events.
- b. Up to an additional 5 special events can be included in the contract with mutual agreement on timing and scope of services.

7. Educational Materials - Groot is interested in collaborating with the Village to develop educational materials that help residents understand the requirements for successful recycling and compost programs. These materials could explain where recyclables and compost are taken, and the consequences of contamination.

8. Billing Cycle – Glen Ellyn staff determined it is in the Village's best interest to maintain the billing in house. Staff will work with Groot to move the billing cycle to be 1 month in arrears to match the current utility billing cycle.

9. Alterations and Deviations –Proposed by Groot regarding mostly contract language. Glen Ellyn legal reviewed and worked out mutually agreed upon language. Final approval of the contract terms will be subject to the Village's legal review.

The cost and scope of services proposed by Groot were shared with the Village Board at the workshop and are attached. Here is additional information on the main cost highlights of the proposed contract:

- Cost increases and yearly increase percentages. Regular curbside service rates increased approximately 14% for the 35 gallon, and 3% for the 65 gallon. The 95 gallon rate decreased approximately 5%. *Note: while a 35-gallon container may not be excessively large, it can still present challenges for garbage trucks due to its weight, size, and potential mechanical limitations
- The senior curbside and senior rear door rates will remain at the current rates, for year 1 of the contract. Both senior rates will increase approximately 4% annually.
- Curbside composting will remain at the current rates for all composting containers throughout the first year of the contract. Composting rates will increase approximately 4% each year.
- Groot provided an Alternate Cost Proposal in which the first-year increase was minimal, but was ultimately more costly by year five, when compared to Groot's Base Pricing Proposal.
- Bi-annual Unlimited Refuse Collection Event. The cost to residents for the bi-annual unlimited refuse collection is included in the monthly supplemental fee. The current monthly supplemental rate is \$3.58, and will remain nearly flat, increasing only to \$3.60 for the first year of the new contract. The monthly supplemental fee also includes branch and brush, toter, and administrative fees, which are reassessed each year to ensure the long-term health of the Solid Waste Fund. See attachment for Supplemental Rate information.

Below is a table showing the current and proposed rates:

Description	Current Rate	New Rate Effective August 01, 2024
Refuse and Recycling		
35 gallon 1x/week	\$ 14.03	\$ 16.12
65 gallon 1x/week	\$ 18.54	\$ 19.12
95 gallon 1x/week	\$ 21.18	\$ 20.12
Senior Rates		
35 gallon 1x/week	\$ 12.62	\$ 12.62
Senior 35 gallon rear door	\$ 21.42	\$ 21.42
Regular Rear Door		
35 gallon rear door	\$ 23.80	\$ 76.12
65 gallon rear door	\$ 31.57	\$ 79.12
95 gallon rear door	\$ 31.57	\$ 80.12
Composting		
35 gallon	\$ 13.00	\$ 13.00
65 gallon	\$ 15.11	\$ 15.11
95 gallon	\$ 18.81	\$ 18.81
Stickers/Miscellaneous		
Additional refuse sticker	\$ 3.09	\$ 3.25
Landscape waste sticker	\$ 3.09	\$ 3.25
Leaf sticker	\$ 1.86	\$ 1.57
Emergency Debris Collection	\$ 215.50	\$ 225.00
Cart Exchange Fee	\$ 22.17	\$ 25.00
Monthly Supplemental Fee (Branch and Brush, Toter, Bi-annual Collection)	\$ 3.58	\$ 3.60

Budget Impact:

Increased contract costs will be reflected in the Solid Waste Fund (54000), resulting in offsetting increases to both projected revenues and expenses.

Contribution to Strategic Plan

Contributions to the Strategic Plan include Financial Stability and Effective Governance via Village Board approval of the most responsive and responsible proposal received through the Request for Proposal process.

Action Requested:

Motion to approve Ordinance No. 7115 amending Title 6, Chapter 7 Solid Waste Collection and Disposal and to authorize the Village Manager to execute the Residential Solid Waste Collection and Recycling Services Contract for the term of August 01, 2024-July 31, 2029, subject to Attorney review.

