

MEETING NOTICE

NOTICE IS HEREBY GIVEN that the Special Meeting of the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois will be held on Tuesday, June 7, 2022, beginning at 6:15 PM in the Council Chambers at the Village Hall of Tinley Park, 16250 South Oak Park Avenue, Tinley Park, Illinois.

6:15 PM CALL TO ORDER

 PLEDGE OF ALLEGIANCE

 ROLL CALL

ITEM #1

SUBJECT: CONSIDER APPROVAL OF AGENDA

ACTION: Discussion - **Consider approval of agenda as written or amended.**

COMMENTS: _____

ITEM #2

SUBJECT: CONSIDER APPROVAL OF MINUTES OF THE REGULAR
VILLAGE BOARD MEETING HELD ON MAY 17, 2022.

ACTION: Discussion: **Consider approval of minutes as written or amended.**

COMMENTS: _____

ITEM #3

SUBJECT: CONSIDER A PROCLAMATION RECOGNIZING THE ILLINOIS AIR AND
ARMY NATIONAL GUARD FOR THEIR CONTRIBUTIONS TO THE
FIRST COVID – 19 MASS VACCINATION SITE AT THE TINLEY PARK
CONVENTION CENTER - **President Glotz**

ACTION: Discussion: The Village of Tinley Park hosted the first mass vaccination site in
the State of Illinois at the Tinley Park Convention Center. The Illinois National
Guard set up, manned and operated this vaccination site in partnership with the
Village of Tinley Park, the Tinley Park Police and Fire Departments and the
Tinley Park Emergency Management Agency. **Consider a proclamation
recognizing the Illinois Air and Army National Guard for their
contributions to the first COVID-19 mass vaccination site at the Tinley
Park Convention Center.**

COMMENTS: _____

ITEM #4

SUBJECT: RECEIVE PRESENTATIONS OF THE TINLEY PARK BUSINESS SPOTLIGHT-POPUS GOURMET POPCORN AND AURELIO'S PIZZA -
President Glotz and Clerk O'Connor

ACTION: Discussion:

1. Popus Gourmet Popcorn's new Tinley Park location at 6741 South Street offers several flavors popped to order, including Kickin' Jalapeno, Sriracha, Birthday, and Barbecue in addition to their award-winning Caramel flavor, which is popped every 10 minutes every day in 100% coconut oil. We are pleased to welcome Walter Dean of Popus Gourmet Popcorn.
2. Aurelio's Pizza is Chicagoland's first and the nation's fifth established pizza chain. The very first Aurelio's restaurant opened on Ridge Road in Homewood, IL as the pride and joy of Joseph A. Aurelio, Jr., in 1959. The Tinley Park location boasts newly-renovated dining and party rooms, a full menu, and catering options in addition to its famous pizza. Please join me in welcoming Tom Gangas, owner of Aurelio's Pizza.

COMMENTS: _____

ITEM #5

SUBJECT: RECEIVE PRESENTATION OF THE RETA L. BRUDD MEMORIAL SCHOLARSHIPS - **President Glotz**

ACTION: Discussion: The Reta Brudd Scholarship program awards four \$1,000 scholarships to graduating seniors residing in Tinley Park with plans to attend a higher education institution in the fall. In addition to academic achievement, a substantial consideration in selecting winners is how much community service the students have performed.

This scholarship program is named in honor of Reta Brudd, who served as a commissioner for 46 years until her passing in April 2019. She contributed more than 20,000 hours of volunteer work and received many recognitions and awards, including a Life Achievement Award from the Tinley Park Chamber of Commerce.

This year's sponsorships have been generously donated by NuWay Disposal, Peterson Johnson and Murray, Robinson Engineering, and Christopher Burke Engineering.

I'd like to introduce Commissioner Garrett Gray who will publicly recognize this year's scholarship recipients. **No Action Required.**

COMMENTS: _____

ITEM #6

SUBJECT:

CONSIDER APPROVAL OF THE FOLLOWING CONSENT
AGENDA ITEMS:

- A. CONSIDER APPROVING THE ILLINOIS ENVIRONMENTAL PROTECTION AGENCY (IEPA) MS4 PROGRAM UPDATE
- B. CONSIDER ADOPTING RESOLUTION 2022-R-053 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND SEWER ASSESSMENT SERVICES FOR SMOKE/DYE TESTING AND MANHOLE INSPECTIONS IN THE AMOUNT OF \$69,309.35
- C. CONSIDER ADOPTING RESOLUTION 2022-R-057 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND TOTAL AUTOMATION CONCEPTS FOR BUILDING AUTOMATION SYSTEMS ANNUAL MAINTENANCE AND INSPECTION OF ALL VILLAGE FACILITIES IN THE AMOUNT OF \$38,016.
- D. CONSIDER ADOPTING RESOLUTION 2022-R-058 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MURPHY & MILLER, INC. FOR HEATING, VENTILATION AND AIR CONDITIONING (HVAC) ANNUAL MAINTENANCE AND INSPECTION OF ALL VILLAGE FACILITIES IN THE AMOUNT OF \$24,714.
- E. CONSIDER ADOPTING RESOLUTION 2022-R-059 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND METRO POWER FOR EMERGENCY BACK-UP GENERATORS ANNUAL MAINTENANCE AND INSPECTION OF ALL VILLAGE FACILITIES IN THE AMOUNT OF \$22,600.
- F. CONSIDER ADOPTING RESOLUTION 2022-R-067 AUTHORIZING AN AMENDMENT TO THE GEOGRAPHIC INFORMATION SYSTEM (GIS) CONSORTIUM CONTRACT BY AND BETWEEN THE VILLAGE OF TINLEY PARK AND MUNICIPAL GIS PARTNERS, INCORPORATED.
- G. REQUEST FROM INGALLS DEVELOPMENT FOUNDATION, ONE INGALLS DRIVE, HARVEY, ILLINOIS TO CONDUCT A RAFFLE SATURDAY, JUNE 25, 2022, WITH THE MAXIMUM VALUE OF THE PRIZE NOT TO EXCEED \$5,000. WINNERS WILL BE DRAWN AT THE TINLEY PARK CONVENTION CENTER, 18451 CONVENTION CENTER DRIVE ON JUNE 25, 2022.

- H. CONSIDER PAYMENT OF OUTSTANDING BILLS IN THE AMOUNT OF \$1,638,669.95 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED MAY 20, MAY 27, AND JUNE 3, 2022.

ACTION: Discussion: **Consider approval of consent agenda items.**

COMMENTS: _____

ITEM #7

SUBJECT: CONSIDER APPOINTING DEL GALDO LAW GROUP AS SPECIAL COUNSEL - **President Glotz**

ACTION: Discussion: The appointment of DelGaldo Law Group as Special Counsel would authorize the Village to utilize their services on an as-needed basis. **Consider appointing Del Galdo Law Group as Special Counsel.**

COMMENTS: _____

ITEM #8

SUBJECT: CONSIDER ADOPTING ORDINANCE NUMBER 2022-O-041 AMENDING TITLE XI, CHAPTER 112, SECTION 112.22 OF THE TINLEY PARK MUNICIPAL CODE-- ADDITION OF ONE (1) CLASS S LIQUOR/VIDEO LICENSE (FLIPSIDE BREWING, 7144 183rd STREET) - **President Glotz**

ACTION: Discussion: The proposed Ordinance would increase the number of Class S Liquor Licenses by one (1). Upon completion of renovations at 7144 183rd Street, the applicant will operate a brew pub with a specialty food menu and serve cider, cocktails, and wine in addition to several styles of craft beer brewed on-site. This item was discussed at the Committee of the Whole held prior to this meeting. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #9

SUBJECT: CONSIDER ADOPTING ORDINANCE NUMBER 2022-O-042 AMENDING TITLE XI, CHAPTER 112, SECTION 22 OF THE TINLEY PARK MUNICIPAL CODE-- REDUCTION OF ONE (1) CLASS AV-1 LIQUOR LICENSE - **President Glotz**

ACTION: Discussion: Due to the recent closure of Durbins Restaurant and Lounge (formerly located at 17265 S. Oak Park Avenue), a reduction of one Class AV-1 license is proposed. This item was discussed at the Committee of the Whole held prior to this meeting. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #10

SUBJECT: CONSIDER ADOPTING ORDINANCE 2022-O-035 GRANTING A VARIATION TO PERMIT A CORNER FENCE IN A SECONDARY FRONT YARD FOR PROPERTY LOCATED AT 7501 HANOVER DRIVE - **Trustee Mueller**

ACTION: Discussion: The Petitioner, Eric Schmidt, is seeking a Variation from the Zoning Ordinance to permit a 6-foot-high privacy-style fence to encroach ten feet (10') into the required secondary front yard of their property located in the R-3 (Single-Family Residential) zoning district.

The Plan Commission held a Public Hearing on May 5, 2022, and voted 3-4 recommending denial of the requested Variation in accordance with plans and findings of fact in the Staff Report. The Village Board held a first reading on of this item on May 17, 2022. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #11

SUBJECT: CONSIDER ADOPTING ORDINANCE 2022-O-038 GRANTING VARIATIONS TO PERMIT A PATIO AND FENCE IN A SECONDARY FRONT YARD FOR PROPERTY LOCATED AT 7240 174th PLACE -
Trustee Mueller

ACTION: Discussion: The Petitioner, Jim Stulga, is seeking Variations from the Zoning Ordinance to permit an existing 682 square foot patio and a 5-foot high open-style fence to encroach 25 feet into the required secondary front yard of their property located in the R-4 (Single-Family Residential) zoning district.

The Plan Commission held a Public Hearing on May 5, 2022 and voted 6-1 on an alternative motion with the condition. The “no” vote on the original motion and the alternative were different commissioners who had each preferred either the less restrictive motion allowing the fence and patio as-is or more restrictive motion with the condition.

The Village Board held a first reading on this item at the May 17, 2022 meeting and voiced support for the alternative vote by Plan Commission. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #12

SUBJECT: CONSIDER ADOPTING RESOLUTION 2022-R-054 A RESOLUTION TO JOIN THE SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY AND APPOINT A LOCAL GOVERNMENT DIRECTOR -
Trustee Mueller

ACTION: Discussion: This Resolution will declare The Village of Tinley Park's membership with the South Suburban Land Bank and Development Authority. The Economic Commercial Commission voted 5-0 at the May 09, 2022, meeting to recommend the Village Board support the adoption of the Intergovernmental Agreements necessary to re-establish membership and appoint the Community Development Director as the Village representative to the organization. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #13

SUBJECT: CONSIDER ADOPTING RESOLUTION 2022-R-055 AUTHORIZING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND THE SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY - **Trustee Mueller**

ACTION: Discussion: The Economic Commercial Commission voted 5-0 at the May 09, 2022, meeting to recommend the Village Board support the adoption of the IGAs necessary to re-establish membership and appoint the Community Development Director as the village representative to the organization. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #14

SUBJECT: CONSIDER ADOPTING RESOLUTION 2022-R-056 APPROVING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE SOUTH SUBURBAN LAND BANK AUTHORITY AND THE VILLAGE OF TINLEY PARK FOR THE ACQUISITION OF CERTAIN PROPERTIES THROUGH ABANDONMENT PROCEEDINGS - **Trustee Mueller**

ACTION: Discussion: The Economic Commercial Commission voted 5-0 at the May 09, 2022, meeting to recommend the Village Board support the adoption of the Intergovernmental Agreements necessary to re-establish membership and appoint the Community Development Director as the village representative to the organization. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #15

SUBJECT: CONSIDER ORDINANCE NUMBER 2022-O-040 AMENDING THE VILLAGE OF TINLEY PARK ZONING ORDINANCE PERTAINING TO ACCESSORY STRUCTURES, DRIVEWAYS, AND THE TRANSFER OF REGULATIONS FROM THE BUILDING CODE - **Trustee Mueller**

ACTION: Discussion: Plan Commission held a workshop on April 21, 2022, and a Public Hearing on May 19, 2022, and the Commissioners voted 5-0 to recommend the text amendments to the Village Board. **This ordinance is eligible for first reading.**

COMMENTS: _____

ITEM #16

SUBJECT: CONSIDER ADOPTING ORDINANCE NUMBER 2022-O-043 GRANTING A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE NORTHSTAR BUSINESS CENTER PUD FOR THE ATLAS PUTTY REDEVELOPMENT AT 8301 185TH STREET - **Trustee Mueller**

ACTION: Discussion: The Plan Commission held a Public Hearing on May 19, 2022, and voted 4-0 to recommend approval of the Special Use to allow demolition of an existing structure and reconfiguration of the existing lots that will permit construction of a new 87,267 sq. ft. warehouse building. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #17

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-060 APPROVING AND ACCEPTING THE ATLAS PUTTY FINAL PLAT OF SUBDIVISION AT 8301 185TH STREET - **Trustee Mueller**

ACTION: Discussion: The Plan Commission reviewed the Final Plat on May 19, 2022, and voted 4-0 to recommend approval with the conditions listed in the Staff Report. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #18

SUBJECT: CONSIDER ADOPTING ORDINANCE NUMBER 2022-O-044 GRANTING A MASONRY VARIATION FOR CERTAIN PROPERTY LOCATED AT 9260 PLEASANT AVENUE - **Trustee Mueller**

ACTION: Discussion: The Plan Commission held a Public Hearing on May 19, 2022, and voted 5-0 recommending approval of the Variation to permit a new single-family home to be constructed with only partial first floor masonry. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #19

SUBJECT: CONSIDER APPOINTING WALSH LAW GROUP, P.C. FOR LEGAL SERVICES – **President Glotz**

ACTION: Discussion: The approval of Walsh Law Group, P.C.'s Engagement Letter would authorize the Village to utilize their services as required. **Consider appointing Walsh Law Group, P.C. for legal services.**

COMMENTS: _____

ITEM #20

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-068 APPROVING THE PUBLIC WORKS FLEET VEHICLE PURCHASE LIST - **Trustee Mahoney**

ACTION: Discussion: Approve the Public Works fleet vehicle purchase list that includes various vehicles with a purchase amount exceeding \$20,000 for each vehicle. All vehicles will be purchased through our standing cooperative purchasing agreements. Funding is budgeted and available in the approved Fiscal Year 2023 Budget; Capital Fund.

Consider approving the Public Works fleet vehicle purchase list in the estimated cost of \$2,858,000. This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #21

SUBJECT: CONSIDER ADOPTING ORDINANCE NUMBER 2022-O-047 APPROVING THE DISPOSAL OF SURPLUS PERSONAL PROPERTY OWNED BY THE VILLAGE OF TINLEY PARK – (PUBLIC WORKS FLEET VEHICLE/EQUIPMENT) - **Trustee Mahoney**

ACTION: Discussion: Approve the Public Works fleet vehicle/equipment list for disposal which includes various items valued over \$1,000. The Village uses multiple methods to achieve the highest amount of compensation for its surplus vehicles or equipment. Most items will be sold through Public Auctions or through salvage and recycling companies.

Consider approving the Public Works fleet vehicle/equipment list for disposal. This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Ordinance is eligible for adoption.**

COMMENTS: _____

ITEM #22

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-061
APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND SKC CONSTRUCTION INC. FOR 2022 PAVEMENT CRACK
FILL PROGRAM - **Trustee Mahoney**

ACTION: Discussion: The 2022 Pavement Crack Fill Program consists of cleaning and filling transverse and longitudinal joints and cracks in existing bituminous flexible pavement with fiber modified asphalt cement. Staff has used this maintenance technique to extend the pavement life and save money on asphalt resurfacing. One (1) bid was received and publicly read on May 25, 2022; the lowest responsible bidder is SKC Construction Inc. in the amount of \$168,000.

Consider awarding a contract to SKC Construction Inc. in the amount of \$168,000 plus \$17,000 contingency amount. Total contract amount not to exceed \$185,000. This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #23

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-062
APPROVING THE FISCAL YEAR 2023 PAVEMENT MANAGEMENT
PROGRAM (PMP) RESURFACING PROGRAM-MOTOR FUEL TAX (MFT)
- **Trustee Mahoney**

ACTION: Discussion: The Village budgeted \$3.8 million for the FY2023 program, including the engineering fees, and the project is intended to be funded with MFT and Rebuild Illinois Capital Grant funds.

In accordance with Illinois Compiled Statutes and IDOT procedures, an adoption of a resolution declaring the intent and appropriation of MFT funds is required for the Fiscal Year 2023 PMP Resurfacing Program.

Consider approving a resolution for the FY2023 Pavement Management Program (PMP) Resurfacing Program-Motor Fuel Tax (MFT). This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #24

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-063
APPROVING THE FISCAL YEAR 2023 PAVEMENT MANAGEMENT
PROGRAM (PMP) RESURFACING PROGRAM-REBUILD ILLINOIS -
Trustee Mahoney

ACTION: Discussion: The PMP Resurfacing Program is an annual program that the Village budgeted \$3.8 million for the Fiscal Year 2023 program, including the engineering fees, and the project is intended to be funded with MFT and Rebuild Illinois Capital Grant funds.

The funds are deposited into the Village's MFT accounts and follow the MFT procedures.

Consider approving a resolution for REBUILD ILLINOIS funds to be allocated to the Fiscal Year 2023 PMP Resurfacing Program, a resolution for Improvement by Municipality under the Illinois Highway Code.

This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #25

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-064
APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND IROQUOIS PAVING CORPORATION FOR THE FISCAL
YEAR 2023 PMP RESURFACING PROGRAM-CONTRACT AWARD -
Trustee Mahoney

ACTION: Discussion: The PMP Resurfacing Program had (5) five bids that were received and publicly read on May 26, 2022. The lowest responsible bidder was Iroquois Paving Corporation in the amount of \$3,454,641.53 based on the low adjusted bid amount (change order #1). Consider awarding a contract to Iroquois Paving Corporation in the amount of \$3,454,641.53. This item was discussed at the Committee of the Whole meeting held previous to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #26

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-065 APPROVING A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND ROBINSON ENGINEERING, LTD. FOR THE FISCAL YEAR 2023 PMP RESURFACING PROGRAM-ENGINEERING AGREEMENT - **Trustee Mahoney**

ACTION: Discussion: The PMP Resurfacing Program requires a Professional Services Agreement between the Village and Robinson Engineering, Ltd. that includes the design engineering and construction services for the project. Consider approving the Professional Services Agreement between the Village of Tinley Park and Robinson Engineering, Ltd. in the amount of \$369,358.47. This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #27

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-066 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND P.T. FERRO CONSTRUCTION FOR THE 174TH STREET WATER MAIN AND ROADWAY IMPROVEMENTS - **Trustee Mahoney**

ACTION: Discussion: This project consists of replacing water main, valves, and fire hydrants on 174th St., 66th Ct. and 173rd Pl. Roadway changes to 174th St. at 66th Ct. to improve the intersection alignment will also take place. The installation of street lighting infrastructure was included in this project as an alternate bid, which includes new light poles throughout the project limits. Consider awarding a contract to P.T. Ferro Construction in the amount of \$1,654,374.20. This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #28

SUBJECT: CONSIDER ADOPTING RESOLUTION NUMBER 2022-R-069 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND CHRISTY WEBBER LANDSCAPES FOR FY2023 LANDSCAPE BED MAINTENANCE - **Trustee Mahoney**

ACTION: Discussion: This requested service contract is for a qualified contractor to provide maintenance to the Villages' 5.6 acres of landscape beds throughout Tinley Park. Consider awarding a contract to Christy Webber Landscapes in the amount of \$159,797.75. Consider awarding a contract to Christy Webber Landscapes in the amount of \$159,797.75.

This item was discussed at the Committee of the Whole meeting held prior to this meeting. **This Resolution is eligible for adoption.**

COMMENTS: _____

ITEM #29

SUBJECT: RECEIVE COMMENTS FROM STAFF -

COMMENTS: _____

ITEM #30

SUBJECT: RECEIVE COMMENTS FROM THE BOARD -

COMMENTS: _____

ITEM #31

SUBJECT: RECEIVE COMMENTS FROM THE PUBLIC -

COMMENTS: _____

ITEM #32

SUBJECT: ADJOURN TO EXECUTIVE SESSION TO DISCUSS:

- A. THE APPOINTMENT, EMPLOYMENT, COMPENSATION, DISCIPLINE, PERFORMANCE, OR DISMISSAL OF SPECIFIC EMPLOYEES OF THE PUBLIC BODY OR LEGAL COUNSEL FOR THE PUBLIC BODY, INCLUDING HEARING TESTIMONY ON A COMPLAINT LODGED AGAINST AN EMPLOYEE OF THE PUBLIC BODY OR AGAINST LEGAL COUNSEL FOR THE PUBLIC BODY TO DETERMINE ITS VALIDITY.
- B. COLLECTIVE NEGOTIATING MATTERS BETWEEN THE PUBLIC BODY AND ITS EMPLOYEES OR THEIR REPRESENTATIVES, OR DELIBERATIONS CONCERNING SALARY SCHEDULES FOR ONE OR MORE CLASSES OF EMPLOYEES.

ADJOURNMENT

**MINUTES OF THE REGULAR BOARD MEETING OF THE TRUSTEES,
VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES,
ILLINOIS, HELD MAY 17, 2022**

The regular meeting of the Board of Trustees, Village of Tinley Park, Illinois, was held in the Council Chambers located in the Village Hall of Tinley Park, 16250 Oak Park Avenue, Tinley Park, IL on May 17, 2022. President Glotz called this meeting to order at 6:32 p.m.

At this time President Glotz led the Board and audience in the Pledge of Allegiance.

Clerk O'Connor called the roll. Present and responding to roll call were the following:

Village President:	Michael W. Glotz
Village Clerk:	Nancy O'Connor
Trustees:	William A. Brennan Diane M. Galante (Departed 8:03 p.m.) Dennis P. Mahoney Michael G. Mueller Colleen M. Sullivan
Absent:	William P. Brady
Also Present:	
Village Manager:	Patrick Carr
Village Attorney:	Paul O'Grady

Motion was made by Trustee Brennan, seconded by Trustee Mahoney to approve the agenda with the removal of Item #11, CONSIDER APPOINTMENT OF KRISTEN FULLA TO THE POSITION OF 911 DISPATCHER. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Mahoney to approve and place on file the minutes of the Special Village Board Meeting held on May 3, 2022. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Sullivan to adopt and place on file **RESOLUTION 2022-R-044 RECOGNIZING BECKY NICHOLS FOR HER EFFORTS IN STARTING AND MANAGING THE TINLEY PARK FARMERS MARKET**. Consider recognizing and extending appreciation to Becky Nichols for her many contributions to Tinley Park through the creation of and management of the Tinley Park Farmers Market. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mahoney, seconded by Trustee Mueller to adopt and place on file **RESOLUTION 2022-R-048 DESIGNATING MAY 15TH THROUGH MAY 21ST AS NATIONAL PUBLIC WORKS WEEK IN THE VILLAGE OF TINLEY PARK**. Public Works professionals focus on infrastructure, facilities, and services that are of vital importance to our community and an integral part of

our residents' everyday lives. The American Public Works Association has celebrated the annual National Public Works Week since 1960, and we in the Village of Tinley Park encourage all citizens and civic organizations to recognize the substantial contributions Public Works personnel make to protect our health, safety, and quality of life.

Consider designating May 15th through May 21st, 2022, as National Public Works Week in the Village of Tinley Park.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Sullivan, to adopt and place on file **RESOLUTION 2022-R-051 RECOGNIZING THE STATE FARM INSURANCE COMPANY'S 100TH ANNIVERSARY CELEBRATION**. Consider recognizing State Farm Insurance Company's 100th Anniversary Celebration.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

At this time President Glotz and Clerk O'Connor presented the Tinley Park Business Spotlight.

- TK Insurance
- United Cerebral Palsy Seguin Foundation, 7550 183rd Street

Motion was made by Trustee Mueller, seconded by Trustee Mahoney, to consider the following **BOARD COMMISSION LIAISON APPOINTMENTS FOR FISCAL YEAR 2023**:

<u>ADVISORY COMMISSION ON LABOR & DEVELOPMENT</u> Dennis Mahoney	<u>PLAN</u> Michael Mueller	<u>HISTORICAL DISTRICT</u> Diane Galante
<u>CIVIL SERVICE</u> William Brady	<u>POLICE PENSION BOARD</u> William Brennan	<u>CRIME PREVENTION</u> William Brennan
<u>ECONOMIC COMMERCIAL</u> Michael Mueller	<u>SENIOR SERVICES</u> William Brady	<u>DARE</u> William Brennan
<u>ENVIRONMENTAL</u> Dennis Mahoney	<u>SISTER CITIES</u> William Brady	<u>EMERGENCY TELEPHONE & SYSTEM BOARD</u> William Brennan, Board Liaison (Public Safety) Colleen Sullivan, Board Liaison (Finance) William (Admin & Legal)
<u>MARKETING</u> Michael Mueller	<u>VETERANS</u> Colleen Sullivan	

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Meeting of the Board of Trustees – Minutes**May 17, 2022**

3

Motion was made by Trustee Brennan, seconded by Trustee Sullivan, to appoint **THE FOLLOWING COMMISSION APPOINTMENTS FOR FISCAL YEAR 2023.**

New members are noted with an asterisk (*)

Civil Service

Martin Gainer, Chair
Andre Ashmore, Jr.
Jim Guth

Economic Commercial

Jay Walsh, Chair
Dennis Reidy
Dino Sanfilippo
Richard Osty
Christine Obbagy
Brian Potter
Chris Shoemaker
Adam Guldan
Daniel Fitzgerald

Emergency Telephone System Board (ETSB)

Trustee William Brennan
Trustee Colleen Sullivan
Trustee William Brady
Pat Carr
Matthew Walsh
Steve Klotz
John Urbanski
Lisa Kortum

Police Pension Board

Carl Lindokken – Trustee
Fred Mondt, Trustee
Timothy Ehlers – Trustee
John Chomiak - Trustee
Brad Bettenhausen (Ex Officio)

Senior Services

Robert Hayes, Chair
Vicki Hayes
Phyllis Groberski
Andy Ashmus
Samuel Avalos
Frank Williams
Celeste Figliulo
Theresa Flowers
Marisa Harrison*

Veterans

Doug Rasmussen (William), Chair
Norm Pestlin
Jim Hudik
Veterans Continued
Karen Tobola
Jimmy Hunter
Georges Sanon
Chris Hansley (AVMRA VFW Aux.)
Don Tomich (Marine Corp. League Rep.)
Robert Bullard (Submarine Rep.)
Denise Houdek
John Houdek
Ken Wrezzes (Associate)
John Maher (Associate)
Bruce Haffner (Associate)

William McNellis (Ex-Officio – Amer. Legion, Commander)
Fred Cagle (Ex-Officio – VFW, Commander)

Environmental Enhancement

Aireen Arellano, Chair
Jeffery Loftus
Brandon Wigboldy
Evan Vogt
Nicole Ryan
Donna Gillespie
Wesley Janicki
Meaghan Kern
Teagan Wigboldy
Roger Zylstra

Marketing

Daniel Fitzgerald, Chair
Al Siegers
Michael Sevier
Debbie Melchert
Julie Dekker
Jackie Bobbitt
Dennis Suglich
Jim Green
Kelly Oswald
Paul Yedwofski
Janet Czuchra (Associate)
Garrett Gray (Associate)
Courtney Rourke (Associate)
Jason Freeland (Associate)
Nick Halikias (Associate)
Carol Bradtke (Associate)

Plan

Garret Gray, Chair
Eduardo Mani
Jim Gaskill
Ken Shaw
Angela Gatto
Kurt Truxal
Plan Continued
Andrae Marak
Brian Tibbits*
Terry Hamilton*

Sister Cities

Patrick Rea, Chair
Lucas Hawley
Roxane Tyssen
Jim Muller
George Rohde
Sarah Krause
Michele Rons
Michael Roche
David Niemeyer
Julie Dekker (Associate)
Kurt Dekker (Associate)
Andrae Marak (Associate)

Meeting of the Board of Trustees – Minutes**May 17, 2022**

4

Advisory Commission on Labor and Development

Josh Weger, Chair
 Larry Nichols- Vice Chair
 Dan Ahern
 Mike Uylaki
 Mike Lafferty

Tom McGrath
 Frank DiGiovanni
 Mike Macellaio
 Henry Malinowski
 Tony Janowski

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Mueller, to appoint **APPOINTING BRETT OFTEDAHL TO THE POSITION OF FIRE INSPECTOR**. Brett joined the Tinley Park Fire Department in 2000 and since has served in numerous fire service positions including Engineer, Public Education Officer, and part-time Fire Inspector. He has worked full-time for the Wheeling Fire Department for over 20 years, holding the rank of Lieutenant for the last 11 years.

In addition to holding numerous fire certifications, Brett holds various fire memberships and has an Associate Degree in Applied Science. He also co-developed a fire safety curriculum for special needs students and enjoys educating the public. He has lived in Tinley Park for 40 years. President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Mahoney to appoint **KAREN SCHUTT TO THE POSITION OF ANIMAL CONTROL OFFICER**. Karen initially joined the Police Department in 2004 for 4 years and then returned in 2017 as a part-time Community Service Officer for Animal Control patrolling the Village of Tinley Park to locate, capture, and transport animals running at large and enforcing Village ordinances and other laws and regulations relating to animal control. She has worked with animals for nearly 25 years, is a Certified Veterinary Technician, and worked in an animal hospital for 2 years. She is involved with PAWS, fostering hundreds of animals over the years, and has previously served on their board for 5 years. It is recommended that Karen is promoted to the full-time position of Animal Control Officer.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Mahoney to consider approving the following Consent Agenda items:

- A. CONSIDER ADOPTING RESOLUTION 2022-R-045 CELEBRATING FATHER JAMES "JAY" FINNO ON THE 50TH ANNIVERSARY OF HIS ORDINATION TO THE PRIESTHOOD.
- B. CONSIDER ADOPTING RESOLUTION 2022-R-046 APPROVING A GROUND LEASE AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND STC TWO, LLC FOR 18301 RIDGELAND AVENUE, TINLEY PARK, ILLINOIS (250 SF).
- C. CONSIDER ADOPTING RESOLUTION 2022-R-047 APPROVING A GROUND LEASE AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND STC TWO, LLC (18301 RIDGELAND AVENUE, TINLEY PARK, ILLINOIS).
- D. CONSIDER ADOPTING ORDINANCE 2022-O-039 APPROVING THE THIRD AMENDMENT TO THE ECONOMIC INCENTIVE AGREEMENT BY AND BETWEEN THE VILLAGE OF TINLEY PARK COOK COUNTY, ILLINOIS, AND BANGING GAVEL PROPERTIES LLC. THE AMENDMENT WILL REMOVE THE TIME LIMITATION ON THE TEMPORARY OUTDOOR BEER GARDEN.

- E. CONSIDER PAYMENT OF OUTSTANDING BILLS IN THE AMOUNT OF \$3,364,017.57 AS LISTED ON THE VENDOR BOARD APPROVAL REPORTS DATED MAY 6 AND 13, 2022.

President Glotz asked if anyone from the Board would like to remove or discuss any items from the Consent Agenda. No items were removed or discussed. President Glotz asked if there were any comments from members of the public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Brennan to adopt and place on file **ORDINANCE 2022-O-025 AMENDING TITLE XI, CHAPTER 112, SECTION 112.22 OF THE TINLEY PARK MUNICIPAL CODE-- AN ORDINANCE DECREASING THE NUMBER OF CLASS "A" LIQUOR LICENSES THAT CAN BE ISSUED IN THE VILLAGE AND INCREASING THE NUMBER OF CLASS AV LIQUOR/VIDEO LICENSES THAT CAN BE ISSUED IN THE VILLAGE (HILLGROVE TAP, 9505 W. 171st STREET)**. The proposed Ordinance would decrease the number of Class A Liquor Licenses that can be issued in the Village by one (1) and increase the number of Class AV Liquor/Video Licenses that can be issued in the Village by one (1). Upon completion of renovations at 9505 W. 171st Street, the applicant will operate a full-service restaurant and bar. Video Gaming for Hillgrove Tap is permitted and the Board's requirements for a separate, 21+ section of the establishment have been met. This item was discussed at the Committee of the Whole meeting held prior to this meeting.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Mahoney, Mueller, Sullivan. Nays: Galante. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Brennan to adopt and place on file **ORDINANCE 2022-O-034 GRANTING VARIATIONS TO PERMIT A ONE-STORY BUILDING ADDITION FOR A CERTAIN PROPERTY LOCATED AT 17344 OAK PARK AVENUE**. The Petitioner, Paul Spass, is seeking Variations from the Zoning Ordinance to permit a one-story building addition that does not comply with the requirements of minimum building height, building materials, and architectural guidelines in the Downtown Core zoning district.

The Plan Commission held a Public Hearing on April 21, 2022, and voted 7-0 recommending approval of the Variations request in accordance with plans and findings of fact in the Staff Report.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Mahoney to adopt and place on file **RESOLUTION 2022-R-049 APPROVING AN AMENDED RIGHT-OF-WAY ENCROACHMENT AGREEMENT BETWEEN ELEVATED ENTERPRISES, LLC., AND THE VILLAGE OF TINLEY PARK FOR PROPERTY LOCATED AT 17344 OAK PARK AVENUE**. The approval of Resolution 2022-R-049 amends the original Resolution 2020-R-098 for an encroachment of 3.51' to 4.26' for a brick wall, stairs, and patio area on the Oak Park Avenue right-of-way for property located at 17344 Oak Park Avenue. The applicant is wishing to modify the existing patio of which this agreement reflects those modifications. The agreement shall terminate upon the damage or destruction of 50% or more of the replacement value of the building or other improvements which encroach the Village's right-of-way.

This item was discussed at the Committee of the Whole meeting earlier this evening.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Brennan to place on first read **ORDINANCE 2022-O-035 GRANTING A VARIATION TO PERMIT A CORNER FENCE IN A SECONDARY FRONT YARD FOR PROPERTY LOCATED AT 7501 HANOVER DRIVE**. The Petitioner, Eric Schmidt, is seeking a Variation from the Zoning Ordinance to permit a 6-foot high privacy-style fence to encroach ten feet (10') into the required secondary front yard of their property located in the R-3 (Single-Family Residential) zoning district.

The Plan Commission held a Public Hearing on May 5, 2022, and voted 3-4 recommended denial of the requested Variation in accordance with plans and findings of fact in the Staff Report.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Brennan to adopt and place on file **ORDINANCE 2022-O-036 GRANTING A SPECIAL USE FOR FINAL APPROVAL OF A PLANNED UNIT DEVELOPMENT AND FINAL PLAT OF SUBDIVISION FOR THE OAK RIDGE SUBDIVISION**. DR Horton, Inc - Midwest seeks a Special Use Permit for the Final Approval of the Oak Ridge Planned Unit Development and a Final PUD Plat of Subdivision. The approvals allow for residential development with 81 detached single-family homes, 162 attached single-family townhomes, and a 3-acre park in substantial compliance with the Preliminary approval granted on January 4, 2022.

The Plan Commission held a Public Hearing on May 5, 2022, and voted 7-0 to recommend approval of the Special Use and Final Plat in accordance with the listed plans, recommended conditions, PUD regulations, and Findings of Fact in the Staff Report.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Brennan to adopt and place on file **ORDINANCE 2022-O-037 GRANTING STEVEN NOVAK OF ANYTIME FITNESS A SPECIAL USE PERMIT FOR A COMMERCIAL INDOOR RECREATION USE GREATER THAN 3,500 SQUARE FEET IN FLOOR SPACE AT 17823 80TH AVENUE**. Steven Novak of Anytime Fitness requests a Special Use Permit to operate a fitness center in the B-1 (Neighborhood Shopping) zoning district.

The Plan Commission held a Public Hearing on May 5, 2022, and voted 7-0 to recommend approval of the Special Use in accordance with the listed plans and Findings of Fact in the Staff Report.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mueller, seconded by Trustee Mahoney to place on first reading **ORDINANCE 2022-O-038 GRANTING VARIATIONS TO PERMIT A PATIO AND FENCE IN A SECONDARY FRONT YARD FOR PROPERTY LOCATED AT 7240 174th PLACE.** The Petitioner, Jim Stulga, is seeking Variations from the Zoning Ordinance to permit an existing 682 square foot patio and a 5-foot high open-style fence to encroach 25 feet into the required secondary front yard of their property located in the R-4 (Single-Family Residential) zoning district.

The Plan Commission held a Public Hearing on May 5, 2022. They initially voted 6-1 to recommend approval of the fence Variation as requested and 4-3 for the patio request in accordance with plans and findings of fact in the Staff Report.

Upon further discussion, the Plan Commission also considered an alternative motion for the fence variation with a condition that if the patio were to be removed or need replacement, then the fence variation would be voided. The alternative motion would leave the patio non-conforming with no variation approval and would eventually require the patio and fence to come into compliance.

The Plan Commission voted 6-1 on the alternative motion with the condition. The “no” vote on the original motion and the alternative were different commissioners who had each preferred either the less restrictive motion allowing the fence and patio as-is or more restrictive motion with the condition.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Mahoney, seconded by Trustee Mueller to adopt and place on file **RESOLUTION 2022-R-050 APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND AUSTIN TYLER CONSTRUCTION FOR THE WATER MAIN REPLACEMENT - DOROTHY LANE & IRONWOOD DRIVE.** This project consists of replacing the water main, valves, and fire hydrants on Dorothy Lane, 169th Street, Odell Avenue, and Ironwood Drive. There will be approximately 2,500 linear feet of water main replaced at these locations.

Consider awarding a contract to Austin Tyler Construction in the amount of \$1,353,353.40. This item was discussed at the Committee of the Whole meeting held previous to this meeting.

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

Motion was made by Trustee Brennan, seconded by Trustee Mueller to adopt and place on file **RESOLUTION 2022-R-052 APPROVING THE PURCHASE OF A HOMELAND SECURITY MOBILE BOLLARD SYSTEM FROM ADVANCED SECURITY TECHNOLOGY (AST).** On April 18, 2022, the Village was awarded \$172,710 in Urban Area Security Initiative (UASI) grant funds. This award was made for the purpose of a mobile bollard system used to secure large public event sites from vehicle-borne attacks. Staff is requesting authorization to purchase the bollard system for \$172,710 so that it can be delivered in time for various events this summer. This will be a reimbursable expense from awarded UASI funds.

Meeting of the Board of Trustees – Minutes**May 17, 2022**

8

President Glotz asked if there were any comments from members of the Board or public. There were none. Vote on roll call. Ayes: Brennan, Galante, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady. President Glotz declared the motion carried.

President Glotz asked if there were any comments from members of the Staff.

Police Chief Matthew Walsh presented an update on the progress of the training for police dogs, Helmut and Ron.

Marketing Director Donna Framke stated the Memorial Day Ceremony will take place on Monday, May 30th, at 10 a.m. at Patrick Rea Veterans Plaza at the 80th Avenue Train Station.

Community Development Director Kimberly Clarke stated that the Loyola Medical Care Center Site is gearing up to begin the construction.

President Glotz asked if there were any comments from members of the Board.

Trustee Sullivan congratulated Brian Tibbits on his appointment to the Plan Commission. Commissioner Tibbits was in the audience.

Trustee Mueller commented on the amended verbiage in Ordinance 2022-O-033, Standing Committees. Trustee Mueller noted his support of using the word participate in this amended ordinance as opposed to oversight. He feels it fits better with the Trustee role.

President Glotz commented on a police report filed against him by Trustee Galante regarding an incident that occurred following the April 5th Village Board meeting. President Glotz stated this is a false police report and presented an overview of this incident and other occurrences.

Trustee Galante commented on affidavits she filed with a lawsuit, Freedom of Information Act, and police reports filed by her. She has concerns about not receiving information.

Trustee Sullivan commented on the April 5th incident.

At this time President Glotz read Chapter 20.21 (b) of the Tinley Park Municipal Code:

The Board of Trustees shall determine its own rules of proceeding and punish its members for disorderly conduct. With the concurrence of two-thirds of the Trustees elected, it may expel a Trustee, but not a second time for the same offense.

A motion was my Trustee Mahoney, seconded by Trustee Brennan, to remove Trustee Galante for lack of decorum in the members. Vote on roll call. Ayes: Brennan, Mahoney, Mueller, Sullivan. Nays: Galante. Absent: Brady. President Glotz declared the motion carried. Trustee Galante exited the Council Chambers.

Clerk O'Connor stated that she is disturbed by Trustee Galante's comments and has concerns with Trustee Galante wanting to settle certain lawsuits.

President Glotz thank Marketing Director Framke and her Staff for presenting a successful Business Breakfast on May 4th.

Meeting of the Board of Trustees – Minutes**May 17, 2022**

9

Motion was made by Trustee Mahoney, seconded by Trustee Brennan to expel Trustee Diane Galante from the Village Board Meeting for creating a disturbance in the meeting. Vote on roll call. Ayes: Brennan, Mahoney, Mueller, Sullivan. Nays: Galante. Absent: Brady. President Glotz declared the motion carried.

President Glotz asked if there were any comments from members of the public.

Michael Stuckly stated he receives information regarding the Village through the Freedom of Information Act.

Timothy Janceyk stated his concerns about a Board Members actions. He stated that it is his right as a citizen to criticize elected officials. He has concerns about the police reports against him for his criticisms of an elected official.

Motion was made by Trustee Mueller, seconded by Trustee Mahoney, at 8:14 p.m. to adjourn to Executive Session to discuss the following:

- A. THE APPOINTMENT, EMPLOYMENT, COMPENSATION, DISCIPLINE, PERFORMANCE, OR DISMISSAL OF SPECIFIC EMPLOYEES OF THE PUBLIC BODY OR LEGAL COUNSEL FOR THE PUBLIC BODY, INCLUDING HEARING TESTIMONY ON A COMPLAINT LODGED AGAINST AN EMPLOYEE OF THE PUBLIC BODY OR AGAINST LEGAL COUNSEL FOR THE PUBLIC BODY TO DETERMINE ITS VALIDITY.
- B. COLLECTIVE NEGOTIATING MATTERS BETWEEN THE PUBLIC BODY AND ITS EMPLOYEES OR THEIR REPRESENTATIVES, OR DELIBERATIONS CONCERNING SALARY SCHEDULES FOR ONE OR MORE CLASSES OF EMPLOYEES.

Vote on roll call. Ayes: Brennan, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady, Galante. President Glotz declared the motion carried.

Motion was made by Trustee Sullivan, seconded by Trustee Brennan to adjourn the Village Board meeting at 8:27 p.m. Vote on roll call. Ayes: Brennan, Mahoney, Mueller, Sullivan. Nays: None. Absent: Brady, Galante. President Glotz declared the motion carried.

PLEASE NOTE: Where there is no summary of discussion on any items in the minutes, this reflects that no discussion occurred other than the introduction of the item.

APPROVED:

Village President

ATTEST:

Village Clerk

TINLEY PARK



PROCLAMATION

RECOGNIZING THE ILLINOIS AIR AND ARMY NATIONAL GUARD FOR THEIR CONTRIBUTIONS TO THE FIRST COVID – 19 MASS VACCINATION SITE AT THE TINLEY PARK CONVENTION CENTER

WHEREAS, on January 25, 2021 the Illinois National Guard began its vaccination mission and played a vital role in the historic effort to control the spread of COVID-19; and

WHEREAS, the Illinois National Guard served on the frontlines of the state's COVID-19 vaccination response operations. During this time, approximately 1,300 Soldiers and 470 Airmen served on the frontlines of the response; and

WHEREAS, overall, the Illinois National Guard supported the vaccination mission in 71 of Illinois' 102 counties at 639 vaccine locations in 241 communities; and

WHEREAS, the Village of Tinley Park was privileged to host the first mass vaccination site in the State of Illinois located at the Tinley Park Convention Center from January 2021 to May 2021. This location provided over 150,000 vaccinations to citizens in and near the Tinley Park Community; and

WHEREAS, the Illinois National Guard set up, manned, and operated this vaccination site in partnership with the Village of Tinley Park, the Tinley Park Police Department, the Tinley Park Fire Department, and the Tinley Park Emergency Management Agency.

NOW, THEREFORE, BE IT PROCLAIMED, by the President, Clerk, and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, on behalf of more than 55,000 citizens, here represented that the Village of Tinley Park extends its warm thanks to the Illinois National Guard as they served those at risk in the Village of Tinley Park and the surrounding communities.

ADOPTED THIS 7th day of June, 2022.

TINLEY PARK BUSINESS SPOTLIGHT

President Glotz and
Clerk O'Connor

**RECEIVE PRESENTATION OF THE
RETA L. BRUDD MEMORIAL
SCHOLARSHIP PROGRAM
YOUTH SCHOLARSHIPS**

President Glotz

**Interoffice****Memo**

Date: June 1, 2021

To: Pat Carr – Village Manager
John Urbanski, Public Works Director

From: Colby Zemaitis, PE, CFM – Assistant Public Works Director

Subject: Illinois Environmental Protection Agency (IEPA) MS4 Program Update

Presented for June 7th Village Board Meeting consideration:

Description: The current reporting period for the Village's General Storm Water Permit for Small Municipal Separate Storm Sewer Systems (MS4) began in April 2021 and extended to March 2022. The Village began this MS4 Program back in April of 2017 and the current IEPA ILR40 General Permit and expired on February 28, 2021. The MS4 Permit is in the process of being reissued by the IEPA. Until the permit is reissued, the Village will continue to operate under the expired MS4 Permit.

The Village Stormwater Management Program has implemented most of the tasks outlined in the current IEPA National Pollutant Discharge Elimination System (NPDES) Permit Program which is designed to reduce the discharge of pollutants from our storm sewer system to the maximum extent possible to our rivers and streams.

The Village's Best Management Practices (BMP's) are requirements set and required to be followed by all new developments and re-development of existing sites. This program requires the Village to outline its BMP control measures, measure and report them annually. It should be noted, that most of these tasks the Public Works Department does already. Some of the Village's BMP control measures include the following:

- Public Education and Outreach:
 - The Village website provides information/links to articles related to water quality.
- Public Participation and Involvement:
 - Recycling Program
- Illicit Discharge Detection and Elimination:
 - Annual storm Water Management Facility Inspections
- Construction and Post-Construction Site Runoff Control:
 - Enforcement of the Village's Erosion and Sediment Control Ordinance
- Pollution Prevention and Good Housekeeping:
 - Staff Training
 - Inspection and Maintenance Program

Staff Direction Request:

1. Direct Staff as necessary.

Attachment:

1. General Storm Water Permit for (MS4) Overview prepared by Robinson Engineering.



Interoffice

Memo

Date: May 24, 2022
To: John Urbanski, Public Works Director
From: Joe Fitzpatrick, Water & Sewer Superintendent
Subject: Smoke/Dye Testing and Manhole Inspections

Presented for Committee of the Whole and Village Board consideration and possible action.

Description: This project consists of smoke testing sanitary sewers in the areas of the Village considered to be high risk for inflow and infiltration of ground water. Smoke testing helps to identify defects in the sanitary sewers that can allow ground water to infiltrate the sanitary system.

Background: The desired work was spelled out in an RFP in 2018 to seek qualified contractor proposals to perform the testing and inspection of the sanitary sewer system in the areas labeled as high risk for inflow and infiltration. The RFP proposed that the awarded contract would be written for one (1) year, with an option to extend for two (2) years. Results were as follows:

<u>Contractor</u>	<u>Proposal</u>
Sewer Assessment Services	\$71,580 (\$0.54/linear foot)
Midwest Water Group	\$78,510 (\$0.63/linear foot)
Pipe-View LLC	\$80,820 (\$0.66/linear foot)
RJN Group	\$91,600 (\$0.80/linear foot)

Last year was the final year of the contract. The Village has been very pleased with the service Sewer Assessment Services (SAS) has provided to date. SAS is willing to continue to perform the work within the Village with a price increase which covers the higher fuel costs but remains similar to previous contract pricing increases.

This year's project area will include smoke testing close to 81,000 linear feet of sanitary sewers. Approximately 440 sanitary sewer manholes will be inspected as well.

Dyed-Water Flooding and Televising may be required on designated storm lines setups where smoke testing identified that a direct or indirect cross connection exists. Any of this work will require coordination with Village staff prior to being undertaken. This year's proposal is as follows and includes a reduction in scope of work from previous years.

<u>Contractor:</u>	<u>Proposal</u>
Sewer Assessment Services	\$69,309.35 (\$0.61/linear foot)

Staff Direction Request: Approve the contract extension to Sewer Assessment Services, LLC for sanitary sewer investigations in the amount of \$69,309.35.

- Attachments:
- 1) Engineer's Letter of Recommendation
 - 2) Contractor Letter of Continuation
 - 3) Project location map



THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO. 2022-R-053

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND SEWER ASSESSMENT SERVICES FOR SMOKE TESING AND MANHOLE
INSPECTIONS**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

RESOLUTION NO. 2022-R-053**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND SEWER ASSESSMENT SERVICES FOR SMOKE TESTING AND MANHOLE INSPECTIONS**

WHEREAS, the Village of Tinley Park, Cook and Will Counties, Illinois, is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into a Contract with Sewer Assessment Services, a true and correct copy of such Contract being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Contract be entered into by the Village of Tinley Park;

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid "Contract" be entered into and executed by said Village of Tinley Park, with said Contract to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Contract.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 7th day of June, 2022, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 7th day of June, 2022, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

SEWER ASSESSMENT SERVICES SMOKE TESTING AND MANHOLE INSPECTIONS CONTRACT

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2022-R-053, **“A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND SEWER ASSESSMENT SERVICES FOR SMOKE TESTING AND MANHOLE INSPECTIONS,”** which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

VILLAGE CLERK



Interoffice Memo

Date: May 24, 2022

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager

From: Terry Lusby, Jr., Facilities & Fleet Superintendent

Subject: Approve Service Contract: Building Automation Systems Annual Maintenance and Inspection of all Village Facilities (Year 1 of 3)

Presented at the Committee of the Whole and Village Board meetings for consideration and possible action:

Description:

Public Works is recommending we award a service contract Total Automation Concepts, Inc. of Alsip, Illinois for the annual maintenance and inspection of Village Facilities Building Automation Systems with the option of 2 (two) – 1 (one) year renewals, this will be the first year out of the possible 3 (three) year service contract. In general, the scope of service includes:

1. Inspection of all field devices, controllers, and network elements for wear/damage.
2. Routine preventive maintenance, technical assistance, and server/system updates.
3. Equipment testing, calibration, and control repairs.

Background: Public Works is tasked with proper upkeep of all Facilities Building Automation systems to optimize indoor air quality of all citizens and Village employees. Continual routine preventive maintenance and inspections assures optimal system working conditions and conserves the life span of vital Village owned equipment. For more than 27 years, Total Automation Concepts has been serving municipalities and commercial businesses throughout the South Suburbs, Northwest Indiana, and Greater Chicagoland area. Total Automation Concepts has utilized their extensive intricate knowledge of our Building Automation System to assist us with improving our building management model, reducing utility costs, optimizing indoor air quality, avoiding equipment failures, and optimizing our systems to operate at the most efficient levels.

The Village has contracted with Total Automation Concepts for approximately the past 12 years and found them to perform all contracted services satisfactorily. Total Automation Concepts is the Schneider Electrical sales/service representative for our service area which is the sole proprietor for the Building Automation System equipment controlling all HVAC systems within our facilities.

Budget / Finance: Funding is budgeted and available in the approved FY23 Budget; Municipal Buildings Fund.

Budget Available	39,000
<u>Contract Amount</u>	<u>38,016</u>
Difference – Under Budget	\$984

Staff Direction Request:

1. Approve a service contract with Total Automation Concepts of Alsip, Illinois for the annual maintenance and inspections as estimated in the following amount of \$38,016.
2. Direct staff as necessary.





Interoffice Memo

Date: May 24, 2022

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager

From: Terry Lusby, Jr., Facilities & Fleet Superintendent

Subject: Approve Service Contract: Heating, Ventilation and Air Conditioning (HVAC) Annual Maintenance and Inspection of all Village Facilities (Year 1 of 3)

Presented at the Committee of the Whole and Village Board meetings for consideration and possible action:

Description:

Public Works is recommending we award a service contract with Murphy & Miller, Inc. of Chicago, Illinois for the annual maintenance and inspection of Village Facilities HVAC units with the option of 2 (two) – 1 (one) year renewals, this will be the first year out of the possible 3 (three) year service contract. In general, the scope of service includes:

1. Inspection of HVAC Systems for wear/damage (8 facilities/36 HVAC units).
2. Routine preventive maintenance and inspections (4 for equipment controls/2 for air-conditioning & heating).
3. Equipment startups, shutdowns, and control repairs (2 complete filter change-outs).

Background: Public Works is tasked with proper upkeep of all Facilities HVAC systems to optimize indoor air quality of all citizens and Village employees. Continual routine preventive maintenance/inspections assure optimal system working conditions and conserves the life span of vital Village owned equipment. For more than 80 years, Murphy & Miller, Inc. has been serving municipalities and commercial businesses throughout the South Suburbs and Greater Chicagoland area. Murphy & Miller, Inc. has utilized their extensive intricate knowledge of our unique HVAC systems to assist us with avoiding equipment failures and optimizing our systems to operate at the most efficient levels.

The Village has contracted with Murphy & Miller, Inc. for approximately the past 12 years and found them to perform all contracted services satisfactorily. Management obtained two additional quotes from Hayes Mechanical (\$19,800) and Precision Control Systems (\$18,500). Even though their quotes are a little less, there will be additional time and costs due to the lack of experience with our particular systems and vetting of new field technicians.

Budget / Finance: Funding is budgeted and available in the approved FY23 Budget; Municipal Buildings Fund.

Budget Available	\$26,000
Contract Amount	\$24,714
Difference – Under Budget	\$1,286

Staff Direction Request:

1. Approve a service contract with Murphy & Miller, Inc. of Chicago, Illinois for the annual maintenance and inspections as estimated in the following amount of \$24,714.
2. Direct staff as necessary.





Interoffice

Memo

Date: May 26, 2022

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager

From: Terry Lusby, Jr., Facilities & Fleet Superintendent

Subject: Approve Service Contract: Emergency Back-up Generators Annual Maintenance and Inspection of all Village Facilities (Year 1 of 3)

Presented for the Committee of the Whole and Village Board Meetings for consideration and possible action.

Description:

Public Works is recommending we award a service contract with Metro Power of Mokena, Illinois for the annual maintenance and inspection of Village Facilities Emergency Back-up Generators with the option of 2 (two) – 1 (one) year renewals, this will be the first year out of the possible 3 (three) year service contract. In general, the scope of service includes:

1. Inspection of all field equipment, controllers, and network elements for wear/damage.
2. Routine preventive maintenance, technical assistance, and equipment/system updates.
3. Equipment testing, calibration, and control repairs.

Background: Public Works is tasked with proper upkeep of all Village Facilities Emergency Back-up Generators to minimize the negative effects of power loss from ComEd. Continual routine preventive maintenance and inspections assures optimal system working conditions and conserves the life span of vital Village owned equipment. For more than 20 years, Metro Power has been serving municipalities and commercial businesses throughout the South Suburbs, Northwest Indiana, and Greater Chicagoland area. Metro Power has utilized their extensive intricate knowledge of our Building Systems to assist us with improving our emergency power management, avoiding equipment failures, and optimizing our systems to operate at the most efficient levels.

The Village has contracted with Metro Power for approximately the past 11 years and found them to perform all contracted services satisfactorily. Management obtained 2 (two) additional quotes from Lion Heart Critical Power Specialists (\$24,175) and Interstate Power Systems (\$33,061).

Budget / Finance: Funding is budgeted and available in the approved FY23 Budget; Municipal Buildings Fund.

Budget Available	\$23,000
<u>Contract Amount</u>	<u>\$22,600</u>
Difference – Under Budget	\$400

Staff Direction Request:

1. Approve a service contract with Metro Power of Mokena, Illinois for the annual maintenance and inspections as estimated in the following amount of \$22,600.
2. Direct staff as necessary.



Interoffice Memo

Date: May 27, 2022

To: Village Board

Cc: Patrick Carr, Hannah Lipman

From: Anthony Ardolino

Subject: GIS Agreement and Annual Renewal Amendment.

Presented for June 7, 2022 Committee of the Whole meeting discussion and action:

Description: Amend agreement with Municipal GIS Partners to provide Geographic Information System services to the Village.

Background: The Village is part of a GIS Consortium where GIS services are provided to the Village by Municipal GIS Partners. In July 2019 due to the financial impact of COVID-19 as a cost savings measure the Village reduced the GIS contact. This amendment would increase the services provided by the consortium to the prior pre-pandemic levels for the period of July 1 2022 through December 31st 2022.

The amended agreement will increase the total number of service hours provided to the Village for GIS services across the various roles the consortium fulfills by 395 hours. The increase cost from the original agreement is \$37,793.32.

The Village may change the scope and service level of this contract at a later date via a board approved addendum.

Budget/Finance: Funding is budgeted and available in the approved FY23 operating budget via the accounts 01-16-000-72652, 60-00-000-72652, 63-00-000-72652, 64-00-000-72652

Staff Direction Request: Enter into an amended agreement with with Municipal GIS Partners to provide Geographic Information System services to the Village for an increased cost of \$37,793.32 bringing the 2022 calendar year total to \$176,454.32.

Attachments:

1. Amended Statement of Work to GIS Consortium Service Provider Contract.

Supplemental Statement of Work

Pursuant to and in accordance with Section 1.2 of that certain GIS Consortium Service Provider Contract dated January 1, 2022 (the "Contract") between the Village of Tinley Park, an Illinois municipal corporation (the "Municipality") and Municipal GIS Partners, Incorporated (the "Consultant"), the parties hereby agree to the following SUPPLEMENTAL STATEMENT OF WORK, effective July 1, 2022 ("SOW"):

In consideration of the mutual covenants and agreements hereinafter set forth the Municipality and the Consultant agree to amend the Contract as follows:

1. Projected Utilization:

As set forth in Section 4.1(c) of the Contract, the project utilization shall adjust each calendar year in accordance with the annual rates approved by the Board of Directors of GISC. The Municipality and the Consultant have agreed to adjust the projected utilization as of July 1, 2022 for the calendar year beginning January 1, 2022 and ending December 31, 2022 is set forth in this SOW as follows:

- A. 1,319 hours of Site Analyst
- B. 288 hours of Shared Analyst
- C. 132 hours of Client Account Manager
- D. 78 hours of Manager

2. Amount for Services:

Invoices beginning July 1, 2022 and ending December 31, 2022 will be adjusted as to reflect the increased hours.

Total Not-to-Exceed Amount for Services in calendar year 2022 will be (Numbers): \$176,454.32.

Total Not-to-Exceed Amount for Services in calendar year 2022 will be (Figures): one hundred seventy-six thousand four hundred fifty-four dollars and thirty-two cents.

In the event of any conflict or inconsistency between the terms of this SOW and the Contract or any previously approved SOW, the terms of this SOW shall govern and control with respect to the term, projected utilization rates, service rates and scope of services. All other conflicts or inconsistencies between the terms of the Contract and this SOW shall be governed and controlled by the Contract. Any capitalized terms used herein but not defined herein shall have the meanings prescribed to such capitalized term in the Contract.

SIGNATURE PAGE FOLLOWS

Signature Page to Supplemental Statement of Work

IN WITNESS WHEREOF, the undersigned have placed their hands and seals hereto as of _____, _____.

ATTEST:

VILLAGE OF TINLEY PARK

By: _____
Name: _____
Its: _____

By: _____
Name: _____
Its: _____

ATTEST:

CONSULTANT:

**MUNICIPAL GIS PARTNERS,
INCORPORATED**

By: Donna J. Thomey
Name: Donna Thomey
Its: Management Support Specialist

By: Thomas A. Thomey
Name: Thomas Thomey
Its: President

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO. 2022-R-067

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND MUNICIPAL GIS PARTNERS, INCORPORATED FOR \$37,793.32**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

RESOLUTION NO. 2022-R-067**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY PARK AND MUNICIPAL GIS PARTNERS, INCORPORATED FOR \$37,793.32**

WHEREAS, the Village of Tinley Park, Cook and Will Counties, Illinois, is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have considered entering into a Contract with Municipal GIS Partners Incorporated, a true and correct copy of such Contract being attached hereto and made a part hereof as **EXHIBIT 1**; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interests of said Village of Tinley Park that said Contract be entered into by the Village of Tinley Park;

NOW, THEREFORE, Be It Resolved by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: The Preambles hereto are hereby made a part of, and operative provisions of, this Resolution as fully as if completely repeated at length herein.

Section 2: That this President and Board of Trustees of the Village of Tinley Park hereby find that it is in the best interests of the Village of Tinley Park and its residents that the aforesaid Contract be entered into and executed by said Village of Tinley Park, with said Contract to be substantially in the form attached hereto and made a part hereof as **EXHIBIT 1**.

Section 3: That the President and Clerk of the Village of Tinley Park, Cook and Will Counties, Illinois are hereby authorized to execute for and on behalf of said Village of Tinley Park the aforesaid Contract.

Section 4: That this Resolution shall take effect from and after its adoption and approval.

ADOPTED this 7th day of June, 2022, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 7th day of June, 2022, by the President of the Village of Tinley Park.

Village President

ATTEST:

Village Clerk

EXHIBIT 1

**A RESOLUTION APPROVING A CONTRACT BETWEEN THE VILLAGE OF TINLEY
PARK AND MUNICIPAL GIS PARTNERS, INCORPORATED FOR \$37,793.32**

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2022-R-067, “**A RESOLUTION APPROVING A CONTRACT/AGREEMENT BETWEEN THE VILLAGE OF TINLEY PARK AND XXX FOR XXX,**” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

 VILLAGE CLERK

GIS Amended 2022 Agreement Hour and Rate Detail

ROLE	JAN	FEB	MAR	APR	MAY	JUN	Increasing Hour Allocation to Pre-pandemic Levels					
							JUL	AUG	SEP	OCT	NOV	DEC
Site Analyst	82.42	82.42	82.42	82.42	82.42	82.42	137.33	137.33	137.33	137.33	137.33	137.33
Shared Analyst	21.25	21.25	21.25	21.25	21.25	21.25	26.75	26.75	26.75	26.75	26.75	26.75
Client Account Manager	8.25	8.25	8.25	8.25	8.25	8.25	13.75	13.75	13.75	13.75	13.75	13.75
Manager	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50	6.50

Original Hours

ROLE	TOTAL	RATE	VALUE
Site Analyst	989.00	\$94.11	\$93,074.79
Shared Analyst	255.00	\$94.11	\$23,998.05
Client Account Manager	99.00	\$111.44	\$11,032.56
Manager	78.00	\$135.34	\$10,556.52
			\$138,661.92

Amended Hours

ROLE	TOTAL	RATE	VALUE
Site Analyst	1,319	\$94.11	\$124,084.04
Shared Analyst	288	\$94.11	\$27,103.68
Client Account Manager	132	\$111.44	\$14,710.08
Manager	78	\$135.34	\$10,556.52
			\$176,454.32

Calendar Year Variance

ROLE	TOTAL	RATE	VALUE
Site Analyst	329.50	\$94.11	\$31,009.25
Shared Analyst	33.00	\$94.11	\$3,105.63
Client Account Manager	33.00	\$111.44	\$3,677.52
Manager	-	\$135.34	\$0.00
			\$37,792.40

Monthly Variance

Role	TOTAL	RATE	VALUE
Site Analyst	54.92	\$94.11	\$5,168.21
Shared Analyst	5.5	\$94.11	\$517.61
Client Account Manager	5.5	\$111.44	\$612.92
Manager	-	\$135.34	\$0.00
			\$6,298.73

RAFFLE LICENSE APPLICATION



Date: 5/23/2022

1. Organization name: Ingalls Development Foundation

2. Organization address: One Ingalls Drive, Harvey, IL 60426

3. Mailing address if different from above:

4. Check type of not-for-profit organization (*must be in existence for a period of five years and attached documentary evidence*):

- Religious Charitable Labor Fraternal
- Educational Veterans Business

5. How long has the organization been in existence: 39 years

6. Place and date of incorporation: Harvey, IL/1982

7. Number of members in good standing: _____

8. President/chairperson: Samuel J. Cutrara, CPA/ IDF Board Chair

Address: [REDACTED]

Phone: [REDACTED] Email: [REDACTED]

9. Raffle manager: Lisa Barker

Address: [REDACTED]

Phone: [REDACTED] Email: lisa.barker@ingalls.org

10. Designated member(s) responsible for conduct and operation of raffle (attached additional sheets if necessary):

Name: Maria Perez

Address: [REDACTED] Phone: [REDACTED]

Name: _____

Address: _____ Phone: _____

11. License delivery option (check all that apply):

- By regular U.S. mail to the organization mailing address
- By electronic mail, please provide email address: lisa.barker@ingalls.org

12. Date(s) for raffle ticket sales (include days of the week): Saturday, June 25, 2022

- 13. Location of ticket sales: Tinley Park Convention Center
- 14. Name and address of location for determining winners:
18451 Convention Center Dr., Tinley Park, IL 60477
- 15. Date(s) for determining winners (include days of the week):
Saturday, June 25, 2022
- 16. Total retail value of all prizes (maximum prize amount \$250,000): \$ 5,000
- 17. Maximum retail value of each prize: \$ 2,500
- 18. Maximum price charged of each ticket (chance) sold: \$ \$100
- 19. Is this a queen of hearts raffle? No Yes
- 20. § 132.38 Fidelity Bond Required

All operations of and the conduct of raffles as provided for in this subchapter shall be under the supervision of a single manager designated by the organization. Such manager shall give a Fidelity bond in the sum of \$165,000 or two times the aggregate value of prizes, whichever is less, in favor of the licensee conditioned upon his honesty in the performance of his duties. The bond shall provide that notice shall be given in writing to the Village of Tinley Park not less than thirty (30) days prior to cancellation. Bonds as provided for in this section may be waived provided the license issued for such raffle shall contain a waiver provision and shall be approved only by unanimous vote of the members of the licensed organization.

Fidelity bond Waiver of bond statement by organization

"The undersigned attest that the above-named organization is an organized not-for-profit under the law of the State of Illinois and has been continuously in existence for five (5) years, preceding date of this application, and that during this entire five (5) year period preceding date of application, it has maintained a bona fide membership actively engaged in carrying out its objectives. The undersigned do hereby state under penalties of perjury that all statements in the foregoing application are true and correct; that the officers, operators and workers of the game are bona fide members of the sponsoring organization and are all of good moral character and have not been convicted of a felony; that if a license is granted hereunder, the undersigned will be responsible for the conduct of the games in accordance with the provisions of the laws of the State of Illinois and this jurisdiction governing the conduct of such games."

Name of Organization: Ingalls Development Foundation

Executive Director: Paul Donohue

TO BE COMPLETED BY VILLAGE STAFF

Date Received: _____ Date Approved: _____

Date Expires: _____ Date Denied: _____

Approval: _____

Village Clerk

APPROVED APPLICATION SERVES AS LICENSE



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Voucher List
Village of Tinley Park

Page: 1

Bank code : ap_ff

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
1102	3/25/2022	020228 AP CONSTRUCTION OF ILLINOIS	5		REMOVE BASEBOARDS, INSTALL M 36-00-000-75129	4,050.00
			6		REMOVE CARPET, INTALL LAMINAT 36-00-000-75129	4,872.00
			7		PATCH, SAND, PAINT WALLS AND T 36-00-000-75129	4,900.00
			8		PAINT DOORS 36-00-000-75129	1,155.00
					Total :	14,977.00
1103	3/25/2022	020228 AP CONSTRUCTION OF ILLINOIS	9		PAINTING OF MURAL IN KITCHEN 36-00-000-75129	3,000.00
					Total :	3,000.00
2 Vouchers for bank code : ap_ff						Bank total : 17,977.00

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 2

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197172	5/20/2022	010955 A T & T LONG DISTANCE	827776689		CORPORATE ID931719LB TIP LINE 01-17-225-72120	43.73
					Total :	43.73
197173	5/20/2022	017521 ALL STAR FENCE	22012904	VTP-018741	POWDER COATING GARBAGE CAN 30-00-000-74418	3,600.00
					Total :	3,600.00
197174	5/20/2022	020071 AMSIVE LLC	554745		LATE NOTICES AND SET UP 60-00-000-72310 64-00-000-72310 60-00-000-72110 64-00-000-72110	268.46 115.05 413.31 177.13
			554746		MAY 1ST 22 WATER BILLS 60-00-000-72310 64-00-000-72310	1,242.14 532.34
					Total :	2,748.43
197175	5/20/2022	015032 ANALYTICAL TECHNOLOGY, INC	444818		A10-11 HI HALOGEN SENSOR 5/20C 60-00-000-72528 63-00-000-72528	114.82 114.81
					Total :	229.63
197176	5/20/2022	020266 ARTISTIC ENGRAVING	18650		RHODIUM POLICE OFFICER STAR,I 01-17-220-73610	705.32
					Total :	705.32
197177	5/20/2022	010953 BATTERIES PLUS - 277	P51592534		BATTERY SLA 12 VH FIRE ALARM F 01-26-025-72520	96.96
					Total :	96.96
197178	5/20/2022	002974 BETTENHAUSEN CONSTRUCTION SERV	220044		TRUCK TIME HAULING SWEEPING; 01-26-023-72890 60-00-000-73681 63-00-000-73681 64-00-000-73681	243.75 358.31 39.81 170.63
			220045		TRUCK TIME HAULING STONE FRC	

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 3

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197178	5/20/2022	002974	BETTENHAUSEN CONSTRUCTION SERV (Continued)			
					70-00-000-73860	25.00
					01-26-023-73860	75.00
					60-00-000-73860	94.50
					63-00-000-73860	10.50
					64-00-000-73860	45.00
			220046		TRUCK TIME HAULING LOGS/BRUS	
					01-26-023-72890	318.75
					60-00-000-73681	468.56
					63-00-000-73681	52.06
					64-00-000-73681	223.13
					Total :	2,125.00
197179	5/20/2022	020525	BEYER CHIROPRACTIC	Ref001421493	UB Refund Cst #00462097; refund du	
					60-00-000-20599	64.19
					Total :	64.19
197180	5/20/2022	020523	BEYER, DR EDWARD	Ref001421491	UB Refund Cst #00462100; refund du	
					60-00-000-20599	64.19
					Total :	64.19
197181	5/20/2022	020524	BEYER, DR EDWARD	Ref001421492	UB Refund Cst #00462098; refund du	
					60-00-000-20599	160.39
					Total :	160.39
197182	5/20/2022	002923	BLACK DIRT INC.	1710	DIRT FOR LAWN RESTORATIONS	
				VTP-019121	01-26-023-73680	360.00
			1728		DIRT FOR LAWN RESTORATIONS	
				VTP-019121	01-26-023-73680	240.00
					Total :	600.00
197183	5/20/2022	003396	CASE LOTS INC	11294	JANITORIAL SUPPLIES	
				VTP-019128	01-26-025-73580	1,851.55
					Total :	1,851.55
197184	5/20/2022	003243	CDW GOVERNMENT INC	CH2208327	SECURITY ASSESSMENT	
				VTP-019035	30-00-000-72872	13,200.00

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 4

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197184	5/20/2022	003243 CDW GOVERNMENT INC	(Continued) X268824		PLANTRONICS HEADSET 01-16-000-74128	230.46
					Total :	13,430.46
197185	5/20/2022	003229 CED/EFENGEE	5025-1004764		PD LIGHTS 01-26-025-72520	116.00
					Total :	116.00
197186	5/20/2022	015199 CHICAGO PARTS & SOUND LLC	2J0003633		PDS LABOR - REPAIR IGNITION OV 01-17-205-72540	95.00
					Total :	95.00
197187	5/20/2022	003137 CHRISTOPHER B.BURKE ENGINEERNG	174562		VTP-018901 01.R160373.00028 80TI 30-00-000-73830	1,150.50
					Total :	1,150.50
197188	5/20/2022	013820 CINTAS CORPORATION	4116774459 4119523939		MATS - PW 01-26-025-72790 MATS- PW GARAGE 01-26-025-72790	278.67 412.07
					Total :	690.74
197189	5/20/2022	013820 CINTAS CORPORATION	5108745132		MEDICINE CABINET - VH 01-26-025-73117	18.54
					Total :	18.54
197190	5/20/2022	012057 COMCAST CABLE	8771401810010702 8771401810028977		ACCT#8771401810010702 16250 OF 01-35-000-72517 ACCT#8771401810028977 7980 183 01-26-025-72517	10.51 52.55
					Total :	63.06
197191	5/20/2022	013878 COMED - COMMONWEALTH EDISON	0385181000 0637059039 4943163008		ACCT#0385181000 18001 80TH AVE 01-26-025-72510 ACCT#0637059039 7950 W TIMBER 64-00-000-72510 ACCT#4943163008 7650 TIMBER AV	2,658.11 227.76

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05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 5

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197191	5/20/2022	013878	COMED - COMMONWEALTH EDISON	(Continued)		
					70-00-000-72510	20.66
				6771163043	ACCT#6771163043 87TH AVE 3PS 1	
					01-26-024-72510	3,001.71
					Total :	5,908.24
197192	5/20/2022	018311	CONNECTION	72745016	DEFENDER FOSSIL BLACK PHONE	
				72750375	01-16-000-74128	67.70
				72750419	IPHONE CHARGER KIT AND 3FT CC	
					01-16-000-74128	35.02
				72765462	COMMUTER FOSSIL BLACK PRO C.	
					01-16-000-74128	72.05
					4PORT HDMI OVER CAT 5 EXTENDI	
					01-16-000-74128	225.34
					Total :	400.11
197193	5/20/2022	019795	CONNEY SAFETY PRODUCTS, LLC	06086177	SAFETY GLOVES	
					01-26-024-73845	13.66
					01-26-023-73845	27.33
					60-00-000-73845	17.22
					63-00-000-73845	1.91
					64-00-000-73845	8.20
					Total :	68.32
197194	5/20/2022	010846	COOK COUNTY CLERK	051722	NOTARY COMMISSION - J.SCHMEC	
					01-17-205-73110	10.00
					Total :	10.00
197195	5/20/2022	010846	COOK COUNTY CLERK	051822	NOTARY PUBLIC COMMISSION L.FI	
					01-17-205-73110	10.00
					Total :	10.00
197196	5/20/2022	018234	CORE & MAIN LP	Q834921	1 1/2 FLG SET METERS FOR BREM	
					60-00-000-74175	803.60
					64-00-000-74175	344.40
					Total :	1,148.00

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05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 6

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197197	5/20/2022	018102 COSTAR REALTY INFORMATION	116026123-1		COSTAR SUITE MAY 2022 01-33-320-72720	575.00
			116026123-1CR	S	PROPERTY PROF APRIL 2022 1625 01-33-320-72720	-31.67
			116026123-1CR.		PROPERTY PROF MAY 2022 16250 01-33-320-72720	-475.03
Total :						68.30
197198	5/20/2022	003635 CROSSMARK PRINTING, INC	85917		BUSINESS CARDS V.VANSCHOUW 01-17-205-72310	33.00
			85944		BUSINESS CARD F.MONDT 01-17-205-72310	33.00
Total :						66.00
197199	5/20/2022	003816 D & H LAWN IRRIGATION INC.	152048		EMERGENCY RPZ REPAIR DUE TO 64-00-000-73680	429.00
					60-00-000-73680	409.50
					63-00-000-73680	45.50
					64-00-000-73680	195.00
					60-00-000-73680	900.90
					63-00-000-73680	100.10
Total :						2,080.00
197200	5/20/2022	018456 DEL GALDO LAW GROUP, LLC	28664		LEGAL SVC 4/1-4/30/22 01-14-000-72850	3,358.75
Total :						3,358.75
197201	5/20/2022	004009 EAGLE UNIFORM CO INC	INV-7814		FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	349.50
			INV-7885	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	1,437.68
			INV-7890	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	73.00
Total :						1,860.18
197202	5/20/2022	004010 ED & JOE'S PIZZA	051022		SENIOR LUNCHEON 4/13/22 01-41-056-72937	250.10

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 7

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197202	5/20/2022	004010	004010 ED & JOE'S PIZZA		(Continued)	Total : 250.10
197203	5/20/2022	017807	EMERGENCY VEHICLE SERVICE INC.	12675	SERVICE - E48	
				12682	01-19-000-72540	11,269.85
					SVC FOR E-48	
					01-19-000-72540	7,634.64
					Total :	18,904.49
197204	5/20/2022	020513	ERDMANN, JULIE	051022	REIMB VEHICLE STICKER PAID FOI	
					06-00-000-79005	25.00
					Total :	25.00
197205	5/20/2022	004119	ETP LABS INC.	22-135940	COLIFORM SAMPLES	
					60-00-000-72865	459.20
					63-00-000-72865	196.80
					Total :	656.00
197206	5/20/2022	004019	EVON'S TROPHIES & AWARDS	050222	JACKETS FOR HOT PRESS BACK A	
				050322	01-21-000-73610	20.00
					NAME BADGES	
					01-33-000-73110	52.50
					01-35-000-73110	10.50
				050522	BENCH PLAQUES	
					01-35-000-72923	330.00
				050622	NAME BADGES	
					01-26-024-73110	5.67
					01-26-023-73110	11.34
					60-00-000-73110	23.81
					63-00-000-73110	2.65
					64-00-000-73110	51.03
				051122	PLAQUE SERGEANT R.ROCKAITIS	
					01-17-205-72974	210.06
					Total :	717.56
197207	5/20/2022	020514	FAGER, JOHN	051022	REFUND VEHICLE STICKER PAYME	
					06-00-000-79005	23.50
					Total :	23.50

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 8

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197208	5/20/2022	004176 FEDEX (FEDERAL EXPRESS)	7-745-28897		ACCT#723591392 SHIPPING COSTS	
					01-13-000-72110	21.90
			7-752-10181		ACCT#723591392 SHIPPING COSTS	
					01-14-000-72110	14.66
			7-752-10182		ACCT#723591392 SHIPPING COSTS	
					01-14-000-72110	34.22
			7-752-94723		ACCT#628785953 SHIPPING COSTS	
					01-17-205-72110	631.73
					Total :	702.51
197209	5/20/2022	019272 FIRE CAM LLC	2105		DRONE-UAS EQUIPMENT TRAINING	
					01-21-000-72530	1,250.00
					01-19-000-72530	1,250.00
					01-21-000-72530	484.00
					01-19-000-72530	484.00
					Total :	3,468.00
197210	5/20/2022	012941 FMP	52-511715		A/C PART FD 4604	
					01-19-000-72540	124.00
			52-511994		FVP BRAKE ROTOR,CERMAIC PAD	
					01-26-023-72540	162.09
			53-422351		INTAKE MANIFOLD EMA 19M	
					01-21-000-72540	217.39
					Total :	503.48
197211	5/20/2022	011132 FORCE ENTERPRISES	055264		VILLAGE ENVELOPES	
					01-14-000-72310	172.90
					Total :	172.90
197212	5/20/2022	020195 FOREST PRINTING COMPANY	111285		BUSINESS CARDS - D.ADAMSKI	
					01-15-000-73110	72.30
					Total :	72.30
197213	5/20/2022	011611 FOX VALLEY FIRE & SAFETY CO.	IN00518132		WIRELESS ALARM MAINTENANCE	
				VTP-018398	14-00-000-72750	8,643.50
					Total :	8,643.50

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 9

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197214	5/20/2022	019349 GARVEY'S OFFICE PRODUCTS	PINV2258773		CORRECTING TAPE,PAPER 01-19-000-73110	31.37
Total :						31.37
197215	5/20/2022	004438 GRAINGER	9014118849		PORTABLE CORD,2 COND 18AWG 01-21-000-72530	272.94
			9259151778		RETURN AIR COOLED DSC BU PAC 01-19-000-73580	-165.56
			9485161112		PUMP DISPENSER RETURN ORIG I 01-17-205-73600	-88.08
Total :						19.30
197216	5/20/2022	019792 HANSON AGGREGATES MIDWEST INC	41325559		GRADE 8 70-00-000-73860	20.12
					01-26-023-73860	60.36
					60-00-000-73860	76.05
					63-00-000-73860	8.45
					64-00-000-73860	36.22
			41325560		BACKFILL 70-00-000-73860	99.70
					01-26-023-73860	299.01
					60-00-000-73860	376.75
					63-00-000-73860	41.86
					64-00-000-73860	179.37
			41325561		GRADE 8/BACKFILL 70-00-000-73860	53.99
					01-26-023-73860	161.97
					60-00-000-73860	204.08
					63-00-000-73860	22.68
					64-00-000-73860	97.18
Total :						1,737.79
197217	5/20/2022	012281 HINCKLEY SPRINGS	5977593051422		ACCT#32542175977593 APRIL'22 V 01-21-210-73110	197.02
			5977593051422.		ACCT#32542175977593 MAY'22 WA 01-21-210-73110	197.03

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 10

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197217	5/20/2022	012281 012281 HINCKLEY SPRINGS	(Continued)		Total :	394.05
197218	5/20/2022	012328 HOMER INDUSTRIES	S176794		DROP CHARGE - BRUSH 01-26-023-72890	250.00
					Total :	250.00
197219	5/20/2022	001487 HOMEWOOD DISPOSAL SERVICE	7836384		HWD TSF GARBAGE TONS,TSF SW 01-26-023-72890	2,429.40
			7837855		HWD TSF GARBAGE TONS TKT#09 01-26-023-72890	1,548.00
					Total :	3,977.40
197220	5/20/2022	011973 HUBER, STEVEN	051022		REFUND OVERPAYMENT OF VEHIC 06-00-000-79005	20.00
					Total :	20.00
197221	5/20/2022	020512 ICONECTIV LLC	10170154		ELEP -HISTORICAL PHONE NUMBE 01-17-225-72852	200.00
					Total :	200.00
197222	5/20/2022	005109 IL. DEPT. OF EMPLYMT SECURITY	CNXXXX6712588884		ACCT#0800880 1/1/22 -1/31/22 01-14-000-72445	9,238.00
					Total :	9,238.00
197223	5/20/2022	004955 ILCMA	051822		****6452 MEMBERSHIP P.CARR 01-12-000-72720	185.50
					Total :	185.50
197224	5/20/2022	005160 ILLINOIS STATE POLICE	CC04004		CC4004 TINLEY FINGERPRINT VILL 01-14-000-72848	113.00
					Total :	113.00
197225	5/20/2022	020129 INFO-TECH RESEARCH GROUP INC	216524	VTP-019143	INFO TECH ANNUAL MEMBERSHIP 01-16-000-72720	18,630.00
					Total :	18,630.00
197226	5/20/2022	005186 INTERSTATE BATTERY SYSTEM	10075481		M-65HC BATTERY STREETS #53 01-26-023-72540	107.00

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 11

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197226	5/20/2022	005186	005186 INTERSTATE BATTERY SYSTEM	(Continued)		Total : 107.00
197227	5/20/2022	020521	JONES, DARYL	Ref001421463	UB Refund Cst #00493357 60-00-000-20599	37.44 Total : 37.44
197228	5/20/2022	020515	JORDAN, WALTER	051022	REFUND VEHICLE STICKER OVERF 06-00-000-79005	23.50 Total : 23.50
197229	5/20/2022	014846	LORENCE, BRUCE	060122	JUNE'22 OPA TRAIN STATION MAIN 01-26-025-72530	30.00 Total : 30.00
197230	5/20/2022	020517	LUNDE, BONNIE	051622	REFUND VEHICLE SENIOR STICKE 06-00-000-79005	1.50 Total : 1.50
197231	5/20/2022	012696	MAGALSKI, MARK	051622	REIMBURSE PW PICNIC SUPPLIES 60-00-000-72220 63-00-000-72220 64-00-000-72220 01-26-023-72220 01-26-024-72220	3.90 3.90 3.33 11.13 5.57 Total : 27.83
197232	5/20/2022	020520	MANCINI, LILA M	Ref001421462	UB Refund Cst #00466128 60-00-000-20599	22.03 Total : 22.03
197233	5/20/2022	020322	MASTER AUTO SUPPLY	15030-117245 15030-117260	EGR CONNECTOR EMA 11M 01-21-000-72540 FUEL FILTERS - EMA COMM SVC V 01-21-000-72540	27.18 73.04 Total : 100.22
197234	5/20/2022	015723	NICOR	33079168366	ACCT#33079168366 METER 438535 64-00-000-72511	50.52

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 12

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197234	5/20/2022	015723 NICOR	(Continued) 49924710004		ACCT#49924710004 METER 458175 01-26-025-72511	382.26
Total :						432.78
197235	5/20/2022	006221 NORTHERN SAFETY CO. INC.	904787478		NITRILE BLACK GLOVES 01-26-024-73845	53.04
					01-26-023-73845	106.08
					60-00-000-73845	66.83
					63-00-000-73845	7.43
					64-00-000-73845	31.82
			904789007		SAFETY GLASSES 01-26-023-73845	11.18
					01-26-024-73845	5.59
					60-00-000-73845	7.04
					63-00-000-73845	0.78
					64-00-000-73845	3.37
			904789008		LATEX GLOVES,HARDHATS 01-26-024-73845	95.46
					01-26-023-73845	190.91
					60-00-000-73845	120.27
					63-00-000-73845	13.36
					64-00-000-73845	57.58
			904790572		DRIVERS GLOVES 01-26-024-73845	94.03
					01-26-023-73845	188.06
					60-00-000-73845	118.48
					63-00-000-73845	13.16
					64-00-000-73845	56.43
			904790573		3M GOGGLE GEAR 500 60-00-000-73845	10.38
					63-00-000-73845	1.15
					64-00-000-73845	4.95
Total :						1,257.38
197236	5/20/2022	006404 OMNITREND	7360	VTP-018928	PAGEMASTER ANNUAL RENEWAL : 01-16-000-72655	4,799.00

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 13

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197236	5/20/2022	006404	006404 OMNITREND		(Continued)	Total : 4,799.00
197237	5/20/2022	006475	PARK ACE HARDWARE	067880/1	ACCT#8813 INV#067880/1 SCREWS 01-21-000-72530	31.47
				067934/1	ACCT#89143 INV#067934/1 EXCHAI 01-26-024-72220	9.59
					01-26-023-72220	19.19
					60-00-000-72220	6.72
					63-00-000-72220	6.72
					64-00-000-72220	5.75
				067955/1	ACCT#891431 INV#067955/1 TACTIC 60-00-000-73410	13.09
					63-00-000-73410	1.45
					64-00-000-73410	6.24
				67949/1	ACCT#891432 INV#67949/1 SUPER 01-26-023-73550	14.38
					Total :	114.60
197238	5/20/2022	017268	PETERSON JOHNSON & MURRAY	136370	4130.0001 LEGAL SVC VTP - GENEI 01-14-000-72850	42,955.07
				136371	4130.0003 LEGAL SVC FOIA THRU 01-14-000-72857	14,604.00
				136372	4130.0018 LEGAL SVC OAK PARK A 17-00-000-72850	750.00
				136373	4130.0022 LEGAL SVC NEW BREME 27-00-000-72850	630.00
				136374	4130.0025 LEGAL SVC TP 2019 NO 01-14-000-72850	258.00
				136375	4130.0029 LEGAL SVC MENTAL HEA 20-00-000-72850	1,590.00
				136376	4130.0031 LEGAL SVC TP EMINENT 27-00-000-72850	258.00
				136377	4130.0042 LEGAL SVC 7050 171ST 01-14-000-72850	43.00
				136378	4130.0045 LEGAL SVC TINLEY FOIA 01-14-000-72850	7,942.00
				136379	4130.0046 LEGAL SVC 711 GEOL DI	

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 14

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197238	5/20/2022	017268 PETERSON JOHNSON & MURRAY	(Continued)			
			136380		01-14-000-72850	172.00
			136381		4130.0048 LEGAL SVC LOYOLA UNI	
					01-14-000-72850	1,680.00
			136382		4130.0050 LEGAL SVC LINCOLN W/	
					01-14-000-72850	13,920.00
			136382		4131.0001 LEGAL SVC VTP GENER	
					01-14-000-72855	2,128.50
			136384		4160.0001 LEGAL SVC VTP PROSEI	
					01-14-000-72858	6,806.00
			136479		4130.0047 LEGAL SVC 159TH ST TII	
					28-00-000-72850	840.00
					Total :	94,576.57
197239	5/20/2022	020516 PETRIZZO, JACOB	051022		REFUND VEHICLE STICKER NO LO	
					06-00-000-79005	25.00
					Total :	25.00
197240	5/20/2022	006597 PITNEY BOWES PURCHASE POWER	050522		ACCT#8000-9090-1108-5813 POSTA	
			051622		01-17-205-72750	39.00
					ACCT#8000-9000-0107-6300 POSTA	
					01-33-300-72110	107.69
					01-41-040-72110	8.59
					01-13-000-72110	1.79
					01-14-000-72110	1,097.48
					01-17-217-72110	35.40
					01-21-000-72110	1.06
					01-35-000-72110	119.25
					01-33-310-72110	203.52
					01-41-056-72110	142.65
					06-00-000-72110	1,297.91
					60-00-000-72110	243.38
					64-00-000-72110	104.30
					Total :	3,402.02
197241	5/20/2022	006780 POMP'S TIRE SERVICE, INC	310205634		TIRES - FD UNIT#49	
					01-19-000-72570	4,814.63

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 15

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197241	5/20/2022	006780	006780 POMP'S TIRE SERVICE, INC	(Continued)		Total : 4,814.63
197242	5/20/2022	014850	POP'S ITALIAN BEEF AND SAUSAGE	050622	PW PICNIC 5/13/22	
					01-26-024-72220	57.18
					01-26-023-72220	114.36
					60-00-000-72220	40.03
					63-00-000-72220	40.03
					64-00-000-72220	34.30
					Total :	285.90
197243	5/20/2022	013587	PROSHRED SECURITY	990117349	SHREDDING SERVICES - PD 5/11/2:	
					01-17-205-72750	169.60
					Total :	169.60
197244	5/20/2022	018110	PROVEN BUSINESS PRODUCTS	909636	MONTHLY CONTRACT SVC AGREEI	
					01-16-000-72756	306.66
					Total :	306.66
197245	5/20/2022	006850	QUILL CORPORATION	24926874	CERTIFICATE HOLDER,CARDSTOC	
					01-35-000-73110	12.40
				24938359	LIMEGREEN PAPER	
					01-35-000-73110	40.79
					Total :	53.19
197246	5/20/2022	006361	RAY O' HERRON CO INC	2194081	BADGE HOLDER	
					01-17-220-72240	13.26
					Total :	13.26
197247	5/20/2022	007629	SAM'S CLUB DIRECT	051222	BURGER BUNS,CHIPS,CUTLERY,BI	
					01-14-000-73115	13.98
					01-26-023-72220	84.23
					01-26-024-72220	42.12
					60-00-000-72220	29.48
					63-00-000-72220	29.48
					64-00-000-72220	25.27
				051322	PW PICNIC - FOIL,BUNS,CAKE,BEE	
					01-26-024-72220	30.32
					01-26-023-72220	60.64

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 16

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197247	5/20/2022	007629 SAM'S CLUB DIRECT	(Continued)		60-00-000-72220	21.22
					63-00-000-72220	21.22
					64-00-000-72220	18.20
			051622		WATER,SENIOR CART SNACKS,KLI	
					01-17-205-73315	54.90
					01-41-056-72937	53.49
					01-26-024-73115	9.16
					01-26-023-73115	18.32
					60-00-000-73115	6.41
					63-00-000-73115	6.41
					64-00-000-73115	5.53
					Total :	530.38
197248	5/20/2022	007092 SAUNORIS	686908		PLAYSAND	
					01-26-023-73860	74.20
					Total :	74.20
197249	5/20/2022	007442 SEECO CONSULTANTS, INC	10059		PIONEER ENG & ENVIRON - GEOTE	
					01-33-300-72840	552.50
					Total :	552.50
197250	5/20/2022	013043 SITE DESIGN GROUP, LTD.	7482PH2-56		LANDSCAPING TP LANDSCAPE MC	
				VTP-018432	01-26-023-72847	4,505.00
			7482PH2-56.		LANDSCAPE -TP LANDSCAPE MGT	
				VTP-019041	01-26-023-72847	12,475.00
			7698-77		STORMWATER AREA MAINTENANC	
				VTP-018309	65-00-000-72847	2,275.00
					Total :	19,255.00
197251	5/20/2022	012238 STAPLES BUSINESS ADVANTAGE	3505951386		PAPER CLIP,WHITEBOARD,PENS,C	
					01-16-000-73110	179.98
					01-14-000-73110	84.52
			3505951387		WHITEBOARD,CORK FRAME	
					01-16-000-73110	265.91
			3505951388		THERMAL ROLLS,SCISSORS	
					01-17-205-73110	71.35

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 17

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197251	5/20/2022	012238	STAPLES BUSINESS ADVANTAGE (Continued) 3507435931		POST IT,CORRECTION TAPE,PADS 01-12-000-73110	26.02
					01-41-056-73110	81.78
			3507435932		3RING BINDER,RUBBER FINTEERS,F 01-13-000-73110	139.44
					01-14-000-73110	26.21
					Total :	875.21
197252	5/20/2022	018878	SUPERION LLC 313236		ONESOLUTION MCT UPGRADE SEI 01-16-000-72650	2,800.00
			354337		911 SOFTWARE ANNUAL MAINT	
				VTP-019139	01-17-205-72655	11,530.39
				VTP-019139	01-17-220-72655	11,530.39
				VTP-019139	01-19-000-72655	11,530.39
				VTP-019139	01-21-210-72655	80,712.69
					Total :	118,103.86
197253	5/20/2022	007297	SUTTON FORD INC./FLEET SALES 553168		TUBE ASY PD 9K 01-17-205-72540	211.60
					Total :	211.60
197254	5/20/2022	007717	THIRD DISTRICT FIRE CHIEF ASSN 4856		MONTHLY LUNCHEON MAY'22 KLO 01-19-000-72170	40.00
					Total :	40.00
197255	5/20/2022	020519	THOMPSON, TANESHA 051222		REFUND VENDOR FEE FOR FARMER 01-14-000-79099	150.00
					Total :	150.00
197256	5/20/2022	019712	TM TIRE CO INC 141046		TIRE PD 2D 01-17-205-73560	147.35
					Total :	147.35
197257	5/20/2022	013200	TRIBUNE PUBLISHING COMPANY 052807209000		CLASSIFIED LISTINGS 4/1-4/30/22 01-33-310-72330	1,063.09
					01-26-023-72330	722.18

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 18

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197257	5/20/2022	013200 TRIBUNE PUBLISHING COMPANY	(Continued)			
			052821401000		01-14-000-72330 CLASSIFIED LISTINGS 4/1-4/30/22 01-33-310-72330	61.50 220.50
					Total :	2,067.27
197258	5/20/2022	014510 TRUGREEN	2805190469	VTP-019047	SPRING TREATMENT 4/26-4/29/22 M 01-26-023-72881	6,415.00
					Total :	6,415.00
197259	5/20/2022	004106 TYLER TECHNOLOGIES INC	045-377121		EXECUTIME ANNUAL ACCESS FEE 01-15-000-72655	4,028.00
					Total :	4,028.00
197260	5/20/2022	008040 UNDERGROUND PIPE & VALVE CO	054057-01		AY MCDONALD PLASTIC ARCH PAT 60-00-000-73620 63-00-000-73620 64-00-000-73620	239.40 26.60 114.00
					Total :	380.00
197261	5/20/2022	007987 UNITED METHODIST CHURCH	060122		JUNE'22 PARKING RENTAL 70-00-000-72621	1,200.00
					Total :	1,200.00
197262	5/20/2022	008057 USA BLUE BOOK	969717		TRACING DYE -RED, GREEN 60-00-000-73550	323.07
					Total :	323.07
197263	5/20/2022	011416 VERIZON WIRELESS	96606432153		ACCT#285837077-00001 TELLULAR 01-17-205-72127	8.50
			9905690224		ACCT#242459316-00001 CENTRAL 60-00-000-72127 63-00-000-72127 64-00-000-72127	16.24 16.24 13.92
			9906430821		ACCT 280481333-00001 DATA SVC 11-00-000-72127 01-11-000-72127	73.68 216.06

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 19

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197263	5/20/2022	011416	VERIZON WIRELESS			
			(Continued)			
					01-12-000-72127	72.02
					01-13-000-72127	36.01
					01-15-000-72127	36.01
					01-16-000-72127	216.06
					01-17-220-72127	1,840.61
					01-17-205-72127	396.13
					01-19-000-72127	1,116.37
					01-19-020-72127	108.03
					01-21-210-72127	288.08
					01-26-023-72127	504.14
					01-26-025-72127	252.07
					01-33-000-72127	360.10
					01-35-000-72127	108.03
					60-00-000-72127	340.29
					63-00-000-72127	37.81
					64-00-000-72127	162.05
			9906430822		ACCT 2804813333-00003 MOBILE S	
					01-11-000-72120	306.91
					01-12-000-72120	178.56
					01-13-000-72120	181.41
					01-14-000-72120	11.90
					01-16-000-72120	420.01
					01-17-205-72120	4,649.80
					01-19-000-72120	223.84
					01-19-020-72120	172.57
					01-21-210-72120	214.10
					01-26-023-72120	1,207.82
					01-26-024-72120	140.49
					01-26-025-72120	262.08
					01-33-000-72120	317.12
					01-35-000-72120	42.14
					60-00-000-72120	446.22
					63-00-000-72120	49.58
					64-00-000-72120	212.48
					Total :	15,255.48

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 20

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197264	5/20/2022	020522 WAGNER, DOREEN	Ref001421464		UB Refund Cst #00513537 60-00-000-20599	61.38 Total : 61.38
197265	5/20/2022	010165 WAREHOUSE DIRECT INC	5234608-0		SCISSORS,STPLE REMOVER,STAP 01-21-210-73110	106.94 Total : 106.94
197266	5/20/2022	018124 WASHBURN MACHINERY, INC	142634		SERVICE FOR WASHER 01-19-000-72530	1,027.41 Total : 1,027.41
197267	5/20/2022	018482 WATTS, JERRY	051822		WATER 01-21-000-72220	22.58 Total : 22.58
197268	5/20/2022	011057 WEX BANK	80843287		WEX CARD CHARGE PAPER INVC 01-14-000-72720	7.47 Total : 7.47
197269	5/20/2022	008280 WILL COUNTY CLERK	051722		NOTARY COMMISION K.SILWA 01-17-205-73110	10.00 Total : 10.00
197270	5/20/2022	008238 WINSTON'S MARKET	051022		SENIOR LUNCHEON 5/11/22 01-41-056-72937	573.10 Total : 573.10
99 Vouchers for bank code : apbank						Bank total : 393,785.25

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Page: 21

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4010	5/17/2022	018837	INSURANCE PROGRAM MANAGERS GRI 210421W008		PAYEE-ALIGN NETWORKS INC 01-14-000-72542	287.90
						Total :
						287.90
4011	5/17/2022	018837	INSURANCE PROGRAM MANAGERS GRI 210421W008-1		PAYEE-ALIGN NETWORKS INC 01-14-000-72542	1,021.96
						Total :
						1,021.96
4012	5/17/2022	018837	INSURANCE PROGRAM MANAGERS GRI 200211W025		PAYEE-PETERSON, JOHNSON & MI 01-14-000-72542	8,537.50
						Total :
						8,537.50
4013	5/17/2022	018837	INSURANCE PROGRAM MANAGERS GRI 210421W008-2		PAYEE-VILLAGE OF TINLEY PARK 01-14-000-72542	1,704.52
						Total :
						1,704.52
4014	5/17/2022	018837	INSURANCE PROGRAM MANAGERS GRI 200803W006		PAYEE-VILLAGE OF TINLEY PARK 01-14-000-72542	1,113.02
						Total :
						1,113.02
5 Vouchers for bank code : ipmq						Bank total :
						12,664.90
106 Vouchers in this report						Total vouchers :
						424,427.15

vchlist
05/19/2022 4:35:50PM

Voucher List
Village of Tinley Park

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
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The Tinley Park Village Board having duly met at Village Hall do hereby certify that the following claims or demands against said village were presented and are approved for payment as presented on the above listing.

In witness thereof, the Village President and Clerk of the Village of Tinley Park, hereunto set their hands.