Attachments:

1. New Refuse ORD
2. Proposal Matrix
3. Refuse Rates 24-25

Ordinance No. XXXX-VC

**An Ordinance Amending Chapter Six of Title Seven
(Solid Waste Collection and Disposal)
of the Village Code of Glen Ellyn, Illinois**

WHEREAS, the President and Board of Trustees of the Village of Glen Ellyn have deemed it in the best interest of the Village to request proposals for residential solid waste collection and recycling services, which sought competitive Request for Proposals “RFP” from prospective contractors;

WHEREAS, Groot Industries, INC. “Groot” submitted a response to the RFP in which the Corporate Authorities of the Village found to be the lowest and most responsive and responsible proposal, and which certain terms and conditions were negotiated between the parties and agreed to;

WHEREAS, the President and Board of Trustees on June 24, 2024 approved an agreement for Groot to provide residential solid waste collection and recycling services which includes terms and provisions different from those presently included in the Village Code.

**NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD
OF TRUSTEES OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY,
ILLINOIS**, in exercise of its home rule powers, as follows:

SECTION ONE: Groot shall perform residential solid waste collection and recycling services for the VILLAGE in full accordance with the terms and conditions contained with the VILLAGE’S RFP, addenda thereto, and the best and final offer thereto, submitted by Groot. Specifically, Groot agrees to provide the base Scope of Services, in addition to those additional services described in:

- Alternate Proposal #3 Bi-annual Clean-up (Unlimited Refuse Collection)
- Alternate Proposal #5A Rear-Door Collection Services
- Alternate Proposal #7 Village of Glen Ellyn Links/Reserve 22 Collection

SECTION TWO: The agreement between the parties shall be for a period of five (5) years commencing on August 01, 2024, and ending at midnight on July 31, 2029. At the expiration of the initial five (5) year term, the VILLAGE reserves the right, at its sole option, to renew and extend this Agreement an additional two (2) years. If the VILLAGE desires such an extension, the VILLAGE will notify Groot no later than 150 days before the expiration of the initial five (5) year term.

SECTION THREE: Section 7-6-2 (DEFINITIONS) of the Glen Ellyn Village Code shall be amended to include the definitions for:

WHITE GOODS. “White goods” shall mean large household items that contain CFCs (chlorofluorocarbons), switches containing mercury, and PCBs (polychlorinated biphenyls).

SECTION FOUR: Section 7-6-2 (DEFINITIONS) of the Glen Ellyn Village Code shall be amended as follows:

ELECTRONIC WASTE or E-waste: Electronic waste or e-waste shall be defined as the materials listed in the Compiled Statutes Section 415 ILCS 150/95.

LARGE HOUSEHOLD ITEM (OR BULK ITEM): “Large Household Item” (also “known as bulk item”) shall mean any discarded and unwanted large household appliances and furnishings, including, but not limited to: refrigerators, freezers, stoves, trash compactors, washers, dryers, dishwashers, furnaces, hot water heaters, air conditioners, humidifiers, dehumidifiers, microwaves, water softeners, televisions, pianos, organs, tables, chairs, mattresses, box springs, bookcases, sofas, and similar furniture.”

REAR DOOR: Rear door shall mean adjacent to or within ten feet of the rear of the residence.

RECYCLABLES or RECYCLABLE MATERIALS(S): “Recyclables” or “Recyclable Material(s)” shall mean at a minimum brown paper bags, corrugated boxes, frozen food packages,

magazines and catalogues, mixed paper, newspaper, paperboard, telephone books, wet strength carrier stock, aerosol cans, aluminum cans, aluminum foil, aseptic packaging and gable top containers, formed steel containers, glass bottles & jars; used motor oil; PET (#1) plastic containers; plastic six and twelve pack rings; HDPE; #2 plastic containers, #3 plastic bottles, #4 plastic containers; #5 plastic food containers; #6 plastics (except foamed polystyrene); steel cans; steel paint cans and lids, in addition to any other items which become acceptable at material processing facilities.