_____ Village President

_____ Village Clerk

_____ Date

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 1

Bank code : ap_ff

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
1101	3/15/2022	020228	AP CONSTRUCTION OF ILLINOIS	4	LAMINATE FLOORING, NEW TRIM, I 36-00-000-75129	6,750.00
Total :						6,750.00
1 Vouchers for bank code : ap_ff						Bank total : 6,750.00

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 2

Bank code : ap py

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
126373	5/27/2022	003127 BLUE CROSS BLUE SHIELD	BCBS-NA-PPPR060122		IL065LB000001212-0 HEALTH INS E 86-00-000-20430	1,165.00
			BCBS-NA-PR060122		IL065LB000001212-0 HEALTH INS E 86-00-000-20430	2,099.00
					Total :	3,264.00
126374	5/27/2022	019214 BLUE CROSS BLUE SHIELD	BCBS-DA-PPPR060122		IL065LB000001212-0 HEALTH INS E 86-00-000-20430	569.52
			BCBS-DA-PR060122		0000ILLB1212 HEALTH INS EXP-MA 86-00-000-20430	445.91
					Total :	1,015.43
126375	5/27/2022	004640 HEALTHCARE SERVICE CORPORATION	HCSVCS-PPPR060122		A/C#271855-HEALTH INS-MAY PMT/ 86-00-000-20430	20,864.79
			HCSVCS-PR060122		A/C#271855-HEALTH INS-MAY PMT/ 86-00-000-20430	24,043.11
					Total :	44,907.90
126376	5/27/2022	002613 UNITED HEALTHCARE AARP	AARP -PPPR060122		AARP POLICE PENSION MAY PMT/ 86-00-000-20430	3,377.34
					Total :	3,377.34
4 Vouchers for bank code : ap_py						Bank total : 52,564.67

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 3

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197271	5/27/2022	010318	ADVOCATE CHRIST MEDICAL CNTR	052322	TPFD 10 BLS PROVIDER ECARDS 01-19-020-73606	30.00
Total :						30.00
197272	5/27/2022	002517	ALLIED ELECTRONICS INC.	9016235353	ETHERNET SWITCH 5 PORT 1- TO 60-00-000-72528 63-00-000-72528	121.29 51.98
Total :						173.27
197273	5/27/2022	019633	ALTA CONSTRUCTION EQUIPMENT	SP4/49445	O RINGS FOR SMALL HONDA PUMF 60-00-000-72530 63-00-000-72530 64-00-000-72530	11.82 3.94 6.76
Total :						22.52
197274	5/27/2022	018781	ALTORFER INDUSTRIES INC	P58C0013643	SHOE AS STREETS #118 01-26-023-72540	260.05
				P58C0013644	SPRING,SHOE AS STREETS#118 01-26-023-72540	316.77
				P58R0001364	339-1048 KIT RETURN ORIG INVP5 01-26-023-72540	-44.31
				P58R0001479	RETURN SHOE AS STREETS 118 01-26-023-72530	-260.05
Total :						272.46
197275	5/27/2022	002470	AMPEST EXTERMINATION LLC	95554	REMOVE WASP NEST FROM PARK' 01-26-023-72790	175.00
Total :						175.00
197276	5/27/2022	020533	ARROYO, WILLIAM	Ref001421760	UB Refund Cst #00510586 60-00-000-20599	26.85
Total :						26.85
197277	5/27/2022	003015	BEHRENS, JERRY	AP060122	JERRY BEHRENS HEALTH INSURAI 01-14-000-72435	169.00
Total :						169.00
197278	5/27/2022	020534	BENCHMARK CONSTRUCTION	Ref001421761	UB Refund Cst #00515700	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 4

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197278	5/27/2022	020534 BENCHMARK CONSTRUCTION	(Continued)		60-00-000-20599	1,200.00
					Total :	1,200.00
197279	5/27/2022	015713 BENCHMARK DESIGN GROUP, INC.	030222	VTP-019154	SEWER LINING PROJECT 64-00-000-73800	37,500.00
					Total :	37,500.00
197280	5/27/2022	020280 BETTENHAUSEN & ASSOCIATES LLC	050722		FINANCIAL AND ADMIN PROF SVC ' 01-15-000-72790	5,035.00
			051422		FINANCIAL AND ADMIN PROF SVC ' 01-15-000-72790	4,612.50
			052122		FINANCIAL AND ADMIN PROF SVC ' 01-15-000-72790	6,000.00
					Total :	15,647.50
197281	5/27/2022	002923 BLACK DIRT INC.	1789	VTP-019121	DIRT FOR LAWN RESTORATIONS 01-26-023-73680	120.00
					Total :	120.00
197282	5/27/2022	003127 BLUE CROSS BLUE SHIELD	BCBS-NA-AP060122		IL065LB000001212-0 HEALTH INS E 01-14-000-72435	1,791.00
			BCBS-NA-PPAP060122		IL065LB000001212-0 HEALTH INS E 01-14-000-72435	1,165.00
					Total :	2,956.00
197283	5/27/2022	019214 BLUE CROSS BLUE SHIELD	BCBS-DA-AP060122		0000ILLB1212 HEALTH INS EXP-MA 01-14-000-72435	445.89
			BCBS-DA-PPAP060122		0000ILLB1212 HEALTH INS EXP-MA 01-14-000-72435	569.50
					Total :	1,015.39
197284	5/27/2022	003504 C & M PIPE & SUPPLY CO., INC	18740	VTP-019142	SEWER MANHOLE GROUT 64-00-000-73800	720.00
					Total :	720.00
197285	5/27/2022	014026 CHANDLER SERVICES	28551		PIERCE DASH - REPAIR AND PARTS 01-19-000-72540	1,417.97

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 5

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197285	5/27/2022	014026 014026 CHANDLER SERVICES	(Continued)		Total :	1,417.97
197286	5/27/2022	015199 CHICAGO PARTS & SOUND LLC	2J0003655		REPLACE MALFUNCTIONING DOCP 01-17-205-72540	75.00
			3-0049908		PARTS FOR FIRE 1701 NOLOCN,80 01-19-000-72540	165.51
					Total :	240.51
197287	5/27/2022	017349 CHICAGO STREET CCDD, LLC	22184		SEMI LOAD - DUMP FEE 5/9/22 01-26-023-72890	210.00
					Total :	210.00
197288	5/27/2022	018325 CHICAGO TRIBUNE COMPANY LLC	197792300		SUBSCRIPTION THRU 8/7/22 01-17-205-72720	51.42
					Total :	51.42
197289	5/27/2022	019544 CHRISTIAN, FRED	052622		DUPLICATE PAYMENT OF VEHICLE 06-00-000-79005	120.00
					Total :	120.00
197290	5/27/2022	013820 CINTAS CORPORATION	4119850268		MATS - PD 01-26-025-72790	176.78
			4119970591		MATS - VH 01-26-025-72790	261.00
					Total :	437.78
197291	5/27/2022	012057 COMCAST CABLE	8771401810316240		ACCT#8771401810316240 7850 183 01-17-205-72517	65.40
			8771401810784702		ACCT#8771401810784702 7825 167 01-19-000-72517	97.14
					Total :	162.54
197292	5/27/2022	013878 COMED - COMMONWEALTH EDISON	0385440022		ACCT#0385440022 SS BROOKSIDE 64-00-000-72510	480.67
			0421064066		ACCT#0421064066 LAPORTE RD & 64-00-000-72510	187.77
			0471006425		ACCT#0471006425 19948 SILVERSL 01-26-024-72510	60.48

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 6

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount	
197292	5/27/2022	013878	COMED - COMMONWEALTH EDISON (Continued) 2922039023		ACCT#2922039023 9342 PARKWOC 01-26-024-72510	22.23	
			4803158058		ACCT#4803158058 RIDGEFIELD LN 64-00-000-72510	132.59	
			5437131000		ACCT#5437131000 7980 W 183RD S 01-26-025-72510	235.05	
			5983017013		ACCT#5983017013 19112 S 80TH AV 63-00-000-72510	287.23	
Total :						1,406.02	
197293	5/27/2022	018311	CONNECTION		8GB C3 USB 3.0 FLASH DRIVE 01-17-225-73600	836.56	
			72692403		256GB C3 USB 3.0 FLASH DRIVE 01-17-225-73600	90.96	
			72692404		8GB C3 USB 3.0 FLASH DRIVE 01-17-205-73600	41.00	
			72757660		32GB USB3.2 GEN1 DATA TRAVELE 01-17-205-73600	267.20	
			72778888		128GB USB3.2 GEN1 DATA TRAVEL 01-17-225-73600	210.80	
			72786678		SANDISK CRUZER GLIDE USB FLA 01-17-225-73600	277.71	
Total :						1,724.23	
197294	5/27/2022	012410	CONSERV FS, INC.		CONSERV FS SUNNY,CURLEX,STA 01-26-023-73680	394.00	
Total :						394.00	
197295	5/27/2022	019406	CORDOGAN CLARK AND ASSOCIATES	23166	PUBLIC SAFETY BUILDING DATA CI 30-00-000-75112	10,143.20	
				VTP-019040		Total :	10,143.20
197296	5/27/2022	018234	CORE & MAIN LP	Q829611	GASKET CAP 60-00-000-73630	35.31	
						63-00-000-73630	3.92
						64-00-000-73630	16.82

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 7

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197296	5/27/2022	018234	018234 CORE & MAIN LP		(Continued)	Total : 56.05
197297	5/27/2022	016070	CR SCHMIDT INC.	3744	ENGRAVED PAVER INSTALLATION 01-26-025-72523	800.00 Total : 800.00
197298	5/27/2022	003511	CULLIGAN WATER CONDITIONING	0051415	WATER COOLERS FD#46,47,48,49 01-19-000-72750	39.00 Total : 39.00
197299	5/27/2022	015554	DALEY-MOMMSEN ENTERPRISES	1 100	2 BOX OF JOE 01-17-205-72220 5 BOXES OF JOE,5DOZ DONUTS 01-17-205-72220	31.98 119.90 Total : 151.88
197300	5/27/2022	004009	EAGLE UNIFORM CO INC	INV-7919	VTP-019131 FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	110.50 Total : 110.50
197301	5/27/2022	011176	ELEMENT GRAPHICS & DESIGN, INC	19260	K9 2020 FORD INTERCEPTOR KIT - 30-00-000-74220	1,141.32 Total : 1,141.32
197302	5/27/2022	012784	EMERGENCY VEHICLE TECHNOLOGIES 5990		ANTENNA PLUS MULTIMAX PD B-46 01-19-000-72540	419.95 Total : 419.95
197303	5/27/2022	004019	EVON'S TROPHIES & AWARDS	040822	PLAQUES FOR RETIREES 01-19-000-72974	179.36 Total : 179.36
197304	5/27/2022	011611	FOX VALLEY FIRE & SAFETY CO.	IN00521801KZ IN00522012 IN00522282	VTP-019152 MONTHLY RADIO MAINTENANCE -I 14-00-000-72750 FIRE ALARM SYSTEM SERVICE, TR 01-26-025-72854 RADIO MAINTENANCE 14-00-000-72800	6,389.00 306.00 155.00

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 8

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197304	5/27/2022	011611	011611 FOX VALLEY FIRE & SAFETY CO.	(Continued)		Total : 6,850.00
197305	5/27/2022	020274	FRAME TECH 1 LLC	38774	WHEEL ALIGN PD 18A 01-17-205-72540	75.00 Total : 75.00
197306	5/27/2022	002877	G. W. BERKHEIMER CO., INC.	7039019	HVAC FILTERS 01-26-025-72520	186.00 Total : 186.00
197307	5/27/2022	019349	GARVEY'S OFFICE PRODUCTS	PINV2262808	CHAIRS 01-19-000-73110	259.80 Total : 259.80
197308	5/27/2022	020528	GOLD RUSH AMUSEMENTS, INC	052322	REFUND OVERPAYMENT HAILSTOP 01-14-000-79010	750.00 Total : 750.00
197309	5/27/2022	012999	GOODHEART WILCOX PUBLISHER	052522	REFUND VEHICLE STICKER,CAR N 06-00-000-79005	25.00 Total : 25.00
197310	5/27/2022	004527	GOV'T FINANCE OFFICERS ASSOC	0234730	MEMBERSHIP C.FRANKENFIELD 1/ 01-15-000-72720	87.50 Total : 87.50
197311	5/27/2022	004438	GRAINGER	9317268911	BALL VALVE PVC BALL 60-00-000-73630 63-00-000-73630 64-00-000-73630	27.79 3.09 13.23
				9317268929	MARKED FISH TAPE FOR ELECTRIK 01-26-024-73570	1,842.25 Total : 1,886.36
					VTP-019150	
197312	5/27/2022	020529	H&H ELECTRIC CO	C161601	LED INSTALLATION STREET LIGHT: 30-00-000-75500	366,661.75 Total : 366,661.75

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 9

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197313	5/27/2022	014491 HANSEN DOOR INC.	11058		GARAGE SERVICE -PW BLDG 01-26-025-72520	805.00
			11071		GARAGE DOOR SVC FIRE STATION 01-26-025-72520	1,170.38
			11080		PW GARAGE PARTS 01-26-025-72520	1,765.00
Total :						3,740.38
197314	5/27/2022	004640 HEALTHCARE SERVICE CORPORATION	271855		ACCT#271855 WELLNESS CREDIT 01-00-000-54999	-20,000.00
			HCSVCS-AP060122		A/C#271855-HEALTH INS EXPENSE 01-14-000-72435	9,096.86
			HCSVCS-PPAP060122		A/C#271855-HEALTH INS EXP-MAY 01-14-000-72435	26,244.22
Total :						15,341.08
197315	5/27/2022	010238 HOME DEPOT CREDIT SERVICES	WP35039418		****2304 GALVANIZED STEEL ROUN 01-26-024-73870	18.58
					01-26-023-73870	37.16
					60-00-000-73870	13.01
					63-00-000-73870	13.01
					64-00-000-73870	11.15
Total :						92.91
197316	5/27/2022	001487 HOMEWOOD DISPOSAL SERVICE	7839595		HWD TSF SWEEPING TONS 01-26-023-72890	2,503.80
Total :						2,503.80
197317	5/27/2022	005025 INTERNATIONAL CODE COUNCIL INC	1001503651		PLAN REVIEW / INTERP FEE'S 01-33-300-72844	1,200.00
Total :						1,200.00
197318	5/27/2022	004875 IRMA	SALES0019933		FEBRUARY'22 DEDUCTIBLE 01-14-000-72541	360.00
			SALES0019988		MARCH'22 DEDUCTIBLE 01-14-000-72541	100.00
					70-00-000-72541	2,900.00

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 10

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197318	5/27/2022	004875 004875 IRMA			(Continued)	Total : 3,360.00
197319	5/27/2022	005022 ISAWWA	200072581		SCADA 201 TRAINING 6/7/22 P.MITC 60-00-000-72140 63-00-000-72140 64-00-000-72140	42.00 42.00 36.00 Total : 120.00
197320	5/27/2022	017866 J & J NEWELL CONCRETE	21-5940 21-5941 21-5942		SIDEWALK PHASE 3 FALL 2021 01-26-023-75200 SIDEWALK REPAIR PHASE #4 01-26-023-75200 SIDEWALK REPAIR PHASE #5 01-26-023-75200	26,979.03 8,433.16 50,232.66 Total : 85,644.85
197321	5/27/2022	020531 KELLEY, JAKE	052322		REIMB FIREARM HOLSTER 01-17-220-73610	213.30 Total : 213.30
197322	5/27/2022	018527 LISTRO, SAMMY J.	052422		PERF FARMERS MARKET 6/4/22 01-35-000-72923	125.00 Total : 125.00
197323	5/27/2022	013858 LOWE'S HOME CENTER, INC.	9329281		****4879 CHROME MECHANICS TOC 01-26-024-73410 01-26-023-73410 60-00-000-73410 63-00-000-73410 64-00-000-73410	299.26 30.39 19.15 2.13 9.11 Total : 360.04
197324	5/27/2022	020322 MASTER AUTO SUPPLY	15030-117804 15030-117845		TIE ROD END,STABILIZER BARLINK 01-17-205-72540 TIE ROD END PD STOCK 01-17-205-72540	54.85 60.78 Total : 115.63

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 11

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197325	5/27/2022	006074 MENARDS	21621		ANCHOR BOLT 60-00-000-73840	24.14
					63-00-000-73840	8.05
					64-00-000-73840	13.79
			21665		GUTTER REPAIR,DOWNSPOUT BAI 01-26-025-72520	11.40
					Total :	57.38
197326	5/27/2022	013148 MID-STATES ORGANIZED CRIME	13026-1201		MOCIC 2022 ANNUAL MEMBERSHIP 01-17-205-72720	250.00
					Total :	250.00
197327	5/27/2022	013275 MITCHELL, PHILLIP	052322		REIM CDL LIC RENEWAL 60-00-000-72860	31.50
					63-00-000-72860	10.50
					64-00-000-72860	18.00
					Total :	60.00
197328	5/27/2022	016256 MITTELMAN, JONATHAN	051922		REIMB CIT CONF REGISTRATION A 01-17-205-72170	425.00
					01-17-205-72720	25.00
					Total :	450.00
197329	5/27/2022	018596 MURMANN, VINCENT	052322		REIMB K-9 SUPPLIES FOR HELMUT 30-00-000-72145	1,297.79
					Total :	1,297.79
197330	5/27/2022	014443 MURPHY & MILLER, INC	SVC00037781		WATER TOWER REPAIR 01-26-025-72520	2,608.05
					Total :	2,608.05
197331	5/27/2022	015723 NICOR	64423710009		ACCT#64423710009 METER 335839 01-26-025-72511	946.38
			81423710003		ACCT#81423710003 METER 283161 01-26-025-72511	97.64
			90223493009		ACCT#90223493009 METER 508073 01-26-025-72511	279.81

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 12

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197331	5/27/2022	015723	015723 NICOR		(Continued)	Total : 1,323.83
197332	5/27/2022	006178	NORMAN'S	74085	FLAGS FOR 80TH AVE CLEANING 01-26-025-73112	120.00 Total : 120.00
197333	5/27/2022	006221	NORTHERN SAFETY CO. INC.	904804600	GOLDEN EAGLE EAR MUFF CAP M 01-26-024-73845 01-26-023-73845 63-00-000-73845 64-00-000-73845 60-00-000-73845	25.36 50.72 3.55 15.22 31.95 Total : 126.80
197334	5/27/2022	010135	ONSITE COMMUNICATIONS USA, INC	51634	ID CLIPS 01-26-025-73870	90.00 Total : 90.00
197335	5/27/2022	006475	PARK ACE HARDWARE	067961/1	DW 20V MAX BATTERY,ANGLE GRI 60-00-000-73410 63-00-000-73410 64-00-000-73410	181.43 20.16 86.39
				067962/1	ACCT#891432 INV#067962/1 GARDI 01-26-023-73410	95.97
				067978/1	ACCT#891432 INV#067978/1 FASTE 01-26-023-73840	2.21
				067980/1	ACCT#891432 INV#067980/1 BIBB F 60-00-000-73630 63-00-000-73630 64-00-000-73630	6.55 0.73 3.11
				067981/1	ACCT#9404 INV#067981/1 FUSE KIT 01-19-000-72524	12.58
				67974/1	ACCT#9404 INV#67974/1 EXCHANG 01-19-000-73540	39.98
				67982/1	ACCT#9404 INV#67982/1 COUPLER 01-19-000-72524	15.98 Total : 465.09

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 13

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197336	5/27/2022	017268 PETERSON JOHNSON & MURRAY	136540		4130.0001 LEGAL SVC VTP- GENE 01-14-000-72850	28,151.50
			136541		4130.0003 LEGAL SVC FOIA THRU 01-14-000-72857	10,449.00
			136542		4130.0022 LEGAL SVC NEW BREME 27-00-000-72850	360.00
			136543		4130.0025 LEGAL SVC TINLEY PARI 01-14-000-72850	107.50
			136544		4130.0029 LEGAL SVC MENTAL HEA 20-00-000-72850	90.00
			136545		4130.0031 LEGAL SVC TP EMINENT 27-00-000-72850	451.50
			136546		4130.0042 LEGAL SVC 7050 171ST 01-14-000-72850	172.00
			136547		4130.0045 LEGAL SVC TINLEY FOIA 01-14-000-72850	4,015.00
			136548		4130.0048 LEGAL SVC LOYOLA UNI 01-14-000-72850	360.00
			136549		4130.0050 LEGAL SVC LINCOLNWA 01-14-000-72850	4,350.00
			136550		4131.0001 LEGAL SVC VTP GENER 01-14-000-72855	6,464.26
			136553		4160.0001 LEGAL SVC VTP PROSE 01-14-000-72858	6,665.00
Total :						61,635.76
197337	5/27/2022	006780 POMP'S TIRE SERVICE, INC	410954484	VTP-019161	(12) P245/55VR18 GOODYEAR RSA 01-17-205-73560	1,672.28
Total :						1,672.28
197338	5/27/2022	018263 PORKMAFIA	20145062		RETIREMENT LUNCHEON - SGT RC 01-17-205-72974	750.00
Total :						750.00
197339	5/27/2022	006635 POWER EQUIPMENT LEASING CO.	S 1629.		FREIGHT FOR BUCKET COVER 01-26-024-72530	23.22

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 14

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197339	5/27/2022	006635	006635 POWER EQUIPMENT LEASING CO. (Continued)			Total : 23.22
197340	5/27/2022	006361	RAY O' HERRON CO INC		MK-3 INERT STREAM 1.47OZ PEPP	
			2183022		01-17-220-73600	155.10
			2194975		GAS MASK	
			2194978		01-17-220-73610	40.94
			2195431		GAS MASK	
			2195678		01-17-220-73610	31.95
					UNIFORM - M. JONES	
					01-17-220-73610	504.64
					UNIFORM J.KELLEY	
					01-17-220-73610	32.94
					Total :	765.57
197341	5/27/2022	006870	RELIABLE FIRE EQUIPMENT		6YR COMP 10#PRES-ABC,REPAIR F	
			63905		01-26-025-72535	169.20
			63906		TAMPER SEAL,RECERT10#PRES-A	
			63907		01-26-025-72535	78.90
			63908		6YR COMP10#PRES-ABC,TAMPER :	
			63909		01-26-025-72535	187.00
			63910		6YR COMPLIANCE 10#PRES-ABC,R	
			63911		01-26-025-72535	237.05
			63912		TAMPER SEAL,RECERT10#PRES-A	
			63913		01-26-025-72535	78.90
			63914		6YR COMP10# PRES-ABC,REPAIR F	
			63915		01-26-025-72535	182.55
			63916		6YR COMP 10# PRES-ABC,REAPIR	
					01-26-025-72535	300.18
					TAMPER SEAL,RECER 10# PRES-A	
					01-26-025-72535	105.60
					6YR COMPLIANCE 10#PRES-ABC,P	
					01-26-025-72535	255.05
					TAMPER SEAL,RECERTIFY 10# PRE	
					01-26-025-72535	74.45
					TAMPER SEAL,RECERT 5#,10# PRE	
					01-26-025-72535	83.35
					6YR COMPL 10# PRE-ABC,REPAIR,	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 15

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197341	5/27/2022	006870 RELIABLE FIRE EQUIPMENT	(Continued)			
			63917		01-26-025-72535 RECERTIFY 10#PRES-ABC, TAMPE	164.75
			63918		01-26-025-72535 TAMPER SEAL,RECERITY 5# CLEAI	74.45
			63919		01-26-025-72535 TAMPER SEAL,RECERTIFY 10# PRE	142.30
			63920		01-26-025-72535 PW GARAGE 6YR COMPLIANCE 5#	83.35
			63921		01-26-025-72535 6YR COMPLIANCE 20#PRES-ABC, F	569.95
			63922		01-26-025-72535 6YR COMPLIANCE 5#PRES-ABC,6Y	119.80
			63923		01-26-025-72535 RECERTIFY 10#PRES-ABC EMA	988.65
					01-26-025-72535	74.45
					Total :	3,969.93
197342	5/27/2022	006974 RINGHOFER, WILLIAM	AP060122		WILLIAM RINGHOFER HEALTH INSI	
					01-14-000-72435	663.30
					Total :	663.30
197343	5/27/2022	018820 RITTER, DANIEL	052522		LUNCH REIMB FOR TEAM LUNCH	
					01-33-000-72220	78.23
					Total :	78.23
197344	5/27/2022	006874 ROBINSON ENGINEERING CO. LTD.	22050049		08-562 TP NBIS PROGRAM MANAG	
			22050369		01-26-023-72840 19-R0866.01 TP 80TH AVE WATER M	817.50
			22050370		26-00-000-75706 21-R0315 TP 174TH ST RECONSTR	4,100.00
					16-00-000-75703	1,065.06
					16-00-000-75500	234.94
					27-00-000-75806	331.50
					27-00-000-75500	292.50
					27-00-000-75703	1,326.00
			22050371		21-R0430 TP SCANNELL DEVELOPI	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 16

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197344	5/27/2022	006874 ROBINSON ENGINEERING CO. LTD.	(Continued)			
			22050372		01-14-000-72840	3,372.50
			22050373		21-R00545 TP KIMBERLY HEIGHTS	
			22050374		65-00-000-75310	12,000.00
			22050375		21-R0681 TP OAK RIDGE SUBDIVIS	
					16-00-000-72840	9,875.00
					21-R0708 TP LOYOLA MEDICAL(179	
					01-14-000-72840	2,560.75
					21-R0945 TP RIVERWALK IMPROVE	
					18-00-000-72840	2,494.75
					Total :	38,470.50
197345	5/27/2022	007629 SAM'S CLUB DIRECT	052322		CUTLERY,PAPER PLATES	
					01-21-210-73110	24.36
					Total :	24.36
197346	5/27/2022	007092 SAUNORIS	387358		TOP SOIL PER YARD	
					60-00-000-73680	201.60
					63-00-000-73680	22.40
					64-00-000-73680	96.00
			687367		TOP SOIL	
					60-00-000-73680	201.60
					63-00-000-73680	22.40
					64-00-000-73680	96.00
			687574		RED MULCH	
					60-00-000-73680	54.18
					63-00-000-73680	6.02
					64-00-000-73680	25.80
			688394		TOP SOIL	
					01-26-024-73680	320.00
					Total :	1,046.00
197347	5/27/2022	020532 SCHMAEDEKE, JAMES & CONSTANCE	Ref001421757		UB Refund Cst #00460999; rfnd dupl	
					60-00-000-20599	277.73
					Total :	277.73
197348	5/27/2022	007109 SIRCHIE FINGER PRINT LABS	0544044-IN		FORENSIC SUPPLIES	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 17

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197348	5/27/2022	007109 SIRCHIE FINGER PRINT LABS	(Continued)	VTP-019082	01-17-225-73550	173.10
Total :						173.10
197349	5/27/2022	013043 SITE DESIGN GROUP, LTD.	8498-40	VTP-018431	URBAN FORESTRY PROGRAM 3/20 01-26-023-72847	4,922.32
Total :						4,922.32
197350	5/27/2022	007224 STANDARD EQUIPMENT COMPANY	P36253		WLDT HPR DEFLEC STREETS 99 R 01-26-023-72540	573.89
Total :						573.89
197351	5/27/2022	015452 STEINER ELECTRIC COMPANY	S007140491.001		ZIPPER BAG CANVAS 01-26-024-73410	46.49
			S007140491.002		FLUKE T5-1000 V/CONT/AMPS 01-26-024-73410	366.20
			S007140509.001		7PC NUT DRIVER SET,MAGNETIC € 01-26-024-73410	181.72
			S007141403.001		FUSE PULLER,POCKET 01-26-024-73410	74.42
			S007141411.001		TOOLS FLASHLIGHT 01-26-024-73410	84.06
			S007141824.001	VTP-019140	6 GAUGE WIRE 01-26-024-73570	1,520.56
					01-26-024-73570	260.21
Total :						2,533.66
197352	5/27/2022	011038 STEVE SPIESS CONSTRUCTION INC.	5147	VTP-019084	LAGRANGE RD SEWER, WATER M/ 26-00-000-75707	155,556.60
Total :						155,556.60
197353	5/27/2022	020052 STOREY, ANTHONY	051722		REFUND VEHICLE STICKER - NO LI 06-00-000-79005	25.00
Total :						25.00
197354	5/27/2022	007297 SUTTON FORD INC./FLEET SALES	553568		MOTOR ASY PD 12A 01-17-205-72540	29.67

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 18

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197354	5/27/2022	007297 SUTTON FORD INC./FLEET SALES	(Continued) 553805		MOTOR ASY,RESISTER ASY PD 8A 01-26-023-72540	28.87
			553898		01-17-205-72540 KIT,SEAL ASY OIL PD 25B RV	29.67
			553923		01-17-205-72540 KIT PD 25B RV	46.00
					01-17-205-72540	34.50
					Total :	168.71
197355	5/27/2022	020535 TERRAZON GROUP	Ref001421762		UB Refund Cst #00516511 60-00-000-20599	438.35
					Total :	438.35
197356	5/27/2022	002122 TERRY'S RV CENTER	10973		FUEL PUMP 60-00-000-72540	120.03
					63-00-000-72540	40.01
					64-00-000-72540	68.58
					Total :	228.62
197357	5/27/2022	017520 THE COP FIRE SHOP	205860		UNIFORM - LEONE 01-17-220-73610	68.00
			206966		UNIFORM - LIPMAN,NEUFELD 01-17-220-73610	136.00
					Total :	204.00
197358	5/27/2022	006812 THE GALLERY COLLECTION	22A0004479		BIRTHDAY CARDS 01-17-205-73600	262.23
					Total :	262.23
197359	5/27/2022	007777 THOMPSON ELEVATOR INSPECTION	22-1192		34 ELEVATOR CODE INSPECTIONS 01-33-300-72853	1,292.00
					Total :	1,292.00
197360	5/27/2022	004490 TINLEY PARK POLICE DEPT	052422		PETTY CASH POLICE CHIEFS MEE' 01-17-215-72220	115.00
					01-17-205-73600	19.45

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 19

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197360	5/27/2022	004490 TINLEY PARK POLICE DEPT	(Continued) 052422.		PETTY CASH: SALT MEETING, REFF 01-17-215-72220 01-17-205-72220	8.17 49.95
Total :						192.57
197361	5/27/2022	014510 TRUGREEN	156943387	VTP-019047	SPRING TREATMENT LAWN SERVI 01-26-023-72881	180.00
			156952079	VTP-019047	SPRING TREATMENT TP POLICE S 01-26-023-72881	70.00
			156958564	VTP-019047	SPRING TREATMENT 5/4/22 PW GA 01-26-023-72881	90.00
Total :						340.00
197362	5/27/2022	008040 UNDERGROUND PIPE & VALVE CO	054663		MAIN BREAK CLAMPS	
				VTP-019149	60-00-000-73630	250.74
				VTP-019149	63-00-000-73630	27.86
				VTP-019149	64-00-000-73630	119.40
				VTP-019149	60-00-000-73630	150.57
				VTP-019149	63-00-000-73630	16.73
				VTP-019149	64-00-000-73630	71.70
				VTP-019149	60-00-000-73630	187.74
				VTP-019149	63-00-000-73630	20.86
				VTP-019149	64-00-000-73630	89.40
				VTP-019149	60-00-000-73630	112.77
				VTP-019149	63-00-000-73630	12.53
				VTP-019149	64-00-000-73630	53.70
				VTP-019149	60-00-000-73630	1,823.85
				VTP-019149	63-00-000-73630	202.65
				VTP-019149	64-00-000-73630	868.50
			054664		WATER MAIN SUPPLIES	
				VTP-019148	60-00-000-73630	163.17
				VTP-019148	64-00-000-73630	86.70
				VTP-019148	63-00-000-73630	18.13
				VTP-019148	64-00-000-73630	77.70
				VTP-019148	60-00-000-73630	182.07
				VTP-019148	63-00-000-73630	20.23

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 20

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197362	5/27/2022	008040	008040 UNDERGROUND PIPE & VALVE CO (Continued)			Total : 4,557.00
197363	5/27/2022	002613	UNITED HEALTHCARE AARP		AARP-AP060122 MAY 22 PYMT FOR JUNE 22 COVER 01-14-000-72435	2,052.09
					AARP-PPAP060122 AARP POLICE PENSION MAY PMT/ 01-14-000-72435	2,425.26
						Total : 4,477.35
197364	5/27/2022	010579	UNIVERSITY OF ILLINOIS		UPI10975 PATROL RIFLE INSTRUCTOR TRAIN 01-17-220-72140	446.00
						Total : 446.00
197365	5/27/2022	017414	US DIGITAL DESIGNS, INC		22190 ANNUAL SERVICE AGREEMENT US 01-19-000-72750	16,665.71
				VTP-019180		Total : 16,665.71
197366	5/27/2022	010165	WAREHOUSE DIRECT INC		5243348-0 COPY PAPER 01-14-000-73110	257.30
						Total : 257.30
197367	5/27/2022	017955	WILSON BOHANNAN PADLOCK CO		0190984-IN BRASS PADLOCK MODEL 01-26-023-73830	386.20
						Total : 386.20
197368	5/27/2022	020530	WITKOWSKI, BRIAN		052022 REIMB CLP/CDL LICENSE 60-00-000-72860	26.84
					63-00-000-72860	8.95
					64-00-000-72860	15.34
						Total : 51.13
197369	5/27/2022	017324	YOUPEL, CONNIE		052322 REIMB CDL LICENSE 60-00-000-72860	31.50
					63-00-000-72860	10.50
					64-00-000-72860	18.00
						Total : 60.00
99 Vouchers for bank code : apbank						Bank total : 878,869.68

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 21

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4015	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-3	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	55.06 10.49 28.09 Total : 93.64
4016	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	140.13 26.69 71.50 Total : 238.32
4017	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-4	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	84.72 16.14 43.22 Total : 144.08
4018	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-5	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	111.71 21.28 57.00 Total : 189.99
4019	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-6	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	114.38 21.79 58.35 Total : 194.52
4020	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-7	PAYEE-ALIGN NETWORKS INC 60-00-000-72542 63-00-000-72542 64-00-000-72542	84.72 16.14 43.22 Total : 144.08
4021	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-8	PAYEE-ALIGN NETWORKS INC	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 22

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4021	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	(Continued)		
					60-00-000-72542	137.12
					63-00-000-72542	26.12
					64-00-000-72542	69.95
					Total :	233.19
4022	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-9	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	111.71
					63-00-000-72542	21.28
					64-00-000-72542	57.00
					Total :	189.99
4023	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-10	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4024	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-11	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4025	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-12	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	137.12
					63-00-000-72542	26.12
					64-00-000-72542	69.95
					Total :	233.19
4026	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-13	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	55.06
					63-00-000-72542	10.49
					64-00-000-72542	28.09
					Total :	93.64
4027	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-14	PAYEE-ALIGN NETWORKS INC	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 23

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4027	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	(Continued)		
					60-00-000-72542	137.12
					63-00-000-72542	26.12
					64-00-000-72542	69.95
					Total :	233.19
4028	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-15	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4029	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-16	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	55.06
					63-00-000-72542	10.49
					64-00-000-72542	28.09
					Total :	93.64
4030	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-17	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	111.71
					63-00-000-72542	21.28
					64-00-000-72542	57.00
					Total :	189.99
4031	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-18	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4032	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-19	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4033	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-20	PAYEE-ALIGN NETWORKS INC	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 24

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4033	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	(Continued)		
					60-00-000-72542	137.12
					63-00-000-72542	26.12
					64-00-000-72542	69.95
					Total :	233.19
4034	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-21	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4035	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-1	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	140.13
					63-00-000-72542	26.69
					64-00-000-72542	71.50
					Total :	238.32
4036	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-22	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	84.72
					63-00-000-72542	16.14
					64-00-000-72542	43.22
					Total :	144.08
4037	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-23	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	137.12
					63-00-000-72542	26.12
					64-00-000-72542	69.95
					Total :	233.19
4038	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-24	PAYEE-ALIGN NETWORKS INC	
					64-00-000-72542	71.50
					60-00-000-72542	140.13
					63-00-000-72542	26.69
					Total :	238.32
4039	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-25	PAYEE-ALIGN NETWORKS INC	

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 25

Bank code : ipmq

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
4039	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	(Continued)		
					60-00-000-72542	140.13
					63-00-000-72542	26.69
					64-00-000-72542	71.50
					Total :	238.32
4040	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210731W002-26	PAYEE-ALIGN NETWORKS INC	
					60-00-000-72542	129.88
					63-00-000-72542	24.74
					64-00-000-72542	66.27
					Total :	220.89
4041	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006	PAYEE-ENCOMPASS SPECIALTY NE	
					01-14-000-72542	206.94
					Total :	206.94
4042	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006-1	PAYEE-ENCOMPASS SPECIALTY NE	
					01-14-000-72542	258.35
					Total :	258.35
4043	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006-2	PAYEE-ENCOMPASS SPECIALTY NE	
					01-14-000-72542	204.69
					Total :	204.69
4044	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210421W008	PAYEE-ENCOMPASS SPECIALTY NE	
					01-14-000-72542	9,485.12
					Total :	9,485.12
4045	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	200505W003	PAYEE-PETERSON JOHNSON & ML	
					01-14-000-72542	1,376.00
					Total :	1,376.00
4046	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	200505W003-1	PAYEE-PETERSON JOHNSON & ML	
					01-14-000-72542	494.50
					Total :	494.50
4047	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR	210902W013	PAYEE-PETERSON JOHNSON & ML	
					01-14-000-72542	1,397.50

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Page: 26

Bank code : ipmq

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
4047	5/24/2022	018837	018837 INSURANCE PROGRAM MANAGERS (Continued)			Total : 1,397.50
4048	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR 210902W013-1		PAYEE-PETERSON JOHNSON & ML 01-14-000-72542	924.50 Total : 924.50
4049	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR 211022W021		PAYEE-PETERSON JOHNSON & ML 01-14-000-72542	1,634.00 Total : 1,634.00
4050	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR 211022W021-1		PAYEE-PETERSON JOHNSON & ML 01-14-000-72542	2,794.22 Total : 2,794.22
4051	5/24/2022	018837	INSURANCE PROGRAM MANAGERS GR 210731W002-2		PAYEE-VILLAGE OF TINLEY PARK 60-00-000-72542 63-00-000-72542 64-00-000-72542	961.09 183.06 490.35 Total : 1,634.50
37 Vouchers for bank code : ipmq						Bank total : 25,092.57
141 Vouchers in this report						Total vouchers : 963,276.92

vchlist
05/26/2022 5:05:44PM

Voucher List
Village of Tinley Park

Bank code : ipmq

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
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The Tinley Park Village Board having duly met at Village Hall do hereby certify that the following claims or demands against said village were presented and are approved for payment as presented on the above listing.

In witness thereof, the Village President and Clerk of the Village of Tinley Park, hereunto set their hands.

_____ Village President

_____ Village Clerk

_____ Date

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 1

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197371	6/3/2022	002856 AIRY'S, INC	26244		WATER MAIN BREAK 8151 183RD S 60-00-000-72745 63-00-000-72745 64-00-000-72745 60-00-000-72745 63-00-000-72745 64-00-000-72745	11,885.50 11,885.50 10,187.58 21,552.72 21,552.72 18,473.75
Total :						95,537.77
197372	6/3/2022	018781 ALTORFER INDUSTRIES INC	P58C0014113		CLIP PART STREET 118 01-26-023-72530	30.38
Total :						30.38
197373	6/3/2022	002628 AMERICAN WATER	060122		MAY'22 SEWER TREATMENT BROC 64-00-000-73225	47,044.80
Total :						47,044.80
197374	6/3/2022	002665 APPLE CHEVROLET	356831		TRANSMITT,KEY WATER #1 60-00-000-72540 63-00-000-72540 64-00-000-72540	78.91 26.30 45.09
			356832		TRANSMITT ,KEY PD 2C 01-17-205-72540	150.30
Total :						300.60
197375	6/3/2022	014936 AQUAMIST PLUMBING & LAWN	119533	VTP-019159	IRRIGATION - TP FD #49 5/23/22 01-26-025-72790	542.03
Total :						542.03
197376	6/3/2022	018807 BAXTER & WOODMAN INC	0234757		190816.60 LAGRANGE ROAD UTILIT 26-00-000-75707	13,053.53
Total :						13,053.53
197377	6/3/2022	002974 BETTENHAUSEN CONSTRUCTION SERV 220049			SEMI TRUCK TIME HAULING SPOIL 01-26-023-72890 60-00-000-73681	243.75 358.31

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 2

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197377	6/3/2022	002974	BETTENHAUSEN CONSTRUCTION SERV (Continued)			
					63-00-000-73681	39.81
					64-00-000-73681	170.63
			220051		SEMI TRUCK TIME FOR HAULING S	
					01-26-023-72890	300.00
					60-00-000-73681	441.00
					64-00-000-73681	210.00
					63-00-000-73681	49.00
					Total :	1,812.50
197378	6/3/2022	002923	BLACK DIRT INC.			
			1846		DIRT FOR LAWN RESTORATIONS 5	
				VTP-019121	01-26-023-73680	120.00
			1868		DIRT FOR LAWN RESTORATIONS 5	
				VTP-019121	01-26-023-73680	240.00
					Total :	360.00
197379	6/3/2022	018051	CENTERLINE INC			
			053122		BAND FOR MUSIC IN THE PLAZA 6/	
				VTP-019182	01-35-000-72923	2,000.00
					Total :	2,000.00
197380	6/3/2022	015199	CHICAGO PARTS & SOUND LLC			
			2J0003662		REPAIR DOOR PANEL PD 6A	
					01-17-205-72540	180.00
			3-0049965		RR BRAKE,OIL/AIR FILTER PD STO	
					01-17-205-72540	416.46
			3-0050002		NOLOCN BATTERY,CORE BLDG #7:	
					01-33-300-72540	124.06
			3-0050024		WEA 4S001 NOLOCN STREETS UN	
					01-26-023-72540	112.17
			3-0050044		NOLOCN BELT-SERPENTINE PD 2T	
					01-17-205-72540	42.51
					Total :	875.20
197381	6/3/2022	018325	CHICAGO TRIBUNE COMPANY LLC			
			166164234		SUBSCRIPTION THRU 8/23/22	
					01-14-000-72720	71.10
					Total :	71.10
197382	6/3/2022	014645	CHRISTY WEBBER LANDSCAPES			
			94262		LAWN RESTORATION AT VILLAGE H	

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 3

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197382	6/3/2022	014645 CHRISTY WEBBER LANDSCAPES	(Continued)	VTP-019115	01-26-025-72881	544.47
Total :						544.47
197383	6/3/2022	020539 CIRAULO, GERARD & JUDITH	053122		REFUND SENIOR VEHICLE STICKE 06-00-000-79005	47.00
Total :						47.00
197384	6/3/2022	012315 CLASSY FLOWERS	100007712		PLANT 01-14-000-73110	70.00
Total :						70.00
197385	6/3/2022	012057 COMCAST CABLE	8771401810265348		ACCT#8771401810265348 6829 173 01-19-000-72517	97.11
Total :						97.11
197386	6/3/2022	013892 COMED	6771163052		ACCT#6771163052 TRAFFIC SIGNA 01-26-024-72510	1,689.50
Total :						1,689.50
197387	6/3/2022	013878 COMED - COMMONWEALTH EDISON	0021100130		ACCT#0021100130 17529 66TH AVE 01-26-024-72510	34.45
			0052035006		ACCT#0052035006 6720 SOUTH ST 01-26-025-72510	1,272.27
			0363058226		ACCT#0363058226 9340 W 179TH 4 01-26-024-72510	94.72
			0369095018		ACCT#0369095018 6761 NORTH ST 01-26-024-72510	338.40
			0519019106		ACCT#0519019106 6750 SOUTH ST 12-00-000-72510	8.99
			0522112018		ACCT#0522112018 17048 OPA 4/21- 01-26-024-72510	23.40
			1222218001		ACCT#1222218001 1 E OPA NORTH 70-00-000-72510	99.50
			1224165129		ACCT#1224165129 7053 W 173RD 9 01-26-024-72510	67.23
			2587063010		ACCT#2587063010 17311 OPA 4/21-	

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 4

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197387	6/3/2022	013878	COMED - COMMONWEALTH EDISON		(Continued)	
					12-00-000-72510	19.04
			2761036017		ACCT#2761036017 8317 AMBERLY	
					01-26-024-72510	56.30
			3784064010		ACCT#3784064010 16301 CENTRAL	
					60-00-000-72510	30.89
					63-00-000-72510	30.89
			4329016037		ACCT#4329016037 17238 OPA 4/21-	
					12-00-000-72510	23.40
			7063131025		ACCT#7063131025 7813 174TH ST	
					64-00-000-72510	142.75
					Total :	2,242.23
197388	6/3/2022	012410	CONSERV FS, INC.		CONSERV FS SUNNY PLATINUM CO	
			66049100		01-26-023-73680	488.65
			66049101		CURLEX ERO BLANKET	
					01-26-023-73680	152.81
			66049173		STRUCTRON LH DRAIN SPD,LH SQ	
					01-26-023-73680	99.19
					Total :	740.65
197389	6/3/2022	016970	CONSOLIDATED FLEET SRVCS INC		VARIOUS TESTS ON TOWER 46 & 4	
			2022MY0080	VTP-019151	01-19-000-72750	3,885.95
					Total :	3,885.95
197390	6/3/2022	010846	COOK COUNTY CLERK		NOTARY COMMISSION L.WILAMOV	
			052722		01-17-205-73110	10.00
					Total :	10.00
197391	6/3/2022	018234	CORE & MAIN LP		PVC SWR PIPES	
			Q895066		60-00-000-73630	233.73
					63-00-000-73630	25.97
					64-00-000-73630	111.30
					Total :	371.00
197392	6/3/2022	003635	CROSSMARK PRINTING, INC		SIGNAGE COMMUNICATION EQUIP	
			86735		30-00-000-75812	396.00

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 5

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197392	6/3/2022	003635 CROSSMARK PRINTING, INC	(Continued) 86894		2022 AUDIT COMPREHENSIVE FIN/ 01-14-000-72310	376.00
			86960		SUMMER EVENTS SPONSOR BAN 01-35-000-72310	860.00
Total :						1,632.00
197393	6/3/2022	020542 DUSOLD, ANNA LEE	053122.		FARMERS MARKET YOGA 6/11/22 01-35-000-72923	50.00
Total :						50.00
197394	6/3/2022	004009 EAGLE UNIFORM CO INC	INV-8092	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	333.00
			INV-8142	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	101.80
			INV-8143	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	147.00
			INV-8145	VTP-019131	FIRE MEMBER UNIFORMS (CLASS. 01-19-000-73610	100.50
Total :						682.30
197395	6/3/2022	004152 ECOLAB PEST ELIMINATION INC.	6902007		COCKROACH/RODENT PROGRAM 01-26-025-72790	86.48
			6982006		COCKROACH/RODENT PROGRAM. 01-26-025-72790	573.44
Total :						659.92
197396	6/3/2022	011176 ELEMENT GRAPHICS & DESIGN, INC	19286		K9 2020 FORD INTERCEPTOR KIT - 30-00-000-74220	1,141.32
			19324		PD UNIT 2B GRAPHIC WRAP 30-00-000-74220	1,012.85
Total :						2,154.17
197397	6/3/2022	010486 EMLING CANVAS PRODUCTS	053122	VTP-019183	STAGES FOR 8 MIP NIGHTS- DEPO 01-35-000-72923	2,000.00
Total :						2,000.00

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 6

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197398	6/3/2022	004019 EVON'S TROPHIES & AWARDS	042222		NAME PLATES	
			25078427		01-41-056-72310	21.00
					2.8 MIL TOPLOAD SHT PROTECTOF	
					01-35-000-73110	48.43
					Total :	69.43
197399	6/3/2022	004176 FEDEX (FEDERAL EXPRESS)	7-767-43869		ACCT#723591392 SHIPPING COSTS	
			7-767-43870		01-17-205-72110	29.77
					ACCT#723591392 SHIPPING COSTS	
					01-13-000-72110	58.55
					01-17-205-72110	29.77
					Total :	118.09
197400	6/3/2022	012941 FMP	50-3896242		FVP BRAKE ROTOR PD STOCK	
			52-511714		01-17-205-72540	346.52
			52-512715		PRICE ADJ	
					01-19-000-72540	-151.00
					FVP BRAKE ROTOR,BRAKE LINING	
					01-26-023-72540	329.23
					Total :	524.75
197401	6/3/2022	011611 FOX VALLEY FIRE & SAFETY CO.	IN00523324		RADIO INSTALLATION AND TRANS	
			IN00523327		14-00-000-72800	1,009.00
			IN00523330		RADIO INSTALLATION AND TRANS	
					14-00-000-72800	1,009.00
					RADIO INSTALL AND TRANSCEIVER	
					14-00-000-72800	1,009.00
					Total :	3,027.00
197402	6/3/2022	020274 FRAME TECH 1 LLC	38798		WHEEL ALIGN PD 11B	
					01-17-205-72540	75.00
					Total :	75.00
197403	6/3/2022	020347 FUN FUN FUN DJS	053122		CRUISE NIGHT DJ 2022 SEASON 6/	
				VTP-019184	01-35-000-72923	175.00
					Total :	175.00

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 7

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197404	6/3/2022	020347 FUN FUN FUN DJS	053122.	VTP-019184	CRUISE NIGHT DJ 2022 SEASON 6/ 01-35-000-72923	175.00
Total :						175.00
197405	6/3/2022	019349 GARVEY'S OFFICE PRODUCTS	PINV2265728		ENVELOPE 01-19-000-73110	32.67
Total :						32.67
197406	6/3/2022	019070 GLOTZ, MICHAEL	060122		REIMB:DOCUMENT FRAMES FOR F 01-11-000-73110	65.81
Total :						65.81
197407	6/3/2022	004438 GRAINGER	9324321174		UTILITY CONTAINER 44 GAL GRAY 01-26-024-73870 01-26-023-73870 60-00-000-73870 63-00-000-73870 64-00-000-73870	27.58 55.17 19.31 19.31 16.55
Total :						137.92
197408	6/3/2022	020543 GREER, MILTON	Ref001422006		UB Refund Cst #00504109 60-00-000-20599	150.00
Total :						150.00
197409	6/3/2022	010238 HOME DEPOT CREDIT SERVICES	2783549		****2304 PACKOUT 22IN 2 DRAWER 01-26-023-73870 60-00-000-73870 63-00-000-73870 64-00-000-73870	76.73 26.86 26.86 23.02
			6903773		****2304 PACKOUT MOUNTING PLA 01-26-023-73870 60-00-000-73870 63-00-000-73870 64-00-000-73870	14.98 5.25 5.25 4.49
Total :						183.44
197410	6/3/2022	005186 INTERSTATE BATTERY SYSTEM	315760		CREDIT CORE	

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 8

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197410	6/3/2022	005186 INTERSTATE BATTERY SYSTEM	(Continued)			
			316381		01-17-205-72540 BATTERY - VILLAGE BUS 01-42-000-72540	-50.00 306.00
					Total :	256.00
197411	6/3/2022	020544 KERR, JANE	Ref001422007		UB Refund Cst #00467965 60-00-000-20599	 81.32
					Total :	81.32
197412	6/3/2022	020540 KIRK, MICHAEL	052722		REFUND 2 SETS OF SENIOR VEHIC 06-00-000-79005	 3.00
					Total :	3.00
197413	6/3/2022	005349 KORTUM, LISA	053122		REIMB FOR SAFETY VESTS 01-21-000-73610	 19.82
					Total :	19.82
197414	6/3/2022	006559 LINDE GAS & EQUIPMENT INC	10550728		ACETYLENE 4/20-5/20/22 01-26-024-73730 01-26-023-73730 60-00-000-73730 63-00-000-73730 64-00-000-73730	 61.81 123.62 43.27 42.27 38.07
					Total :	309.04
197415	6/3/2022	001439 M & M AUTO GLASS & UPHOL.SERV.	519240		DOOR GLASS PD #6A 01-17-205-72540	 245.00
			519241		WINDSHIELD CHIP REPAIR 60-00-000-72540 63-00-000-72540 64-00-000-72540	 44.63 14.88 25.49
					Total :	330.00
197416	6/3/2022	015418 MAHER, MICHAEL	053122		REIMBURSEMENT CDL RENEWAL 01-26-023-72860	 61.35
					Total :	61.35

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 9

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197417	6/3/2022	020518 MARIO'S EVENT RENTALS	053020	VTP-019185	MEMORIAL DAY TENT RENTAL 01-35-000-72954	1,741.08
Total :						1,741.08
197418	6/3/2022	020322 MASTER AUTO SUPPLY	15030-117721		BRAKE PADS,PAINTED ROTOR 01-19-000-72540	198.55
			15030-118028		DISC CALIPER PIN WHL,PIN BOOT 01-26-023-72540	19.60
			15030-118118		WATER PUMP,THERMOSTAT,WATE 01-17-205-72540	163.70
			15030-118122		TIE ROD END PD 11B 01-17-205-72540	25.04
Total :						406.89
197419	6/3/2022	005673 MC CANN INDUSTRIES, INC.	P20764		16' ALUM SCREED 60-00-000-73770	179.88
					63-00-000-73770	20.01
					64-00-000-73770	85.64
Total :						285.53
197420	6/3/2022	006074 MENARDS	08256		HARDWOOD SPRAY,DRANO,MOUS 01-19-000-73410	10.99
					01-19-000-72524	164.97
					01-19-000-73580	151.51
			1277		RETURN	
			18570		01-19-000-73410	-27.88
					RETURN	
			20196.		01-26-025-73410	-278.40
					VTP-019091 DAWN,ALL PURPOSE (
					01-26-025-73580	148.00
			21819		STEEL END FRAME 01-21-000-72530	46.88
			21943		DRILL BIT ,BR FIR WOOD 01-26-023-73410	59.15
			21950		1G STEEL BLANK PLATE 01-26-025-72520	5.04
			21955		EXTERIOR PAINT,REFLECTIVE TAP	

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 10

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197420	6/3/2022	006074 MENARDS	(Continued)			
			21970		01-21-000-72530 POINT SOCKET,COUPLER	114.89
			22048		01-26-023-73840 VH LIGHTING	28.22
			22051		01-26-025-72520 METAL CUTOFF WHEEL	3.27
			22103		60-00-000-73410 63-00-000-73410 64-00-000-73410 POST 1 5000K LED A 16PK	28.07 3.12 13.36
			22110		60-00-000-72520 63-00-000-72520 64-00-000-72520 ELITE POST MOUNT,ADJ NOZZLE,M	24.50 24.50 20.99
			22153		01-26-023-73840 CAULK GUN,PINE TAPERED SHIMS	109.01
			22167		01-21-000-72530 ADJUSTABLE NOZZLE GREEN,PUR	19.41
			22207		01-26-023-73410 RUBBER MALLET,RATCHET,SQUAF	19.98
			22342		01-21-000-72530 SPARE TIRE CARRIER,SAFETY CH/	110.39
			4047		01-21-000-72530 RETURN	78.35
					01-26-025-73410	-2.56
					Total :	875.76
197421	6/3/2022	015723 NICOR	53463710003		ACCT#53463710003 METER 291221	
			74433410003		01-26-025-72511 ACCT#74433410003 METER#35754	81.92
			83523710008		01-26-025-72511 ACCT#83523710008 METER#30262	49.37
			96019958527		01-26-025-72511 ACCT#96019958527 METER#45826	1,522.16
					01-26-025-72511	92.75

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 11

Bank code : apbank

<u>Voucher</u>	<u>Date</u>	<u>Vendor</u>	<u>Invoice</u>	<u>PO #</u>	<u>Description/Account</u>	<u>Amount</u>
197421	6/3/2022	015723	015723 NICOR		(Continued)	Total : 1,746.20
197422	6/3/2022	006475	PARK ACE HARDWARE		ACCT#9404 INV#068020/1 EZ-STAR 01-19-000-73110	13.98
					68023/1 ACCT#891431 INV#68023/1 ELECTF 60-00-000-73570	4.81
					63-00-000-73570	4.81
					64-00-000-73570	4.12
					Total :	27.72
197423	6/3/2022	020299	POINT B COMMUNICATIONS INC	INV-19411	POINT B COMMUNICATIONS - WEB 01-35-100-72790	20,000.00
				VTP-019203		Total : 20,000.00
197424	6/3/2022	006507	POSTMASTER, U. S. POST OFFICE	053122	JUNE'22 WATER BILLS 60-00-000-72110	1,910.97
					64-00-000-72110	818.98
					Total :	2,729.95
197425	6/3/2022	006671	PROSAFETY INC.	2/886920	FIVE BUCKLE ARTIC BOOT 01-26-023-73845	33.95
					Total :	33.95
197426	6/3/2022	006361	RAY O' HERRON CO INC	2196609	ARTIC TROOPER CAP M.JONES 01-17-220-73610	39.98
					Total :	39.98
197427	6/3/2022	019246	REACH MEDIA NETWORK	78106	PLAYER LICENSE RENEWAL - PW / 01-26-025-72655	350.00
					Total :	350.00
197428	6/3/2022	012095	RECORD A HIT	221455	BLOCK PARTY - MINI GOLF COURS 01-35-000-72923	1,175.00
				VTP-019186		Total : 1,175.00
197429	6/3/2022	017584	RELADYNE	1404090-IN	5W-20 BULK OIL 01-12-000-72540	75.00
				VTP-019160	01-33-300-72540	100.00

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 12

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197429	6/3/2022	017584 RELADYNE	(Continued)			
				VTP-019160	01-21-000-73535	100.00
				VTP-019160	01-17-205-73535	700.00
				VTP-019160	01-19-020-73535	100.00
				VTP-019160	01-26-024-73535	100.00
				VTP-019160	01-26-023-73535	200.00
				VTP-019160	01-42-000-73535	50.00
				VTP-019160	60-00-000-73535	54.73
				VTP-019160	63-00-000-73535	18.24
				VTP-019160	64-00-000-73535	31.28
			1404097-IN		75W-90 GEAR OIL	
				VTP-019181	01-26-023-73535	323.80
				VTP-019181	01-17-205-73535	53.97
				VTP-019181	01-26-024-73535	53.97
				VTP-019181	60-00-000-73535	56.66
				VTP-019181	63-00-000-73535	18.89
				VTP-019181	64-00-000-73535	32.38
Total :						2,068.92
197430	6/3/2022	007629 SAM'S CLUB DIRECT	052422		PAPER TOWEL,BATTERY,WATER	
					01-26-025-73580	231.84
					01-26-023-73115	22.08
					01-26-023-73870	5.59
					01-26-024-73115	11.04
					01-26-024-73870	2.80
					60-00-000-73115	7.73
					63-00-000-73115	7.73
					64-00-000-73110	6.62
					60-00-000-73870	1.95
					63-00-000-73870	1.95
					64-00-000-73870	1.69
			052722		VINEGAR,BOWLS,CUTLERY,LYSOL	
					01-26-025-73580	66.38
					01-17-205-73600	52.50
					01-14-000-73115	48.82
Total :						468.72

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 13

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197431	6/3/2022	020546 SATHER, RYAN	Ref001422009		UB Refund Cst #00508243 60-00-000-20599	15.55
Total :						15.55
197432	6/3/2022	007092 SAUNORIS	688976		TOP SOIL 60-00-000-73680	201.60
					63-00-000-73680	22.40
					64-00-000-73680	96.00
			689276		SOD,PALLET CHARGE 60-00-000-73680	254.52
					63-00-000-73680	28.28
					64-00-000-73680	121.20
Total :						724.00
197433	6/3/2022	018104 SBA STEEL,LLC	IN14063480		TOWER SITE RENT #IL46494-A-03 60-00-000-72631	201.02
					63-00-000-72631	201.02
					64-00-000-72631	201.02
					01-17-205-72631	402.03
					01-19-000-72631	335.01
Total :						1,340.10
197434	6/3/2022	020166 SCHUMACHER, MARY KATHLEEN	053122		FARMERS MARKET MUSICIAN 6/11/ 01-35-000-72923	125.00
Total :						125.00
197435	6/3/2022	012238 STAPLES BUSINESS ADVANTAGE	3508391064		MAGIC TAPE,POST IT,PEN 01-14-000-73110	68.01
			3508391065		POST ITS,PENS 01-14-000-73110	92.63
			3508391066		CORRECTION TAPE,PEN,STENO B 01-17-205-73110	102.17
Total :						262.81
197436	6/3/2022	005521 STEPHEN A. LASER ASSOCIATES	2007494		PUBLIC SAFETY POLICE OFFICER, 01-41-040-72846	3,300.00
Total :						3,300.00

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 14

Bank code : apbank

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
197437	6/3/2022	011038 STEVE SPIESS CONSTRUCTION INC.	5147-1	VTP-019084	LAGRANGE RD SEWER, WATER M/ 26-00-000-75707	23,318.44 Total : 23,318.44
197438	6/3/2022	007297 SUTTON FORD INC./FLEET SALES	554451 554475		A/C SWITCH,WIRE ASY VILLAGE BI 01-42-000-72540 AIR CONDITIONER PART VILLAGE I 01-42-000-72540	88.09 3.36 Total : 91.45
197439	6/3/2022	019712 TM TIRE CO INC	141438	VTP-019190	(4) 265/70R17 FIRESTONE TIRES 01-21-000-72540 01-21-000-72540	563.00 3.00 Total : 566.00
197440	6/3/2022	020435 TSZ TRAFFIC SAFETY ZONE ULC	US-25727 US-26154	VTP-019061 VTP-019145	REFLECTIVE CONE COLLAR SET F 01-21-000-72530 REFLECTIVE CONE COLLAR SETS 01-21-000-72530	644.35 640.41 Total : 1,284.76
197441	6/3/2022	010165 WAREHOUSE DIRECT INC	5245373-0		COPY PAPER 01-21-000-73110 01-21-210-73110	51.46 51.46 Total : 102.92
197442	6/3/2022	018482 WATTS, JERRY	060122 265419		REIMB : PLASTIC WHISTLES FOR E 01-21-000-73610 3DOZ DONUTS FOR EMA EXERCISI 01-21-000-72220	14.97 41.45 Total : 56.42
197443	6/3/2022	020545 ZEIGER, LENORE & BURTON	Ref001422008		UB Refund Cst #00500572 60-00-000-20599	74.78 Total : 74.78
73 Vouchers for bank code : apbank						Bank total : 247,510.78

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Page: 15

Bank code : ipmq

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
4052	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	210526W019	PAYEE-ADVANCED PAIN CONSULTA 01-14-000-72542	134.12 Total : 134.12
4053	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006-1	PAYEE-ADVANET 01-14-000-72542	209.18 Total : 209.18
4054	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	201019W041	PAYEE-ENCOMPASS SPECIALTY NE 01-14-000-72542	89.57 Total : 89.57
4055	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006-2	PAYEE-ENCOMPASS SPECIALTY NE 01-14-000-72542	204.69 Total : 204.69
4056	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	210421W008	PAYEE-VILLAGE OF TINLEY PARK 01-14-000-72542	1,704.52 Total : 1,704.52
4057	5/31/2022	018837	INSURANCE PROGRAM MANAGERS GR	200803W006	PAYEE-VILLAGE OF TINLEY PARK 01-14-000-72542	1,113.02 Total : 1,113.02
6 Vouchers for bank code : ipmq						Bank total : 3,455.10
79 Vouchers in this report						Total vouchers : 250,965.88

vchlist
06/02/2022 2:13:42PM

Voucher List
Village of Tinley Park

Bank code : ipmq

Voucher	Date	Vendor	Invoice	PO #	Description/Account	Amount
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The Tinley Park Village Board having duly met at Village Hall do hereby certify that the following claims or demands against said village were presented and are approved for payment as presented on the above listing.

In witness thereof, the Village President and Clerk of the Village of Tinley Park, hereunto set their hands.

_____ Village President

_____ Village Clerk

_____ Date



Interoffice Memo

Date: June 7, 2022
To: Village Board
From: K. Thirion
Subject: Special Counsel – DelGaldo Law Group

The appointment of DelGaldo Law Group as Special Counsel would authorize the Village to utilize their services on an as-needed basis.

**DEL GALDO LAW GROUP, LLC***Attorneys & Counselors*

May 4, 2022

Honorable Michael W. Glotz
Mayor
Village of Tinley Park
16250 S. Oak Park Avenue
Tinley Park, IL 60477

RE: Legal Representation/Fee Agreement

Dear Mayor Glotz:

First and foremost, thank you for choosing Del Galdo Law Group, LLC (hereinafter or otherwise the “Firm”) to represent the Village of Tinley Park (the “Village”) as special counsel to the Village on special projects, planning, zoning, and litigation matters. This letter, together with the attached Standard Terms of Engagement for Legal Services, constitutes the entire terms of our engagement. We would like to thank you for the opportunity to represent the Village and look forward to our continued working relationship.

As Special Counsel, the Firm shall render such advice and perform such legal services as directed by the Village Manager, Village Attorney, Mayor and/or Board of Trustees.

Fees and Expenses. Our fees are determined based on time spent providing services to the Village by our staff. The rate shall be \$215 per hour for work performed on this engagement by our attorneys, and \$85 per hour for work performed by our paralegals/legal assistants. Our fees are billed in .25 of an hour increments on a monthly basis as set forth herein. All of our time is fully itemized and documented in billing statements that will be mailed monthly to the Village at the above address. Each monthly bill for services includes the initials of the individual who performed the assigned task, the date on which the work was performed, a description of the work and the amount of time spent completing the assignment. Any expenses, disbursements and other charges incurred on the Village’s behalf will be billed to the Village in addition to our charges for professional services in accordance with our regularly established procedures. With respect to any third-party charges, the Firm may recommend expert witnesses; however, the Village will have final approval authority in regard to any third-party contractors the Firm may hire to work on this matter. In all respects, the Firm’s invoicing will be in accordance with the Standards.

Page – 2
May 4, 2022

On a monthly basis, the Firm shall submit an invoice to the Village for all services rendered by the Firm in connection with our representation of the Village (the “Invoice”). In addition to our services, the Invoice may include a request for reimbursement of costs, expenses and out-of-pocket advances incurred by the Firm in representing the Village. Examples of such costs and expenses include filing fees, certified mailings, overnight delivery fees, copying costs, court reporter fees, trial exhibit costs and other such expenses that may be reasonably incurred in the course of representing the Village. Furthermore, the Village will be directly responsible for payment of all costs to all third-party contractors including, but not limited to, expert witnesses. The Firm may suggest some third-party contractors to utilize, but the Village will have final approval authority with regard to any third-party contractors that are hired to aid in our defense of any matters assigned.

The Firm’s statements for services rendered and out-of-pocket costs incurred (the “Invoice”) will be prepared and mailed to the address listed above during the month following the month in which services are rendered and costs advanced. We will make every effort to include the Firm’s out-of-pocket disbursements in the next monthly statement. However, some disbursements are not immediately available to us and, as a result, may not appear on a statement until sometime after the charges were actually incurred. The Firm anticipates making advances to cover out-of-pocket costs incurred but reserves the right to forward the Village any third party invoice with the request that such items be paid directly to the service providers.

The Village agrees to remit payment on the Invoices submitted by the Firm in a commercially reasonable time period, but in no event later than thirty (30) days after the Village’s receipt of such Invoice.

While I will have primary responsibility for the Village’s matters, I will assign others in our Firm to assist me in representing the Village. I will assign other attorneys or legal assistants as appears appropriate to optimize the effectiveness and economy of our services.

I will keep the Mayor, General Counsel and Board of Trustees reasonably informed on the status of the City’s legal matters and will promptly comply with a request for information.

Future Engagements. You further understand and acknowledge that the Firm acts as general and special counsel to a variety of Illinois municipalities and units of government. To the extent that the Village seeks in the future to retain the Firm beyond the scope of this engagement letter, a separate and distinct engagement letter will be required. The Firm will conduct a conflicts of interest check and will thereafter notify the Village in writing of a potential conflicts of interest and either decline representation or seek a waiver of potential conflict of interest, whichever is required under the Illinois Rules of Professional Conduct (“Rules”).

Page – 3
May 4, 2022

Terms of Engagement. This Agreement and the retention of the Firm is on an at-will basis. If, upon termination, the Village wishes to have any documents delivered to it, please advise us in writing. Otherwise, all such documents will be transferred to the person or entity responsible for administering our records retention program. For various reasons, including the minimization of unnecessary storage expenses, we reserve the right to destroy or otherwise dispose of any such documents retained by us as permitted by law, absent any contrary written instructions from the Village.

If the foregoing fee arrangement meets with your approval, please sign and date below and return this letter to the Firm at your earliest convenience. Should you have any questions, however, please do not hesitate to contact us. We look forward to working with the Village of Tinley Park and thank you again for choosing Del Galdo Law Group, LLC. to act as Special Counsel.

Very Truly Yours,

DEL GALDO LAW GROUP, LLC

By: Michael T. Del Galdo

The foregoing agreement is accepted

By: _____
Michael W. Glotz, Mayor
Village of Tinley Park

Date: _____, 2022

Del Galdo Law Group, LLC

Standard Terms of Engagement For Legal Services

INTRODUCTION

Del Galdo Law Group, LLC is committed to providing legal services that combine technical accuracy, a timely response, accessibility and innovation, with a clear aim of assisting our clients to achieve their objectives.

This statement sets out the standard terms of our engagement as your lawyers and is intended as a supplement to the engagement letter that we have with you as our client. Unless agreed otherwise in writing by mutual agreement, these terms will be an integral part of our agreement with you as reflected in the engagement letter.

We ask that you read this statement carefully and contact us promptly if you have any questions. We suggest that you keep a copy of this statement in your file with the engagement letter.

SCOPE OF OUR WORK

You should have a clear understanding of the legal services that we will provide. Our legal services will only be those described in the engagement letter; our scope of work will exclude any other work not specifically agreed to in the engagement letter. Any questions that you have shall be dealt with promptly.

We will at all times act on your behalf to the best of our ability. Any statements on our part concerning the outcome of your legal matters are statements of our best professional judgment, but are not guarantees of any result. Such opinions are necessarily limited by our knowledge of the facts and are based on the state of the law at the time they are expressed.

It is our policy that the person or entity that we represent is the person or entity that is identified in our engagement letter, and absent an express agreement to the contrary does not include any affiliates of such person or entity (*e.g.*, if you are a corporation or partnership, any parents, subsidiaries, employees, officers, directors, shareholders or partners of the corporation or partnership, or commonly owned corporations or partnerships; or, if you are a trade association, any members of the trade association). If you believe this engagement includes additional entities or persons as our clients you should inform us immediately.

It is also our policy that the attorney-client relationship will be considered terminated upon our completion of any services that you have retained us to perform. If you later retain us to perform further or additional services, our attorney-client relationship will be revived subject to the terms of engagement that we agree on at that time.

This engagement shall be subject to the Illinois Disciplinary Rules of Professional Conduct.

WHO WILL PROVIDE THE LEGAL SERVICES

Customarily, each client of the Firm is served by a principal attorney contact. The principal attorney should be someone in whom you have confidence and with whom you enjoy working. You are free to request a change of principal attorney at any time. Subject to the supervisory role of the principal attorney, your work or parts of it may be performed by other lawyers and non-lawyers (e.g., legal assistants) in the firm. Such delegation may be for the purpose of involving lawyers or non-lawyers with special expertise in a given area or for the purpose of providing services on the most efficient and timely basis. Whenever practicable, we will advise you of the names of those attorneys and non-lawyers who work on your matters.

REVIEW FOR CONFLICT OF INTEREST

To protect both of us and to comply with our professional obligations, we conducted an internal search of our clients files to determine if there is any potential conflicts of interest with present or former clients of our firm that need to be resolved. We will inform you of any potential conflicts, which we may discover prior to commencing work for you, if possible, so that you can evaluate whether engaging our firm, is appropriate. Moreover, we assume that if, during the course of our firm's services, we become aware of potential conflicts of interest that may arise, we will immediately provide you with all necessary information.

HOW OUR FEES WILL BE SET

Generally, our fees are based on the time spent by the lawyers and non-lawyers who work on the matter. We will charge for all time spent in representing your interests, including, by way of illustration, telephone and office conferences with you and your representatives, consultants (if any), opposing counsel, and others; conferences among our legal and non-lawyer personnel; factual investigation; legal research; responding to your requests for us to provide information to your auditors in connection with reviews or audits of financial statements; drafting letters and other documents; and travel. We will keep accurate records of the time we devote to your work in units of quarters of an hour, and will bill on a quarter of an hour basis.

The hourly rates of our lawyers and non-lawyers are, from time to time, reviewed and adjusted and may be changed with or without notice to reflect current levels of legal experience, changes in overhead costs, and other factors. Our hourly rates are listed in the engagement letter.

Although we may from time to time, at the client's request, furnish estimates of legal fees and other charges that we anticipate will be incurred, these estimates are by their nature inexact (due to unforeseeable circumstances) and, therefore, the actual fees and charges ultimately billed may vary from such estimates.

With your advance agreement, the fees ultimately charged may be based upon a number of factors, such as:

- The time and effort required, the novelty and complexity of the issues presented, and the skill required to perform the legal services promptly;

- The fees customarily charged in the community for similar services and the value of the services to you;
- The amount of money or value of property involved and the results obtained;
- The time constraints imposed by you as our client and other circumstances, such as an emergency closing, the needs for injunctive relief from court, or substantial disruption of other office business;
- The nature and longevity of our professional relationship with you;
- The experience, reputation and expertise of the lawyers performing the services;
- The extent to which office procedures and systems have produced a high-quality product efficiently.

For certain well-defined services, we will (if requested) quote a flat fee. It is our policy not to accept representation on a flat-fee basis except in such defined-service areas or pursuant to a special arrangement tailored to the needs of a particular client. In all such situations, the flat fee arrangement will be expressed in a letter, setting forth both the amount of the fee and the scope of the services to be provided.

We also will, in appropriate circumstances, provide legal services on a contingent fee basis. Any contingent fee representation must be the subject of a separate and specific engagement letter.

ADDITIONAL CHARGES

In addition to our fees, there will be other charges for items incident to the performance of our legal services, such as graphics, couriers, travel expenses, some long distance telephone calls, facsimile transmissions, postage, specialized computer applications such as computerized legal research, media services and practice support, records retrieval, and filing fees. The current basis for these charges is set forth below. Charges for similar services in the Firm's foreign offices may vary from those shown below. The Firm will review this schedule of charges periodically and adjust them to take into account changes in the Firm's costs and other factors.

Graphics and Production Services

The Firm charges \$0.10 per page for non-color duplicating, including printing electronic and scanned images, and printing for duplication purposes that is performed within our office. There are special charges for other production services, which are available on request.

Courier Services

Charges, which may vary based on the service provider used and the service provided, are billed at the Firm's actual cost.

Computer Aided Legal Research (CALR)

Charges for services are billed at the Firm's actual cost.

Telephone

The Firm does not charge for local or domestic long distance calls. Other long distance calls, including international long distance calls, audio conferencing services, and calling card calls are charged at the Firm's actual cost for the call or conference.

Travel-Related Expenses

Airfare, hotel, meals, ground transportation and other travel related costs are billed at the Firm's actual costs.

All Other Costs

The Firm charges actual disbursements for third-party services such as court reporters, expert witnesses, etc., and may recoup expenses reasonably incurred in connection with services performed in-house, such as postage, non-legal staff overtime, file retrieval, media services and practice support, etc. A current schedule of these charges is available on request.

Unless special arrangements are otherwise made, fees and expenses of others (such as experts, investigators, consultants and court reporters) will be the responsibility of, and billed directly to, the client. The client should not expect the Firm to advance such costs.

BILLING ARRANGEMENTS AND TERMS

Our billing rates are based on the assumption of prompt payment. Consequently, unless other arrangements are made, fees for services and other charges will be billed monthly and are due upon receipt of our billing statement.

In the event it is necessary for the Firm to file suit to recover any unpaid fees and costs associated with your matter(s), the Firm shall also be entitled to any attorney's fees and costs incurred as a result of those efforts. Moreover, any suit brought by the Firm or the client relating to the fees charged by this Firm shall be filed in the Circuit Court of Cook County and shall be tried without a jury.

Waiver of Jury Trial. Each party hereby irrevocably waives its rights to trial by jury in any Action or proceeding arising out of this agreement or the transactions relating to its subject matter.

ADVANCES

Clients of the Firm are sometimes asked to deposit funds as an advance payment or retainer with the Firm. The advance payment will be applied first to payment of charges for such items as photocopying, messengers, travel, etc., as more fully described above, and then to fees for services. The advance will be deposited in our client advance account and we will charge such other charges and our fees against the advance and credit them on our billing statements. In the event such other charges and our fees for services exceed the advance deposited with us, we will bill you for the excess monthly or may request additional advances. Any unused portion of amounts advanced will be refundable at the conclusion of our representation, unless our engagement letter provides that the advance or retainer is non-refundable, deemed earned when paid, in which case there will not be a refund.

HOW CAN YOU HELP US REPRESENT YOU

Your assistance on the following points will enable us to deliver our service in a more timely manner and reduce the possibility of the need for work: give us clear instruction, if possible in writing; provide information or documentation promptly; inform us if you have any important time limits; inform us if you have changed your address, telephone or facsimile number or email address; make sure we have understood each other correctly, ask if you are not sure about anything; deal promptly with any important questions that arise; keep in regular contact with us; and ask for a progress report if you are worried about anything, or do not hear from us when expected.

DISCLAIMER

Nothing in this Agreement or our statement will be construed as a promise or guarantee about the outcome of any matter. The Firm makes no such promises or guarantees. Our attorneys' comments about the outcome of any matter are expressions of opinion only. You agree that you have relied only on the statements or representations set forth in this Agreement, and not on any other statements or representations.

THIRD PARTY CONTRACTORS

Like many law firms and other organizations, our Firm from time to time uses or deals with third parties in connection with certain areas of our practice or operations. For instance, these third parties may include vendors, consultants, advisors, or other service providers in areas such as litigation support, storage, document management, hardware and software systems, law firm practice management, information technology, accounting and financial matters, and the like. Additionally, the Firm may use temporary lawyers and non-lawyers in certain matters. In performing their services, these parties may have some access to confidential client information, and the Firm accordingly has appropriate confidentiality arrangements with them obligating them to preserve the confidentiality of any such information. Your consent to the Firm allowing non-employee contractors access to such information as described. We take our confidentiality obligations very seriously; do not hesitate to contact us with any questions.

COOPERATION

In order to enable our Firm to effectively represent you, we ask that you as our client agree to disclose fully and accurately all pertinent facts and keep us informed of all documents relating to matters within the scope of our engagement. We necessarily must rely on the accuracy and completeness of the facts and information you as our client and your agents provide to us. You agree to cooperate fully with us and to make your personnel available to attend meetings, discovery proceedings and conferences, hearings, and other proceedings. We will attempt to schedule depositions, hearings, and other important events to serve the convenience of those involved, but it is the nature of litigation that these schedules are often not within our control.

We will undertake our professional efforts to achieve a result that is satisfactory to you. However, because the outcome of negotiations or litigation is subject to the vagaries and risks inherent in the litigation process and in the actions of third parties, you understand that we make no promises or guarantees concerning the outcome and cannot do so.

CONCLUSION OF SERVICES AND CLIENT & FIRM DOCUMENTS

When our services conclude, all unpaid charges will become immediately due and payable. After our services conclude, we will, upon your request, deliver your file to you, along with any funds or property of yours in our possession. Your file shall be deemed to include only client papers and property itemized in Rule 3-700(d), Rules of Professional Conduct, and, if applicable, Code of Civil Procedure Section 2018. We shall not be obliged to provide you with a copy of any paper or documents previously provided during the course of our representation. The Firm shall have no obligation to provide you with copies of computer programs, the programming techniques employed in connection with the relevant data, the principles governing the structure of the stored data and the operation of the data processing system, the underlying data used to compose materials, the methods used to select, categorize and evaluate materials, any computer outputs, or other electric materials or devices.



Interoffice Memo

Date: June 7, 2022

To: Village Board of Trustees

From: Kristin Thirion

Subject: Flipside Brewing - Class S Liquor License Request

The petitioner, Erik Pizer, has approached the Mayor's Office seeking a Class S license for a new brewpub in the in the former 350 Brewing location (7144 183rd Street).

The new brewpub, Flipside Brewing, will brew several styles of beer on site to serve along with cider, wine, and cocktails in the taproom restaurant.

Mr. Pizer's brewing history includes Rock Bottom in Warrenville and Milk Money Brewing in LaGrange, and his years of experience will enable Flipside Brewing to maintain a diverse tap list with selections that appeal to general beer drinkers and connoisseurs alike.

Erik Pizer

12423 S 69th Ct
Palos Heights, IL 60463
(708) 334-4129
erik@flipsidebrewing.com

April 7, 2022

Mayor Glotz

Village of Tinley Park
16250 S. Oak Park Ave
Tinley Park, IL 60477

Dear Mayor Glotz,

My name is Erik Pizer and I'd like to open a brewery & restaurant in Tinley Park. I plan to move into the space at 183rd & Harlem that was formerly occupied by 350 Brewing Company.

The new business is called Flipside Brewing and will be a similar concept as far as brewing beer onsite to serve along with cider, wine, and cocktails in the taproom restaurant but without any gaming machines. I've attached a prospective menu of the food we plan to offer.

I plan to offer a variety of beer styles to cater to anyone that might come visit us. My brewing history includes Rock Bottom in Warrenville and Milk Money Brewing in LaGrange, so I have much experience maintaining a diverse tap list to appeal to the general public as well as beer connoisseurs.

I am seeking approvals for a Class S Brewpub liquor license for this business and I appreciate your time and consideration of this request.

Sincerely,

A handwritten signature in black ink, appearing to read 'Erik Pizer', with a horizontal line extending to the right.

Erik Pizer

Flipside Brewing MENU

Flipside Cheeseburger.....16

Two patties, American cheese, caramelized onions, pickles, lettuce, burger sauce
-Served with Regular or Sweet Potato Fries

Buffalo Chicken.....16

Fried chicken breast, buffalo sauce, blue cheese dressing, lettuce, red onion
-Served with Regular or Sweet Potato Fries

Grilled Cheese.....14

Sliced cheddar, Swiss, American, and Monterey Jack cheeses with tomato, bacon, and garlic aioli
-Served with Regular or Sweet Potato Fries

Veggie Burger.....15

No meat, no problem. Veggie patty with the same fixings as our regular burger.
-Served with Regular or Sweet Potato Fries

Wings.....12

½ lb, Buffalo or Sweet BBQ, served with Ranch

Wedge Salad.....12

Iceberg lettuce, cherry tomato, onions, bacon bits, buttermilk bacon ranch dressing; add chicken +3

Club Salad.....12

Mixed greens, bacon, Swiss, ranch; add chicken +3

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-041

**AN ORDINANCE INCREASING THE NUMBER OF CLASS "S" LIQUOR
LICENSES THAT CAN BE ISSUED IN THE VILLAGE (FLIPSIDE BREWING,
LOCATED AT 7144 183RD STREET)**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park
Peterson, Johnson, & Murray Chicago, LLC, Village Attorneys
200 W. Adams, Suite 2125 Chicago, IL 60606

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-041**AN ORDINANCE INCREASING THE NUMBER OF CLASS “S” LIQUOR LICENSES THAT CAN BE ISSUED IN THE VILLAGE (FLIPSIDE BREWING, LOCATED AT 7144 183RD STREET)**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, pursuant to Title XI, Chapter 112, Section 22 of the Village Code, liquor licenses may be authorized by the President and Board of Trustees of the Village of Tinley Park and the number of liquor licenses authorized to be issued for each class shall be kept on record in the office of the Village Clerk; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park desire to amend Title XI, Chapter 112, Section 22 of the Village Code to increase one (1) additional Class “S” liquor license; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the said Village of Tinley Park and its residents to amend Title XI, Chapter 112, Section 22 of the Village Code to increase the number of Class “S” liquor licenses by one (1), authorized to be issued pursuant to this Ordinance;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as finding of fact as if said recitals were fully set forth herein.

SECTION 2: Pursuant to Title XI, Chapter 112, Section 22 of the Village of Tinley Park Village Code, the number of Class “S” licenses that can be issued by the Village shall be and is hereby increased from one (1) to two (2) (this increase reflects the availability of one additional Class “S” liquor license to be issued to Flipside Brewing, located at 7144 183rd Street).

SECTION 3: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 4: That this Ordinance shall be in full force and effect from and after its adoption and approval.

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-041, “AN ORDINANCE INCREASING THE NUMBER OF CLASS “S” LIQUOR LICENSES THAT CAN BE ISSUED IN THE VILLAGE (FLIPSIDE BREWING, LOCATED AT 7144 183RD STREET)” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

NANCY M. O’CONNOR, VILLAGE CLERK



Interoffice Memo

Date: June 7, 2022

To: Village Board of Trustees

From: Kristin Thirion

Subject: Liquor License Classification "AV-1" Adjustment

Due to the recent closure of Durbins Restaurant and Lounge (formerly located at 17265 S. Oak Park Avenue), a reduction of one Class AV-1 license is proposed.

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-042

**AN ORDINANCE DECREASING THE NUMBER OF CLASS “AV-1” LIQUOR
LICENSES THAT CAN BE ISSUED IN THE VILLAGE**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O’CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park
Peterson, Johnson, & Murray Chicago, LLC, Village Attorneys
200 W. Adams, Suite 2125 Chicago, IL 60606

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-042**AN ORDINANCE DECREASING THE NUMBER OF CLASS “AV-1” LIQUOR LICENSES THAT CAN BE ISSUED IN THE VILLAGE**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, pursuant to Title XI, Chapter 112, Section 22 of the Village Code, liquor licenses may be authorized by the President and Board of Trustees of the Village of Tinley Park and the number of liquor licenses authorized to be issued for each class shall be kept on record in the office of the Village Clerk; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the said Village of Tinley Park and its residents to amend Title XI, Chapter 112, Section 22 of the Village Code to establish the number of liquor licenses available in the Village;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as finding of fact as if said recitals were fully set forth herein.

SECTION 2: Pursuant to Title XI, Chapter 112, Section 22 of the Village of Tinley Park Village Code, the number of Class “AV-1” licenses that can be issued by the Village shall be and is hereby decreased from nine (9) to eight (8) (this decrease in the number of Class “AV-1” liquor licenses reflects the closure of Durbins Restaurant and Lounge, formerly located at 17265 S. Oak Park Avenue).

SECTION 3: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 4: That this Ordinance shall be in full force and effect from and after its adoption and approval.

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-042, “AN ORDINANCE DECREASING THE NUMBER OF CLASS “AV-1” LIQUOR LICENSES THAT CAN BE ISSUED IN THE VILLAGE” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

 NANCY M. O’CONNOR, VILLAGE CLERK

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-035

**AN ORDINANCE GRANTING A VARIATION TO PERMIT A CORNER
FENCE IN A SECONDARY FRONT YARD FOR CERTAIN PROPERTY
LOCATED AT 7501 HANOVER DRIVE**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-035**AN ORDINANCE GRANTING A VARIATION TO PERMIT A CORNER FENCE IN A
SECONDARY FRONT YARD FOR CERTAIN PROPERTY LOCATED AT 7501
HANOVER DRIVE**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition has been filed with the Village Clerk of this Village and has been processed in accordance with the Tinley Park Zoning Ordinance by Eric Schmidt (“Petitioner”), to grant a ten-foot (10’) Variation to permit the construction of a six-foot (6’) tall privacy-style fence encroaching ten-feet into the required twenty-five-foot (25’) secondary front yard, where a fence encroachment is not permitted (“Variation”); and

WHEREAS, the Village of Tinley Park Plan Commission held a Public Hearing on the question of whether the Variation should be granted on May 5, 2022, at the Village Hall of this Village at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said Public Hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said Public Hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, after hearing testimony on the petition, the Plan Commission found that the petition did not meet the requisite standards enumerated in the Tinley Park Zoning Ordinance for granting the Variation and voted 3-4 to recommend to the Village President and Board of Trustees for the denial of the Variation; and

WHEREAS, the Plan Commission has filed its report of findings and recommendations regarding the Variation with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Variation; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as finding of fact as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner have provided evidence establishing that he has met the standards for granting the Variation as set forth in Section X.G.4 of the Zoning Ordinance, and the proposed granting of the Variation as set forth herein are in the public good and in the best interest of the Village and its residents and are consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
 - The subject parcel can still yield a reasonable return under the conditions of the district it is located. The Petitioner has multiple options for a fence that are compliant with the code. In any of the compliant fence scenarios, the location of the fence will not limit the owner's ability to yield a reasonable return on their property. The Variation does create a more useful property by expanding rear yard.
2. The plight of the owner is due to unique circumstances.
 - The subject property does not present a clear or physical hardship related to the property that makes it unique from any other corner lot. It is a corner lot platted with additional lot width to help accommodate the corner front yard setback requirements similar to other corner lots in the area. While a new fence meeting code requirements will either misalign or be a different style (open as opposed to privacy) than the neighbor's non-conforming fence at this time, upon replacement of the neighbors fence, that fence will have to comply with code and will have an opportunity to match the subject site's fence, without needing their own Variation at that time.
3. The Variation, if granted, will not alter the essential character of the locality.
 - The Variation, if granted, will alter the essential character of the locality. Aside from the two properties to the south on Olcott Avenue, the majority of other corner lot properties in the neighborhood do not have any fencing or have fencing that complies with the required setbacks. Those that have been granted Variations have distinguishable differences in their locations addressed with those cases, such as aligning with rear yards. The existing lot is similar to other corner lots in the neighborhood and throughout the Village. The granting of a Variation may establish a precedent that may result in additional Variation requests of similar situations.

4. Additionally, the Plan Commission also considered the extent to which the following facts are favorable to the Petitioner based on the established evidence:
 - a. The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - b. The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
 - c. The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;
 - d. The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
 - e. The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
 - f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

SECTION 3: The Variation set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION: LOT 212 IN GALLAGHER AND HENRY'S FAIRMONT VILLAGE UNIT 4A, BEING A SUBDIVISION OF PART OF THE NORTH ½ OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 10, 1997 AS DOCUMENT NO. 97929012 AND CERTIFICATE OF CORRECTION RECORDED AS DOCUMENT NO. 98074589, IN COOK COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBER: 27-25-228-001-0000

COMMONLY KNOWN AS: 7501 Hanover Drive, Tinley Park, Illinois

SECTION 4: A ten-foot (10') Variation from Section III.J (Fence Regulations) of the Zoning Ordinance, to permit a six-foot (6') high privacy-style fence to extend ten-feet (10') into the required twenty-five-feet (25') secondary front yard where a fence encroachment is not permitted is hereby granted to the Petitioner in the R-3 (Single-Family Residential) Zoning District at the above-mentioned Property, in accordance with the "List of Reviewed Plans" attached hereto as Exhibit A.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7TH day of June 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7TH day of June 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-035, “AN ORDINANCE GRANTING A VARIATION TO PERMIT A CORNER FENCE IN A SECONDARY FRONT YARD FOR CERTAIN PROPERTY LOCATED AT 7501 HANOVER DRIVE,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7TH day of June 2022.

VILLAGE CLERK

Exhibit A

Per the May 5, 2022 Plan Commission Public Hearing Staff Report

LIST OF REVIEWED PLANS

Submitted Sheet Name	Prepared By	Date On Sheet
Application (Redacted) & Response to Standards	Applicant	3/30/22
Applicant Narrative	Applicant	4/2022
Plat of Survey (Marked)	Applicant	4/2022



PLAN COMMISSION STAFF REPORT

May 5, 2022 – Public Hearing

Petitioner

Eric Schmidt

Property Location

7501 Hanover Drive

PIN

27-25-228-001-0000

Zoning

R-3 Zoning District

Approvals Sought

Variation

Schmidt – Corner Lot Fence Setback Variation

7501 Hanover Drive



EXECUTIVE SUMMARY

The Petitioner, Eric Schmidt, is seeking a 10-foot Variation from Section III.J. (Fence Regulations) of the Zoning Ordinance to permit a six-foot-high, privacy-style fence encroaching 10 feet into the required secondary front yard, where a fence encroachment is not permitted at 7501 Hanover Drive.

The Petitioner has requested the fence setback Variation to align with the neighbor's existing fence, provide security from through-traffic along Olcott Avenue, and help conceal two air conditioner units.

Secondary front yard fences are required to be located at the building setback line of 25 feet in the R-4 zoning district if it is a privacy fence. Five-foot open style fences may, with administrative approval, encroach up to ten feet in the Required Setback Line of the secondary front yard. Code compliant options could include constructing the six-foot high privacy fence at the 25 foot setback line, or else remain as existing per the previous approval for the five-foot-high open-style fence ten feet into the secondary front yard.

Project Planner

Lori Kosmatka,
Associate Planner

EXISTING SITE & HISTORY

The subject property is located on the southwest corner of Hanover Drive & Olcott Avenue. The lot is approximately 11,340 sq. ft., with 90 feet primary frontage on Hanover Drive, and 126 feet secondary frontage on Olcott Avenue. The home is oriented toward Hanover Drive.

The property currently has an existing 5' tall open style fence that is encroaching ten feet into the 25 foot Required Setback Line on Olcott Avenue (secondary frontage). The existing fence received a ten-foot variance from the Zoning Board of Appeal in 2004.

The corner lot home abutting to the south at 7500 Prestwick Drive has an existing six-foot tall privacy fence which currently aligns with the Petitioner's existing fence. That fence was permitted in 2008 under the previous fence regulations. Further south, the home at 7501 Prestwick also has an existing fence.



Left: View Looking South SW at East Property Line to Sidewalk, Right: View Looking South at 10' into Required Setback Line of secondary front

ZONING & NEARBY LAND USES

The subject property is a corner lot within the R-3 Zoning District. Residences in the neighborhood are similarly zoned within the R-3 Zoning District. South of 171st Street, there are residences in the R-1 Zoning District. The Zoning Ordinance requires primary and secondary yard setbacks of 25 feet each within the R-3 zoning district. The lot of 11,340 sq. ft. is below the required minimum corner lot size of 12,500 sq. ft. per the Zoning Ordinance, however it is a corner lot platted with additional lot width to help accommodate the corner front yard setback requirements similar to other corner lots in the area.



Zoning Map

2018 Fence Regulations

After months of discussion between the Zoning Board of Appeals, Plan Commission, and Community Development Committee, the Village Board adopted an ordinance in January 2018, amending the fence regulations for fences within a secondary front yard.

The amendment provided clarification to the Code. Previously, the Code was not uniformly enforced, created aesthetic issues in streetscapes, and resulted in many non-conforming fences. It was known when adopting these newer regulations that many existing fences would become legal non-conforming and would be required to come into conformance with the current codes when replacement is necessary. The attached Staff Exhibit (A) indicates a timeline of the corner fence variation history.

Section III.J. "*Fence Regulations*" states that for corner lots, fences are only permitted at or behind the Required Setback Line in the primary front yard and secondary front yard, however, per Section III.J.3., open style fences with a maximum of five feet (5') in height can, per administrative approval, encroach up to 10 feet into the Required Setback Line in the secondary front yard in the R-4 Zoning District.

VARIATION REQUEST

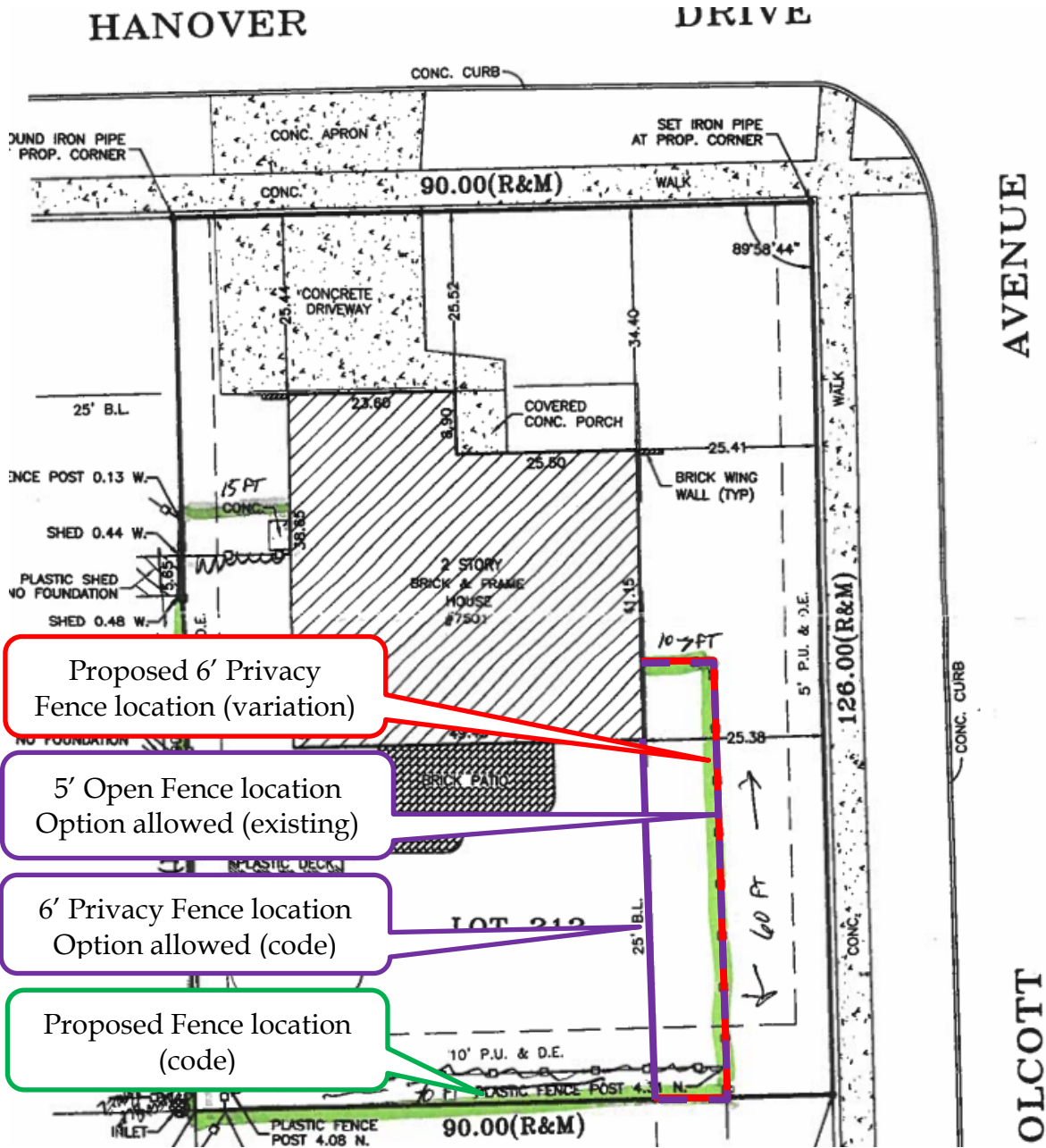
The Petitioner proposes to remove the existing fence and construct new fencing. The Petitioner is requesting a Variation to construct a six-foot (6') high privacy-style fence to encroach up to ten feet (10') into the required secondary front yard (*red on the plan below*). The Petitioner has requested the fence setback Variation to aesthetically align with the neighbor's existing fence, provide security from through-traffic along Olcott Avenue, and help conceal two air conditioner units (one of which is proposed) at the southeast corner of the home. The Petitioner notes that if complying by code for a six-foot tall privacy fence, it would misalign to the south neighbor, thus creating a ten-foot gap.

Staff is concerned about setting a precedent for future variation requests in which there is no clear physical hardship or uniqueness of property. Hardships for a Variation must be related to the physical characteristics of the property and cannot be created by the owner (or previous owners) of the property. The Petitioner has multiple options to comply by code, either by constructing the six-foot high privacy fence at the 25 foot setback line (*purple solid line on the plan below*), or else remain as existing per the previous approval for the five-

foot-high open-style fence ten feet into the secondary front yard (same location as proposed variation; *purple dashed line on the plan below*). Landscape buffering has been recommended if more privacy is desired with an open-design fence, however the Petitioner has noted previously installed arborvitae had challenges surviving and were removed. Also, while Olcott Avenue serves through-traffic, the adjacent section is residential in nature and not a heavily travelled arterial street. Lastly, a clear, physical hardship is also not present. Aside from the non-conforming current connection point to the south neighbor's fence, the property is not unique. Furthermore, if the Variation is granted, if the south neighbor eventually wishes to replace their fence, that neighbor will need to meet the code, which would cause a ten-foot gap in the fencing. While new fence meeting code requirements will either misalign or be a different style (open as opposed to privacy) than the neighbor's non-conforming fence at this time, upon replacement of the neighbor's fence, that fence will have to comply with code and will have an opportunity to match the subject site's fence, without needing their own Variation at that time. Granting the Variation may set a precedent for future variation requests in which there is no clear physical hardship or uniqueness of property.



Aerial



Proposed Fence Locations

STANDARDS FOR A VARIATION

Section X.G.4. of the Zoning Ordinance states the Plan Commission shall not recommend a Variation of the regulations of the Zoning Ordinance unless it shall have made Findings of Fact, based upon the evidence presented for each of the Standards for Variations listed below. The Plan Commission must provide findings for the first three standards; the remaining standards are provided to help the Plan Commission further analyze the request.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
The subject parcel can still yield a reasonable return under the conditions of the district it is located. The Petitioner has multiple options for a fence that are compliant with the code. In any of the compliant fence scenarios, the location of the fence will not limit the owner's ability to yield a reasonable return on their property. The Variation does create a more useful property by expanding rear yard.
2. The plight of the owner is due to unique circumstances.
The subject property does not present a clear or physical hardship related to the property that makes it unique from any other corner lot. It is a corner lot platted with additional lot width to help accommodate the corner front yard setback requirements similar to other corner lots in the area. While a new fence meeting code requirements will either misalign or be a different style (open as opposed to privacy) than the neighbor's non-conforming fence at this time, upon replacement of the neighbors fence, that fence will have to comply with code and will have an opportunity to match the subject site's fence, without needing their own Variation at that time.
3. The Variation, if granted, will not alter the essential character of the locality.
The Variation, if granted, will alter the essential character of the locality. Aside from the two properties to the south on Olcott Avenue, the majority of other corner lot properties in the neighborhood do not have any fencing or have fencing that complies with the required setbacks. Those that have been granted Variations have distinguishable differences in their locations addressed with those cases, such as aligning with rear yards. The existing lot is similar to other corner lots in the neighborhood and throughout the Village. The granting of a Variation may establish a precedent that may result in additional Variation requests of similar situations.
4. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
 - a. The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - b. The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
 - c. The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;
 - d. The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
 - e. The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and

- f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

MOTION TO CONSIDER

If the Plan Commission wishes to take action, an appropriate wording of the motions would read:

Variation:

“...make a motion to recommend that the Village Board grant a 10-foot Variation to the Petitioner, Eric Schmidt, from Section III.J. (Fence Regulations) of the Zoning Ordinance, to permit a six-foot high privacy fence encroaching 10-feet into the required secondary front yard, where a fence encroachment is not permitted at 7501 Hanover Drive in the R-3 (Single-Family Residential) Zoning District, consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report.”

[any conditions that the Commissioners would like to add]

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Staff Exhibit A

History of Fence Regulations Related to Corner Lots

<p>1956-2005</p>	<p><i>"Fences in which the opening between the materials of which the fence is constructed represent less than seventy (70) percent of the total surface may be erected to a height not exceeding four (4) feet along the boundaries of a lot, except that no such fence shall be erected within thirty (30) feet of a street intersection. Wire fences and other fences in which the openings between the materials of which the fence is constructed represent more than seventy (70) percent of the total fence area may be erected to a height of six (6) feet, except within thirty (30) feet of a street intersection."</i></p>
<p>2007-2009</p>	<p>Corner fences are allowed 10 feet into the required side yard similar to the current regulations and allowed to be 6 foot solid with Zoning Administrator review of visibility.</p> <p><i>"Fences not exceeding six (6) feet in height above natural grade level projecting not more than ten (10) feet into the required front setback on the side yard street frontage of a corner lot in a residential zoning district, provided that the Zoning Administrator or his designee determines that the provisions of Section III.G of this Ordinance will be maintained and that there will be no obstruction to the visibility of vehicular or pedestrian traffic. If the Zoning Administrator deems that such a visibility obstruction would occur, he may require that portions of or all of the fence be constructed of an open design, or of a shorter height, or a combination of both, or the Zoning Administrator may deny the request. The determination of the Zoning Ordinance may be appealed to the Zoning Board of Appeals pursuant to Section X.F of this Ordinance."</i></p>
<p>2011-2017</p>	<p>A chart was created which determined what accessory uses and structures could encroach within a required yard under certain situations. It was here when fences 6 feet in height were permitted as an obstruction within 10 feet of the required secondary front yard. The Zoning Administrator was left to determine if the fence was a visibility obstruction and if it was required to obtain a Variation or not. This process and the standards attached resulted in the inconsistent enforcement of the zoning code requirements and numerous issues that created aesthetic and visibility concerns.</p>
<p>2017- Present</p>	<p>Code Changes were initiated to determine what fences in the secondary front yard should be permitted going forward and to make the regulations clear to residents and staff. The new regulations were reviewed and revised by the Zoning Board of Appeals, Community Development Committee, and the Plan Commission. They were approved by the Village Board in January 2018. The result of the text amendments reduced allowable fences extending into the required secondary front yard to be a maximum 4 feet in height (4'6" posts) and open style (50% open to light and air). When approved it was known that there would be numerous fences that would become legal non-conforming in the Village and would need to come into compliance when their fence needed replacement or adjustment.</p>

TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES

FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION

SUBJECT: MINUTES OF THE MAY 5, 2022 REGULAR MEETING

ITEM #1: PUBLIC HEARING – 7501 HANOVER DRIVE, SCHMIDT – CORNER FENCE VARIATION

Consider recommending that the Village Board grant Eric Schmidt (property owner) a Variation from Section III.J. of the Zoning Code (Fence Regulations) at the property located at 7501 Hanover Drive in the R-3 Single Family Residential zoning district. This Variation would permit the Petitioner to install a six-foot (6') high closed privacy style fence to encroach ten feet (10') into the required secondary front yard where a privacy fence is not permitted.

Present Plan Commissioners:

Chairman Gray
James Gaskill
Angela Gatto
Andrae Marak
Ken Shaw
Eduardo Mani
Kurt Truxal

Absent Plan Commissioners:

None

Village Officials and Staff:

Dan Ritter, Planning Manager
Lori Kosmatka, Associate Planner

Petitioners:

Eric Schmidt, 7501 Hanover Drive

Members of the Public:

None

CHAIRMAN GRAY introduced Item #1 and asked for a motion to open the public hearing. Motion made by COMMISSIONER GASKILL seconded by COMMISSIONER GATTO. CHAIRMAN GRAY requested a voice vote asking if any were opposed to the motion; hearing none, he declared the motion carried.

CHAIRMAN GRAY noted he received certification that the public hearing notice was published in a local newspaper. Anyone wishing to speak on this matter will be sworn in to speak but after staff's presentation. He asked staff to proceed with the presentation.

Lori Kosmatka, Associate Planner, presented the report. She summarized the history and existing conditions of the site, provided the zoning regulations, the proposed fence variation, background considerations for corner fence variations, and code compliant options. She noted that the Petitioner is present.

CHAIRMAN GRAY asked the Petitioner to approach the lectern.

Eric Schmidt, Petitioner, was sworn in. He explained that his neighbor's fence is a white 6-foot vinyl privacy fence that is only 14 years old, and that the useful life of a vinyl privacy fence is approximately 30 years. By removing his fence and moving it in on the setback, he felt it will create a massive hardship and a tense situation with my neighbor as the fence along the back is ours, and that would be replaced too. Thus, it would create a ten-foot gap in their fence that under the current zoning regulations, they would not be able to repair a fix. It would force them to have to replace their entire fence to close off their yard. That neighbor just recently put a hot tub in their yard. He said because that gap is bigger than eight feet, they will not be able to repair it. He said, however, being allowed to put the fence where

the fence exists now creates no gap, it's congruent and it's in keeping with the neighborhood in general. Along Olcott, there are ten corner lots, currently six have six-foot vinyl privacy fences, and of that six, one has one that's at the required setback per the zoning, but there's no fence that abuts that. The people behind left their back yard open. As far as closing it off, we have three children at home, which is the reason for privacy. Sometimes it's easier to have them in the back yard do their thing. Olcott does get a lot of traffic. It's the only major artery between Harlem and 80th Avenue that runs from 171st to 167th. The Tinley Park Police Department has conducted at least two traffic studies over the last six years on the street. It's a main artery for the kids walking to the elementary school, and we are right next to the retention pond where there's flag football and lacrosse practice, general playing, and golfing. The biggest concern for him was the neighbors to the rear because that creates a massive hardship for them. That fence is nowhere near needing to be replaced. It was installed in 2008.

CHAIRMAN GRAY thanked the Petitioner and asked the Commissioners for some of their comments.

COMMISSIONER GASKILL had no questions.

COMMISSIONER TRUXAL asked if the rear neighbors have an existing six-foot-high fence.

The Petitioner responded yes.

COMMISSIONER TRUXAL noted the fence between the Petitioner and his rear neighbor is the Petitioner's fence, so when he will replace fence if we change the setback, then there would be a ten-foot gap.

The Petitioner responded yes, at the back on the north.

COMMISSIONER TRUXAL asked if the Petitioner's fence would be the same material and color as the neighbor's existing fence.

The Petitioner responded it would be the same material, different colors. Theirs is white, ours is a stone slate color just in keeping with the color of our home. It's a little bit darker than khaki by about one shade.

Dan Ritter, Planning Manager, noted that in talking with our Director, they can replace the ten-foot gap with the six-foot solid fence. We've offered that solution as a kind of a temporary solution until the neighbor would move their fence when they go to replace it. We would essentially allow them to move that portion of the fence to their neighbor's yard.

COMMISSIONER TRUXAL noted that the rear section of the fence would match up with the neighbor's existing side fence.

Dan Ritter, Planning Manager, noted the Village allows eight-foot sections to get replaced. This is a ten-foot one so our Director and Village Manager would approve of it as a temporary solution so that way it still matches the neighbor's fence so that can be replaced with the permit.

CHAIRMAN GRAY asked who would pay for the ten-foot gap fence.

Dan Ritter, Planning Manager, responded that it would be up to them, whoever wanted to pay for it and whatever side they wanted to put it on. There's an existing fence out there now which they can keep, or if they were going to put a new one in there, to match what they were doing.

CHAIRMAN GRAY noted they could leave what's existing there and when they take down the fence, they would leave the ten-foot section of existing and then replace with the slate fence.