SECTION FIVE: Section 7-6-3(F) of the Glen Ellyn Village Code is hereby amended as follows:

- (F) Special Haul Service For The Village: The contractor, as provided for in subsection (C) of this section, will furnish refuse trucks and drivers for special ("natural disaster") cleanup activities on the following basis:

8/1/2024 through 7/31/2025 for \$225 per occurrence (2-man truck)

SECTION SIX: Section 7-6-4(A) of the Glen Ellyn Village Code is hereby deleted in its entirety and replaced with the following:

- (A) Residential Collections: Effective August 01, 2024 the fees to be charged for residential solid waste collection and disposal services shall be as follows:

<u>Monthly Refuse Collection Program</u>	<u>Monthly Base Rate</u>
Curbside collection of one Village provided 35-gallon wheeled cart	\$16.12
Curbside collection of one Village provided 65-gallon wheeled cart	\$19.12
Curbside collection of one Village provided 95-gallon wheeled cart	\$20.12
Senior rate for curbside collection of one Village provided 35-gallon wheeled cart	\$12.62
Rear door collection of one Village provided 35-gallon wheeled cart	\$76.12
Rear door collection of one Village provided 65-gallon wheeled cart	\$79.12
Rear door collection of one Village provided 95-gallon wheeled cart	\$80.12

Senior rate for rear door collection of one Village provided 35-gallon wheeled cart	\$21.42
Curbside compost collection of one Village provided 35 gallon wheeled cart	\$13.00
Curbside compost collection of one Village provided 65 gallon wheeled cart	\$15.11
Curbside Compost collection of one Village provided 95 gallon wheeled cart	\$18.81
<u>Monthly Supplemental Rate:</u> In addition to the base rate, each account will also be charged a monthly fee for branch and brush collection, biannual clean sweep, toter replacement, account/billing administration, and cash reserves for future storm clean up events, and any applicable recycling credit.	\$3.60

Individual Sticker Prices

Refuse Sticker	\$3.25
Yard waste	\$3.25
Leaf Sticker	\$1.57
Large household items under 50 lbs. (non-electronics)	One (1) Refuse Sticker
Large household item over 50 lbs.	Size dependent fee
Cart exchange fee	\$25 per cart

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

PASSED by the Village President and Board of Trustees of the Village of Glen Ellyn, Illinois, this _____ day of _____, 20_____.

	Ayes		Nays		Absent
Fasules					
Gould					
Thompson					
Kalinich					
Simon					
Christiansen					
Senak (in event of a tie)					

APPROVED by the Village President of the Village of Glen Ellyn, Illinois, this _____
day of _____, 20_____.

Village President of the
Village of Glen Ellyn, Illinois

ATTEST:

Village Clerk of the
Village of Glen Ellyn, Illinois

(Published in pamphlet form and posted on the _____ day of _____, 20_____.)

Residential Solid Waste Collection and Recycling Services RFP Evaluation									
	Flood Brothers	Year 1	Year 5	Increase Schedule		Groot	Year 1	Year 5	Increase Schedule
	3-Day Collection	Projected Costs	Projected Costs			Single-day Collection	Projected Costs	Projected Costs	
Refuse, Recycling, Compost									<i>*Alternate of 2% increase of current year</i>
35 gallon regular curbside service	\$ 19.35	\$ 36,068.40	\$ 40,206.48			\$ 16.12	\$ 30,047.68	\$ 35,155.04	
65 gallon regular curbside service	\$ 23.00	\$ 75,739.00	\$ 84,432.52			\$ 19.12	\$ 62,962.16	\$ 73,664.41	
95 gallon regular curbside service	\$ 26.50	\$ 38,531.00	\$ 42,951.16	3% annual increase		\$ 20.12	\$ 29,254.48	\$ 34,227.16	~4% annual increase
		\$ -							
35 gallon regular rear door service	\$ 37.85	\$ 113.55	\$ 120.21			\$ 76.12	\$ 228.36	\$ 236.58	
65 gallon regular rear door service	\$ 41.50	\$ 249.00	\$ 264.84			\$ 79.12	\$ 474.72	\$ 494.22	
95 gallon regular rear door service	\$ 45.00	\$ 90.00	\$ 96.08	No increase noted		\$ 80.12	\$ 160.24	\$ 167.08	5% annual increase
		\$ -							
35 gallon senior curbside service	\$ 16.00	\$ 16,448.00	\$ 18,329.24	No increase noted		\$ 12.62	\$ 12,973.36	\$ 15,173.28	
35 gallon senior rear door service	\$ 34.50	\$ 655.50	\$ 690.27	No increase noted		\$ 72.62	\$ 1,379.78	\$ 1,420.44	~4% annual increase
		\$ -							
35 gallon compost curbside	\$ 14.50	\$ 3,451.00	\$ 3,846.08			\$ 13.00	\$ 3,094.00	\$ 3,617.60	
65 gallon compost curbside	\$ 17.50	\$ 2,817.50	\$ 3,141.11			\$ 15.11	\$ 2,432.71	\$ 2,844.87	
95 gallon compost curbside	\$ 20.20	\$ 1,171.60	\$ 1,305.58			\$ 18.81	\$ 1,090.98	\$ 1,276.00	
TOTAL		<u>\$ 175,334.55</u>	<u>\$ 195,383.57</u>	3% annual increase			<u>\$ 144,098.47</u>	<u>\$ 168,276.68</u>	~4% annual increase