Dan Ritter, Planning Manager, noted they could alternatively do a new one that matches either theirs or their neighbors. Whatever they want to do for that ten-foot, we could approve that temporarily, because when the neighbor goes to replace theirs then that will go away.

COMMISSIONER TRUXAL asked if the rear neighbor replaces their fence, would they have to conform with the setbacks and pull theirs back, too.

Dan Ritter, Planning Manager, responded yes. When you move codes to become stricter, you can get some of these awkward situations. It could be fences, home setbacks. If you make it stricter at any point, you have things that are nonconforming out there and next to each other that can be different with ones meeting it and ones not. The goal is eventually over time you would be conforming over the years. It is tough with home setbacks because homes generally don't get demolished and replaced every ten or fifteen years. Those can go hundreds of years where fences would be a quicker turnaround.

CHAIRMAN GRAY asked the Petitioner if he's just requesting the variation so he can meet the fence line with his existing rear neighbor.

The Petitioner responded that is a main part of it. He asked to address what Mr. Ritter said. Arbitrarily granting a ten-foot extension is in direct violation of the zoning code. Where you can replace eight-foot sections, you just said we could grant a ten-foot permit, but that would require a variance under the same guidelines as this. He asked if this was correct.

Dan Ritter, Planning Manager, responded it would allow you to move the fence from your side.

The Petitioner asked if it would still require a variance for that neighbor.

Dan Ritter, Planning Manager, responded no. They are basically allowing it to shift if it would be one foot over, but the fence is there.

The Petitioner commented that seemed arbitrary. The code says 8-foot sections can be repaired, but Mr. Ritter just stated they'll allow a 10 foot one.

Dan Ritter, Planning Manager, noted that it would be temporary.

The Petitioner commented that would be another 14 years.

Dan Ritter, Planning Manager, clarified at that point it would go away. It's not a variance that would run with the land.

The Petitioner commented that he looked up a couple of the past ones. Last summer, there were variances granted on Carlsbad and Arcadia, near Ridgeland Avenue south of 167th. In one of those cases, the staff recommended a twelve-foot variance instead of a ten-foot variance because one of the houses already had a 12 foot variance. The spirit of the regulation and the code requirement was aesthetics. If the houses are setback far enough there's not a visibility issue, there's no abutting driveways. Being a corner lot, we're set back far enough that you can make a turn. We're not coming to the front of the house. In keeping with the spirit of the code change, which at that point becomes aesthetics, the Commission has previously granted twelve-foot variations to match a neighbor's nonconforming fence when they only requested 10 so it abuts and remains congruent with the existing neighbor's fence. That occurred at 6342 Carlsbad.

Dan Ritter, Planning Manager, clarified that we did not recommend that.

The Petitioner commented that he has placed thousands of dollars into this property he just purchased in September to keep it looking nice. Corner houses set the tone for the neighborhood. He does not want to put a hardship on his neighbor. The lines remain congruent. It's not out of place in the neighborhood. There are multiple homes in the area that fences went in in 2014-2017 on the corner of Olcott and 171st and 174th that are at the ten-foot line.

COMMISSIONER GASKILL noted that now the ten-foot section can be repaired, and we're talking about a variance that you want to move the fence.

The Petitioner commented it is about aesthetics at that point which is the spirit of the code change. Now you're going to have a fence that comes back at 25 feet, jogs over 10 feet and then goes back to the front of the neighbor's property. This team has previously granted variances that are beyond the ten foot to keep congruency between the fences. The spirit of the code change was aesthetics. It looks bad if everybody has mismatched fences and things are out of whack

and out of line. Generally, aesthetics are subjective but we can agree what looks appropriate and what doesn't. A ten-foot lag looks out of place.

COMMISSIONER GASKILL asked why he didn't just come in for that actual reason.

The Petitioner noted that was the primary reason and was in his written response.

COMMISSIONER TRUXAL asked to see page 2 on the slides to see the images of the existing fences. He noted it's to replace the existing white five-foot high fence. You can see down the fence line to the rear where it goes up to six feet. He asked if this is for a ten-foot variance. There are two panels coming out. Taking those away would bring you to basically the window well to the corner of the home.

The Petitioner noted there's about six inches as it is setback 25.42 feet from the side of the house to the approximate 1 foot from the sidewalk.

Dan Ritter, Planning Manager, clarified the 12-foot request was the other way. They had requested 12 feet variance, and what was recommended from the Plan Commission and approved was 10 feet. They requested 12 feet and got approval for 10.

COMMISSIONER MARAK asked if we go with the current code, would the hookup be an angle. He has a hard time visualizing what the hookup to the neighbor's fence would be. He asked if it would end up connecting the two by dissecting it at an angle.

Dan Ritter, Planning Manager, clarified it would only be a couple inches. They could drop it down and bring it over. It wouldn't be a hard angle, but they could it a little on an angle or they could flatten it and do a little connection piece between. It would look like their fences bumped out ten feet or at least until they replace it.

COMMISSIONER GATTO had no questions.

COMMISSIONER MANI noted he understood the concerns regarding aesthetics and expanding the playground area for the children. He likes it and is good for him.

COMMISSIONER SHAW had no questions.

CHAIRMAN GRAY appreciated the Petitioner's testimony. He noted Staff had a concern about setting a precedent. In 14 years or whenever the neighbor has to replace their fence, they may point to your fence and say it doesn't match up and you get this domino effect of neighbors getting variations down the line. The code did change after 2017. He understood the Petitioner's concerns and feels there is a good argument for this. He asked if the Petitioner has talked to his neighbor possibly about it. He asked who would pay for it.

The Petitioner said they have spoken and haven't decided who would pay. The neighbor was very displeased on it being a gap and affecting the general look. A lot of this is aesthetics for the community. Fairfield Village is kind of tight. We moved in September but just from the other side of 171st on Ottawa. A lot of our friends are there. The aesthetics are important to everybody. When the legal notices came out, people came up and asked what they were supposed to do. A couple people called and wanted everything to look clean.

CHAIRMAN GRAY noted he understood. In terms of unique physical properties, there's not a uniqueness, but he can't imagine a neighbor would put up money to erect a ten-foot section when it's not his project to begin with. There has to be another conversation or something. This puts a twist into it. He had no other comments. He asked if there were any other comments from the Commissioners. Hearing none, he offered the Petitioner to take a seat.

The Petitioner thanked everyone for their time.

CHAIRMAN GRAY entertained a motion to close the public hearing.

Dan Ritter, Planning Manager, noted that if the Commissioners want to discuss at all to see where you're at because for the most part when Staff drafted the standards, we didn't have anything that would meet those standards. It's fairly

negative because we don't have something that is unique related to the property. If you're thinking that you're going to recommend approval, then we need direction from a response from the Commission on each of those standards. That's ultimately what you guys are voting and then sending to the Village Board. We want that go to along with what you recommend. If someone feels it does meet the standards, then vocalize that a little bit.

CHAIRMAN GRAY asked that if there were any Commissioners that would vote yes for the variation.

COMMISSIONER GATTO responded she would, that it would conform with the neighbors, and is a vinyl fence which will last years. Most people are going to come back in 15 years and ask for a variance to meet up to the one that he puts in if he does have to redo it. She agrees with it. There are variations for everything. You want it to conform and not put a neighbor out and cause any tiff between neighbors. It just causes problems. She didn't see there being an issue with this at all.

COMMISSIONER MANI concurred with COMMISSIONER GATTO. It goes with the whole neighborhood. If it was a new development that everyone was doing fences at the setback and nobody was any different, and all were the same cookie cutter, then it may look out of place. But since this neighborhood has a mixture of fences up to the zero setback to ten or twelve, to him it falls in and makes it a neighborhood. Having the Petitioner meet the fence aesthetically and not having to jog, is great, plus he wants a larger area for his children. He would vote yes.

CHAIRMAN GRAY reminded that the ordinance that went in 2018. The fence is six-foot high so it would match it, as privacy style for his three little children. It would encroach on the ten feet, but it would be matching the existing. He wanted to make sure that is clear from what the new code requires.

COMMISSIONER SHAW appreciated the Petitioner's concerns and interests, as well as the Commissioner's comments. He agrees with Staff in that he doesn't see a compelling argument here in line with the code. When the new code was adopted, there was quite a bit of discussion, public hearing. Many of these types of situations were considered. While he sympathizes, he doesn't find it compelling under the code and would not support it.

COMMISSIONER GASKILL agrees and has no support for this.

COMMISSIONER TRUXAL feels it would be an improvement to the existing fence and it would match the neighbor's fence line. It would not look as good if you had that ten-foot section stick out. He would be in approval for the request.

COMMISSIONER MARAK is with COMMISSIONER SHAW. If one could run an angle fence from the one to the other one, he doesn't think that would be aesthetically displeasing. Nobody mentioned about it having a larger yard. He finds that compelling as a property owner having a bigger back yard that you could use in that space. He does not support it.

CHAIRMAN GRAY noted he agrees with COMMISSIONERS SHAW, GASKILL, & MARAK. The code isn't always forgiven for what was done in the past, but is trying to set new rules for a precedent. He agrees with the staff report. It will cause a domino effect even 14 years from now if your neighbor wants to swap out their fence. If you got a variance, then he's going to get a variance. When we came together for these fence regulations and looking at whether there's a unique physical property. Just because it's a corner lot doesn't fulfill that. The Petitioner makes a compelling case on having a hardship with the neighbor on if something changes with that gap, but there's not a concrete solution on how that'd be resolved in his opinion. He would say no to it as well. This is informal as we haven't voted on it.

COMMISSIONER SHAW noted each situation has to be considered on its own merits. While it's important to be neighborly and be considerate of the impact on the neighbor, any property owner would be within the rights to remove their fence on their own. In that case, that would leave the neighbor's entire rear yard unfenced. While it might be considered unneighborly, it is an owner's prerogative to make that decision for their own property. It's positive and good to be considerate of the impact on your neighbor. In the end it's the neighbor's responsibility for their own yard.

COMMISSIONER MANI asked staff for clarification. If people want to replace a fence that is nonconforming, can you only do an eight-foot section?

Dan Ritter, Planning Manager, responded yes, you can do maintenance and replace up to eight feet. In this one we're saying this is a unique situation.

COMMISSIONER MANI felt that if people want to update their fences, it will start to look patchy, if one section is repaired one year, and another replaced another year.

Dan Ritter, Planning Manager, responded the goal would be they have to replace it if it needs complete replacement and has deteriorated. The maximum amount allowed is there just to allow some small maintenance to the posts. A fence is required to be a consistent design and look.

COMMISSIONER MANI noted when we updated the code in 2018, he was one of the persons against it. Having property, I want to enjoy my property, I want to add a fence to contain my back yard. If I have dogs or cats, I'll know they are within the confines. It's your property. The Petitioner is keeping with the theme of the neighborhood and within the characteristics. If everyone wanted to replace it with the current code, then there would be a lot of homes that will have no fences because they have to comply, and it doesn't work anymore. In his opinion, this code section is detrimental, personally and as an aesthetic of neighborhoods and such.

Dan Ritter, Planning Manager, responded that if a commissioner believed a request didn't meet the standards but thought it was an acceptable proposal, the best thing would be to vocalize what they would like to see changed in the code for everyone in the village. A Commissioner could say the code is not what they like either and maybe here's a recommendation of how you could tweak it that would apply everywhere. If most of the commission liked the idea, then staff could complete some research on making that potential text amendment. We still allow the fence to go where they have a fence now, it's just not privacy. That's where it was decided, if you're going to bump out it's got to be open because with all the situations of corner lots, you could get situations where that fence could be out in someone's front yard. It's difficult because you're balancing a lot of situations. If it's only two homes back-to-back, we may feel those situations are different, then that's the type of feedback we'd like to hear to maybe discuss separate from an actual case, you could give us some guidance if you guys had a recommendation to change fence requirements. We're getting these variations so we see a situation that makes sense why we would want a fence there but it's not meeting the standards. Maybe we do a discussion when we have time about changing the code as it exists today.

COMMISSIONER SHAW stated we do have a code for a reason. There's no code that can be perfect. It's not going to be right sized in each situation. When we revised the code, one of the pieces of research done was the number of variances that had come through and approved for rather common-sense reason. We have a variance process because the code is not perfect. If the code was perfect, then there would be no such thing as a variance. If we have an application that meets hardship standards, then a variance can be granted. When we went through the process, one of the things that was added to it was giving greater administrative approval so that things that fell within what would be deemed reasonable by staff did not have to go for an official variance as it could be an administrative variance. From reading the report, staff has determined that there are a few different avenues to meet the administrative approach if not the code itself. The existing fence could be replaced as is with a spaced five-foot fence. A newer version of what's there could be an administrative approval. It could be pulled back to the line for a six-foot privacy. There's a number of options to meet code. He doesn't see a hardship. He sympathizes the desire to be consistent and aesthetically pleasing, but he can't see it within the confines of the code.

Dan Ritter, Planning Manager, noted that fence codes are difficult. One would think there is a universal code that keeps everyone happy for every town, but if you give more flexibility to have people do fences that can go all the way out to sidewalks, then you start getting visibility concerns. You start having fences that are really prominent in subdivisions that can take away from the overall look. Some towns don't allow any encroachment into those front yards, such as Frankfort. New Lenox allows 20 feet, but it has to be open design, and if not it has to be setback. Joliet lets you do a privacy fence all around the property wherever you want, but then you have someone looking out their picture window and there's a fence out there if you're the second one in. You take all those options and ask where our community is going to fit in. In 2018 it sounds like there was a lot of discussion and different possibilities of what each looked like. He thinks we picked a middle-ground. It is unique to each town. He asked if we should allow privacy fences wherever we want or dial it back and see homes we don't want fences to stand out and be the most prominent visible part. It's difficult to look at all the situations.

COMMISSIONER MANI agreed there can't be one code to make everyone happy. The Petitioner did his research on fences granted and just asked for something similar. Based on the poll it seems this won't pass. He feels the fence code should be relooked at because it's flawed.

CHAIRMAN GRAY asked if the Petitioner had anything to add.

The Petitioner noted the points made were abundantly clear that the code was in place for aesthetic reasons. Routinely variations are granted for open style fences. Radcliffe Place on the other side of 175th, open style fences are allowed to come to the sidewalk. 17501 Humber was approved in the summer. It becomes arbitrary at that point. I asked about an administrative approval without going through this process. I read the code and saw there is a path for an administrative variance. I was told that "we never use that, we talked to our lawyers and that shouldn't even be in there because everything needs to come to the commission"

Dan Ritter, Planning Manager, clarified that it was not an administrative one. That would be them approving that and it ending here. It's for the ZBA cases. What you were quoting was a side yard setback which is related to a principal structure. It doesn't meet state law.

The Petitioner rebutted that it's still in there.

Dan Ritter, Planning Manager, noted it also says if something's not compliant with state law. That would have just said if they said this is approved, it would have been approved tonight, but you still would have had to go through a public hearing.

The Petitioner noted it would have seemed more genuine for the Commission if you don't like privacy fences, then say that because variations are routinely granted. 6342 Arcadia and 6342 Carlsbad was approved, and the underlying reason was the aesthetics and keeping in the form with what was already there. What didn't come up in the staff report is the three houses in a row, so my neighbor to the rear and the neighbor across the street from them. Across the street from the neighbor, it abuts to 171st and down Olcott, their privacy fence is brick. It's more than 10 feet off the property and it has ten feet sections in between each brick column. That fence isn't going anywhere. As far as a hardship, having an issue with your neighbor is a hardship. Telling your neighbor, they need to replace a section to close an area off is a very uncomfortable situation. It is a massive financial hardship for them. Denying the request, you're going against the spirit of the code, it's to keep things looking nice because the Commission routinely approves fence variations.

CHAIRMAN GRAY noted to the Petitioner the report had options to comply by code or meet administrative approval. One of the options would be to bring the fence back in, so you would effectively lessen your backyard. There are other options. He understands the aesthetics. He asked if the Petitioner considered the options.

The Petitioner responded yes. Olcott Avenue is an artery as it is the only way in and out to the elementary school. The buses go down, there's walkers, golfers, and the lacrosse team practices, the flag football practices. He likes to eat dinner with his family in the summer outside. That's why he wants a privacy fence. As far as other options, arborvitae go up all the time. He has about 12 holes alongside the fence along the house where arborvitae had been planted multiple times in talking to the neighbors. Part of the utility and drainage easement is that secondary front yard is incredibly wet. When Lori came to take pictures, it was wet. Arborvitae will not grow there. Building a berm would actually change the flow of water in the area, bring water back onto the property and put more water back toward the street. That's not an option. Regarding him not mentioning the size of the yard, it is in the staff report. His lot is 1,100 square feet smaller than what are typically required for corner lots on houses being built. The required lot size for a corner house were part of the discussions when the new fence requirements were put in place. He thinks his is 11,343 square feet, and the required corner lot size for homes going up now in R-3 and R-4 is 12,500. There's still 15 feet to the street. He's not coming forward on the house and is not closing anything off. He's changing landscaping a little bit on the side of the house to put a swing there, so when the boys are playing football, we can sit out there and watch them. He's not looking to close himself off from the neighborhood. He's just looking to close off his backyard and keep things looking nice. It's the most important thing to the zoning board. It was based on aesthetics. To say it's not is disingenuous. Routinely, variations are approved and documented to keep congruency between the fences.

Dan Ritter, Planning Manager, noted aesthetics is part of it. The concern is that the hardship still needs to be something related to the property. Otherwise, if it's whether you have dogs or kids, it starts to become a personal hardship, which everyone understands. That's where making decisions on personal hardships can start to erode the code because it depends on the person's situation. It is a hardship, but it's a personal one.

The Petitioner responded having to force his neighbor's hand is a hardship and that could spill over. It's a personal one for now, but if the neighbor becomes very angry and then the police are involved, then it's a community hardship.

Dan Ritter, Planning Manager, responded personal hardships are people-oriented rather than related to the property. It depends on who is standing up here and what's their personal situation which could change. The zoning code has to by state law not make it personal. It can't be whether a person has kids.

The Petitioner responded noting the addresses 6342 Arcadia, 6342 Carlsbad, 6350 181st Street, 17501 Humber Lane. Those were done in 2020. He appreciated the time and thanked everyone.

CHAIRMAN GRAY noted each case is different. He is unsure what the uniqueness is or not. He noted Lori had shaken her head and asked her if the trees were very wet along the interior of that fence and trees that would be able to shroud or screen aren't able to successfully find root.

Lori Kosmatka, Associate Planner, responded that it was wet recently, and she saw the holes. The ground was soft.

CHAIRMAN GRAY asked the Petitioner when he had tried planting the trees.

The Petitioner responded he never did. The people he purchased the house from did. You can see them on Google Earth as that wasn't updated yet. They were golden. When he spoke to his neighbors before he knew about the arborvitaes, he asked what the holes were. The neighbor said the previous owner put up arborvitaes and then again four years later. They turned golden because it's consistently wet. There's a drainage easement on the back side that kind of runs off onto the secondary yard there too. It's consistently wet.

CHAIRMAN GRAY noted he was curious because that is part of the property. He asked staff how they view it if there's an issue where they can't do a work around with the existing.

Dan Ritter, Planning Manager, responded he doesn't know if there's a solution such as different plantings that would survive there. If you could say nothing could live there, then that is something more related to the property and not a personal circumstance, but you could still have a solid fence on the property that meets the code.

CHAIRMAN GRAY asked the Petitioner if moving the fence line in along the brick line of the house along the yard is not an option.

The Petitioner responded no, that it would look terrible. We're talking almost 90 feet by 10 feet it cuts off almost 1,000 square feet from the backyard now. He's not looking to build there or put a patio in that ten feet or extend the house or building line, but it is usable space. He apologized that he didn't reiterate that. We are 1,110 square feet smaller than what current requirements are in place for corner lots of 12,500 square feet. We're 11,343 square feet. That was definitely a factor when the new fencing requirements went into place.

CHAIRMAN GRAY asked if anyone on the Commission had a change in their informal vote. There was no response.

The Petitioner thanked everyone.

CHAIRMAN GRAY asked if there's no further discussion, then he would like to entertain a motion to close the public hearing. Motion made by COMMISSIONER SHAW, seconded by COMMISSIONER GASKILL. CHAIRMAN GRAY requested a voice vote; hearing no opposition, the motion carried. He asked Staff to present the Standards.

Lori Kosmatka, Associate Planner, presented the Standards. She noted the drafted findings are not in support of the variation.

Dan Ritter, Planning Manager, clarified that the first three are state law required standards, and the others are just considerations which the Village has adopted.

CHAIRMAN GRAY requested a motion for the variations.

Motion 1 – Variation for Fence

COMMISSIONER MANI made a motion to recommend that the Village Board grant a 10-foot Variation to the Petitioner, Eric Schmidt, from Section III.J. (Fence Regulations) of the Zoning Ordinance, to permit a six-foot high privacy fence encroaching 10-feet into the required secondary front yard, where a fence encroachment is not permitted at 7501 Hanover Drive in the R-3 (Single-Family Residential) Zoning District, consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report.”

Motion seconded by COMMISSIONER GATTO. Vote taken by roll call; the vote was 3-4. Ayes were by COMMISSIONERS GATTO, MANI, & TRUXAL. Nays were by COMMISSIONERS GASKILL, MARAK, SHAW, and CHAIRMAN GRAY. CHAIRMAN GRAY declared the motion as not carried. He noted that this item ends here, and asked Staff for further instructions.

Dan Ritter, Planning Manager, noted this will still go to Village Board Tuesday May 17th for First Reading. Since it's not unanimous it would have to go to two meetings at the Board. He noted the Petitioner is welcome to attend. We can be in contact with you. He noted that with a 3-4 vote that may catch their attention and they may ask if you have anything to add.

CHAIRMAN GRAY wished him luck and thanked him for his time.

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-038

**AN ORDINANCE GRANTING A VARIATION TO PERMIT A FENCE IN
A SECONDARY FRONT YARD AT 7240 174TH PLACE**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-038**AN ORDINANCE GRANTING A VARIATION TO PERMIT A FENCE IN A
SECONDARY FRONT YARD AT 7240 174TH PLACE**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition has been filed with the Village Clerk of this Village and has been processed in accordance with the Tinley Park Zoning Ordinance by Jim Stulga (“Petitioner”), to grant a twenty-five-foot (25’) Variation to permit construction of a five-foot (5’) tall open-style fence to be located on the secondary front yard property line instead of the required twenty-five-foot (25’) front yard setback (“Variation”); and

WHEREAS, the Village of Tinley Park Plan Commission held a Public Hearing on the question of whether the Variation should be granted on May 5, 2022, at the Village Hall of this Village at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said Public Hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said Public Hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, after hearing testimony on the petition, the Plan Commission found that the petition for the fence Variation with a recommended condition met the requisite standards enumerated in the Tinley Park Zoning Ordinance for granting the Variation and voted 6-1 to recommend to the Village President and Board of Trustees for the approval of the fence Variation; and

WHEREAS, the Plan Commission has filed its report of findings and recommendations regarding the Variation with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Variation; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as finding of fact as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner have provided evidence establishing that he has met the standards for granting the Variation as set forth in Section X.G.4 of the Zoning Ordinance, and the proposed granting of the Variation as set forth herein are in the public good and in the best interest of the Village and its residents and are consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
 - The property can yield a reasonable return under the conditions of the district it is located. The Petitioner has an option for a fence and patio that are compliant with the code.
2. The plight of the owner is due to unique circumstances.
 - The subject property does not present a clear or physical hardship related to the property that makes it unique from any other corner lot. The existing patio could be relocated to a code compliant location.
3. The Variation, if granted, will not alter the essential character of the locality.
 - The Variation, if granted, will alter the essential character of the locality. The majority of other corner lot properties in the neighborhood do not have any fencing or have fencing that complies with the required setbacks. Also, though the subject patio is existing, the other properties nearby do not appear to have patios in front yards. The existing lot similar to other corner lots in the neighborhood and throughout the Village. The granting of a Variation may establish a precedent that may result in additional Variation requests of similar situations.
4. Additionally, the Plan Commission also considered the extent to which the following facts are favorable to the Petitioner based on the established evidence:
 - a. The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - b. The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;

- c. The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;
- d. The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
- e. The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
- f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

SECTION 3: The Variation set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION: LOT 14 IN BLOCK 17 IN SUNDALE HILLS ADDITION TO TINLEY PARK IN SECTION 25, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 6, 1956 AS DOCUMENT NO. 16630341, IN COOK COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBER: 27-25-416-022-0000

COMMONLY KNOWN AS: 7240 174th Place, Tinley Park, Illinois

SECTION 4: A twenty-five-foot (25') Variation from Section III.J (Fence Regulations) of the Zoning Ordinance, to permit a five-foot (5') high open-style fence to extend twenty-five-feet (25') into the required twenty-five-feet (25') secondary front yard around an existing patio where a fence encroachment is not permitted is hereby granted to the Petitioner in the R-4 (Single-Family Residential) Zoning District at the above-mentioned Property, in accordance with the "List of Reviewed Plans" attached hereto as **Exhibit A**, with the following condition:

1. If the existing patio were to be removed, fall into disrepair, or need replacement, then the fence Variation shall be voided and both the patio and fence shall be required to comply with the setback requirements at that time.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7th day of June 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-038, “AN ORDINANCE GRANTING A VARIATION TO PERMIT A FENCE IN A SECONDARY FRONT YARD AT 7240 174TH PLACE,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7th, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June 2022.

 VILLAGE CLERK

Exhibit A

Per the May 5, 2022 Plan Commission Public Hearing Staff Report

LIST OF REVIEWED PLANS

Submitted Sheet Name	Prepared By	Date On Sheet
Application (Redacted) & Response to Standards	Applicant	3/30/22
Applicant Narrative	Applicant	4/2022
Plat of Survey (Marked)	Applicant	4/2022
Proposed Sample Fence Image	Applicant	4/2022
Applicant Photos	Applicant	4/2022



PLAN COMMISSION STAFF REPORT

May 5, 2022 – Public Hearing

Petitioner

Jim Stulga

Property Location

7240 174th Place

PIN

27-25-416-022-0000

Zoning

R-4 Zoning District

Approvals Sought

Variations

Stulga – Corner Lot Fence Setback and Patio Variations

7240 174th Place



EXECUTIVE SUMMARY

The Petitioner, Jim Stulga, is seeking two Variations at 7240 174th Place. The first request is a 25-foot fence setback Variation from Section III.J. (Fence Regulations) of the Zoning Ordinance to permit a five-foot-high open-style fence encroaching 25 feet into the required secondary front yard, where a fence encroachment is not permitted. The second request is to allow the existing patio in the secondary front yard, closer than five feet to a property line, where a front yard patio encroachment is not permitted.

The Petitioner has requested the fence setback Variation to enclose the existing patio. The patio previously received a permit by the Village in 1987, but is now legal nonconforming per the current Village Zoning Ordinance, and thus would not be able to be replaced by-right. If the patio encroachment variation is not approved, the fence encroachment variation would not have a purpose if the patio is removed in the future. The Petitioner has requested the patio Variation due to its adjacency to the side door. The Petitioner states the rear yard has existing ground mechanical equipment, and the adjacent wall to the rear yard does not have a door.

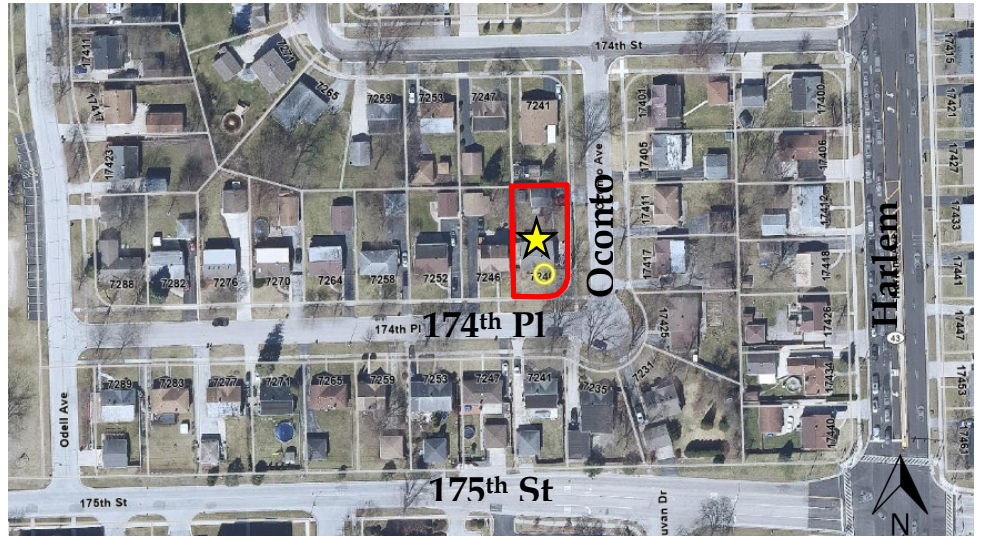
Secondary front yard fences are required to be located at the building setback line of 25 feet in the R-4 zoning district if it is a privacy fence. Five-foot open style fences may, with administrative approval, encroach up to ten feet in the Required Setback Line of the secondary front yard. As a 5' open style, the proposed fence would not cause visibility concerns from the intersection. However, a code compliant option could include relocating the patio and receiving administrative approval for the 5' open style extending ten-feet into the secondary front yard.

Project Planner

Lori Kosmatka,
Associate Planner

EXISTING SITE & HISTORY

The subject property is located on the northwest corner of 174th Place & Oconto Avenue. The lot is approximately 8,069 sq. ft., with 65 feet primary frontage (45.49 ft. of which is parallel) on 174th Place, and 105 feet secondary frontage on Oconto Avenue. The home is oriented toward 174th Place with a second door on the east side toward Oconto Avenue. The home has a detached garage at the north end of the lot. There is rear yard area between the home and the garage.



The property currently has an [Location Map](#) existing 4' tall wooden picket fence that is situated alongside the home's property line on Oconto Avenue (secondary frontage). The sidewalk is adjacent to the property line. The Village does not have a permit record on file for this existing nonconforming fence.



Rear yard area between the home and detached garage

The existing 682 sq. ft. patio was previously permitted by the Village in 1987, but is now legal nonconforming per the current Village Zoning Ordinance, and thus would not be able to be replaced by-right.

The majority of the homes in the neighborhood do not have nonconforming fences or patios.



Left: View Looking West at Existing Patio (East Side) from Oconto Avenue; Right: View Looking South at East Property Line to Sidewalk

ZONING & NEARBY LAND USES

The subject property is a corner lot within the R-4 Zoning District. Residences in the neighborhood are similarly zoned within the R-4 Zoning District. South of 175th Street, there are properties in the R-6 and ORI Zoning Districts. The Zoning Ordinance requires primary and secondary yard setbacks of 25 feet each within the R-4 zoning district. The east side of the principal structure encroaches three feet into the secondary front yard (setback 22 feet). The lot of 8,069 sq. ft. is below the required minimum corner lot size of 10,000 sq. ft. per the Zoning Ordinance, however it is a corner lot platted with additional lot width to help accommodate the corner front yard setback requirements similar to other corner lots in the area.



Zoning Map

2018 Fence Regulations

After months of discussion between the Zoning Board of Appeals, Plan Commission, and Community Development Committee, the Village Board adopted an ordinance in January 2018, amending the fence regulations for fences within a secondary front yard. The amendment provided clarification to the Code. Previously, the Code was not uniformly enforced, created aesthetic issues in streetscapes, and resulted in many non-conforming fences. It was known when adopting these newer regulations that many existing fences would become legal non-conforming and would be required to come into conformance with the current codes when replacement is necessary. The attached Staff Exhibit (A) indicates a timeline of the corner fence variation history.

Section III.J. "Fence Regulations" states that for corner lots, fences are only permitted at or behind the Required Setback Line in the primary front yard and secondary front yard, however, per Section III.J.3., open style fences with a maximum of five feet (5') in height can, per administrative approval, encroach up to 10 feet into the Required Setback Line in the secondary front yard in the R-4 Zoning District.

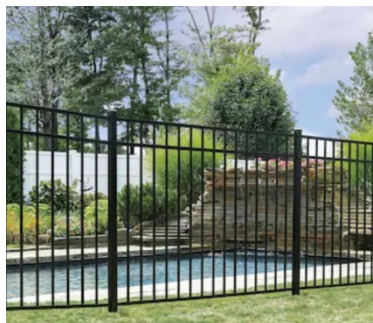
Section III.H.1. "Permitted Encroachments In Required Yards" states that patios are not permitted to encroach in front yards, and in no case shall a patio be placed closer than five (5) feet to any property line.

VARIATIONS REQUEST

The Petitioner proposes to remove the existing fence and construct new fencing. Part of the fencing, north of the patio, will meet Zoning Ordinance administrative approval requirements, and part of the fencing surrounding the existing patio will require a Variation. Also, the Petitioner proposes to keep the existing concrete patio per a Variation which would allow the Petitioner to replace it in the future. The Petitioner is requesting two (2) Variations.

Requested Fence Variation

The first requested Variation is to construct a five-foot (5') high open-style fence to encroach up to twenty-five feet (25') into the required secondary front yard, located on the property line around the existing patio, where a fence is not permitted (red on the plan below). Rather than proposing a six-foot tall privacy-style fence, the Petitioner' is attempting to minimize the degree of the variation's request



Sample Design of Proposed Fence



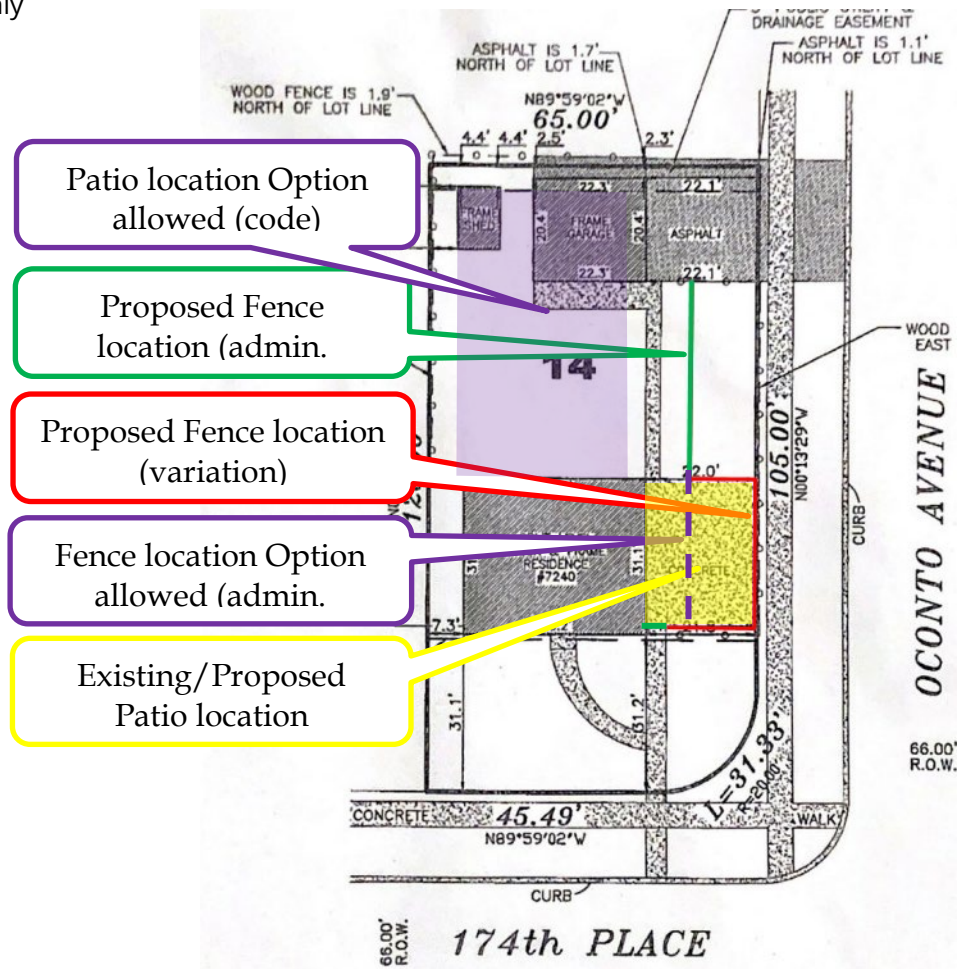
Aerial

via the five-foot tall open-style fence. The open-style of the fence would not cause visibility concerns from the intersection. The Petitioner has requested the fence setback Variation to enclose the existing patio.

Requested Patio Variation

The second requested Variation is to allow the existing patio to be located in the secondary front yard and closer than five feet (5') to a property line where a patio is not permitted (*yellow on the plan below*). The 682 sq. ft. concrete patio is 31 feet wide by 22 feet deep extending to the east property line. The Petitioner has requested the patio Variation due to its adjacency to the side door. The Petitioner states the rear yard has existing ground air conditioning unit, exhaust vents, and a tankless hot water unit. The Petitioner notes relocating a patio there would require rerouting the home's exterior mechanical equipment. Also, the adjacent wall to the rear yard does not have a door.

Staff is concerned about setting a precedent for future variation requests in which there is no clear physical hardship or uniqueness of property. Hardships for a Variation must be related to the physical characteristics of the property and cannot be created by the owner (or previous owners) of the property. The Petitioner could comply by code by relocating the patio to the north (rear) of the home, and receiving administrative approval for the five-foot-high open-style fence ten feet into the secondary front yard (*purple on the plan below*). However, if the previously permitted patio remains in place, it would be situated in the path of where an administratively approved fence could run. If the patio encroachment variation is not approved, the fence encroachment variation would not have a purpose if the patio is removed in the future. An approval of the fence encroachment variation could be conditioned to state that the fencing granted per the Variation can only remain if the patio exists, otherwise this fencing must be removed.



Proposed Fence & Existing/Proposed Patio Locations

STANDARDS FOR A VARIATION

Section X.G.4. of the Zoning Ordinance states the Plan Commission shall not recommend a Variation of the regulations of the Zoning Ordinance unless it shall have made Findings of Fact, based upon the evidence presented for each of the Standards for Variations listed below. The Plan Commission must provide findings for the first three standards; the remaining standards are provided to help the Plan Commission further analyze the request.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
The property can yield a reasonable return under the conditions of the district it is located. The Petitioner has an option for a fence and patio that are compliant with the code.

2. The plight of the owner is due to unique circumstances.
The subject property does not present a clear or physical hardship related to the property that makes it unique from any other corner lot. The existing patio could be relocated to a code compliant location.

3. The Variation, if granted, will not alter the essential character of the locality.
The Variations, if granted, will alter the essential character of the locality. The majority of other corner lot properties in the neighborhood do not have any fencing or have fencing that complies with the required setbacks. Also, though the subject patio is existing, the other properties nearby do not appear to have patios in front yards. The existing lot similar to other corner lots in the neighborhood and throughout the Village. The granting of a Variation may establish a precedent that may result in additional Variation requests of similar situations.

4. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
 - a. The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;
 - b. The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
 - c. The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;
 - d. The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
 - e. The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
 - f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

MOTION TO CONSIDER

If the Plan Commission wishes to take action, an appropriate wording of the motions would read:

Variations:

"...make a motion to recommend that the Village Board grant the following Variation(s) to the Petitioner, Jim Stulga:

a) a 25-foot Variation from Section III.J. (Fence Regulations) of the Zoning Ordinance, to permit a five-foot high open fence encroaching 25 feet into the required secondary front yard, where a fence encroachment is not permitted at 7240 174th Place in the R-4 (Single-Family Residential) Zoning District, consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report.

[any conditions that the Commissioners would like to add]

b) a 25-foot Variation from Section III.H.1 (Permitted Encroachments) of the Zoning Ordinance, to permit an existing 682 square foot (22 feet by 31 feet) patio to be located in the secondary front yard encroaching 25 feet into the required secondary front yard, where a patio encroachment is not permitted at 7240 174th Place in the R-4 (Single-Family Residential) Zoning District, consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report"

[any conditions that the Commissioners would like to add]

LIST OF REVIEWED PLANS

Submitted Sheet Name	Prepared By	Date On Sheet
Application (Redacted) & Response to Standards	Applicant	3/30/22
Applicant Narrative	Applicant	4/2022
Plat of Survey (Marked)	Applicant	4/2022
Proposed Sample Fence Image	Applicant	4/2022
Applicant Photos	Applicant	4/2022

Staff Exhibit A

History of Fence Regulations Related to Corner Lots

<p>1956-2005</p>	<p><i>"Fences in which the opening between the materials of which the fence is constructed represent less than seventy (70) percent of the total surface may be erected to a height not exceeding four (4) feet along the boundaries of a lot, except that no such fence shall be erected within thirty (30) feet of a street intersection. Wire fences and other fences in which the openings between the materials of which the fence is constructed represent more than seventy (70) percent of the total fence area may be erected to a height of six (6) feet, except within thirty (30) feet of a street intersection."</i></p>
<p>2007-2009</p>	<p>Corner fences are allowed 10 feet into the required side yard similar to the current regulations and allowed to be 6 foot solid with Zoning Administrator review of visibility.</p> <p><i>"Fences not exceeding six (6) feet in height above natural grade level projecting not more than ten (10) feet into the required front setback on the side yard street frontage of a corner lot in a residential zoning district, provided that the Zoning Administrator or his designee determines that the provisions of Section III.G of this Ordinance will be maintained and that there will be no obstruction to the visibility of vehicular or pedestrian traffic. If the Zoning Administrator deems that such a visibility obstruction would occur, he may require that portions of or all of the fence be constructed of an open design, or of a shorter height, or a combination of both, or the Zoning Administrator may deny the request. The determination of the Zoning Ordinance may be appealed to the Zoning Board of Appeals pursuant to Section X.F of this Ordinance."</i></p>
<p>2011-2017</p>	<p>A chart was created which determined what accessory uses and structures could encroach within a required yard under certain situations. It was here when fences 6 feet in height were permitted as an obstruction within 10 feet of the required secondary front yard. The Zoning Administrator was left to determine if the fence was a visibility obstruction and if it was required to obtain a Variation or not. This process and the standards attached resulted in the inconsistent enforcement of the zoning code requirements and numerous issues that created aesthetic and visibility concerns.</p>
<p>2017- Present</p>	<p>Code Changes were initiated to determine what fences in the secondary front yard should be permitted going forward and to make the regulations clear to residents and staff. The new regulations were reviewed and revised by the Zoning Board of Appeals, Community Development Committee, and the Plan Commission. They were approved by the Village Board in January 2018. The result of the text amendments reduced allowable fences extending into the required secondary front yard to be a maximum 4 feet in height (4'6" posts) and open style (50% open to light and air). When approved it was known that there would be numerous fences that would become legal non-conforming in the Village and would need to come into compliance when their fence needed replacement or adjustment.</p>

TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES

FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION

SUBJECT: MINUTES OF THE MAY 5, 2022 REGULAR MEETING

ITEM #2: PUBLIC HEARING – 7240 174th PLACE, STULGA – CORNER FENCE VARIATION

Consider recommending that the Village Board grant Jim Stulga (property owner) a Variation from Section III.J. of the Zoning Code (Fence Regulations) and Section III.H. (Permitted Encroachments) at the property located at 7240 174th Place in the R-4 Single Family Residential zoning district. This Variance would permit the Petitioner to install a five-foot (5') high open-style fence to encroach up to twenty-five (25') feet into the required secondary front yard (located on the property line around the existing patio). A Variation is also requested for the existing patio to be located in the secondary front yard and closer than 5 feet to a property line where a patio is not permitted.

Present Plan Commissioners:

Chairman Gray
James Gaskill
Angela Gatto
Andrae Marak
Ken Shaw
Eduardo Mani
Kurt Truxal

Absent Plan Commissioners:

None

Village Officials and Staff:

Dan Ritter, Planning Manager
Lori Kosmatka, Associate Planner

Petitioners:

Jim Stulga, 7240 174th Place

Members of the Public:

None

CHAIRMAN GRAY introduced Item #2, and asked for a motion to open the public hearing. Motion made by COMMISSIONER GASKILL seconded by COMMISSIONER TRUXAL. CHAIRPERSON GRAY requested a voice vote asking if any were opposed to the motion; hearing none, he declared the motion carried.

CHAIRPERSON GRAY noted he received certification that the public hearing notice was published in a local newspaper. Anyone wishing to speak on this matter will be sworn in to speak but after staff's presentation. He asked staff to proceed with the presentation.

Lori Kosmatka, Associate Planner, presented the report. She summarized the history and existing conditions of the site, provided the zoning regulations, the proposed fence variation, background considerations for corner fence variations, and code compliant options. She noted that the Petitioner is present.

CHAIRMAN GRAY asked the Petitioner to approach the lectern.

Jim Stulga, Petitioner, was sworn in. He noted Staff clarified what he wanted to do. He has an existing patio. He wants to replace his existing fence, and if he does it by code, he would have to slice his patio with 15' of the patio outside the fence line.

CHAIRMAN GRAY asked the Commissioners for some of their comments.

COMMISSIONER MARAK asked if it was possible to approve the variance for the fence but not for the patio. Are they two separate things?

Dan Ritter, Planning Manager, responded that it is entirely possible. We drafted the motions together because they are obviously connected.

COMMISSIONER MARAK noted that by leaving a patio in, and not having to remove it, you would not run a fence through a patio.

Dan Ritter, Planning Manager, responded that you could have two separate findings for each of the two variation requests.

COMMISSIONER TRUXAL stated that he saw in the notes the Petitioner would have to relocate AC units and some ventilation. He asked the Petitioner to provide more detail.

The Petitioner responded it was at the rear of the house. Financially, it is not possible for him to move the patio. If he did have the funds, he would have to move the air conditioner, a tankless water heater exhaust, and a dryer vent. There are a lot of obstructions that would have to be moved to the west side of the house.

COMMISSIONER TRUXAL acknowledged that he sees that in the picture.

Dan Ritter, Planning Manager, noted that if the Commission denies the patio variation, he does not have to remove the patio. It gets to remain until he wants to replace it.

COMMISSIONER GASKILL reviewed the marked-up plat of survey as presented showing proposal and option by code.

Dan Ritter, Planning Manager, clarified the green line is the proposed portion that would meet the code.

COMMISSIONER GASKILL asked what the dotted line was.

Dan Ritter, Planning Manager, answered that's where he could continue the fence by-right.

COMMISSIONER GASKILL asked if the red line was where he wants to put the fence up by the sidewalk.

Lori Kosmatka, Associate Planner, clarified that the red line is what triggers the variation. The open design fence runs along the property line at zero feet

Dan Ritter, Planning Manager, noted the replacement is where the variation is triggered.

COMMISSIONER GASKILL noted that the Petitioner would pick up on the old fence, jog out to the sidewalk, come down, and back and pick up at the old fence on the side of the house.

Dan Ritter, Planning Manager, noted some of the history of this. The Petitioner originally proposed it from the driveway all the way down where the fence is now. Staff had suggested he request the least amount of variation as part of this. This is why part of the fence is pulled back to meet the code and then just jogs around the patio. The recommendation was to request as little as you need.

COMMISSIONER GASKILL asked what the patio is made of.

The Petitioner responded it is concrete.

COMMISSIONER SHAW asked if there was a permit on file from 1987.

Lori Kosmatka, Associate Planner, responded yes.

COMMISSIONER SHAW noted that when he went by, he couldn't really tell if it is the same patio from 1987. He asked if it is, as far as you know, the same patio.

Lori Kosmatka, Associate Planner, responded yes, that the permit had a plat in the file, and it has the same matching location footprint and dimensions.

CHAIRMAN GRAY asked the Petitioner if he had owned the home since the patio was installed, and to his knowledge he thinks it is the same as originally permitted.

The Petitioner responded no did not own it when the patio was installed.

CHAIRMAN GRAY asked the Petitioner if to his knowledge he thinks it is the same.

The Petitioner responded yes, it all appears to be the same age.

COMMISSIONER SHAW noted that when he looked at the standards, the one that really stands out was the ability to yield a reasonable return given the footprint of the property. He has trouble reconciling. It is possible to have a complying fence administratively as shown with the purple line, but as a practical matter it goes right down the middle of the patio. He liked the compromise staff proposed in putting conditions on a variance, that a fence variance remains in place only so long as the patio remains, and the patio can't be replaced. It would need to be taken out at which time the fence variance would cease to be approved. The agreement that if he's understanding that would be that at such time the patio was removed, the fence variance would no longer be in effect and would therefore have to be pulled back. He thinks that is a reasonable compromise. His only concern on that is that given the patio is already 35 years old, how far off are we from that, and if we grant it under those conditions, that to him would actually be an incentive not to replace the patio and it would therefore potentially fall into disrepair. He does see a bit of a hardship primarily with the circumstance here with size of the lot and the options under the code. He asked if the green line that jogs over is the same style of fence throughout. He welcomed the Petitioner to comment.

The Petitioner responded that is correct. He noted the patio is still in great condition. It just has two minor stress cracks with no buckling and no chipping.

COMMISSIONER SHAW noted that when he went by, it didn't seem to be sinking, breaking, or shifting, but it's 35 years old so it must have been a decent job when it was put in.

Dan Ritter, Planning Manager, clarified that we are not recommending that. We just pointed that out as an option if the Commission somehow connects them. He wants the Commission to have all the tools.

COMMISSIONER SHAW acknowledge that as a technical matter, Staff is not recommending that, but he appreciates that was put forth as an option.

Dan Ritter, Planning Manager, agreed it is an option, but there are still problems with that too. You could point back at that time and say I got a fence there so now I want the patio to stay.

COMMISSIONER SHAW noted that whether it is Plan Commissioners or Zoning Board of Appeals, there's the functional approval and then there's enforcement. Down the road while there might be conditions on the variance, then it becomes an enforcement and monitoring thing down the road.

COMMISSIONER MANI noted that this was something he was talking about on the previous agenda item. With fences, you should be able to replace it to whatever materials. He wants to do a nice wrought iron fence. It makes the property look better and to their liking.

COMMISSIONER GATTO commented that she's ok with it and it looks way better than what it does right now. The five-foot open style fence with wrought iron will look great. She agrees with Staff's recommendation to do after the patio to jog in to where the property line is in adjacent with the sidewalk. She asked if that's what was proposed.

Dan Ritter, Planning Manager, responded yes, that is what the Petitioner proposed. They jog it in so that it's only nonconforming just around the patio.

COMMISSIONER GATTO affirmed she is okay with that. That is a great compromise.

CHAIRMAN GRAY noted that most of the Commission has echoed sentiments that he has. Looking at Staff's option through the code or administrative approval, he thinks COMMISSIONER MARAK or TRUXAL had mentioned, we know you're not going to put a fence right down the patio and leave the other portion open. He recalled the Petitioner also had stated moving the patio to the north would be cost prohibitive, and that he has some utilities and other structures that reside there so there is limited options here because of that patio that was approved in 1987. He had no other comments. The options here are a little bit more limited based on what Staff gave in the report on page four of seven. He asked if there were any other comments from the Commission. Hearing none, he asked the Petitioner to sit down.

Dan Ritter, Planning Manager, offered the Commission to look at the Standards. These are just Staff's drafted ones. This is what the Commission sends to the Village Board. If you say you don't like as a group, you're saying you don't like the way this is worded, or we have something else for this, try and vocalize that so we can actually send what your recommendation is, and what your thoughts are to the Village Board. That gets carried into the ordinance as well.

CHAIRMAN GRAY asked for a motion to close the public hearing. Motion made by COMMISSIONER GATTO, seconded by COMMISSIONER GASKILL. CHAIRMAN GRAY requested a voice vote; hearing no opposition, the motion carried. He asked Staff to present the Standards.

Lori Kosmatka, Associate Planner, presented the Standards.

CHAIRMAN GRAY requested a motion for the variations.

COMMISSIONER MARAK asked if the motions could be separated.

Dan Ritter, Planning Manager clarified these are two separate motions. The first one is the fence, and the patio is the second.

CHAIRMAN GRAY requested a motion for the fence.

Motion 1 – Variation for Fence

COMMISSIONER SHAW made a motion to recommend that the Village Board grant the following Variation to the Petitioner, Jim Stulga a 25-foot Variation from Section III.J. (Fence Regulations) of the Zoning Ordinance, to permit a five-foot high open fence encroaching 25 feet into the required secondary front yard, where a fence encroachment is not permitted at 7240 174th Place in the R-4 (Single-Family Residential) Zoning District, consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report.

Motion seconded by COMMISSIONER GATTO. Vote taken by roll call; the vote was 6-1 in favor. Ayes were by COMMISSIONERS GASKILL, GATTO, MANI, MARAK, SHAW, TRUXAL. Nays were by CHAIRMAN GRAY. CHAIRMAN GRAY declared the motion as carried.

CHAIRMAN GRAY requested the second motion.