Current Rates (Groot)		
Cost per Unit	# of units	Total
\$ 14.03	1864	\$ 26,151.92
\$ 18.54	3293	\$ 61,052.22
\$ 21.18	1454	\$ 30,795.72
\$ 23.80	3	\$ 71.40
\$ 31.57	6	\$ 189.42
\$ 31.57	2	\$ 63.14
\$ 12.62	1028	\$ 12,973.36
\$ 21.42	19	\$ 406.98
\$ 13.00	238	\$ 3,094.00
\$ 15.11	161	\$ 2,432.71
\$ 18.81	58	\$ 1,090.98
		\$ 138,321.85
Total Refuse & Recycling Units		
7669		
Total Current Costs (Ref, Rec, Comp)		
\$ 138,321.85		

Alternates and Pricing		
	Groot	Notes/Recommendation
Alternate 1-Varied Collection Sched	No quote	-
Alternate 2-Twelve month Village wide compost	No quote, but willing to discuss	-
Alternate 3-Unlimited Refuse Collection Event	\$225 per ton	*Negotiate rate
Alternate 4-RFID "Pay as you throw"	No quote	-
Alternate 5A-Rear door collection	\$60.00 per month in addition to collection rate	*Negotiate senior rate
Alternate 5B-Ewaste collection	16.25 per item	-
Alternate 5C-Hazardous Waste	No quote	-
Alternate 6-Turn key billing	Adds .97 per month per home	*Point of discussion
Alternate 7-Village Links/Reserve 22	4% increase of current rates	

Stickers			
Groot	Cost	Increase Schedule	Current Sticker Rates
Stickers, refuse	\$ 3.25	4% annual increase	\$ 3.09
Stickers, landscape and waste	\$ 3.25	4% annual increase	\$ 3.09
Large items	Items under 50 need 1 sticker; large items size dependent		
Emergency debris collection, 2man truck	\$225 per occurrence	4% annual increase	
Cart exchange fee	\$25 per cart	Remains same every yr	
Leaf Stickers	\$ 1.57	(50% of yard wast sticker)	\$ 1.86

Scope of Services	
Criteria	Groot
Day of Collection-Monday	Single day collection
Village managed collection	Per RFP
Hours/Standards of collection	Per RFP
Holidays	Per RFP
Missed pick/ups complaints	Confirmed, page 112.
Collection from Village facilities	Per RFP
Special pick ups	Per RFP
Special event pick ups	Per RFP
Holiday greens	Per RFP
Right of way collection	Per RFP
Report cards	Provided
Data collection/reporting to Village	Per RFP
Office and Point of Contact	Per RFP
Vehicles	Per RFP, CNG
Public information program	?-*Included Village newsletter
Decals	Not included
Transition	Per RFP
Change in service/amendments	Yes
Strikes	Deviation noted, requested to be added to contract
Billing process	In arrears