Motion 2 – Variation for Patio

COMMISSIONER TRUXAL made a motion to recommend that the Village Board grant the following Variation to the Petitioner, Jim Stulga a 25-foot Variation from Section III.H.1 (Permitted Encroachments) of the Zoning Ordinance, to permit an existing 682 square foot (22 feet by 31 feet) patio to be located in the secondary front yard encroaching 25 feet into the required secondary front yard, where a patio encroachment is not permitted at 7240 174th Place in the R-4 (Single-Family Residential) Zoning District,

consistent with the Submitted Plans and adopt Findings of Fact as proposed by Village Staff in the May 5, 2022 Staff Report.

Motion seconded by COMMISSIONER GATTO.

COMMISSIONER SHAW asked if the motion could be amended.

Dan Ritter, Planning Manager responded that there is a motion on the floor, and you could have discussion on it but it would need to be amended by the person who made it if it was to change.

COMMISSIONER SHAW noted he'd like to clarify the conditions because for the fence motion there weren't conditions specified. He noted his preference on the patio variation would be to include the condition discussed that if the patio were to be removed, then the nonconforming fence should be removed.

COMMISSIONER MARAK asked if that would be a third motion.

Dan Ritter, Planning Manager noted that the Commission could vote to amend that on. He suggested the Commission vote on the patio as presented and then consider going back to amend the first motion on the fence to include the condition separate from the patio motion that has been moved.

COMMISSIONER SHAW noted he was the only one who mentioned it so he didn't know if it was a moot point.

CHAIRMAN GRAY suggested a third motion because we may not have the same vote.

Dan Ritter, Planning Manager, noted we could do a third motion with the condition on it if everyone agrees they want to override the first motion. If it's separate, then we can send both motions to the Board, and they can choose which one they like best.

CHAIRMAN GRAY noted to COMMISSIONER SHAW that he'll have him restate the third motion. CHAIRMAN GRAY noted that we do have a motion on the floor right now.

Vote taken by roll call; the vote was 4-3 in favor. Ayes were by COMMISSIONERS GATTO, MANI, TRUXAL, and CHAIRMAN GRAY. Nays were by GASKILL, MARAK, SHAW. CHAIRMAN GRAY declared the motion as carried.

CHAIRMAN GRAY requested the third motion.

COMMISSIONER SHAW asked if we should revisit the same motion with the condition or just simply amend the previous one.

Dan Ritter, Planning Manager, responded you could make either of those motions but was cleaner to make a new separate motion.

COMMISSIONER SHAW noted to CHAIRMAN GRAY that procedurally he didn't know if it was necessary to go through the motion. He asked CHAIRMAN GRAY if he would entertain a straw poll. If there's no consensus on the point, there's no reason to go there.

CHAIRMAN GRAY asked who would be in favor, as COMMISSIONER SHAW mentioned, if the patio ceases to exist, if there was a fence that receives a variation it would have to be pulled back so that it would

have to conform to the setback. Seeing reactions from the Commissioners, he noted he saw all in favor his recommended third motion with the exception of COMMISSIONER MANI.

Motion 3 – Variation for Fence with Condition

COMMISSIONER SHAW made a new motion to amend the previous motion regarding the 25-foot Variation for the fence on the subject property to include the condition that if the concrete patio were to be removed or in disrepair, then the fence and patio would have to be removed and comply with the Zoning Ordinance at that time and the Variation would be voided.

CHAIRMAN GRAY noted that in the straw poll, the only “No” was from COMMISSIONER MANI. The majority was “Yes” for the amendment and a majority “Yes” for the Motion #1 on the fence. He wanted to ensure that was in the record.

Dan Ritter, Planning Manager, noted that you will still have to get a second to that and take the vote.

Motion seconded by COMMISSIONER MARAK. Vote taken by roll call; the vote was 6-1 in favor. Ayes were by COMMISSIONERS GASKILL, GATTO, MARAK, SHAW, TRUXAL, and CHAIRMAN GRAY. Nays were by COMMISSIONER MANI. CHAIRMAN GRAY declared the motion as carried.

Dan Ritter, Planning Manager, asked COMMISSIONER MANI just to clarify he preferred the less restrictive motion, without the condition allowing the fence and patio to remain as is.

COMMISSIONER MANI responded yes.

Dan Ritter, Planning Manager, noted he will make sure the Board knows why there were two motions and the general feeling expressed at the meeting.

CHAIRMAN GRAY noted that this item will go to Village Board on May 17th.

Dan Ritter, Planning Manager, noted it will go for First Reading on that day since there was no a unanimous consensus. He noted Lori Kosmatka will follow up with the Petitioner to let him know how to attend.

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO.2022-R-054

**A RESOLUTION TO JOIN THE SOUTH SUBURBAN LAND BANK
AND DEVELOPMENT AUTHORITY AND APPOINT A
LOCAL GOVERNMENT DIRECTOR**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park
Peterson, Johnson, & Murray Chicago, LLC, Village Attorneys
200 W. Adams, Suite 2125 Chicago, IL 60606

VILLAGE OF TINLEY...
VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION NO. 2022-R-054
A RESOLUTION

**TO JOIN THE SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY
AND APPOINT A LOCAL GOVERNMENT DIRECTOR**

WHEREAS, the Village Board of the Village of Tinley Park (hereafter the “Village Board”) has reviewed and approves the Intergovernmental Contract and Bylaws to join the South Suburban Land Bank and Development Authority (hereafter the “Land Bank”), a copy of which is attached hereto and incorporated herein (“Intergovernmental Agreement”); and

WHEREAS, Section 5.01 of the Intergovernmental Agreement requires each Member to appoint a local representative to serve as a Local Government Director of the Land Bank; and

WHEREAS, said Local Government Director will represent the Village of Tinley Park in exercising the Land Bank Board’s authority as set forth in the Intergovernmental Agreement;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and Village Board of the Village of Tinley Park, County of Cook and the State of Illinois, as follows:

Section 1. The foregoing recitals are hereby declared to be the findings of the Mayor and Village Board of the Village of Tinley Park.

Section 2. The above-referenced Intergovernmental Agreement and By-Laws of the South Suburban Land Bank and Development Authority (hereafter the “Land Bank”) is hereby approved.

Section 3. In accordance with the requirements of Section 5.01 of the Intergovernmental Agreement, the Mayor and Village Board do hereby appoint Kimberly Clarke, AICP- Community Development Director to serve as a Local Government Director of the South Suburban Land Bank and Development Authority. The Village recognizes that the appointed Local Government Director must, at all times serving in this capacity, be employed by the Village as either: a) the Mayor or President; b) a member of the City Council or Village Board; c) the City/Village Manager or Administrator; or d) other City/Village staff person.

Section 4. This Resolution shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

SS

CERTIFICATE

I, NANCY M. O'CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2022-R-054, "A RESOLUTION TO JOIN THE SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY AND APPOINT A LOCAL GOVERNMENT DIRECTOR" which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7th, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

VILLAGE CLERK

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO.2022-R-055

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL
AGREEMENT BETWEEN THE SOUTH SUBURBAN LAND BANK
AUTHORITY AND THE VILLAGE OF TINLEY PARK, ILLINOIS,
COOK AND WILL COUNTIES**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

RESOLUTION NO. 2022-R-055**INTERGOVERNMENTAL CONTRACT AND BY-LAWS****AN AGREEMENT TO ESTABLISH THE
SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY**

This Intergovernmental Contract and By-Laws Agreement (“Agreement”), approved by the City of Oak Forest, City of Blue Island and Village of Park Forest on September 25, 2012, for the purpose of creating and establishing an intergovernmental entity to administer and operate a land bank in south suburban Cook and Will Counties (the “Counties”), is hereby adopted by the Village of Tinley Park, Illinois, Cook and Will Counties. (each a “Community” and collectively “Communities”). The land bank is a separate entity whose purpose will be to administer and carry out the objectives of this Agreement, in accordance with the terms of this Agreement, as written or amended in accordance with its terms. This Agreement is made pursuant to Article VII, Section 10 of the Illinois Constitution of 1970 (the “Constitution”) and the Illinois Intergovernmental Cooperation Act (5 ILCS 220/1 *et seq.*) (the “Act”) and has been authorized by the corporate authorities of each Community.

WHEREAS, in recent years a substantial number of properties in the Communities throughout the Counties have become vacant, dilapidated, and non-revenue generating; and

WHEREAS, these properties contain numerous violations of health and safety ordinances, contribute to the blight and deterioration of the Communities, and impose a significant economic burden upon the Communities; and

WHEREAS, there exists within the Communities the need for (i) the creation of safe, decent housing for existing and future residents, (ii) the return of abandoned properties to productive use including, but not limited to, the payment of tax revenues, (iii) opportunities for the revitalization of deteriorating residential, retail, industrial and commercial neighborhoods, and (iv) available properties for use as public parks, green spaces, water retention and other public purposes; and

WHEREAS, the Communities desire to enter into this cooperation agreement to create an intergovernmental entity as an independent land banking authority in order to address most efficiently and effectively these needs within the Communities; and

WHEREAS, the Communities may wish to exercise powers through an agreement with a Community or Communities, likely with home rule powers, which will be referred to as a “Host Community;” and

WHEREAS, the Communities agree that the establishment of such an authority would be beneficial to the people and government of the Communities;

NOW, THEREFORE, the Communities agree to the following terms in accordance with the authority set forth in the Illinois Constitution and laws of the State of Illinois:

ARTICLE I **AUTHORITY**

Section 1.01. Authority. This Agreement is entered into pursuant to the authority set forth in Article VII, Section 10 of the Illinois Constitution and the laws of the State of Illinois set forth in 5 ILCS 220/1 *et seq.*, and the authority granted to governments by Constitutional and statutory powers.

ARTICLE II **PURPOSE**

Section 2.01. Purpose. Pursuant to and in accordance with this Agreement, the Communities shall jointly form and operate a land banking authority, named South Suburban Land Bank and Development Authority (the “Authority”), to foster the public purpose of combating community deterioration by returning property to productive use in order to provide open space, housing, industry, and employment for citizens of the Communities.

Section 2.02. Duties. In carrying out its purpose, the Authority shall, in accordance with applicable laws, codes, policies and procedures approved by the Authority Board and otherwise without limitation, manage and dispose of certain real and personal property and perform other functions, services, and responsibilities as may be assigned to the Authority by its Communities.

ARTICLE III **CREATION OF THE AUTHORITY**

Section 3.01. Creation and Legal Status of the Authority. The Communities agree to cause the creation of the Authority as an intergovernmental entity to implement the functions, services, and responsibilities contemplated by this Agreement.

Section 3.02. Title to Authority Assets. Except as otherwise provided in this Agreement, the Authority shall have exclusive title to all real property transferred to, purchased by, or otherwise obtained by the Authority. No Community, other than a Host Community, shall have an ownership interest in Authority property.

Section 3.03. Compliance with Law. The Authority shall comply with all applicable federal and State laws, rules, regulations, and orders.

Section 3.04. Relationship of Communities. The Communities agree that no Community shall be responsible or liable, in whole or in part, for the acts of the Authority, or the employees, agents, and servants of the Authority, or any other Community acting separately or in conjunction with

the implementation of this Agreement. The Communities shall only be bound and obligated under this Agreement as expressly agreed to by each Community. No Community may obligate any other Community.

Section 3.05. No Third-Party Beneficiaries. Except as otherwise specifically provided, this Agreement does not create in any person or entity other than a Community any direct or indirect benefit, obligation, duty, promise, right to be indemnified, right to be subrogated to any Community's rights under this Agreement, and/or any other right or benefit.

ARTICLE IV

POWERS OF THE AUTHORITY

Section 4.01. Powers of the Authority. The Communities hereby confer upon the Authority, to the full extent of the constitutional and statutory authority of the Communities, the authority to do all things necessary or convenient to implement the purposes, objectives, and provisions of this Agreement, and take all related actions. Among other powers, the Authority shall exercise, combine, and enjoy the authority of its home rule Communities to:

- (a) Accept conveyances of real and personal property from the Counties, the Communities, any other governmental unit, and from private third parties;
- (b) Hold in its name for the benefit of the Authority, all properties transferred or conveyed to it by the Communities, all tax delinquent properties acquired by it pursuant to this Agreement, and all properties otherwise acquired;
- (c) Extinguish past due tax liens from property foreclosed upon by the Communities in their tax collection capacities, to the extent permitted by law;
- (d) Sue and be sued in its own name, including, defending the actions of the Authority;
- (e) Borrow money and issue notes through the Authority or a Host Community;
- (f) Enter into contracts and other instruments in any capacity, necessary, incidental, or convenient to the performance of the Authority's duties and the exercise of its powers, including, but not limited to, agreements with Communities regarding the disposition of Authority properties located within their respective municipal boundaries;
- (g) Solicit and accept gifts, grants, labor, loans, and other aid from any person or entity, or the federal government, the State of Illinois, or a political subdivision of the State of Illinois, or any agency of the federal government;
- (h) Procure insurance or another method to reduce loss in connection with the property, assets, or activities of the Authority;
- (i) Invest money of the Authority, in instruments, obligations, securities, or property which are permitted investments of a unit of local government or a Host Community;

- (j) Employ legal and technical experts, other officers, agents, or employees, to be paid from the funds of the Authority. The Authority shall determine the qualifications, duties, and compensation of those it employs. The Board of Directors of the Authority may delegate to one or more Communities, officers, agents, or employees any powers or duties it considers proper;
- (k) Contract for goods and services and engage personnel as necessary, to be paid from the funds of the Authority;
- (l) Study, develop, and prepare any reports or plans the Authority considers necessary to assist it in the exercise of its powers under this Agreement and to monitor and evaluate the progress of the Authority under this Agreement;
- (m) Enter into contracts for the demolition of, the maintenance, management, and improvement of, the collection of rent from, or the sale of real property held by the Authority; and
- (n) Do all other things necessary or convenient to achieve the objectives and purposes of the Authority or other laws that relate to the purposes and responsibilities of the Authority.

Section 4.02. Limitation on Political Activities. The Authority shall not spend any public funds on political activities.

Section 4.03. Non-Discrimination. The Authority shall comply with all applicable laws prohibiting discrimination. The Authority shall not fail or refuse to hire, recruit, or promote; demote; discharge; or otherwise discriminate against a person with respect to employment, compensation, or a term, condition, or privilege of employment because of religion, race, color, national origin, age, sex, sexual orientation, height, weight, marital status, partisan considerations, disability, or genetic information that is unrelated to the person's ability to perform the duties of a particular job or position. The Authority shall not provide services in a manner that discriminates against a person with respect to employment, compensation, or a term, condition, or privilege of employment because of religion, race, color, national origin, age, sex, sexual orientation, height, weight, marital status, partisan considerations, disability, or genetic information that is unrelated to the person's ability to receive services from the Authority.

ARTICLE V

BOARD OF DIRECTORS

Section 5.01. Authority Board Composition. The Authority shall be governed by the Board of Directors (the "Board"), which shall be comprised of three (3) categories of directors:

- A. Local Government Directors.

Each Community shall appoint by resolution of its governing body a local representative to serve for a three-year term as a Director of the Authority. The local representative shall be either: (i) the mayor or village president, (ii) a member of the city council or village board, (iii) the city manager or administrator, or (iv) other city/village staff person. The Executive Director of the South Suburban Mayors and Managers Association (SSMMA) will serve as a Local Government Director on the Authority Board for a period of two years from the effective date of this Agreement. Local Government Directors serve until a successor is appointed.

A Local Government Director may assign his/her voting powers to the Community's mayor/president or city manager/administrator for one or more meetings. The temporary assignment must be in written form, identify the duration of the assignment, contain an original signature of the Local Government Director, and be presented to the Chairperson of the Board of Directors prior to the effective date of the assignment.

- B. Expert Directors. The Local Government Directors shall appoint up to five (5) directors who have experience in fields related to the objectives and functions of the Authority, including real estate development, community development, economic development, finance, urban planning, affordable housing, or other related areas. In no event shall the number of Expert Directors exceed the number of local government directors minus one (1). Expert Directors shall serve for a term of two years and shall serve until a successor is appointed.
- C. Ex Officio Directors. The Board of Directors may from time to time appoint non-voting *Ex Officio* Directors. *Ex Officio* Directors shall serve until replaced by act of the Board of Directors.

Section 5.02. Removal. A member of the Authority Board appointed under Section 5.01 may be removed for any reason deemed in the best in interests of the Authority by action of the Board of Directors.

Section 5.03. Vacancies. Any vacancy among the Board caused by death, resignation, disqualification, or removal shall be filled as soon as practicable. The vacancy shall be filled for the remainder of the unexpired term in the same manner as the original appointment.

Section 5.04. Election and Duties of Officers. A Chairperson, Vice-Chairperson, and Secretary/Treasurer (collectively "Officers") shall be elected from the pool of Local Government Directors, by a majority vote of the Board of Directors, to serve two year terms.

- A. Chairperson. The Chairperson shall be the principal executive officer of the Authority and shall preside at all meetings of the Board of Directors. Subject to any policies adopted by the Board of Directors, the Chairperson shall have the right to supervise and direct the management and operation of the Authority and to make all decisions as to policy and otherwise which may arise between meetings of the Board of Directors, and the other officers and employees of the Authority shall be under the Chairperson's supervision and control during such interim. The Chairperson shall give, or cause to be

given, notice of all meetings of the Board of Directors. The Chairperson's duties shall include execution of all deeds, leases, and contracts of the Authority authorized by the Board. The Chairperson shall perform such other duties and have such other authority and powers as the Board of Directors may from time to time prescribe.

B. Vice-Chairperson. The Vice-Chairperson, shall, in the absence or disability of the Chairperson, perform the duties and have the authority and exercise the powers of the Chairperson. The Vice Chairperson shall perform such other duties and have such other authority and powers as the Board of Directors may from time to time prescribe or as the Chairperson may from time to time delegate.

C. Secretary/Treasurer. The Secretary/Treasurer shall be responsible for all of the following tasks:

1. The Secretary/Treasurer shall take, keep, and file the minutes of all meetings. The Secretary/Treasurer shall assure that all votes, actions and the minutes of all Board meetings are recorded and shall perform like duties for the Executive and other committees when required.
2. The Secretary/Treasurer shall be responsible financial oversight of the Authority. The Secretary/Treasurer shall ensure the Authority has the custody of the Authority funds and securities and shall ensure that the Authority keeps full and accurate accounts of receipts and disbursements of the Authority, and shall ensure that all the deposit of monies and other valuables are in the name and to the credit of the Authority into depositories designated by the Board of Directors.
3. The Secretary/Treasurer shall ensure the disbursement of funds of the Authority as ordered by the Board of Directors, and that financial statements are prepared each month or at such other intervals as the Board of Directors shall direct.
4. The Secretary/Treasurer shall be under the supervision of the Chairperson. The Secretary/Treasurer shall perform such other duties and have such other authority and powers as the Board of Directors may from time to time prescribe or as the Chairperson may from time to time delegate.

Section 5.05. Meetings. The Authority Board shall meet at least annually. The place, date, and time of the Authority Board's meetings shall be determined at the discretion of the Authority Board in accordance with all applicable Illinois laws. The Authority Board may meet at any time and at any frequency that is consistent with Illinois law. Meetings may be called by the Chairperson or any two voting members of the Authority Board. To the extent it applies, meetings shall be held in compliance with the Illinois Open Meetings Act, 5 ILCS 120/1 *et seq.* ("Open Meetings Act").

Section 5.06. Quorum and Voting. A quorum shall be necessary for the transaction of any business by the Authority Board. A majority of the Authority Board, which shall include a majority of Local Government Directors appointed and serving, shall constitute a quorum for the transaction

of business. The Authority Board shall act by a majority vote at a meeting at which a quorum is present provided that such majority includes a majority of Local Government Directors appointed and serving, except as otherwise provided in this Agreement. The Board can permit electronic or remote attendance in accordance with the Open Meetings Act.

Section 5.07. Records of Meetings. Minutes shall be transcribed at all meetings, approved by the Authority Board, and maintained by the Authority.

Section 5.08. Executive Committee. The Authority Board may choose Directors to serve on an Executive Committee. The Executive Committee shall include the officers of the Authority. In addition, *Ex Officio* Directors may be chosen to serve as non-voting members of the Executive Committee. The Executive Committee shall exercise such powers and responsibilities as are granted it in the motion creating the Committee, and in later amendments to the motion.

Section 5.09. Other Committees. The Board of Directors may provide for such other committees consisting in whole or in part of persons who are not directors of the Authority, as it deems necessary or desirable, and discontinue any such committee at its pleasure. To the extent allowed by this Agreement, each such committee shall have such powers and perform such specific duties or functions prescribed to it by the Authority Board.

Section 5.10. Fiduciary Duty. The members of the Authority Board have a fiduciary duty to conduct the activities and affairs of the Authority in the Authority's best interests. The members of the Authority Board shall discharge their duties in good faith and with the care an ordinarily prudent individual would exercise under similar circumstances.

Section 5.11. Compensation. The members of the Authority Board shall receive no compensation for the performance of their duties. The Authority may reimburse members of the Authority Board for actual and necessary expenses incurred in the discharge of their official duties.

Section 5.12. Conflict of Interest. No member of the Authority Board shall vote on any matter in which such Director or any parent, spouse, child, partner, employer, client or similar business or personal relationship or entity has an interest in any property or business that would be affected by such action. Directors shall annually disclose all known conflicts of interest. In the event that a Director abstains from a specific vote due to a conflict of interest, the conflict shall be identified in the Board's meeting minutes.

ARTICLE VI

PROVISIONS FOR STAFFING AND RETENTION OF OUTSIDE SERVICES

Section 6.01. Employment and Compensation of Staff. The Authority shall directly employ, through contract or otherwise, any staff deemed necessary to carry out the duties and responsibilities of the Authority. In the event that the Authority employs any individual, by contract or otherwise, the Authority Board shall have the authority to set the terms and conditions of employment, including benefits and compensation. The Authority, its Board and Executive Committee may also retain independent contractors.

ARTICLE VII
PROPERTY ACQUISITION, MANAGEMENT, AND DISPOSITION

Section 7.01. Acquisition of Property. Except as otherwise provided in this Agreement, the Authority may exercise the powers of an Illinois intergovernmental entity and the powers of its non-home rule or of its home rule Communities to acquire by gift, devise, transfer, exchange, foreclosure, purchase, or any other means real or personal property or rights or interests in real or personal property on terms and conditions and in a manner the Authority considers proper or necessary to carry out the purposes of this Agreement. Real property acquired by the Authority by purchase may be made by purchase contract, lease purchase agreement, installment sales contract, land contract, donative transfer, grant, or otherwise.

Section 7.02. Execution of Legal Documents Relating to Property. All deeds, mortgages, contracts, leases, purchases, or other agreements regarding property of the Authority, including agreements to acquire or dispose of real property, shall be approved by and executed in the name of the Authority or a Host Community in accordance with policies and procedures that are approved by the Authority Board.

Section 7.03. Holding and Managing Property. The Authority may exercise the authority of its home rule Communities to hold and own in its own name any property acquired by the Authority or otherwise transferred or conveyed to the Authority by the State, a foreclosing government unit, a local government unit, an intergovernmental entity, or any other public or private person. The Authority may control, hold, manage, maintain, operate, repair, lease, convey, demolish, relocate, rehabilitate, or take all other actions necessary to preserve the value of the property it holds or owns.

Section 7.04. Transfer of Interests in Property. The Authority may exercise the authority of its home rule Communities to convey, sell, transfer, exchange, lease, or otherwise dispose of property or rights or interests in property in which the Authority holds a legal interest to any public or private person or entity for any amount of consideration the Authority considers proper and fair.

ARTICLE VIII
BORROWING, CHECKS, DEPOSITS AND FUNDS

Section 8.01. Bonding and Borrowing. Any borrowing of money or notes by the Authority shall be approved by the Board of Directors.

Section 8.02. Checks, Drafts, Notes, Etc. All checks, drafts or other orders for the payment of money, notes or other evidences of indebtedness issued in the name of the Authority shall be signed by such officer or officers, agent or agents, of the Authority and in such other manner as may from time to time be determined by resolution of the Board of Directors. In the absence of such determination by the Board of Directors, such instruments shall be signed by the Secretary/Treasurer and countersigned by the Chairperson or the Vice-Chairperson of the Authority. The Board of Directors shall require all individuals who handle funds of the Authority to qualify for a security bond to be obtained by the Authority, at the expense of the Authority, in an amount not less than \$100,000.00.

Section 8.03. Deposits. All funds of the Authority shall be deposited from time to time to the credit of the Authority in such banks, trust companies or other depositories as the Board of Directors may select.

Section 8.04. Gifts. The Authority may acquire by gift, bequest, or devise any real or personal property or interests in real or personal property for the general purposes or for any special purpose of the Authority on terms and conditions and in a manner the Board of Directors considers appropriate.

ARTICLE IX

BOOKS, RECORDS, AND FINANCES

Section 9.01. Authority Records. The Authority shall keep and maintain at its principal office, all documents and records of the Authority, which shall be available to the Communities upon request. The records shall include, but not be limited to, a copy of this Agreement along with any amendments to the Agreement. The records and documents shall be maintained until the termination of this Agreement and shall be delivered to any successor entity.

Section 9.02. Annual Reports. Not less than annually, the Authority shall file with the Communities a report detailing the activities of the Authority, the total income and expenses of the Authority, an inventory of real property held by the Authority, and a list of employees of the Authority. The Authority shall provide any additional information as may be reasonably requested by the Communities.

Section 9.03. Freedom of Information Act. To the extent that the Illinois Freedom of Information Act (FOIA), 5 ILCS 140/1 *et seq.*, applies to the Authority, the Secretary shall be the designated FOIA officer for all requests.

Section 9.04. Establishment of Budget and Annual Contribution. The Authority Board shall establish the Authority's budget annually and submit this budget to the Communities for each Fiscal Year. The Budget may be amended by action of the Board. The Budget may provide for requested annual contributions, if any, from the Communities, which shall be based on a formula equally applied.

Section 9.05. Financing. The Communities may, but shall not be obligated to, grant or loan funds to the Authority for operations of the Authority. The Communities may, but shall not be obligated to, enter into separate agreements with the Authority for the performance of services, functions and responsibilities.

Section 9.06. Deposits and Investments. The Authority shall deposit and invest funds of the Authority, not otherwise employed in carrying out the purposes of the Authority, in accordance with an investment policy established by the Authority Board.

Section 9.07. Disbursements. Disbursements of funds shall be in accordance with guidelines established by the Authority Board.

Section 9.08. Financial Statements and Reports. The Authority shall annually have an audit prepared. Such financial statements shall be prepared in accordance with generally accepted accounting principles and accompanied by a written opinion of an independent certified public accounting firm.

Section 9.09. Fiscal Year. The fiscal year of the Authority shall begin on January 1 of each year and end on the following December 31.

ARTICLE X

INDEMNITY AND INSURANCE

Section 10.01. General. Notwithstanding any provision in this Agreement to the contrary, individuals who serve as Directors, officers, employees and agents shall have all rights of indemnification and defense provided under law.

Section 10.02. Third Party Actions. The Authority shall hold harmless, defend and indemnify any person or Community, including South Suburban Mayors and Managers Association, who was or is a party, or is threatened to be made a party to any threatened, pending or completed action, suit or proceeding, whether civil, criminal, administrative or investigative (other than an action by or in the right of the Authority) by reason of the fact that he, she or it is or was a Director, officer, member, employee or agent of the Authority, or who is or was serving at the request of the Authority as a Director, officer, agent of another Authority, partnership, joint venture, trust or other enterprise, against any amounts paid in settlement actually and reasonably incurred by him in connection with such action, suit or proceeding, if such person acted in good faith and in a manner he reasonably believed to be in, or not opposed to, the best interests of the Authority, and, with respect to any criminal action or proceeding, had no reasonable cause to believe his or her conduct was unlawful. The termination of any action, suit or proceeding by judgment, order, settlement, conviction, or upon a plea of *nolo contendere* or its equivalent, shall not, of itself, create a presumption that the person did not act in good faith and in a manner which he or she reasonably believed to be in, or not opposed to, the best interests of the Authority, with respect to any criminal action or proceeding, that the person had reasonable cause to believe that his or her conduct was unlawful.

Section 10.03. Insurance. The Authority may purchase and maintain insurance on behalf of any person who is or was a Director, officer, employee or agent of the Authority, or who is or was serving at the request of the Authority as a Director, officer, employee or agent of another Authority, partnership, joint venture, trust or other enterprise, against any liability asserted against him/her and incurred by him/her in any such capacity, or arising out of his or her status as such.

Section 10.04. No Waiver of Governmental Immunity. The Communities agree that no provision of the Agreement is intended, nor shall it be construed, as a waiver by any Community of any governmental immunity provided under any applicable law.

ARTICLE XI
COMMENCEMENT ADDITIONAL COMMUNITIES AND WITHDRAWALS

Section 11.01. Commencement. The Authority shall commence its existence as an intergovernmental entity when three (3) or more of the Communities, whose names are set forth on Exhibit “A,” attached to and made a part of this Agreement have, by acts of their Corporate Authorities, approved this Intergovernmental Contract and By-Laws document, or the Board of Directors of an intergovernmental entity, with at least three (3) of the Communities set forth on Exhibit “A,” have validly amended their prior intergovernmental agreement to adopt as a substitute these provisions. Once in existence, the initial term of the Authority shall be for the remainder of that portion of the fiscal year to come, which shall end December 31st.

Section 11.02. Additional Communities. The Board of Directors may admit Communities as members of the Authority upon a concurrence of at least two-thirds (2/3) of the Local Government Directors and also at least two-thirds (2/3) of the entire voting members of the Board of Directors in each case appointed and serving. The Community may be admitted to membership under whatever terms and conditions the Board of Directors shall establish, but such new Communities shall be subject to at least the minimum requirements, which apply to all other Communities. By a unanimous vote of the Board of Directors, the power to admit new Communities may be assigned to the Executive Committee under whatever terms and conditions are included within the authorizing motion. Additional “Communities” shall be limited to units local government in the State of Illinois.

Section 11.03. Withdrawal as a Party. Any Community to this Agreement shall have the right to withdraw as a party to this Agreement, and thereby terminate its participation in the Authority at the expiration of the first term and thereafter at any subsequent one-year term by giving sixty (60) calendar days advance written notice to all other parties to this Agreement. Upon the effective withdrawal of any Community to this Agreement, the Community so withdrawing will forfeit any and all rights to whatever funds or other assets the Community has contributed to the Authority. To the extent that any withdrawing Community incurs an obligation to the Authority prior to withdrawal, said Community shall remain legally and financially responsible for that obligation after withdrawal.

Section 11.04. Expulsion of Communities. By the concurring vote of at least two-thirds (2/3) of the Local Government Directors and also at least two-thirds (2/3) of the entire voting members of the Board of Directors, in each case appointed and serving, any Community may be expelled. Such expulsion may be carried out for one or more of the following reasons: (a) Failure to make payments due to the Authority; (b) Failure to transfer property to the Authority which it had previously agreed in writing to do; (c) Failure to maintain or clear property, prior to transfer to the Authority or at any time for which it had made a written pledge to carry out such activities; (d) Failure to carry out any obligation of a Community which impairs the ability of the Authority to carry out its purpose or powers. No Community may be expelled except after notice from the Chairman of the alleged failure, along with a reasonable opportunity of not less than thirty (30) days to cure the alleged failure. The Community may request a hearing before the Board of Directors before any decision is made as to whether the expulsion shall take place. The Board shall set the date for hearing which shall not be less than fifteen (15) days after the expiration of

the time to cure has passed. The decision by the Board to expel a Community after notice and hearing and a failure to cure the alleged defect shall be final in the absence of fraud or a gross abuse of discretion. The Board of Directors shall select the date at which the expulsion of the Community shall be effective. If the motion to expel the Community, made by the Board of Directors or a subsequent motion does not state the time at which the expulsion shall take place, such expulsion shall take place thirty (30) days after the date of the vote of the Board of Directors expelling the Communities. A motion to expel a Community for the reasons set forth in Subsection (a) or Subsection (d) or more than one failure to cure may be made and be effective immediately after the vote of the Board of Directors expelling the Community. After expulsion, the former Community shall continue to be fully obligated for its portion of any payments due to the Authority or other obligations which were created during the time of its membership.

ARTICLE XII **AMENDMENTS TO AGREEMENT**

Section 12.01. Amendments. Any amendments to this Agreement shall be in writing and shall have a concurrence of at least two-thirds (2/3) of the Local Governmental Directors and also two-thirds (2/3) of the entire voting Members of the Board of Directors, in each case appointed and serving.

ARTICLE XIII **DURATION, TERMINATION AND DISSOLUTION OF AGREEMENT**

Section 13.01. Duration of Agreement. Except for the initial period of the Authority's existence, which extends until the beginning of the first complete fiscal year on January 1st, this Agreement shall remain in full force and effect for periods of one (1) fiscal year. At the beginning of each fiscal year, the Agreement shall be renewed automatically unless terminated in accordance with the provisions of this Agreement.

Section 13.02. Decision to Dissolve. A decision to dissolve the Authority and to distribute the Authority's assets in a particular manner in accordance with this Agreement shall require a concurring vote of at least two-thirds (2/3) of the Local Government Directors and also at least two-thirds (2/3) of the entire voting members of the Board of Directors, in each case appointed and serving, and provided that written notice of such meeting has included a full description of the plan of dissolution.

Section 13.03. Dissolution and Distribution of Assets. In the event this Agreement is terminated, the Authority shall dissolve and conclude its affairs, first paying all of the Authorities' debts, liabilities, and obligations to its creditors and then paying any expenses incurred in connection with the termination of the Authority. If any assets remain, they shall be distributed to any successor entity, subject to a concurring vote of at least two-thirds (2/3) of the Local Government Directors and also at least two-thirds (2/3) of the entire voting members of the Board of Directors in each case appointing and serving. In the event that no successor entity exists, the remaining assets shall be distributed to the Communities or in a manner as otherwise agreed upon by them.

ARTICLE XIV
MISCELLANEOUS

Section 14.01. Notices. Any and all correspondence or notices required, permitted, or provided for under this Agreement to be delivered to any Community shall be sent to that Community by first-class mail. All correspondence shall be considered delivered to a Community as of the date that such notice is deposited with sufficient postage with the United States Postal Service. Any notice of withdrawal shall be sent via certified mail. Correspondence or notices shall be sent to the persons and addresses indicated below or to such other addresses as a Community shall notify the other Communities of in writing pursuant to the provisions of this section:

Village of Tinley Park
16250 Oak Park Avenue
Tinley Park, IL, 60477
ATTN: Kimberly Clarke

Section 14.02. Entire Agreement. This Agreement sets forth the entire agreement between the Communities and supersedes any and all prior agreements or understandings between them in any way related to the subject matter of this Agreement. The terms and conditions of this Agreement are contractual.

Section 14.03. Interpretation of Agreement. All powers granted to the Authority under this Agreement shall be interpreted broadly to effectuate the intent and purposes of the Agreement and not to serve as a limitation of powers. The language of all parts of this Agreement shall in all cases be construed as a whole according to its plain and fair meaning and not construed strictly for or against any Community.

Section 14.04. Severability of Provisions. The invalidity of any clause, sentence, paragraph, subdivision, section, or portion thereof, shall not affect the validity of the remaining provisions of this Agreement.

Section 14.05. Governing Law. This Agreement is made and entered into in the State of Illinois and shall in all respects be interpreted, enforced, and governed under the laws of the State of Illinois without regard to the doctrines of conflict of laws. Jurisdiction and agreed upon venue shall be in the Circuit Court of Cook County.

Section 14.06. Captions and Headings. The captions, headings, and titles in this Agreement are intended for the convenience of the reader and are not intended to have any substantive meaning or to be interpreted as part of this Agreement.

Section 14.07. Terminology. All terms and words used in this Agreement, regardless of the number, are deemed to include any other number as the context may require.

Section 14.08. Effective Date. This Agreement shall become effective as of the date of approval below.

Section 14.09. Binding Authority. The individuals executing this Agreement on behalf of the Communities represent that they have the legal power, right, and actual authority to bind their respective Community to the terms and conditions of this Agreement.

Section 14.10. Counterparts. This Agreement may be executed in counterparts, each of which shall be considered an original and together shall be one and the same Agreement.

[REMAINDER INTENTIONALLY LEFT BLANK]

This Intergovernmental Contract and By-Laws Agreement was approved by the Corporate Authorities of The Village of Tinley Park, Illinois Cook and Will Counties on the _____ day

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2022-R-055, “A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE SOUTH SUBURBAN LAND BANK AUTHORITY AND THE VILLAGE OF TINLEY PARK, ILLINOIS, COOK AND WILL COUNTIES,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

VILLAGE CLERK

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO.2022-R-056

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
BETWEEN THE SOUTH SUBURBAN LAND BANK AUTHORITY AND THE
VILLAGE OF TINLEY PARK FOR THE ACQUISITION OF CERTAIN
PROPERTIES THROUGH ABANDONMENT PROCEEDINGS**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

Published in pamphlet form by authority of the President and Board of Trustees of the Village of Tinley Park
Peterson, Johnson, & Murray Chicago, LLC, Village Attorneys
200 W. Adams, Suite 2125 Chicago, IL 60606

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

RESOLUTION NO. 2022-R-056**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
BETWEEN THE SOUTH SUBURBAN LAND BANK AUTHORITY AND THE
VILLAGE OF TINLEY PARK FOR THE ACQUISITION OF CERTAIN
PROPERTIES THROUGH ABANDONMENT PROCEEDINGS**

THIS INTERGOVERNMENTAL AGREEMENT (“IGA”) is entered into between the South Suburban Land Bank and Development Authority (“SSLBDA”) and the Village of Tinley Park, an Illinois municipal corporation (“Village”) (collectively, “Parties”), and shall commence on the date that the last signatory executes this IGA (“Effective Date”).

Recitals

WHEREAS, Article VII, Section 10 of the Constitution of the State of Illinois authorizes and encourages units of local government to contract or otherwise associate among themselves to obtain or share services and to exercise, combine, or transfer any power or function; and

WHEREAS, the Intergovernmental Cooperation Act, 5 ILCS 220/1 *et seq.*, authorizes cooperative arrangements between public agencies of the State of Illinois; and

WHEREAS, SSLBDA is an intergovernmental agency formed by numerous south suburban Cook and Will County municipalities, including the Village, to assist in the redevelopment and neighborhood stabilization efforts of its member municipalities; and

WHEREAS, SSLBDA, through its counsel, works to acquire, manage, and repurpose vacant, abandoned, and tax delinquent properties within the Village and surrounding south suburban municipalities;

WHEREAS, the Village is an Illinois municipal corporation authorized to acquire, manage, and convey real property in order to facilitate the redevelopment and rehabilitation of vacant, abandoned, and tax delinquent properties; and

WHEREAS, Section 11-31-1(d) of the Illinois Municipal Code, 65 ILCS 5/1-1-1 *et seq.*, authorizes the Village to petition the circuit court to have property declared abandoned, and may thereafter petition for a judicial deed to property so declared (collectively “Abandonment Proceedings”), provided that the property is delinquent in real estate taxes or water bills for two or more years, is unoccupied by persons legally in possession, and contains a dangerous or unsafe building; and

WHEREAS, the Village and SSLBDA seek to enter into this IGA to use Abandonment Proceedings to encourage economic redevelopment and rehabilitation of vacant, abandoned, and tax delinquent properties; and

WHEREAS, the Village and SSLBDA are authorized to execute this IGA by act(s) of their respective duly constituted governing bodies.

NOW, THEREFORE, the parties set forth their mutual understandings as follows:

1. Incorporation of Recitals: The foregoing recitals are made a part of and incorporated into this IGA.
2. Authority to File and Prosecute Abandonment Petitions: The Village authorizes and engages SSLBDA and its counsel to file and prosecute, on its behalf, petition(s) for a declaration of abandonment (pursuant to 65 ILCS 5/11-31-1(d)) (“Petition”) for all parcels identified in **Exhibit A** (“Parcels”). Exhibit A may be amended to include additional Parcels from time to time by written agreement, including by email, of the Parties’ Contacts, as defined herein.
3. Costs: So long as a Parcel is eligible for a declaration of abandonment, SSLBDA shall pay for all fees, including attorneys’ fees and court costs, required to file and prosecute the Petition filed under this Agreement.
4. Title to Abandoned Parcels: In exchange for SSLBDA paying costs of abandonment proceedings, as described in paragraph 3, the Village agrees that SSLBDA shall be the Village’s designated recipient of a judicial deed pursuant to 65 ILCS 5/11-31-1(d). If, however, a judicial deed is issued to the Village instead of SSLBDA as a result of a declaration of abandonment filed pursuant to this Agreement, the Village agrees to immediately convey fee simple title to the Parcel to SSLBDA.
5. Management of Abandoned Parcel: SSLBDA shall manage and dispose of any Parcels acquired under this Agreement in accordance with the SSLBDA by-laws and policies and in consultation with the Village Contact, as defined herein.
6. Proceeds of Future Sale: SSLBDA shall be entitled to all proceeds from any future sale of any Parcel acquired by SSLBDA under this Agreement. SSLBDA shall use the proceeds to further its mission.
7. Properties Ineligible for Abandonment: In the event that SSLBDA, or its counsel, notifies the Village Contact, in writing, that a Parcel is ineligible for a declaration of abandonment, the Village may elect to:
 - a. Dismiss the Petition; or
 - b. Proceed with the Petition and seek demolition or repair authority for the Village pursuant to 65 ILCS 5/11-31-1(a). If the Village elects to proceed with the Petition, the Village shall engage its own counsel and pay all future costs associated with the Petition.
8. Contacts: The Parties’ contacts for implementation of this Agreement are as follows (“Contacts”):

For the Village of Tinley Park:

Kimberly Clarke, AICP
Community Development Director
Kclarke@tinleypark.org
(708) 444-5177

and

Paul O'Grady
Peterson, Johnson, & Murray, LLC
Pogrady@pjm.com
(312) 782-7150

For SSLBDA:
Liz Castaneda Executive Director
Liz.castaneda@southlanddevelopment.org

and

Caitlyn Sharrow
Denzin Soltanzadeh LLC 190 S. LaSalle, Suite 2160
Chicago, Illinois 60603 csharrow@denzinlaw.com (312) 380-7260

9. Incorporation/Survival: This IGA sets forth the entire understanding of the parties relative to the subject hereof and supersedes any and all prior agreements, expressed or implied, oral or written, with respect to the subject hereof. Changes, extensions or modifications to this IGA shall only be made by mutual agreement between the parties and shall be in writing. No term of this IGA may be waived or discharged orally or by any course of dealing, but only by an instrument in writing signed by the party benefited by such term. Any terms and conditions contained in this IGA that by their express terms, sense or context are intended to survive the termination or expiration of this IGA shall so survive.
10. Complete Agreement: All prior understandings and agreements between the Parties are merged into this Agreement which alone fully and completely expresses the Parties' agreement.
11. No Third-Party Beneficiaries: The covenants and agreements contained herein shall be binding upon and inure to the sole benefit of the Parties hereto, and their successors and assigns. Nothing herein, express or implied, is intended to or shall confer upon any other person, entity, company, or organization, any legal or equitable right, benefit or remedy of any nature whatsoever under or by reason of this IGA.

12. Counterparts: This IGA may be executed in any number of counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument, and any signatures to counterparts may be delivered by facsimile or other electronic transmission and shall have the same force and effect as original signatures.

13. Force and Effect; Termination: This Agreement shall be in force and effect as of the Effective Date and shall remain in effect thereafter until terminated by either Party. Either Party may terminate this IGA, for any reason, by the Contact providing thirty (30) days written notice of its intent to terminate to the other Contact. However, in the event Petitions are pending at the time notice of the termination is sent, the termination shall not be effective until the Parties agree, in writing, to a resolution for each pending Petition, including the costs associated with each pending Petition. A Petition is pending so long as a final order has not been entered in the circuit court and so long as the conveyance described in Paragraph 4, above, has not been completed.

[Remainder Left Blank]

IN WITNESS WHEREOF, this IGA is hereby executed on behalf of the parties through their authorized representatives as set forth below.

VILLAGE OF Tinley Park

SOUTH SUBURBAN LAND BANK AND DEVELOPMENT AUTHORITY

By: _____

By: _____

Name: Kimberly Clarke, AICP

Name: Elizabeth Castaneda

Title: Community Development Director

Title: Executive Director

Date: June 7th, 2022

Date:

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. 2022-R-056, “A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT BETWEEN THE SOUTH SUBURBAN LAND BANK AUTHORITY AND THE VILLAGE OF TINLEY PARK FOR THE ACQUISITION OF CERTAIN PROPERTIES THROUGH ABANDONMENT PROCEEDINGS,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7th, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022

 VILLAGE CLERK

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-040

**AN ORDINANCE AMENDING THE VILLAGE OF TINLEY PARK ZONING
ORDINANCE PERTAINING TO ACCESSORY STRUCTURES, DRIVEWAYS, AND
THE TRANSFER OF REGULATIONS FROM THE BUILDING CODE**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-___**AN ORDINANCE AMENDING THE VILLAGE OF TINLEY PARK ZONING
ORDINANCE PERTAINING TO ACCESSORY STRUCTURES, DRIVEWAYS, AND
THE TRANSFER OF REGULATIONS FROM THE BUILDING CODE**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, the purpose of the Village of Tinley Park Zoning Ordinance is to preserve, promote, and to protect the public health, safety, and welfare; to preserve and enhance the physical appearance of the village; to protect the character and maintain the stability of residential, business, and industrial areas within the Village of Tinley Park; and to promote the orderly development of such areas; and

WHEREAS, certain regulations existing in the Tinley Park Comprehensive Building Code are most appropriately regulated by the Zoning Ordinance and may require some modification or clarifications; and

WHEREAS, the proposed Amendments have been referred to the Plan Commission of the Village and have been processed in accordance with the Village of Tinley Park Ordinance; and

WHEREAS, the Plan Commission held a public hearing on the proposed Amendments on May 5, 2022 and on May 19, 2022, at which time all persons were afforded an opportunity to be heard; and

WHEREAS, the Plan Commission voted 5-0 in favor to recommend said Amendments and filed its report of findings and recommendations that the proposed Amendments be granted with this President and Board of Trustees, and this Board of Trustees has duly considered said report of findings and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Amendments to the Tinley Park Zoning Ordinance; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: That the report and findings and recommendation of the Plan Commission of this Village are herein incorporated by reference as the findings of this Board of Trustees, as completely as if fully recited herein at length.

SECTION 2: That Section III “General Provisions” Subsection F “Required Setbacks” is hereby amended by adding the following underlined language:

Except for incidental uses, no structure shall be constructed on a dedicated public or private utility easement, nor shall any structure be constructed so as to encroach upon any easement. No portion of the eave, gutter, or roof overhang shall project into or over any dedicated easement.

SECTION 3: That Section III “General Provisions” Subjection H.1. “Permitted Encroachments In Required Yards – Residential Zoning Districts” is hereby amended by adding the following underlined language in alphabetical order to the chart:

Permitted Encroachments	Front Yard	Side Yard	Rear Yard	Corner Lots		Additional Requirements
				Primary Front Yard	Secondary Front Yard	
<u>Brick Mailbox (in public right-of-way areas)</u>	<u>P</u>					<u>Masonry mailbox shall not be larger than 24 inches wide or 24 inches deep or greater than five feet in height. The front edge of the masonry structure shall not be set closer than fifteen inches from the rear edge of the curb or within two (2) feet of a Buffalo Box, or within 10 feet of a fire hydrant. The front of the mailbox shall not be closer than six inches nor further than fifteen inches from the rear edge of the curb. A maximum of two pedestals per address, only one of which may contain a mailbox. Masonry mailbox structures shall comply with USP Regulations; a copy is available in the Building Department. A permit is required for any decorative or brick mailboxes in the public right-of-way and a waiver form must be signed by the homeowner with any required document recording fees paid by the owner.</u>

<u>Driveways</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>Must be located a minimum of one (1) foot from property line and lead to a permitted parking structure or parking facility. Driveway shall take the most direct route from the public right-of-way to the parking structure/facility, which may include relocation of curb depressions. Alternative driveway paths may only be approved with the approval of the Village Engineer and Community Development Director. Driveways shall have a minimum width of ten (10) feet and a maximum width of forty (40) feet. Driveways shall be no greater than a total of thirty (30) foot in the apron at its intersection with the Village Right of Way.</u>
Eaves and gutters	P	P	P	P	P	Not projecting more than four (4) feet into the required front and rear yards. Not projecting more than forty (40) percent of the required side yard, but in no case exceeding three (3) feet. <u>No portion of the eave, gutter, or roof overhang shall project into or over any dedicated easement.</u>
<u>Trash and Equipment Enclosures</u>		<u>P</u>	<u>P</u>			<u>Shall be placed as close as possible to the principal structure but in no case shall be placed within five feet of the property line. Enclosure shall be solid with no chain link fencing permitted. Any enclosure constructed shall have a height not greater than 6 feet. Enclosures shall comply with any approved site plans. See additional regulations within Section III.U.6.j.</u>

SECTION 4: That Section III “General Provisions” Subjection H.2. “Permitted Encroachments In Required Yards – Commercial Zoning Districts” is hereby amended by adding the following underlined language in alphabetical order to the chart:

Permitted Encroachments	Front Yard	Side Yard	Rear Yard	Corner Lots		Additional Requirements
				Primary Front Yard	Secondary Front Yard	
<u>Driveways</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>Must be located a minimum of one (1) foot from property line and lead to a permitted parking structure or parking facility. Driveways may be shared between adjoining properties with an approved site plan and cross-access easement recorded. Driveways shall have a minimum width of ten (10) feet and a maximum width of forty (40) feet. Driveways shall be no greater than thirty (30) foot in the apron at its intersection with the Village Right of Way.</u>

Eaves and gutters	P	P	P	P	P	Not projecting more than four (4) feet into the required front and rear yards. Not projecting more than forty (40) percent of the required side yard, but in no case exceeding three (3) feet. <u>No portion of the eave, gutter, or roof overhang shall project into or over any dedicated easement.</u>
<u>Trash and Equipment Enclosures</u>		<u>P</u>	<u>P</u>			<u>Shall be placed as close as possible to the principal structure but in no case shall be placed within five feet of the property line. Enclosure shall be solid with no chain link fencing permitted. Any enclosure constructed shall have a height not greater than 6 feet. Enclosures shall comply with any approved site plans. See additional regulations within Section III.U.6.j.</u>

SECTION 5: That Section III “General Provisions” Subjection H.3. “Permitted Encroachments In Required Yards – Industrial Zoning Districts” is hereby amended by adding the following underlined language in alphabetical order to the chart:

Permitted Encroachments	Front Yard	Side Yard	Rear Yard	Corner Lots		Additional Requirements
				Primary Front Yard	Secondary Front Yard	
<u>Driveways</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>P</u>	<u>Must be located a minimum of one (1) foot from property line and lead to a permitted parking structure or parking facility. Driveways may be shared between adjoining properties with an approved site plan and cross-access easement recorded. Driveways shall have a minimum width of ten (10) feet and a maximum width of forty (40) feet. Driveways shall be no greater than thirty (30) foot in the apron at its intersection with the Village Right of Way.</u>
Eaves and gutters	P	P	P	P	P	Not projecting more than four (4) feet into the required front and rear yards. Not projecting more than forty (40) percent of the required side yard, but in no case exceeding three (3) feet. <u>No portion of the eave, gutter, or roof overhang shall project into or over any dedicated easement.</u>
<u>Trash and Equipment Enclosures</u>		<u>P</u>	<u>P</u>			<u>Shall be placed as close as possible to the principal structure but in no case shall be placed within five feet of the property line. Enclosure shall be solid with no chain link fencing permitted. Any enclosure constructed shall have a height not greater than 6 feet. Enclosures shall comply with any approved site plans. See additional regulations within Section III.U.6.j.</u>

SECTION 6: That Section III.I.1. (General Provisions – Accessory Structures and Uses) add the following underlined language in sequential order:

e. When a side yard is required, no part of any accessory structure shall be located closer than five (5) feet to the side lot line along such side yard; and

f. When a rear yard is required, no part of any accessory structure shall be located closer than five (5) feet to the rear lot line or to those portions of the side lot lines abutting such required rear yard;

g. Maximum height of all accessory structures (other than detached garages as outlined in the section below) is fifteen (15) feet above finished grade.

SECTION 7: That Section III.I.2. (General Provisions – Accessory Structures and Uses) add the following underlined language in sequential order:

b. The maximum floor area shall be seven hundred twenty (720) square feet, two hundred (200) square feet for a storage shed, and four hundred (400) square feet for all other structures. The width of any structure shall not exceed 34 feet;

h. No more than one (1) of any type of residential accessory structure shall be permitted accept where a second detached garage may be permitted in Section III.I.3.

i. Storage/Utility Sheds: No more than one (1) storage/utility shed shall be located on any residential lot at a maximum of two hundred (200) square feet in floor space, and shall not exceed fifteen (15) feet in height. No overhead (roll up) doors larger than six (6) feet in width or seven (7) feet in height are allowed on storage/utility sheds.

SECTION 8: That Section III.I.3. (General Provisions – Accessory Structures and Uses) add the following underlined language and delete the strikethrough language:

c. Both garages must be fully accessible by way of a driveway constructed and located in conformance with ~~Section 309 of the Village Building Code~~ all other sections of the Village Zoning, Subdivision, and Building Code Ordinances.

SECTION 9: That Section VIII.A. (Off-Street Parking and Loading Requirements) add the following underlined language in sequential order:

11. Accessible Parking: Parking spaces shall comply with the current edition of the Illinois Accessibility Code. Any parking lot being repaved, seal coated, or re-striped shall comply with the current edition of the Illinois Accessibility Code.

SECTION 10: That Section VIII.A. (Off-Street Parking and Loading Requirements) add the following underlined language in sequential order:

3. Approved Surfaces and No Loose Stone: All driveways, aprons, and parking areas in all zoning districts shall be paved with an impervious surface such as concrete, asphalt paving, or with permeable pavers designed for acceptable vehicle usage when approved by the Village Engineer and Community Development Director. Loose stone is a prohibited surface for parking or drive aisle areas. Any gravel or loose stone areas shall be appropriately paved per the approved plans or removed and restored with topsoil and turf.

SECTION 11: Any policy, resolution, or ordinance, including applicable sections the Tinley Park Comprehensive Building Code, of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 12: That the Village Clerk be and is hereby directed to publish this Ordinance in pamphlet form.

SECTION 13: That this Ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet form.

PASSED THIS 21st day of June 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 21st day of June 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
COUNTY OF COOK) SS
COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. ____, “AN ORDINANCE AMENDING THE VILLAGE OF TINLEY PARK ZONING ORDINANCE PERTAINING TO ACCESSORY STRUCTURES, DRIVEWAYS, AND THE TRANSFER OF REGULATIONS FROM THE BUILDING CODE,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 21, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 21st day of June 2022.

NANCY M. O’CONNOR, VILLAGE CLERK



PLAN COMMISSION STAFF REPORT

May 19, 2022 – Public Hearing

Zoning Code Text Amendment – Building Code to Zoning Code Transfer (Driveway, Accessory Structure, and Misc. Regulations)

Petitioner

Village of Tinley Park

Code Section

Section III (General Provisions) and VIII (Off-Street Parking and Loading) of the Zoning Ordinance

Approvals Sought

Text Amendment

Project Planner

Daniel Ritter, AICP
Planning Manager

EXECUTIVE SUMMARY

The Building Division has worked to update and amend the Village's Building Code and adopt updated International Code Council (ICC) codes (building, residential, energy, fire, etc.) The proposed Building Code changes will not only update the codes to the newest 2022 versions but also make the regulations more user-friendly. The adoption of the new codes and amendments will go to the Village Board on April 19, 2022, and implemented on new permits going forward.

As part of the Building Code update review, certain sections have been identified that are not typically addressed in a Building Code and are more traditionally regulated by a Zoning Code. These items typically do not directly relate to life safety or construction quality and are more aesthetic or location-based in nature. They may also have situations that could result in the need for a Variation request if there is a unique situation or hardship where a code requirement cannot be met. One such section of the Building Code was the exterior masonry and building material regulations. These exterior material regulations had some more in-depth discussions associated with the changes and were previously reviewed by the Plan Commission and moved into the Zoning Ordinance in 2019 (Ord. # 2019-O-074).

The goal of this proposed Zoning Code text amendment is to bring the current regulations in the Building Code into an appropriate section of the Zoning Ordinance. However, with a few regulations staff has noted some issues and are making small changes or additions that would help clarify the regulation's intent and avoid miscommunication in the future. Any proposed changes are meant to be rather simple as to not require too much analysis of the potential effects. The most significant changes and clarifications from the current regulations are with regards to driveways. Currently, driveways have few controls on size or front yard coverage on residential lots. The changes proposed are typical in suburban zoning ordinances to maintain attractive streetscapes, keep consistent driveway patterns, and avoid stormwater drainage issues in the future from overly large driveways.

Staff has researched and drafted amendments for the Commission's discussion. Attached is an Excel spreadsheet summary of regulations from the Building Code that need to be transferred, where they are proposed to be located, and the proposed text. Additionally, attached is the existing and proposed (red-lined) versions of Section III (General Provisions) and Section VIII (Off-Street Parking and Loading) for the Commission's review.

MOTION TO CONSIDER

If the Plan Commission wishes to act on the proposed Text Amendment, the appropriate wording of the motion is listed below:

“...make a motion to recommend the Village Board amend various sections of the Zoning Ordinance to as described in the May 19, 2022 Staff Report and listed of attachments as drafted “red-lined” text amendments of Section III (General Provisions) and Section VIII (Off-Street Parking) regulating driveways, accessory structures, and other items previous regulated by the Tinley Park Comprehensive Building Code.”

This Plan Commission recommendation is scheduled to go to the next regular Village Board meeting for First Reading on June 2, 2022.

ATTACHMENTS

	Description	Prepared By
1	Text Amendment Summary	Village Staff
2	Section III (General Provisions) Zoning Code - EXISTING	Village Staff
3	Section III (General Provisions) Zoning Code - PROPOSED/ RED-LINED	Village Staff
4	Section VIII (Off-Street Parking and Loading) Zoning Code - EXISTING	Village Staff
5	Section VIII (Off-Street Parking and Loading) Zoning Code - PROPOSED/RED-LINED	Village Staff

TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES

FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION

SUBJECT: MINUTES OF THE MAY 19, 2022 REGULAR MEETING

ITEM #3: PUBLIC HEARING – BUILDING CODE TO ZONING CODE TRANSFER (DRIVEWAYS, ACCESSORY STRUCTURES. AND MISC.) - TEXT AMENDMENT

Consider recommending that the Village Board amend certain sections of the Zoning Ordinance to carry over portions of the current building code into the zoning ordinance where they are better served. Regulations include driveway location, driveway width, storage shed size, accessory structure locations, and other miscellaneous regulations.

Present Plan Commissioners: Chairman Gray
Kurt Truxal
Andrae Marak
Brian Tibbetts
Terry Hamilton

Absent Plan Commissioners: James Gaskill
Angela Gatto
Ken Shaw
Eduardo Mani

Village Officials and Staff: Dan Ritter, Planning Manager
Lori Kosmatka, Associate Planner

Petitioners: None

Members of the Public: None

CHAIRMAN GRAY introduced item #3 then requests a motion to continue the public hearing opened on May 5th, 2022. Motion made by COMMISSIONER TRUXAL. Seconded by COMMISSIONER MARAK. Motion carried by unanimous voice vote.

CHAIRMAN GRAY certified that proper public notice was published in accordance with state law. He then requested staff's presentation.

Dan Ritter, Planning Manager, noted that this is a continuation of the public hearing on May 5th, 2022. Staff also noted that a workshop was completed for this item. It was explained that our building code has sections that would be best fit in our zoning code where they can be applied. Staff felt that the Plan Commission utilizes these codes most and will be best fit in zoning code as well. Then noted changes made in the codes.

CHAIRMAN GRAY proceeded to ask for comments from the Commission.

COMMISSIONER HAMILTON asked about the process to grant a variation with the current building code.

Dan Ritter, Planning Manager, explained that the process is more so less transparent and clear and it's a matter of having the right people reviewing it. He explained the differences in having the Plan Commission review as opposed to other committees.

COMMISSIONER TIBBETTS noted that he agrees.

COMMISSIONER TRUXAL asked how many items will be moved.

Dan Ritter, Planning Manager, explained that outside the ones presented today there are not other items planned.

COMMISSIONER MARAK noted that it seems like a straightforward process.

CHAIRMAN GRAY noted that he needs clarification on the driveway apron changes regarding the widths.

Dan Ritter, Planning Manager, explained that the width provision to the code is accounting for widening at residential driveways.

CHAIRMAN GRAY noted it makes sense to bulge the driveway out at the garage or for a basketball court. He agreed that no structure should be built in a public or private utility easement and that no portion of the eave, gutter, or roof overhang may project into or over an easement. He noted that in the Village there is a sign from someone's decking company that is on an easement. That petitioner had understood he would be liable. He noted another case where someone's property was mislabeled, not where they thought it was. He also noted in Darien, there was a property with a garage or pole barn up against a property line. You do not want to have a gutter overhang onto someone else's property so that water goes there. He noted that there are some weird cases where there are issues with structures in easement.

Dan Ritter, Planning Manager, noted that in practice there are several types of easements. Some of it is dependent on how the easement language is written. In most cases easements are recorded at the inception of a property or subdivision. Utility easements can be recorded afterwards, sometimes as blanket easements. He noted that as long as a structure meets the necessary setbacks and approvals a structure can be approved. If something is in a utility easement, and all the utility companies are okay with it, then the Village is also okay with it. The Village Engineer would look at it. We don't take every single thing a person does in an easement to bring forward to you. If someone does a gutter that goes a foot or two into an easement, and our Village Engineer reviews and notes it's staying on the property and draining correctly, then it could get approved.

CHAIRMAN GRAY noted that also in Darien there was a back lot that had an easement, but it was all overhead power lines. The plans had said things could be put there as long as they were removable. They had a removable deck. The utility company was okay with it because they could still access the power lines. They called JULIE and had no issue with underground utilities.

Dan Ritter, Planning Manager, noted it's more the overhangs as part of the actual principal structure, and if you're going into it a foot, then instead of getting waivers, it may make sense to get rid of the actual easement if it's not serving its purpose.

CHAIRMAN GRAY noted if you have something up against a buried utilities easement, you probably don't want to have no gutter if it's a pitched roof, you are going to get water directed there. There may be a unique case that comes. He agreed with the language and hopes that no one tries to put more into it but he agrees with the Commissioners and feels that it is a good addition.

Dan Ritter, Planning Manager, noted the Zoning Code dates from 1978. That there may be more changes in the future but there are no plans to carry anything else over at this moment.

CHAIRMAN GRAY asked if the Commissioners had further discussion. Hearing none, he asked if the public wished to speak. Hearing none, he asked for a motion to close the public hearing. Motion made by COMMISSIONER TRUXAL seconded by COMMISSIONER MARAK. Motion declared carried by way of unanimous voice vote.

CHAIRMAN GRAY asked if there are any standards.

Dan Ritter, Planning Manager noted there are no standards since this is a text amendment.

CHAIRMAN GRAY requested a motion for the text amendment.

COMMISSIONER TRUXAL made a motion to recommend the Village Board amend various sections of the Zoning Ordinance to as described in the May 5, 2022, Staff Report and listed of attachments as drafted “red-lined” text amendments of Section III (General Provisions) and Section VIII (Off-Street Parking) regulating driveways, accessory structures, and other items previous regulated by the Tinley Park Comprehensive Building Code. Motion seconded by COMMISSIONER TIBBETTS. Vote taken by roll call; all voted in favor. CHAIRMAN GRAY declared the motion as carried.

CHAIRMAN GRAY noted this item will go to the Village Board on June 7th.

DRAFT

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-043

**AN ORDINANCE GRANTING A SPECIAL USE FOR A SUBSTANTIAL DEVIATION
FROM THE NORTHSTAR BUSINESS CENTER PUD FOR THE ATLAS PUTTY
REDEVELOPMENT AT 8301 185TH STREET**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-043**AN ORDINANCE GRANTING A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE NORTHSTAR BUSINESS CENTER PUD FOR THE ATLAS PUTTY REDEVELOPMENT AT 8301 185TH STREET**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition for the granting of a Special Use for a Substantial Deviation from the Northstar Business Center Planned Unit Development for redevelopment of property at 8301 185th Street, Tinley Park, Illinois 60487 (“Subject Property”) has been filed by Steve Vernon of Vernon Development Inc., (“Petitioner”) on behalf of Atlas Putty Products Co. (“Owner”) with the Village Clerk of this Village and has been referred to the Plan Commission of the Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, said Plan Commission held a public hearing on the question of whether the Special Use Permit should be granted on May 19, 2022, at the Village Hall of this Village of Tinley Park (“Village”), at which time all persons were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, the Plan Commission voted 4-0 and has filed its report of findings and recommendations regarding the Special Use for a Substantial Deviation with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Special Use for a Substantial Deviation; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as findings of facts as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner has provided evidence establishing that they have met the standards for granting the Special Use Permit for a Substantial Deviation set forth in Section VII.B.6 and Section X.J.5 of the Zoning Ordinance, and the proposed granting of the Special Use Permit as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance. X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
 - *The lot changes and new building are safe for the public and employees by meeting all building and life safety code requirements.*
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
 - *The building addition and site changes do not affect neighboring property enjoyment or impair property values. Surrounding properties have similar buildings and uses.*
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
 - *Neighboring properties are already developed with similar building styles and uses, and the lot changes proposed will not negatively affect any future development or redevelopment of the neighboring properties.*
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
 - *The area is already developed with adequate utilities and drainage facilities; the overall development will be engineered and designed to support the new addition accordingly.*
- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
 - *Site circulation is designed to allow for safe circulation by trucks, employees, and the public both on-site and off-site.*
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the

neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.

- *All other Village code requirements not addressed with the Substantial Deviation will be met.*
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.
- *The proposed new building allows for an existing successful business to continue to grow and employ additional people in Tinley Park, while also adding more property value to the community.*

SECTION 3: The Special Use Permit for a Substantial Deviation set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION:

Parcel 1: LOT 1 IN THE NORTHSTAR BUSINESS CENTER PHASE 3, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER AND PART OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

Parcel 2: LOT 1 IN THE NORTHSTAR BUSINESS CENTER PHASE 1, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 29, 1994 AS DOCUMENT NO. R94-74149, IN WILL COUNTY, ILLINOIS.

P.I.N.s: 19-09-02-200-028-0000 & 19-09-02-201-001-0000

COMMONLY KNOWN AS: 8301 185th Street (includes former common addresses of 8351 185th Street and 8231-33 185th Street), Tinley Park, Illinois 60487

SECTION 4: That a Special Use Permit for a Substantial Deviation, as defined in Zoning Ordinance Section VII.B.6., from the approved Northstar Business Center Planned Unit Development at certain property described in the above section in the M-1 PD zoning district that allows for changes as indicated in the listed of submitted plans as listed as **Exhibit A** that will allow for changes in the previously approved PUD plans, with the following Exceptions from the Zoning Ordinance:

1. UDOD (Sec. V.D.2.) – Increased primary (north) and secondary (east) front yard setbacks
2. UDOD (Sec. V.D.2.) - Permitting parking in the front yards (north and east)
3. UDOD (Sec. V.D.2.) - Maximum of one curb cut access per site
4. Off-Street Parking (Sec. IX) – Permitting parking in the front and side yards

and shall be subject to the following conditions:

1. Approval is subject to final engineering plan review and approval.
2. Approval is subject to the approval of the Final Plat by the Village Board and recording of the Plat with the County Recorder of Deeds prior to issuance of any permits.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7th day of June 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-043, “AN ORDINANCE GRANTING A SPECIAL USE FOR A SUBSTANTIAL DEVIATION FROM THE NORTHSTAR BUSINESS CENTER PUD FOR THE ATLAS PUTTY REDEVELOPMENT AT 8301 185TH STREET,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June 2022.

 NANCY M. O’CONNOR, VILLAGE CLERK

Exhibit A**LIST OF REVIEWED PLANS**

Submitted Sheet Name		Prepared By	Date On Sheet
4pgs	Application and Standard Responses	Petitioner	1/10/22
2pgs	Project Narrative - Vernon	Petitioner	1/25/22
3pgs	Architectural Plans – Atlas Putty Products Company	Adsir Architects	N/A
3pgs	Architecture 3D Renderings	Adsir Architects	N/A
2pgs	Landscape Plan	J.G.S. Landscape Architects	4/9/22
13pgs	Engineering Improvement Plans	KDC Consultants, Inc.	4/4/22
2pgs	Plat of Subdivision – Atlas Putty Subdivision	KDC Consultants, Inc.	3/22/22
8pgs	Lighting Photometric Plan & Fixture/Pole Cutsheets	KSA Lighting and Controls	4/5/22



PLAN COMMISSION STAFF REPORT

May 19, 2022 – Public Hearing

Atlas Putty New Warehouse

8301 185th Street

Petitioner

Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co.

Property Location

8301 185th Street

PINs

19-09-02-200-028-0000
& 19-09-02-201-001-0000

Zoning

M-1 PD (General Manufacturing, Northstar Business Center)

UDOD (Urban Design Overlay District)

Approvals Sought

- Special Use Permit for PUD Deviation
- Site Plan/Architecture Approval
- Final Plat Approval

Project Planner

Daniel Ritter, AICP
Planning Manager



EXECUTIVE SUMMARY

The Petitioner, Steve Vernon of Vernon Development Inc., (Petitioner/Developer) on behalf of Atlas Putty Products Co. (Owner), is seeking a Special Use Permit for a Substantial Deviation from the Northstar Business Center Planned Unit Development, Final Plat Approval, and Site/Architectural Approval to allow for the construction of a new 87,267 sq. ft. warehouse building to be used by Atlas Putty on the property at 8301 185th Street.

Atlas Putty is an existing business in the Village and has two current building locations in Tinley Park at 8351 185th Street and 8301 183rd Street. They are looking to expand their available space nearby these existing locations to allow for the most efficient movement between the different sites. As part of the new warehouse structure being built, an existing office building at 8231-33 185th Street will be demolished to combine that property with the vacant land on the adjacent Atlas Putty site.

This proposed project has a few exceptions from the approved Planned Unit Development and Urban Design Overlay District requirements. The Special Use for a Substantial Deviation will approve these Exceptions, the lot changes to the existing PUD, and additional structure density.

Any changes to the May 5, 2022 Plan Commission Workshop Staff Report are indicated in Red.

EXISTING SITE & HISTORY

The subject property consists of two existing parcels. The first parcel (8351 185th Street) is an approximately 9.62-acre parcel that was originally developed for Atlas Putty's headquarters and was an approximately 46,800 sq. ft. building. The original building was approved in 2000 and completed in 2001 with a concept plan of having an addition on the first building and a potential second building on the vacant land to the east. The approximately 50,000 sq. ft. building addition was approved in 2007 and completed in 2008. The land for the second building has remained vacant since and remains part of the same parcel as the portion with the building. This land area will be subdivided off to combine with the second parcel for a new lot as part of this proposed redevelopment.

The second parcel of land is approximately 2.28 acres directly to the east of the first parcel at 8231-33 185th Street. This is an existing 20,000 sq. ft. "flex space" building (with parking, landscaping, and loading areas) that was designed to be used for a mix of purposes but has primarily used as offices. The building was approved in 1996 and completed in 1997. The building was purchased in early 2022 and existing tenants are going to be moving out to prepare for the building's demolition.

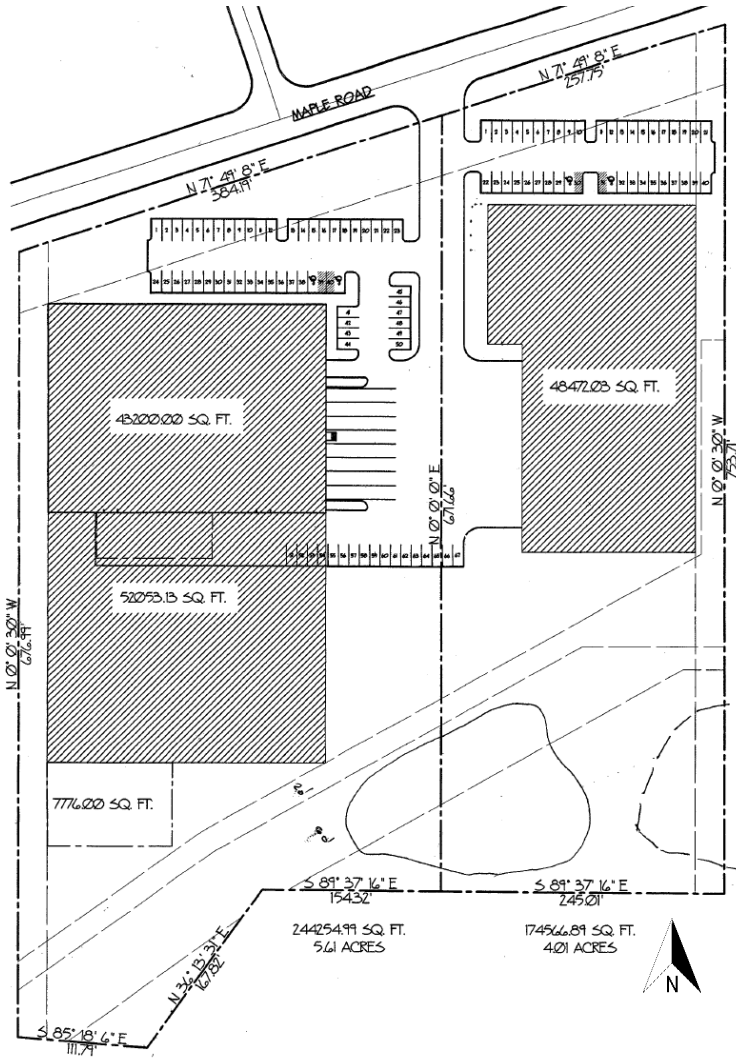
Existing Parcels:



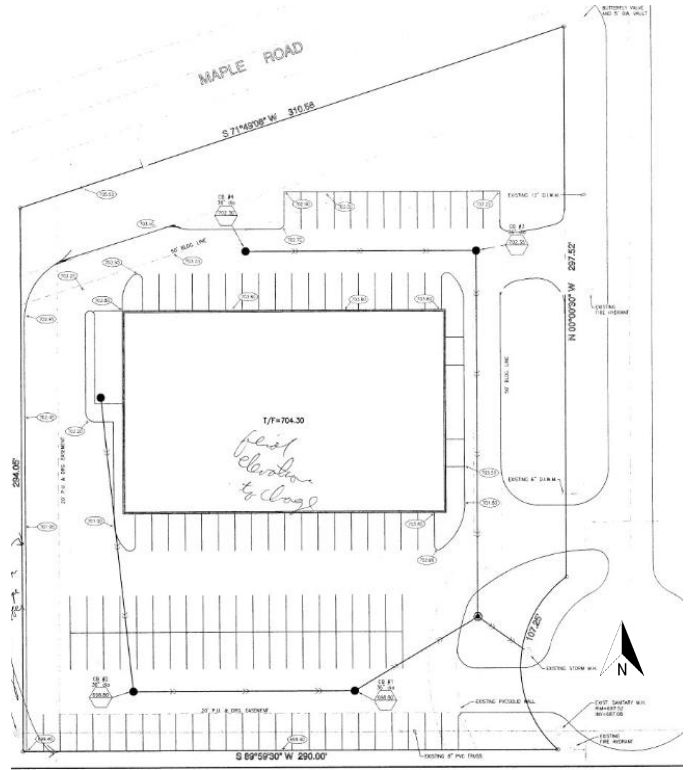
Proposed New Development Area:



Original Site Plans:



Left: Lot 1 - 2007 Concept Plan - 8351 185th St



Right: Lot 2 - 1996 Site Plan - 8231-33 185th St

ZONING & NEARBY LAND USES

The property is zoned M-1, General Manufacturing and is part of the Northstar Business Center Planned Unit Development (PUD). The PUD was originally approved in 1994 (Ord. 94-O-041) with the M-1 base zoning covering the full area. The PUD was developed over time in phases, some as speculation builds and some as build-to-suit for specific tenants. The PUD includes a mixture of office, light industrial and warehouse/distribution uses. The subject sites are at the southwest corner of 185th Street (previously referred to as Maple Road) and Northstar Court. The overall area was developed from 1995 to the mid-2000s. The Northstar development is very similar to the nearby Tinley Crossings Corporate Center that came in with a similar zoning and development pattern in 1998.



To the west of the subject site is the existing Atlas Putty headquarters (8351 185th Street) and the American Sales Distribution Center and Outlet Store (8401 185th Street). To the north and east are similar industrial warehouse buildings. The PUD is fully developed despite the ability for some building additions. All surrounding sites are zoned M-1 and located in Northstar, Mercury, or Tinley Crossings PUDs. To the south of the site is I-80 and a truck weigh station with the Village of Mokena on the south side of the expressway.

The site is also located within the Urban Design Overlay District (UDOD), which promotes walkability, lesser front yard setbacks, and overall, a more urbanized look. These regulations override the underlying zoning regulations when applicable. The UDOD regulations only apply to buildings less than 100,000 sq. ft. While the proposed building will be less than that, it is relevant they noted that the intent of the regulations is hard to meet with larger industrial and commercial developments, which should be looked at on their own merit. Due to the inconsistencies between the intent of the UDOD and the industrial truck-oriented development pattern of the existing development within the Northstar Business Center Planned Unit Development, staff relied primarily on the PUD development pattern to guide the review of the project.

PROPOSED USE

Atlas Putty produces several different chemicals and products for industrial and commercial applications (www.putty.com). Areas of expertise include Do It Yourself Patch and Repair products, Sealants and Adhesives, Paints and Coatings, and Specialty OEM Compounds. Additionally, they have experience in Automotive Care and Janitorial/ Housekeeping, serving mid- to large-size manufacturers, including divisions of Fortune 500 companies and companies looking to outsource production. The petitioner has three locations now: their existing HQ building at 8351 185th Street in Tinley Park, a second building nearby at 8301 183rd Street in Tinley Park, and then a temporary location they currently lease in Mokena. The Petitioner proposes to construct a new 87,267 sq. ft. warehouse building for production and storage of the goods they produce that is adjacent to their largest building and headquarters. This new building allows them to continue to grow while keeping their production and warehouse facilities near each other in the Village of Tinley Park.

PUD EXCEPTIONS

The Applicant is requesting a Special Use Permit for a Substantial Deviation from the Planned Unit Development. Deviations from Village's Zoning Ordinance are considered Exceptions rather than Variations and do not require the standard Findings of Fact as required with a Variation. Exceptions are looked at in terms of their conformance to their overall PUD's design and goals. While it is not necessary to call out every Exception shown in the corresponding PUD Exhibits and plans, staff outlines anything significant so that the Plan Commission, Village Board, and future owners can understand what specific flexibility is being given to the development through the PUD process. The Exceptions include:

1. UDOD (Sec. V.D.2.) - Increased primary (north) and secondary (east) front yard setbacks
2. UDOD (Sec. V.D.2.) - Allowing parking in the front yards (north and east)
3. UDOD (Sec. V.D.2.) - Maximum of one curb cut access per site
4. Off-Street Parking (Sec. IX) - Allowing Parking in the front and side yards

The Northstar Business Center PUD was designed prior to the approval of the Urban Design Overlay District. The setbacks move the building closer than was previously permitted under the M-1 zoning (min. 50' setback) Due to the unique nature of the site and the existing development patterns within the PUD, these exceptions help to retain the character of the PUD and provide adequate access for trucks. Cross-access has been planned with the existing Atlas Putty location to the west that will allow for the building footprint to be maximized but also for operational efficiencies with the two building's docks nearby to each other.

Open Item #1: Discuss the requested Substantial Deviation with Exceptions from Zoning Ordinance regulations and Urban Design Overlay District.

SITE PLAN

The development is unique in that it will be one lot with one large building but will have two different entrances and parking areas. To get from one side to the other, vehicles and trucks will need to go on to 185th Street and Northstar Court. It is typically preferred these areas be connected on the site to avoid traffic using public roadways for circulation. However, the design of the site is unique due to the complexity of combining two separate lots and maximizing the building footprint. The proposed site design is not expected to generate more traffic than two separate industrial buildings would produce.

The primary employee and visitor entrance will be on the northeast corner where the majority of the parking is located. There is a smaller dock area that will be used for some limited deliveries depending on the internal warehouse layout. The southwest corner will be the primary dock area for receiving and shipping. There is a rear parking area that can be utilized by employees who may work in that side of the warehouse. Each parking lot has a 5-foot extension at the end to allow vehicle to reverse out and turn around.

The dual parking and dock proposal work best for Atlas Putty but may also provide flexibility in the future if the building has multiple tenants. Accessible pedestrian connections in compliance with the Illinois Accessibility Code are proposed to connect the parking field to the building entrances.

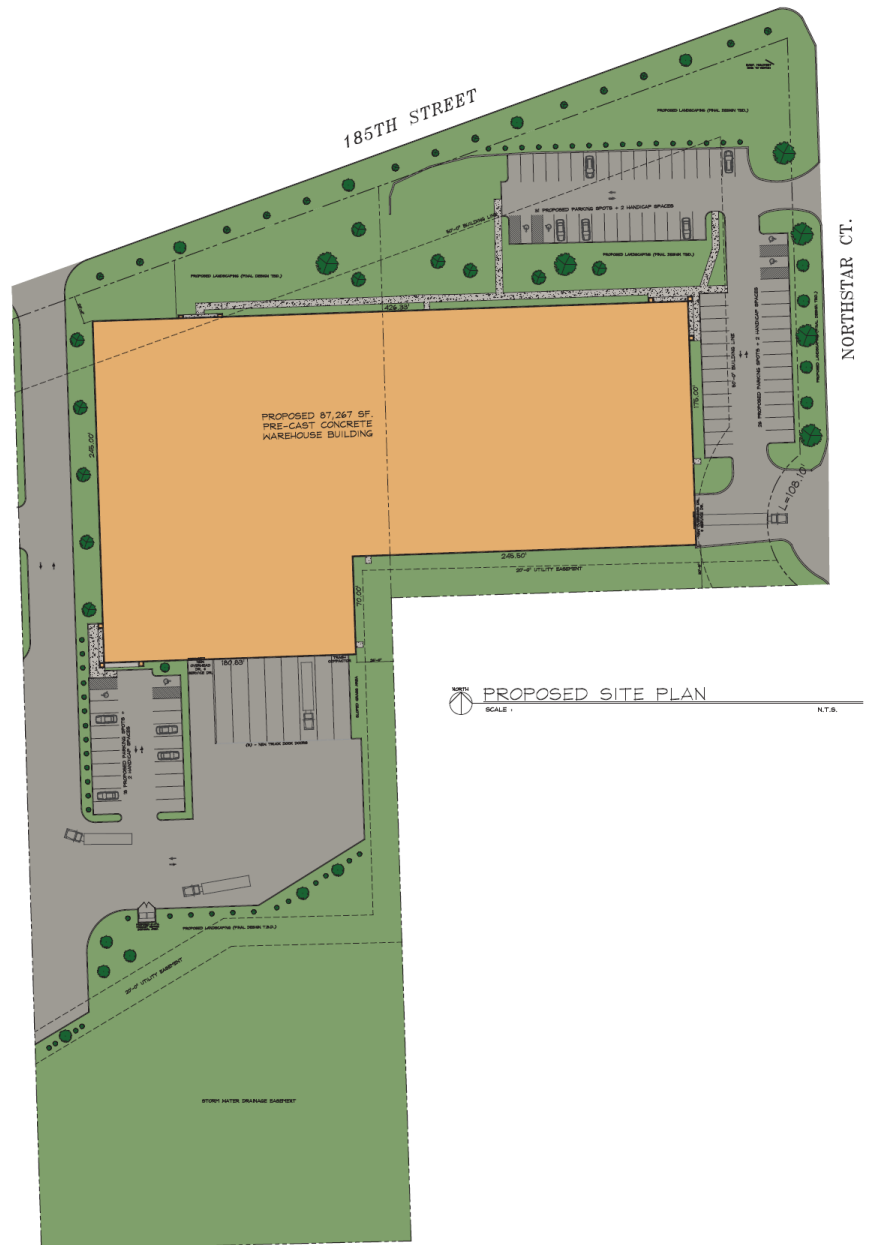
Exterior Storage

No exterior storage or materials is proposed and is similar to the surrounding developments that have limited or small exterior storage areas. If any exterior storage is proposed in the future, it will need to meet the location (only rear yards), size (maximum 30% of lot), and screening (screened by a solid fence or acceptable buffer landscaping).

Dumpster Enclosure

A dumpster enclosure location is shown but is conceptual and not expected to be constructed at this time. The enclosure location is shown in the event that part of the building is rented or owned separately in the future. The current tenant prefers interior trash compactors which is placed within one of the recessed docks. This is an option that provides a better exterior look, less maintenance, closer to staff who do not need to walk outside, and also limits the promotion of "fly dumping" which can be problematic in industrial areas. The proposed location also allows flexibility to expand the enclosure a significant amount if there is larger trash producing tenant in the building.

Open Item #2: Review proposed site plan, location of parking fields, and overall site circulation.



Sidewalks

The Subdivision Code requires any new development or redevelopment to install a public sidewalk on adjacent rights-of-way per engineering standards. However, there is no existing sidewalk network in the area. While sidewalk systems do need to start somewhere, staff left the option to the Petitioner to either install the sidewalk or provide a cash-in-lieu payment instead of installing the sidewalk. The Petitioner preferred the option of a cash-in-lieu payment as opposed to a sidewalk on a roadway with no sidewalk present. The Village Engineer will need to estimate a cost to be paid prior to start of construction work. The Petitioner may always still elect to design and install the sidewalk with this project if they wish, but the cash-in-lieu payment has been recommended at this location. Staff is recommending the Plan Commission include this condition as part of their recommendation to the Village Board for clarification purposes.

Engineering

The proposed design and revised plan have not been re-reviewed by Engineering. Final engineering will be reviewed as part of the final development permit. A recommended condition has been added clarifying that this approval is not approving final engineering and that approval is still required with the site development permit.

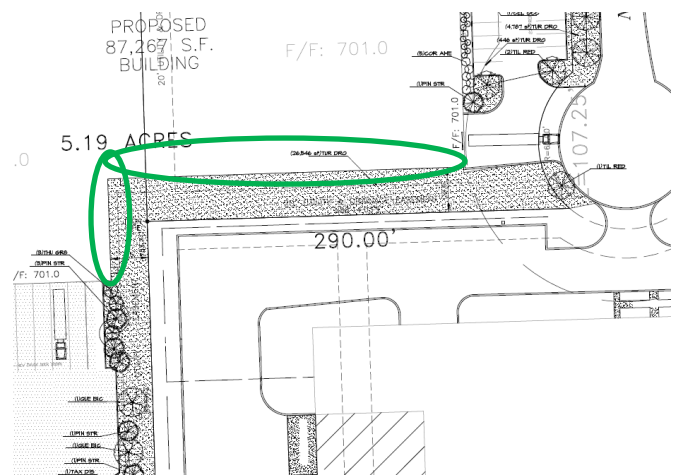
Open Item #3: Final Engineering Review and approval has not been completed yet; all approvals are to be conditioned upon engineering approval.

The Petitioner explained in the workshop the need and desire operationally for the two parking lots and access points. This was driven by the unique combination of the lots, existing multiple roadway access points, and the desire to allow a portion of the building to be leased in the future by a separate tenant. Plan Commission did not have any immediate concerns with the overall site circulation. The Site Plan Approval has been conditioned accordingly with final engineering review.

LANDSCAPE

The propose Landscaping Plan is attached in the staff report and in substantial conformance with the Landscape Ordinance with regards to planting locations, amounts, and species types. The development is attractively landscaped and will exceed most existing/older properties in the area.

The one waiver that is requested is to the south side between the subject site and the Steiner Electric property (18600 Northstar Ct.) This area has no landscaping proposed where a rear bufferyard planting and foundation landscaping is required. While this area won't be highly visible to the public, it remains visible to the subject site and neighboring property. It is noted that there is a utility easement with a sanitary main located in it. While plantings are permitted in the easement, certain types like large trees or deep roots are not recommended. To meet the intent of the landscaping regulations, staff feels the best option is to only install foundational landscaping along the south portion of the façade. Since this area has limited visibility, low maintenance shrubs, bushes, are recommended to help break up a large flat façade.



Open Item #4: Review and discuss the proposed Landscape Plan and staff recommendation to place foundational landscaping where there is none currently on the south side of the building.

The Petitioner agreed to add foundational landscaping and will provide an updated Landscape Plan at the Public Hearing.

ARCHITECTURE

The building will be constructed of pre-cast concrete panels. As a structure over 80,000 sq. ft. in size in the M-1 zoning district, the precast panels comply with the masonry requirement. However, with precast panels comes a unique challenge with regards to architectural design. The design is often similar to other industrial buildings with limited ability to differentiate it. There can also be large expanses of flat areas with little character or design elements. When possible, good design of these large footprint buildings incorporates differing design elements that create vertical and horizontal articulation, as well as other visual changes in the façade (color, material type, canopies, etc.)



Above: Rear/Southwest Corner 3D Rendering.

With the proposal there are raised red architectural elements located at different areas of the building. These elements are most often located on the corner of a building and include use of glazing. However, as you can see on the elevations below, it was a challenge to locate that at the northwest corner due to a steep grade difference, which shifts the architectural element east from that corner.

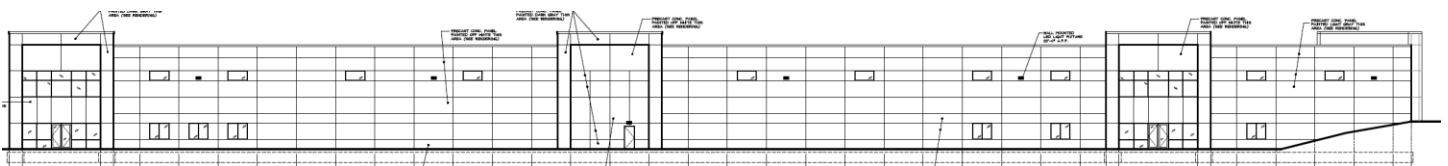
The main concern with the design relates to the north elevation which will be visible from 185th Street. That elevation has a large expanse of over 300 feet of flat wall. Staff recommends adding one more raised red architectural element over the proposed door area that is halfway between the two proposed elements on that façade. The change will bring an additional break along the most visible and front façade of the building.

Open Item #5: Review proposed architecture and provide any suggestions for interesting/detailed design. Review recommendation to add an additional raised architectural element spaced between the two existing elements on the north/front façade.

The Petitioner agreed to add an additional colored element along the north façade to help break up the long flat wall. This is similar to the corner elements but will not protrude from the building. A line elevation is below and color renderings are expected to be completed by the public hearing.



Revised

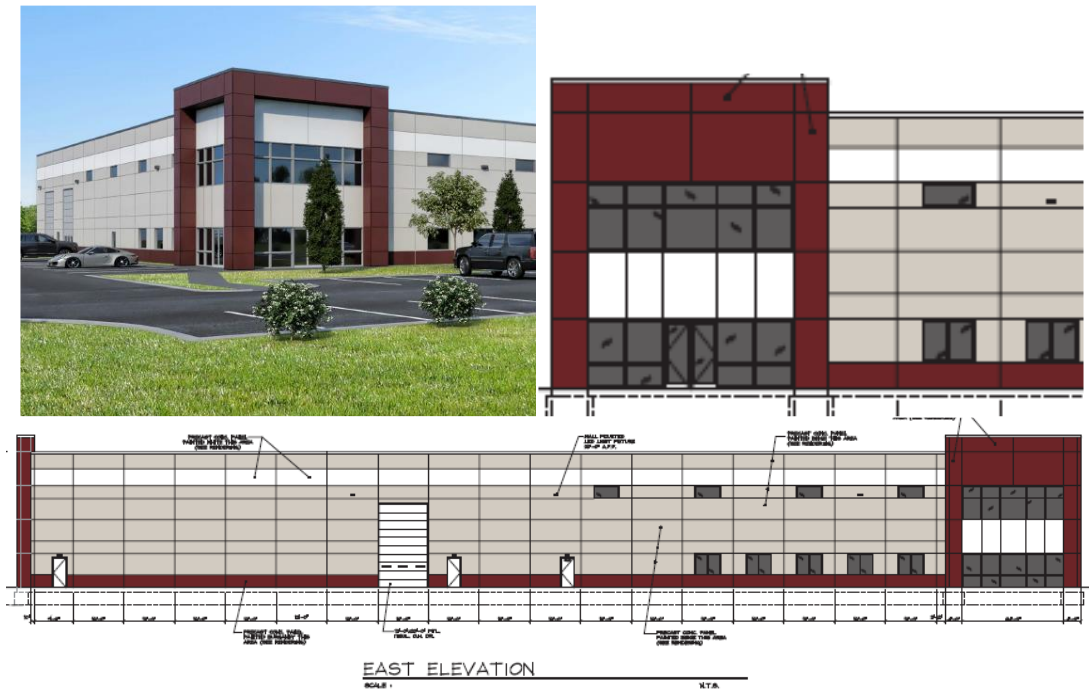


Lastly, there is some clarification needed between the 2D drawings and 3D renderings:

1. Top Panel Color - With clarifying colors of the top panels in the architectural element area. The 2D plans show red with the 3D rendering showing white/cream color matching the band around the top of the building.
2. Offset Architectural Areas - Clear indication of what areas are to be raised/offset away from the building. This appears flat on the 2D plans. A note or indication with a thicker line where there is an offset is helpful.
3. East Overhead Doors - 2D plans show one overhead door on the east elevation, with the 3D rendering showing two overhead doors.

Plans were revised to keep consistent with the above noted items and as explained in the Workshop. A revised rendering will keep consistent between the 2D and 3D renderings.

Open Item #6: Petitioner to provide clarity on differences between 2D color drawings and 3D renderings.



SIGNAGE

The existing ground sign on the 8231-33 185th Street will be reused by Atlas Putty with a panel change. The sign is non-conforming due to the lack of a solid base matching the principal structure materials and design and will need to be replaced in the future with a conforming sign or base if any structural elements require replacement. However, the sign is low in profile, in good structural conditions, and similar to other ground signage in the area. Landscaping that is required at the base will be replaced per the proposed Landscape Plan.



Specific Wall signage has not been proposed but will need to comply with the Section IX (Signs) of the Zoning Ordinance or request a variation/exception separately. It is noted that wall signs facing I-80 are permitted to be larger than typical wall signs in the M-1 zoning district to allow for some visibility from the expressway. However, only one wall sign is still permitted per elevation, and the size and location of the signs may be impacted by the architectural design of the building.

PARKING

Parking requirements are always an inexact science, and this is particularly noticeable on industrial buildings which have a wide range of users and a wide range of parking and truck access needs. The concern is that by over requiring parking, it can lead to a less desirable and useful site with unused pavement area. On the other hand, developments designed so specifically to a user with parking or docking needs, leaves limited reuse of the building. The goal is usually to hit somewhere in the middle where it is not too uniquely design for a specific user but allows them some flexibility for their proposed operation.

The Zoning Ordinance requires the following for warehouse uses: "One (1) space for each two (2) employees, plus one (1) space for each vehicle used in the conduct of the enterprise". The Petitioner has noted they only require a maximum of 30 spaces for the employees that work at this location. However, to ensure they have flexibility of the parking supply as Atlas Putty grows at this property and the neighboring sites (and for any future tenants/owners), a total of 84 parking spaces is proposed. The total complies with the Zoning Ordinance and appears sufficient for current and most future users of the space.

LIGHTING

Lighting is proposed to be downcast, full-cutoff fixtures, mounted on poles in the parking lot. The lighting is compliant with the lighting regulations for the fixture and minimum/maximum lighting levels. The Photometric plan and lighting cutsheets are attached to the packet.

FINAL PLAT OF SUBDIVISION

The two existing lots are proposed to be resubdivided through approval of a Final Plat of Subdivision that alters the lot configuration to accommodate the proposed development. Appropriate easements are being recorded for cross-access (shared drive with the property to the west), and public utilities as part of the final plat approval. Additionally, a utility easement will need to be vacated where the new building is proposed, with new utility easements proposed at the new western property line. The vacation will need to be approved by any utilities located within the easement.

As with most plats, they are subject to minor changes as utilities or other items are reviewed. The Plat is still subject to final review, changes, and approval by the Village Engineer or Village Attorney prior to recording, and a standard condition clarifying that is recommended

~~Open Item #7: Review the Final Plat of Subdivision and recommended condition of approval for final engineering and attorney review.~~

STANDARDS FOR A SPECIAL USE

Section X.J.5. of the Zoning Ordinance lists standards that need to be considered by the Plan Commission. The Plan Commission is encouraged to consider these standards (listed below) when analyzing a Special Use request. Staff will provide draft Findings in the Staff Report for the Public Hearing.

X.J.5. Standards: No Special Use shall be recommended by the Plan Commission unless said Commission shall find:

- a. That the establishment, maintenance, or operation of the Special Use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare;
 - *The lot changes and new building are safe for the public and employees by meeting all building and life safety code requirements.*
- b. That the Special Use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood;
 - *The building addition and site changes do not affect neighboring property enjoyment or impair property values. Surrounding properties have similar buildings and uses.*
- c. That the establishment of the Special Use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district;
 - *Neighboring properties are already developed with similar building styles and uses, and the lot changes proposed will not negatively affect any future development or redevelopment of the neighboring properties.*
- d. That adequate utilities, access roads, drainage, and/or other necessary facilities have been or are being provided;
 - *The area is already developed with adequate utilities and drainage facilities; the overall development will be engineered and designed to support the new addition accordingly.*
- e. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets; and
 - *Site circulation is designed to allow for safe circulation by trucks, employees, and the public both on-site and off-site.*
- f. That the Special Use shall, in all other respects, conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the Village Board pursuant to the recommendation of the Plan Commission. The Village Board shall impose such conditions and restrictions upon the premises benefited by a Special Use Permit as may be necessary to ensure compliance with the above standards, to reduce or minimize the effect of such permit upon other properties in the neighborhood, and to better carry out the general intent of this Ordinance. Failure to comply with such conditions or restrictions shall constitute a violation of this Ordinance.
 - *All other Village code requirements not addressed with the Substantial Deviation will be met.*
- g. The extent to which the Special Use contributes directly or indirectly to the economic development of the community as a whole.
 - *The proposed new building allows for an existing successful business to continue to grow and employ additional people in Tinley Park, while also adding more property value to the community.*

STANDARDS FOR SITE PLAN & ARCHITECTUAL APPROVAL

Section III.T.2. of the Zoning Ordinance requires that the conditions listed below must be met and reviewed for Site Plan approval. Specific findings are not required but all standards shall be considered to have been met upon review from the Plan Commission.

Architectural

- a. **Building Materials:** The size of the structure will dictate the required building materials (Section V.C. Supplementary District Regulations). Where tilt-up or pre-cast masonry walls (with face or thin brick inlay) are allowed vertical articulation, features are encouraged to mask the joint lines. Concrete panels must incorporate architectural finishes that comply with "Building Articulation" (Section III.U.5.h.) standards. Cast in place concrete may be used as an accent alternate building material (no greater than 15% per façade) provided there is sufficient articulation and detail to diminish it's the appearance if used on large, blank walls.
- b. **Cohesive Building Design:** Buildings must be built with approved materials and provide architectural interest on all sides of the structure. Whatever an architectural style is chosen, a consistent style of architectural composition and building materials are to be applied on all building facades.
- c. **Compatible Architecture:** All construction, whether it be new or part of an addition or renovation of an existing structure, must be compatible with the character of the site, adjacent structures and streetscape. Avoid architecture or building materials that significantly diverge from adjacent architecture. Maintain the rhythm of the block in terms of scale, massing and setback. Where a development includes outlots they shall be designed with compatible consistent architecture with the primary building(s). Site lighting, landscaping and architecture shall reflect a consistent design statement throughout the development.
- d. **Color:** Color choices shall consider the context of the surrounding area and shall not be used for purposes of "attention getting" or branding of the proposed use. Color choices shall be harmonious with the surrounding buildings; excessively bright or brilliant colors are to be avoided except to be used on a minor scale for accents.
- e. **Sustainable architectural design:** The overall design must meet the needs of the current use without compromising the ability of future uses. Do not let the current use dictate an architecture so unique that it limits its potential for other uses (i.e. Medieval Times).
- f. **Defined Entry:** Entrance shall be readily identifiable from public right-of-way or parking fields. The entry can be clearly defined by using unique architecture, a canopy, overhang or some other type of weather protection, some form of roof element or enhanced landscaping.
- g. **Roof:** For buildings 10,000 sf or less a pitched roof is required or a parapet that extends the full exterior of the building. For buildings with a continuous roof line of 100 feet or more, a change of at least five feet in height must be made for every 75 feet.
- h. **Building Articulation:** Large expanses of walls void of color, material or texture variation are to be avoided. The use of material and color changes, articulation of details around doors, windows, plate lines, the provision of architectural details such as "belly-bands" (decorative cladding that runs horizontally around the building), the use of recessed design elements, exposed expansion joints, reveals, change in texture, or other methods of visual relief are encouraged as a means to minimize the oppressiveness of large expanses of walls and break down the overall scale of the building into intermediate scaled parts. On commercial buildings, facades greater than 100 feet must include some form of articulation of the façade through the use of recesses or projections of at least 6 inches for at least 20% of the length of the façade. For industrial buildings efforts to break up the long façade shall be accomplished through a change in building material, color or vertical breaks of three feet or more every 250 feet.
- i. **Screen Mechanicals:** All mechanical devices shall be screened from all public views.

- j. **Trash Enclosures:** Trash enclosures must be screened on three sides by a masonry wall consistent with the architecture and building material of the building it serves. Gates must be kept closed at all times and constructed of a durable material such as wood or steel. They shall not be located in the front or corner side yard and shall be set behind the front building façade.

Site Design

- a. **Building/parking location:** Buildings shall be located in a position of prominence with parking located to the rear or side of the main structure when possible. Parking areas shall be designed so as to provide continuous circulation avoiding dead-end parking aisles. Drive-through facilities shall be located to the rear or side of the structure and not dominate the aesthetics of the building. Architecture for canopies of drive-through areas shall be consistent with the architecture of the main structure.
- b. **Loading Areas:** Loading docks shall be located at the rear or side of buildings whenever possible and screened from view from public rights-of-way.
- c. **Outdoor Storage:** Outdoor storage areas shall be located at the rear of the site in accordance with Section III.O.1. (Open Storage). No open storage is allowed in front or corner side yards and are not permitted to occupy areas designated for parking, driveways or walkways.
- d. **Interior Circulation:** Shared parking and cross access easements are encouraged with adjacent properties of similar use. Where possible visitor/employee traffic shall be separate from truck or equipment traffic.
- e. **Pedestrian Access:** Public and interior sidewalks shall be provided to encourage pedestrian traffic. Bicycle use shall be encouraged by providing dedicated bikeways and parking. Where pedestrians or bicycles must cross vehicle pathways a cross walk shall be provided that is distinguished by a different pavement material or color.

MOTIONS TO CONSIDER

If the Plan Commission wishes to act on the Petitioner's requests, the appropriate wording of the motions are listed below. The protocol for the writing of a motion is to write it in the affirmative so that a positive or negative recommendation correlates to the Petitioner's proposal. By making a motion, it does not indicate a specific recommendation in support or against the plan. The Commission may choose to modify, add, or delete from the recommended motions and any recommended conditions.

Motion 1 (Special Use for Substantial Deviation):

"...make a motion to recommend that the Village Board grant a Special Use for a Substantial Deviation from the Northstar Business Center PUD and Exceptions from the Zoning Ordinance to the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., to permit changes to the approved Lots and to permit the redevelopment of the property located at 8301 185th Street in the M-1 PD (General Manufacturing, Northstar Business Center PUD) zoning district, in accordance with the plans submitted and listed herein and adopt Findings of Fact as proposed by Village Staff in the Staff Report, subject to the following conditions:

1. *Approval is subject to final engineering plan review and approval.*
2. *Approval is subject to the approval of the Final Plat by the Village Board and recording of the Plat with the County Recorder of Deeds prior to issuance of any permits."*

Motion 2 (Site Plan/Architecture):

"...make a motion to grant the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., Site Plan and Architectural Approval to construct an approximately 87,267 sq. ft. industrial warehouse development on the property located at 8301 185th Street in the M-1 PD (General Manufacturing, Northstar Business Center PUD) zoning district, in accordance with the plans submitted and listed herein and subject to the following conditions:

1. *Site Plan Approval is subject to the approval of the Special use for a PUD Deviation and Final Plat by the Village Board.*
2. *Site Plan Approval is subject to final engineering plan review and approval.*

Motion 3 (Final Plat):

"...make a motion to recommend that the Village Board grant approval to the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., Final Plat Approval for the Atlas Putty Subdivision dated March 22, 2022, subject to the condition that the Plat is subject to final review and approval by the Village Engineer and Village Attorney prior to recording."