Groot Alternate Pricing Proposal

	Groot		Year 1		Year 5
	Single Day Coll.		Projected Costs		Projected Costs
Refuse, Recycling, Compost					
35 gallon regular curbside service	\$	14.31	\$	26,673.84	\$ 17.40 \$ 32,433.60
65 gallon regular curbside service	\$	18.91	\$	62,270.63	\$ 22.98 \$ 75,673.14
95 gallon regular curbside service	\$	21.60	\$	31,406.40	\$ 26.25 \$ 38,167.50
35 gallon regular rear door service	\$	74.31	\$	222.93	\$ 77.40 \$ 232.20
65 gallon regular rear door service	\$	78.91	\$	473.46	\$ 82.98 \$ 497.88
95 gallon regular rear door service	\$	81.60	\$	163.20	\$ 86.25 \$ 172.50
35 gallon senior curbside service	\$	12.87	\$	13,230.36	\$ 15.65 \$ 16,088.20
35 gallon senior rear door service	\$	72.81	\$	1,383.39	\$ 75.65 \$ 1,437.35
35 gallon compost curbside	\$	13.26	\$	3,155.88	\$ 16.12 \$ 3,836.56
65 gallon compost curbside	\$	15.41	\$	2,481.01	\$ 18.73 \$ 3,015.53
95 gallon compost curbside	\$	19.19	\$	1,113.02	\$ 23.33 \$ 1,353.14
TOTAL			\$	142,574.12	\$ 195,383.57

Comparison to Groot Base Pricing

Base Pricing Year 1	Base Pricing Year 5
\$ 144,098.47	168,276.68
1.06%	14.90%

Current Rates (Groot)		
Cost per Unit	# of units	Total
\$ 14.03	1864	\$ 26,151.92
\$ 18.54	3293	\$ 61,052.22
\$ 21.18	1454	\$ 30,795.72
\$ 23.80	3	\$ 71.40
\$ 31.57	6	\$ 189.42
\$ 31.57	2	\$ 63.14
\$ 12.62	1028	\$ 12,973.36
\$ 21.42	19	\$ 406.98
\$ 13.00	238	\$ 3,094.00
\$ 15.11	161	\$ 2,432.71
\$ 18.81	58	\$ 1,090.98
		\$ 138,321.85
Total Refuse & Recycling Units		
7669		
Total Current Costs (Ref, Rec, Comp)		
\$ 138,321.85		

Monthly Refuse Rates - Effective on the August 1, 2024 Village Services Bill

Service	Monthly Rates	Monthly Supplemental Rates					Total Monthly Rate	Total Monthly Rate	Additional Monthly Cost	Additional Annual Cost	% Change
	2024	Branch/B rush	Toter	Admin.	Clean Sweep	Subtotal	2024	2023			
35 gallon curb	\$16.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$19.72	\$17.61	\$2.11	\$25.32	12.0%
65 gallon curb	\$19.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$22.72	\$22.12	\$0.60	\$7.20	2.7%
95 gallon curb	\$20.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$23.72	\$24.76	(\$1.04)	(\$12.48)	-4.2%
35 gallon rear	\$76.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$79.72	\$27.38	\$52.34	\$628.08	191.2%
65 gallon rear	\$79.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$82.72	\$35.15	\$47.57	\$570.84	135.3%
95 gallon rear	\$80.12	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$83.72	\$35.15	\$48.57	\$582.84	138.2%
35 gallon curb senior	\$12.62	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$16.22	\$16.20	\$0.02	\$0.24	0.1%
35 gallon rear senior	\$21.42	\$ 1.61	\$ 0.33	\$ 1.16	\$ 0.50	\$ 3.60	\$25.02	\$25.00	\$0.02	\$0.24	0.1%
35 gal. compost	\$13.00	\$ -	\$ -	\$ -	\$ -	\$ -	\$13.00	\$13.00	\$0.00	\$0.00	0.0%
65 gal. compost	\$15.11	\$ -	\$ -	\$ -	\$ -	\$ -	\$15.11	\$15.11	\$0.00	\$0.00	0.0%
95 gal. compost	\$18.81	\$ -	\$ -	\$ -	\$ -	\$ -	\$18.81	\$18.81	\$0.00	\$0.00	0.0%

Ancillary Rates - August 1, 2024

Solid Waste Sticker	\$3.25
Yard Waste Sticker	\$3.25
Leaf Sticker	\$1.57
Cart Exchange	\$25.00