LIST OF REVIEWED PLANS

Submitted Sheet Name		Prepared By	Date On Sheet
4pgs	Application and Standard Responses	Petitioner	1/10/22
2pgs	Project Narrative - Vernon	Petitioner	1/25/22
3pgs	Architectural Plans – Atlas Putty Products Company	Adsir Architects	N/A
3pgs	Architecture 3D Renderings	Adsir Architects	N/A
2pgs	Landscape Plan	J.G.S. Landscape Architects	4/9/22
13pgs	Engineering Improvement Plans	KDC Consultants, Inc.	4/4/22
2pgs	Plat of Subdivision – Atlas Putty Subdivision	KDC Consultants, Inc.	3/22/22
8pgs	Lighting Photometric Plan & Fixture/Pole Cutsheets	KSA Lighting and Controls	4/5/22

TO: VILLAGE OF TINLEY PARK PRESIDENT AND BOARD OF TRUSTEES

FROM: VILLAGE OF TINLEY PARK PLAN COMMISSION

SUBJECT: MINUTES OF THE MAY 19, 2022 REGULAR MEETING

ITEM #1: PUBLIC HEARING – ATLAS PUTTY NEW WAREHOUSE, 8301 185TH STREET – SPECIAL USE FOR PUD DEVIATION, SITE PLAN/ARCHITECTURE APPROVAL, AND FINAL PLAT OF SUBDIVISION

Consider recommending that the Village Board grant Steve Vernon of Vernon Development Inc., (Petitioner/Developer) on behalf of Atlas Putty Products Co. (Owner), a Special Use for a Substantial Deviation from the Northstar Business Center PUD at property located at 8301 185th Street in the M-1 PD (General Manufacturing, Northstar Business Center PUD). Site Plan/Architectural Approval and Final Plat of Subdivision Approval is also request as part of the development. The development proposes demolition of an existing building at 8231-33 185th Street and reconfiguration of the existing lots to allow for construction of a new 87,267 sq. ft. warehouse building.

Present Plan Commissioners: Andrae Marak
 Acting Chair Kurt Truxal
 Terry Hamilton
 Brian Tibbetts

Absent Plan Commissioners: James Gaskill
 Angela Gatto
 Eduardo Mani
 Ken Shaw
 Chairman Garrett Gray (recused)

Village Officials and Staff: Dan Ritter, Planning Manager
 Lori Kosmatka, Associate Planner

Petitioners: Matthew Payton, Owner of Atlas Putty
 Steve Vernon, Vernon Development

Members of the Public: None

ACTING CHAIRMAN TRUXAL introduced Item #1 then requested a motion to open the public hearing. Motion made by COMMISSIONER MARAK. Seconded by COMMISSIONER TIBBETTS. ACTING CHAIRMAN TRUXAL requested a voice vote. Hearing no opposition, the motion was declared carried.

ACTING CHAIRMAN TRUXAL confirmed that he received certification of the notice of public hearing being posted in accordance with state law. He then proceeded to ask staff to present the report.

Dan Ritter, Planning Manager summarized the staff report that is attached as part of the minutes. Staff went over open items and gave an overview of the planned project.

ACTING CHAIRMAN TRUXAL then asked if the petitioner had anything to add, nothing was noted. He then asked if there were any members of the public wishing to speak, seeing none he went on to ask the commissioners if they had anything to add.

COMMISSIONER HAMILTON asked if the petitioner will have to come in front of the Commission if they were to expand the building to include multiple tenants in the future.

Dan Ritter, Planning Manager, noted that the petitioners are not seeking to divide the land but are leaving the option of allowing another tenant in the proposed building from an economic standpoint. The only process that would be necessary to do an interior division would be going through the appropriate building permitting process.

COMMISSIONER MARAK asked about the difference of cement and blacktop walkways and when it is appropriate to use them. Also, he noted that he has a vested interest in creating a walkable community and that concrete is not the best when seeking to achieve those goals but blacktop is a bit more pedestrian friendly while having more maintenance.

Dan Ritter, Planning Manager, responded that he would follow-up with the Village Engineer and Public Works department. He also noted that there is a partial plan; the multi-use paths which are blacktop are generally on major corridors instead of traditional neighborhoods to allow for bikes they require more maintenance than traditional concrete. There are also certain requirements that need to be met from an accessibility standpoint which guide the decision making when constructing pedestrian walkways.

COMMISSIONER MARAK noted that he does like the updates to the project.

Dan Ritter, Planning Manager, commented that the Village generally pushes for sidewalks, but in this case, there was no logical reasoning for placing sidewalk at this time.

COMMISSIONER MARAK agreed stating that he runs through that area regularly and it would not make sense to request sidewalks be placed on one interior lot.

ACTING CHAIRMAN TRUXAL asked why the petitioner chose to change the color on the building.

The Petitioner, Matthew Payton, Owner of Atlas Putty, was sworn in. He noted that the choice in paint color was just a personal preference and they wanted to tie the building into the other ones; The goal is to bring unity to the corporation, not have multiple buildings that are all different colors.

ACTING CHAIRMAN TRUXAL asked what color would the section of the building that was previously maroon would be.

Petitioner responded that it would be a dark grey. He said that he got his inspiration from a building he noticed on I-355 and he wanted to mimic that.

ACTING CHAIRMAN TRUXAL asked if there was anyone from the public that wished to speak. Seeing none a motion to close the public hearing was requested. Motion made by COMMISSIONER MARAK. Seconded by COMMISSIONER TIBBETTS. A voice vote was requested, hearing no opposition the motion was declared carried.

Dan Ritter, Planning Manager, summarized the standards.

ACTING CHAIRMAN TRUXAL requested a motion for the Special Use.

Motion 1 – Special Use for Substantial Deviation to the PUD

COMMISSIONER MARAK made a motion to recommend that the Village Board grant a Special Use for a Substantial Deviation from the Northstar Business Center PUD and Exceptions from the Zoning Ordinance to the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., to permit changes to the approved Lots and to permit the redevelopment of the property located at 8301 185th Street in the M-1 PD (General Manufacturing, Northstar Business Center PUD) zoning district, in accordance with the plans submitted and listed herein and adopt Findings of Fact as proposed by Village Staff in the Staff Report, subject to the following conditions:

1. Approval is subject to final engineering plan review and approval.
2. Approval is subject to the approval of the Final Plat by the Village Board and recording of the Plat with the County Recorder of Deeds prior to issuance of any permits.

Motion seconded by COMMISSIONER HAMILTON. Vote taken by roll call; all voted in favor. ACTING CHAIRMAN TRUXAL declared the motion as carried.

ACTING CHAIRMAN TRUXAL requested a motion for Site Plan/Architectural Approval.

Motion 2 – Site Plan/Architectural Approval

COMMISSIONER MARAK made a motion to grant the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., Site Plan and Architectural Approval to construct an approximately 87,267 sq. ft. industrial warehouse development on the property located at 8301 185th Street in the M-1 PD (General Manufacturing, Northstar Business Center PUD) zoning district, in accordance with the plans submitted and listed herein and subject to the following conditions:

1. Site Plan Approval is subject to the approval of the Special use for a PUD Deviation and Final Plat by the Village Board.
2. Site Plan Approval is subject to final engineering plan review and approval.

Motion seconded by COMMISSIONER TIBBETTS. Vote taken by roll call; all voted in favor. ACTING CHAIRMAN TRUXAL declared the motion as carried.

ACTING CHAIRMAN TRUXAL requested a motion for the Final Plat.

Motion 3 – Final Plat

COMMISSIONER TIBBETTS made a motion to recommend that the Village Board grant approval to the Petitioner, Steve Vernon of Vernon Development Inc., on behalf of Atlas Putty Products Co., Final Plat Approval for the Atlas Putty Subdivision dated March 22, 2022, subject to the condition that the Plat is subject to final review and approval by the Village Engineer and Village Attorney prior to recording.

Motion seconded by COMMISSIONER HAMILTON. The motion carried by way of unanimous roll call vote. ACTING CHAIRMAN TRUXAL declared the motion as carried.

ACTING CHAIRMAN TRUXAL noted this item is anticipated to go to Village Board on June 7th.

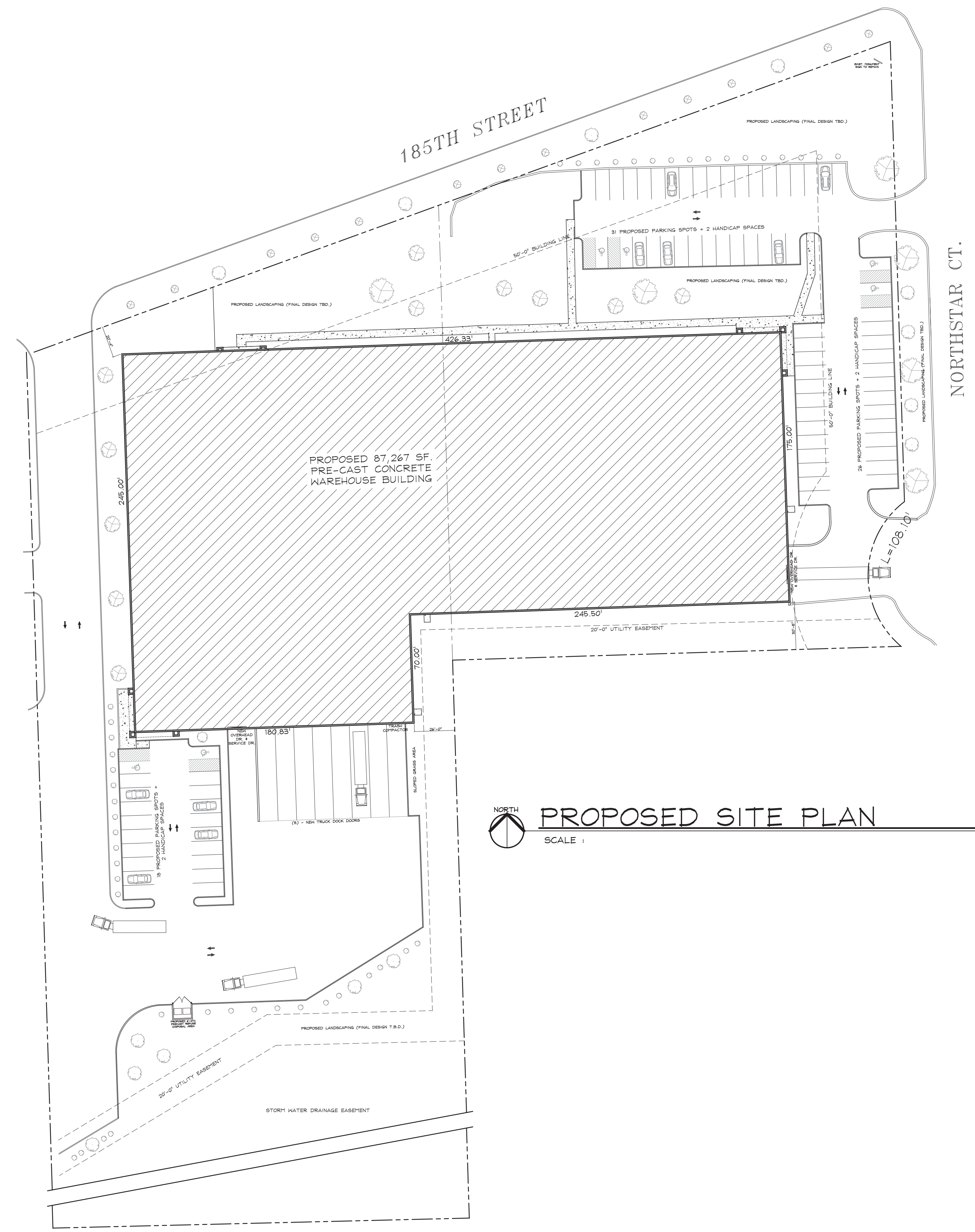
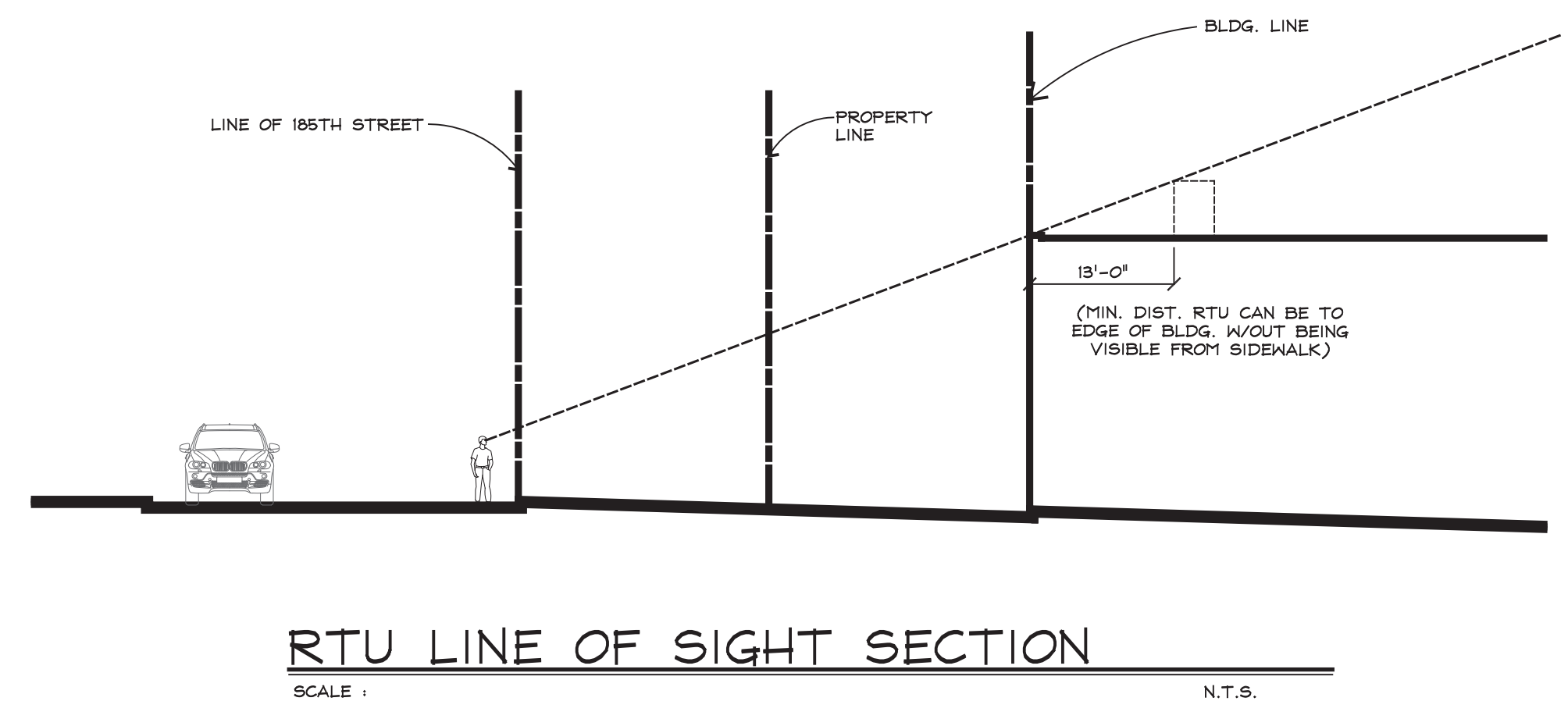
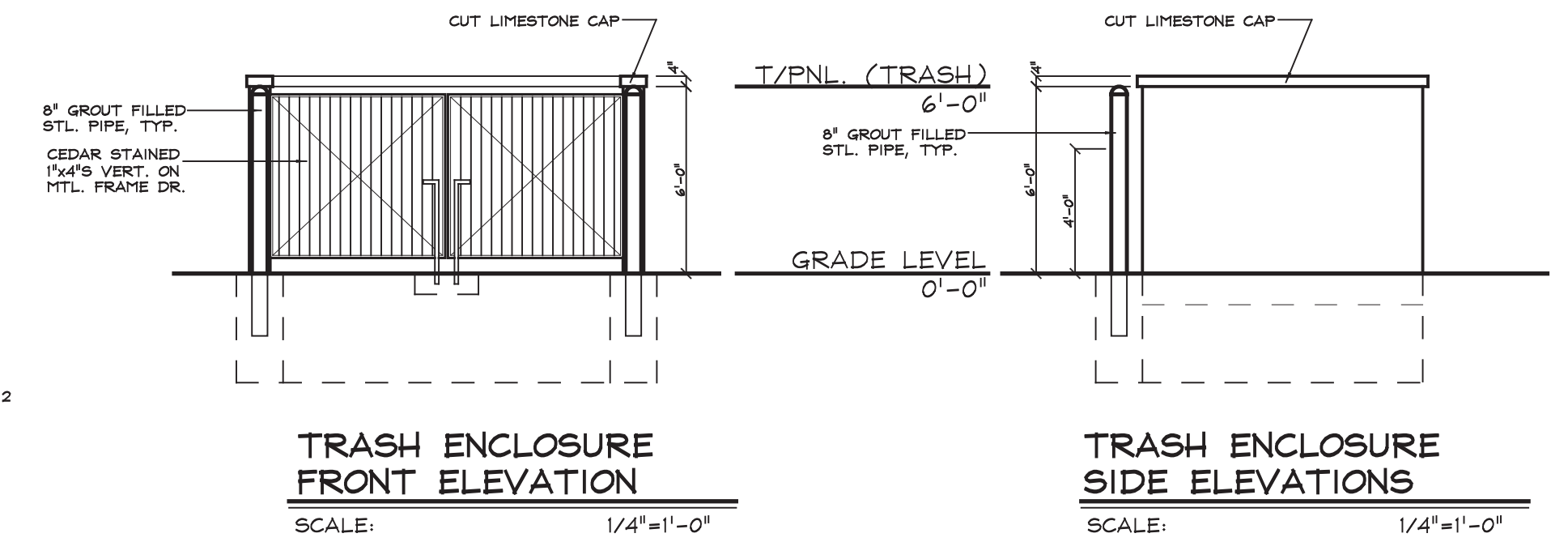
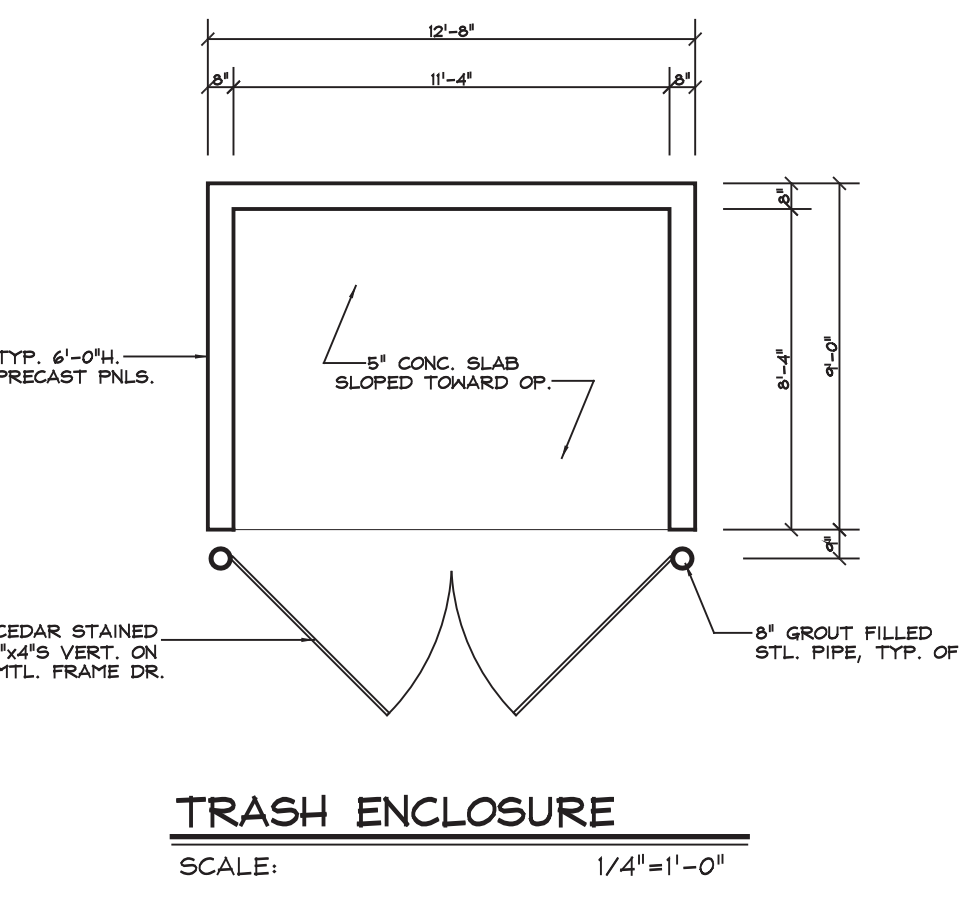
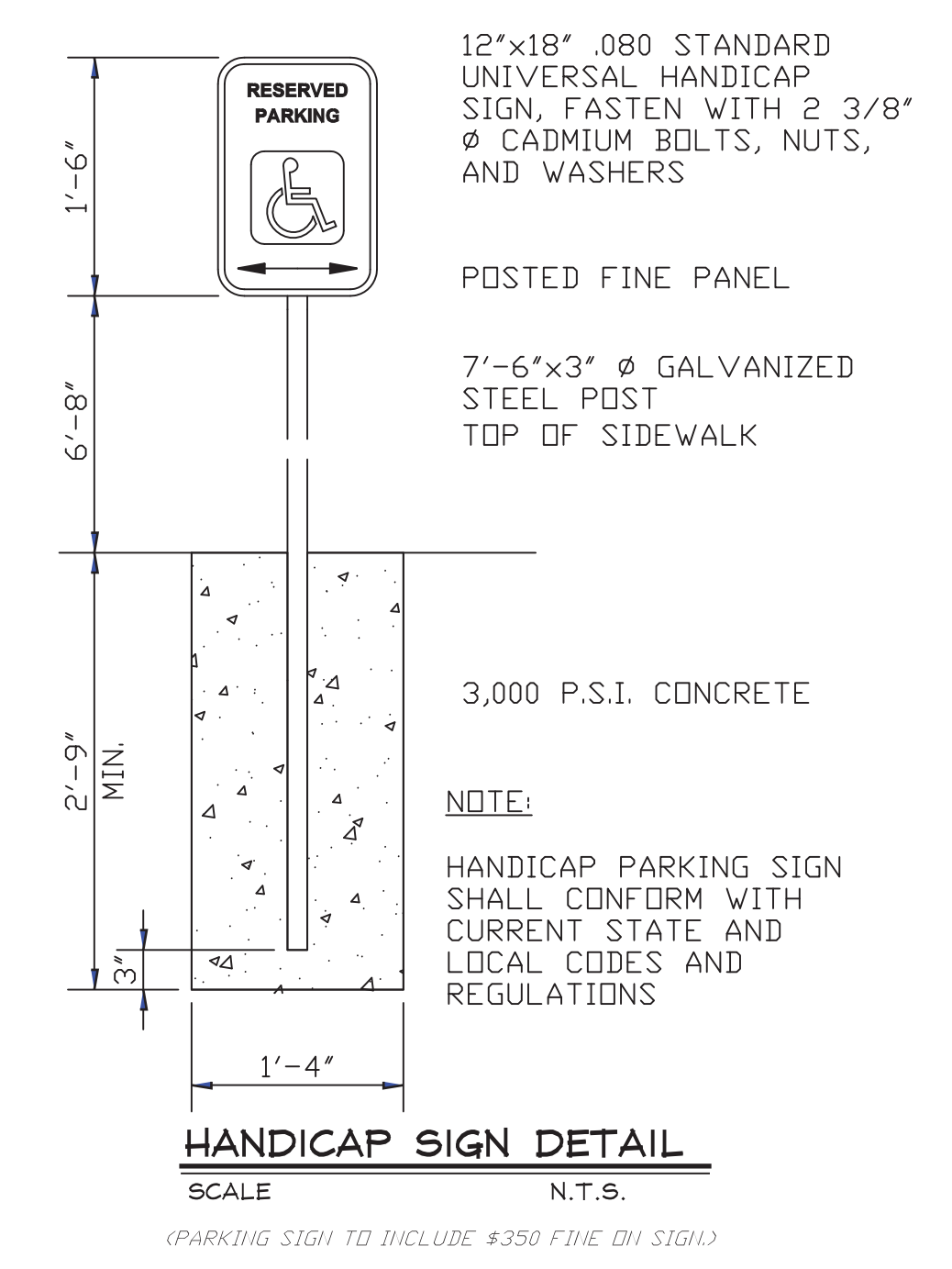
Dan Ritter, Planning Manager, noted to the Petitioner that he will be in touch with them about the Board meeting.

ATLAS PUTTY PRODUCTS COMPANY

185TH STREET, TINLEY PARK, IL.

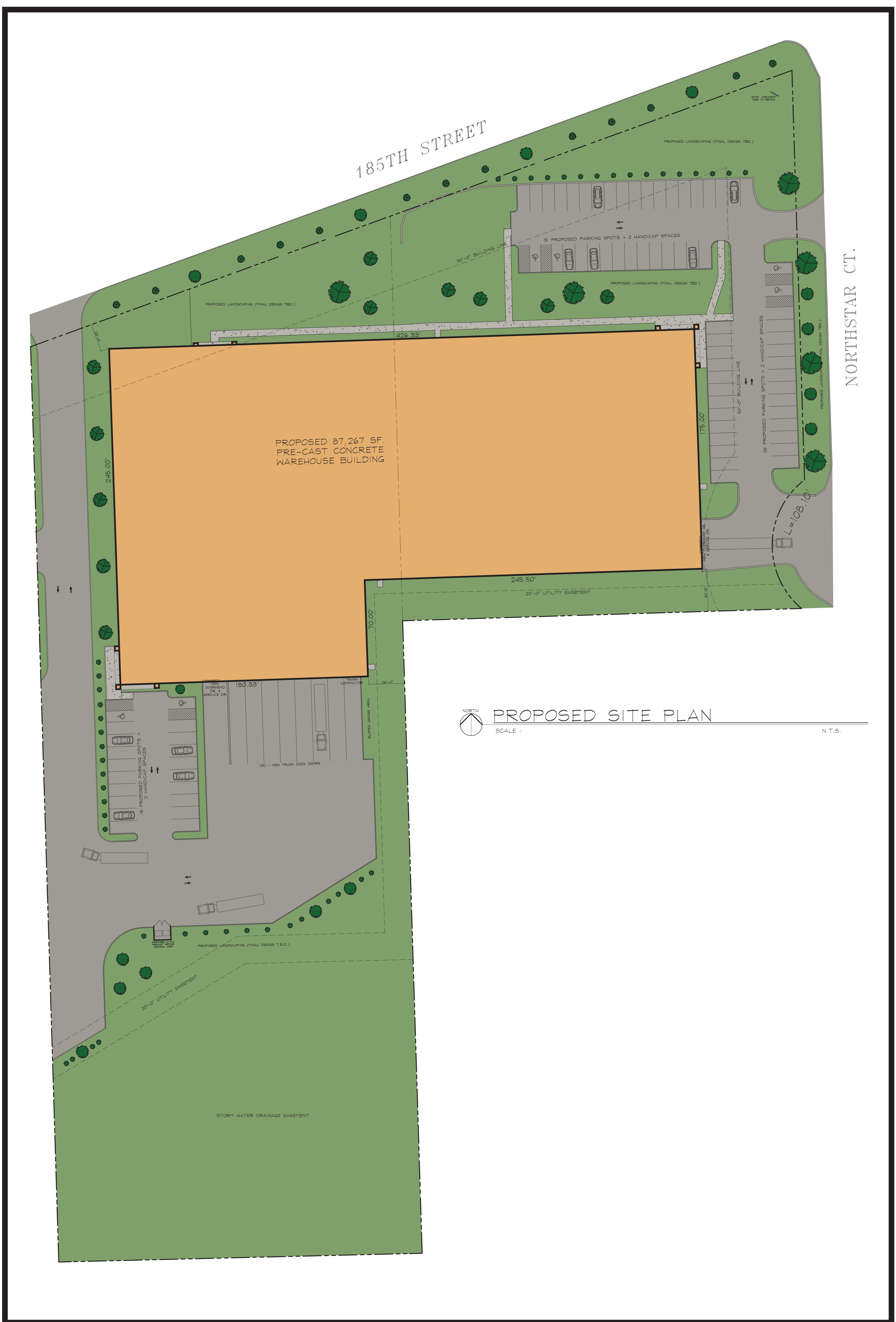
SITE DATA LEGEND

PROPERTY ZONING: M-1 GENERAL MANUFACTURING
 BUILDING USE: F-1 MODERATE-HAZARD FACTORY INDUSTRIAL
 SITE AREA: 274,145 S.F.
 PERVIOUS: ± 116,008 S.F. (42.3%)
 IMPERVIOUS: ± 70,870 S.F. (25.8%)
 BUILDING AREA: 87,267 S.F.
 F.A.R.: 31.9%
 PARKING PROVIDED: 6 HANDICAPPED + 75 STANDARD = 84 SPACES TOTAL (1/900 S.F. GROSS)
 DESIGN OCC. LOAD: 30 EMPLOYEES MAX. (REPORTED BY OWNER)



ATLAS PUTTY PRODUCTS COMPANY

8301 W. 183RD STREET, TINLEY PARK, IL.



PROPOSED SITE PLAN

SCALE :

N.T.S.

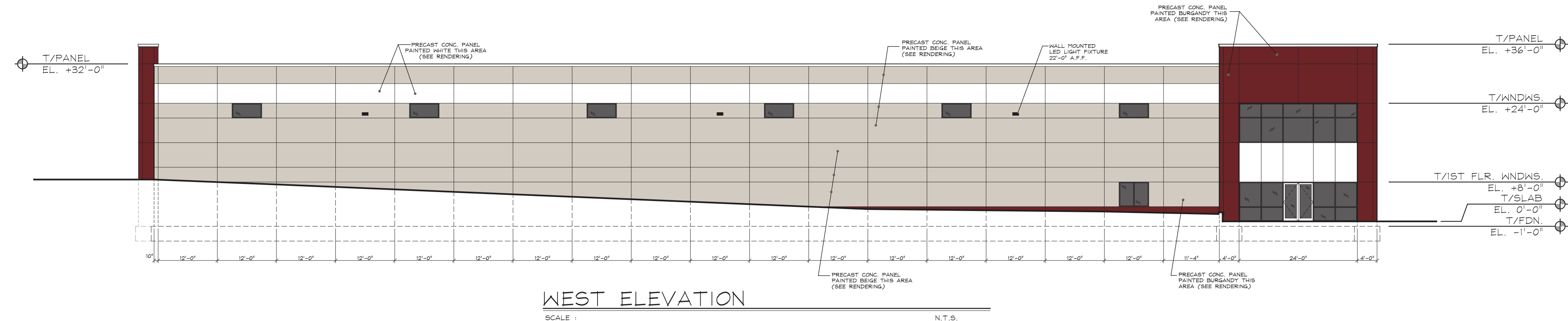




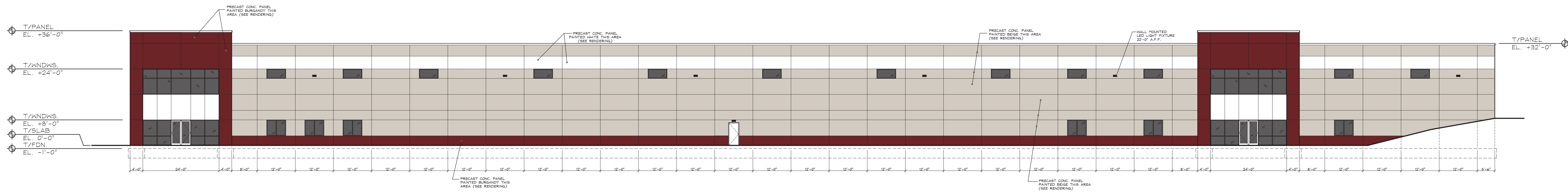


ATLAS PUTTY PRODUCTS COMPANY

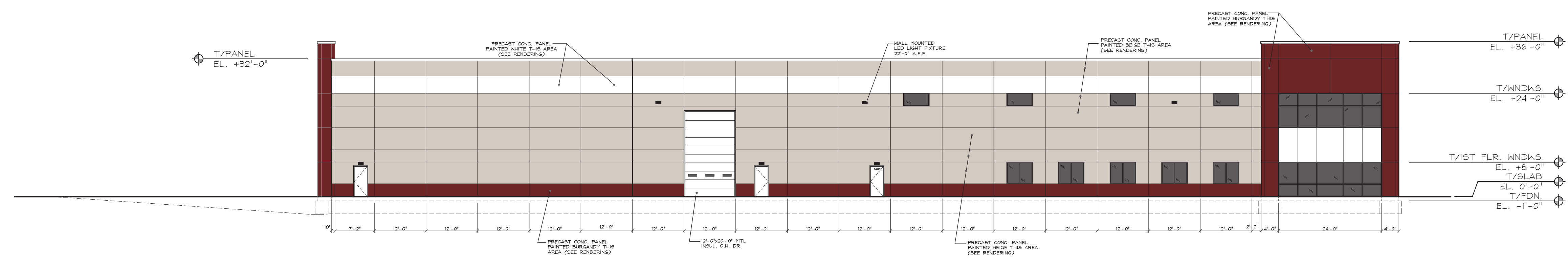
185TH STREET, TINLEY PARK, IL.



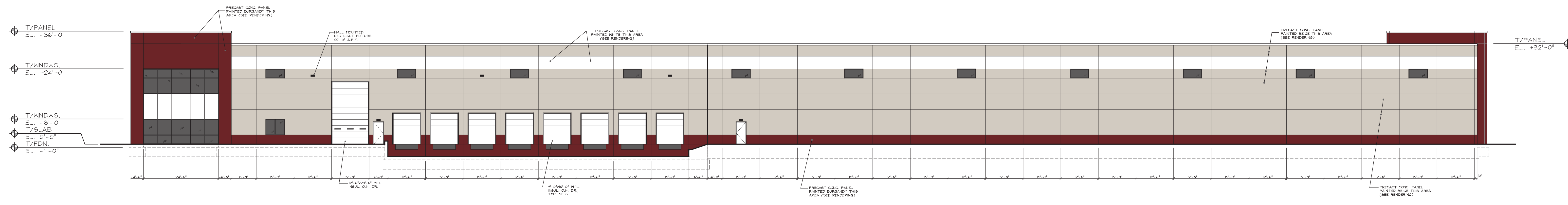
WEST ELEVATION
SCALE: N.T.S.



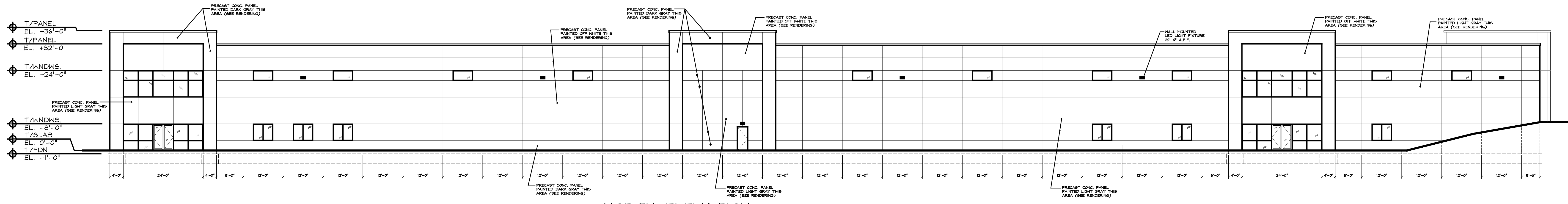
NORTH ELEVATION
SCALE: N.T.S.



EAST ELEVATION
SCALE: N.T.S.

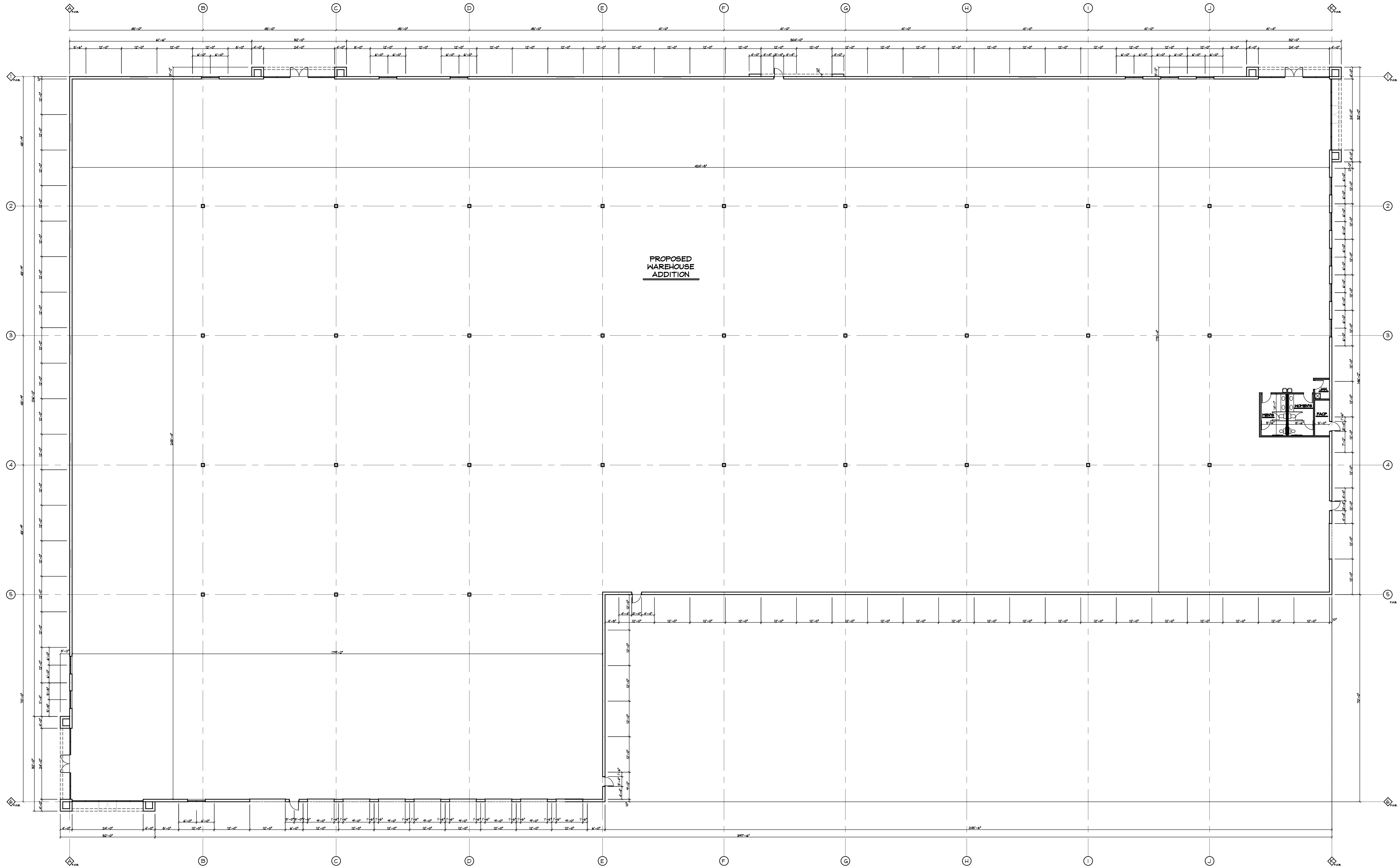


SOUTH ELEVATION
SCALE: N.T.S.



NORTH ELEVATION

SCALE: _____ N.T.S.

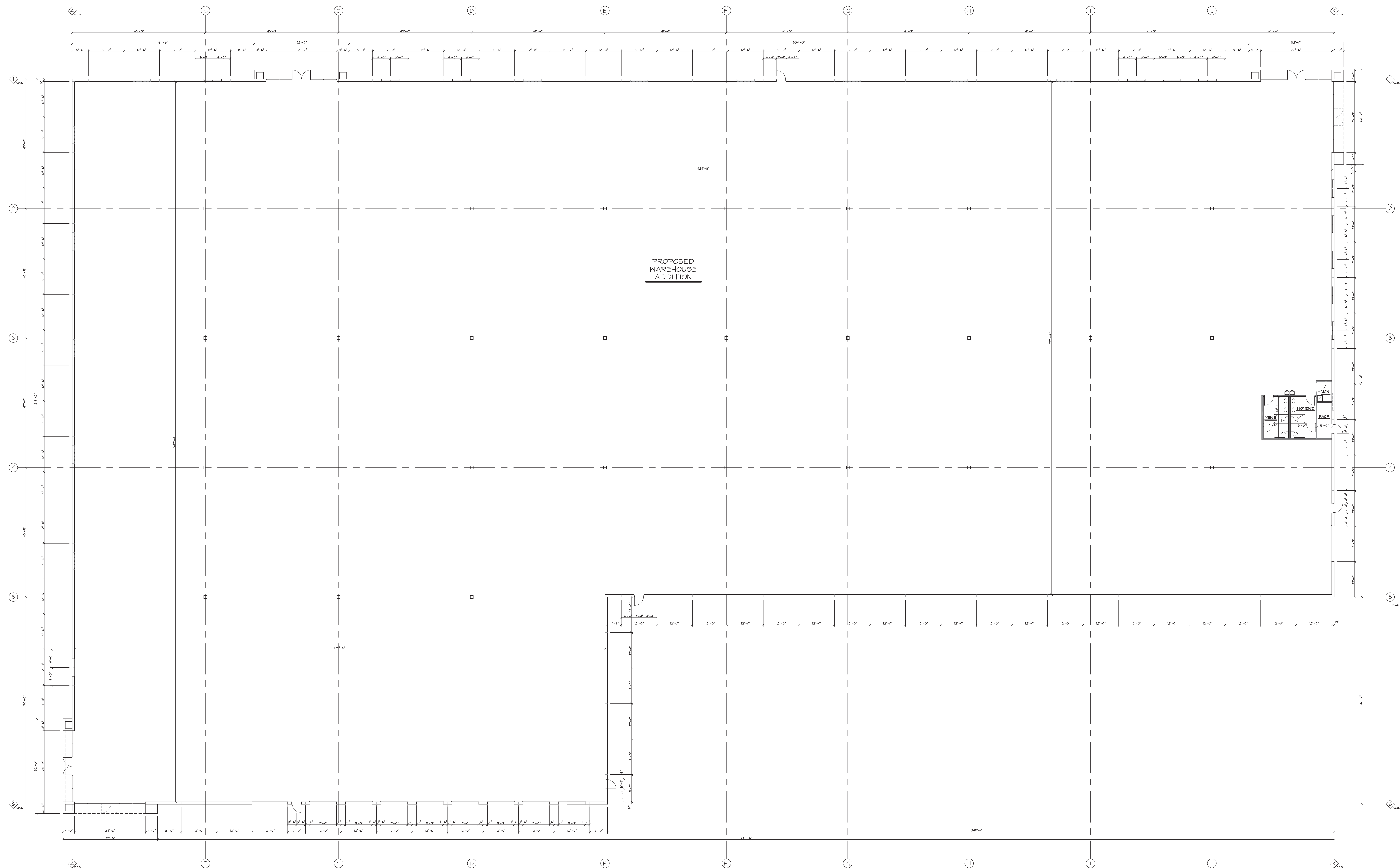


PROPOSED WAREHOUSE ADDITION

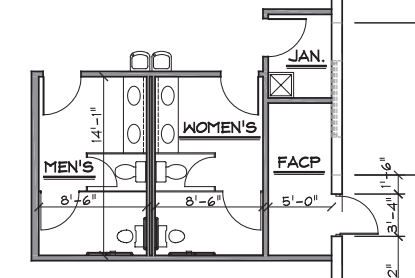
PROPOSED FLOOR PLAN LAYOUT
SCALE: N.T.S.

ATLAS PUTTY PRODUCTS COMPANY

185TH STREET, TINLEY PARK, IL.



PROPOSED
WAREHOUSE
ADDITION



NORTH
SCALE: 1/8" = 1'-0"
N.T.S.
PROPOSED FLOOR PLAN LAYOUT

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

RESOLUTION
NO. 2022-R-060

**A RESOLUTION APPROVING AND ACCEPTING THE ATLAS PUTTY FINAL
PLAT OF SUBDIVISION AT 8301 185TH STREET**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

RESOLUTION NO. 2022-R-060**A RESOLUTION APPROVING AND ACCEPTING THE ATLAS PUTTY FINAL
PLAT OF SUBDIVISION AT 8301 185TH STREET**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, the Village of Tinley Park (“Village”) has considered the Atlas Putty Plat of Subdivision (“Plat”) pertaining to certain real property located at 8301 185th Street (includes former addresses of 8351 185th Street and 8231-33 185th Street), Tinley Park, Illinois 60487 (“Subject Property”), a true and correct copy of which is attached hereto, dated March 22, 2022 and made a part hereof as **Exhibit A**; and

WHEREAS, said Plat, was referred to the Plan Commission of the Village and has been processed in accordance with the Village of Tinley Park Zoning Ordinance; and

WHEREAS, the Plan Commission reviewed the proposed Plat on May 19, 2022, at public meetings at which time all persons were afforded an opportunity to be heard; and

WHEREAS, the Plan Commission voted 4-0 in favor to recommend that said Plat be approved; and

WHEREAS, the Plan Commission of this Village has filed its report of findings and recommendations that the proposed Plat be approved by this President and Board of Trustees, and this Board of Trustees has duly considered said report of findings and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Plat; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: That the report and findings and recommendations of the Plan Commission of this Village are herein incorporated by reference as the findings of this Board of Trustees, as completely, as if fully recited herein at length.

SECTION 2: That the President and Board of Trustees of the Village of Tinley Park, hereby approve and accept said Plat, attached hereto as **Exhibit A**, and all necessary Village Officials and staff are hereby authorized to execute said Plat prior to final recording, subject to the following condition:

1. Final review and approval by the Village Engineer and Village Attorney.

SECTION 3: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Resolution shall be and is hereby repealed to the extent of such conflict.

SECTION 4: That this Resolution shall be in full force and effect from and after its adoption and approval.

SECTION 5: That the Village Clerk is hereby ordered and directed to publish this Resolution in pamphlet form, and this Resolution shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7th day of June 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

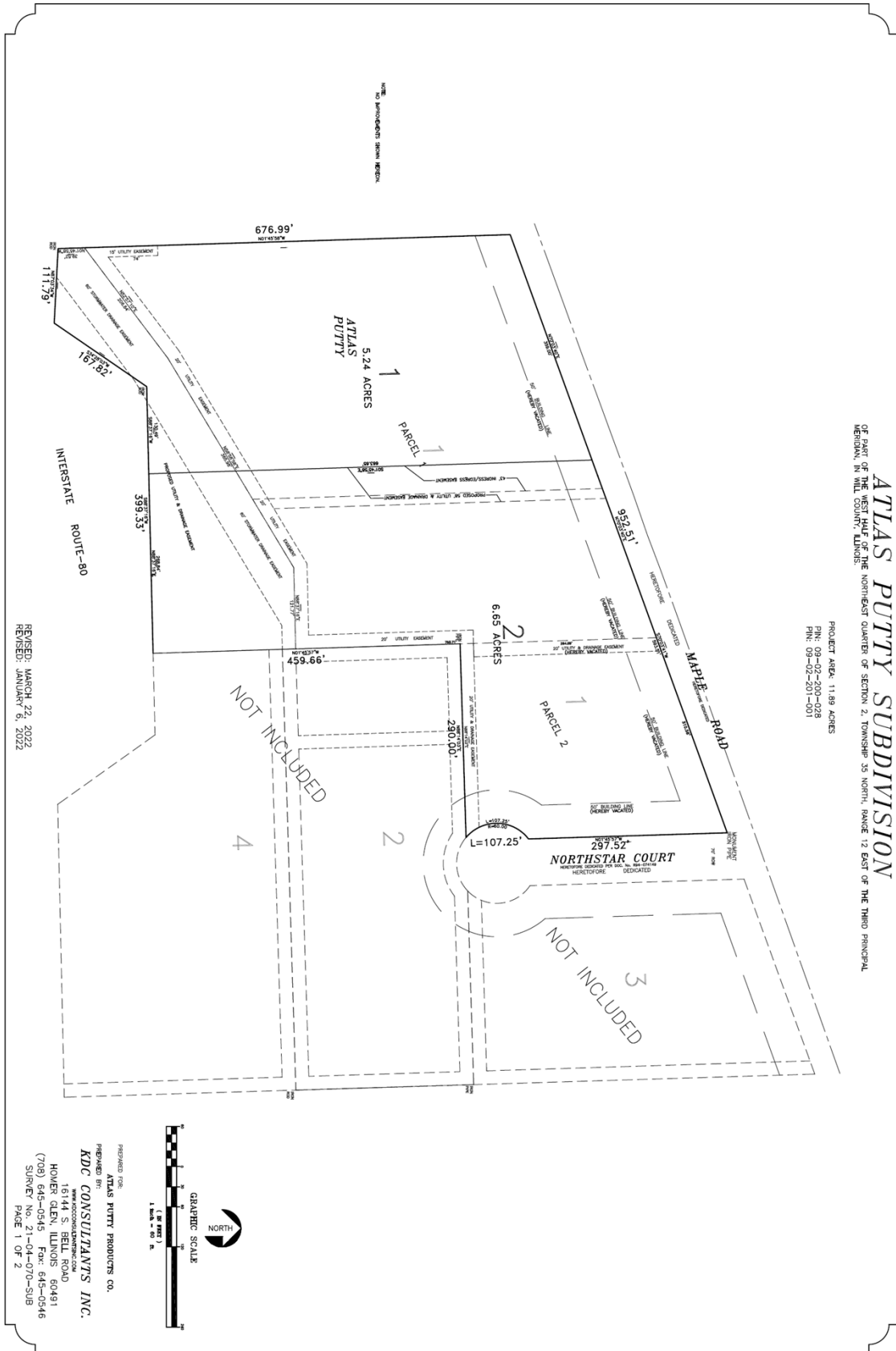
CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-R-060, “A RESOLUTION APPROVING AND ACCEPTING THE ATLAS PUTTY FINAL PLAT OF SUBDIVISION AT 8301 185TH STREET” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June 2022.

 NANCY M. O’CONNOR, VILLAGE CLERK

Exhibit A (2pgs)



ATLAS PUTTY SUBDIVISION

UTILITY AND FINANCE EXISTENCE PROVISIONS

A FURTHER PROVISION IS HEREBY AGREED TO AND GRANTED TO THE COMMUNITY BY THE DEVELOPER AND GRANTED TO THE COMMUNITY BY THE DEVELOPER AND GRANTED TO THE COMMUNITY BY THE DEVELOPER...

THE TOWN BOARD MEMBERS SHALL HAVE THE RIGHT TO REVIEW AND APPROVE THE FINANCIAL STATEMENTS OF THE DEVELOPER...

CONSENT TO THE BOARD MEMBERS AND OTHER PROPERTY OWNERS AND THE DEVELOPER TO A FURTHER PROVISION...

LANDSCAPE MAINTENANCE PROVISIONS

CONSENT TO THE BOARD MEMBERS AND OTHER PROPERTY OWNERS AND THE DEVELOPER TO A FURTHER PROVISION...

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LANDSCAPE MAINTENANCE PROVISIONS

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Professional seal and signature area for KDC CONSULTANTS INC. including name, address, and contact information.

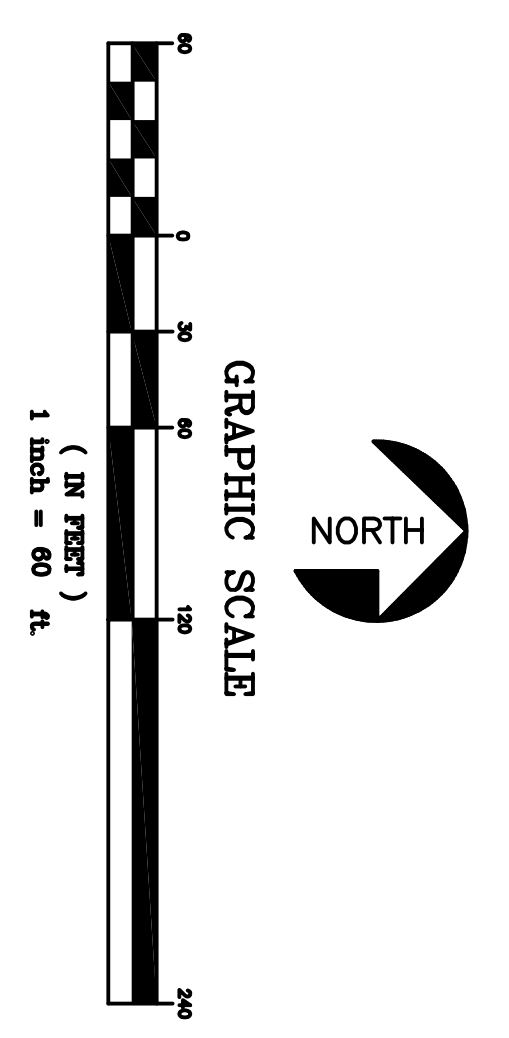
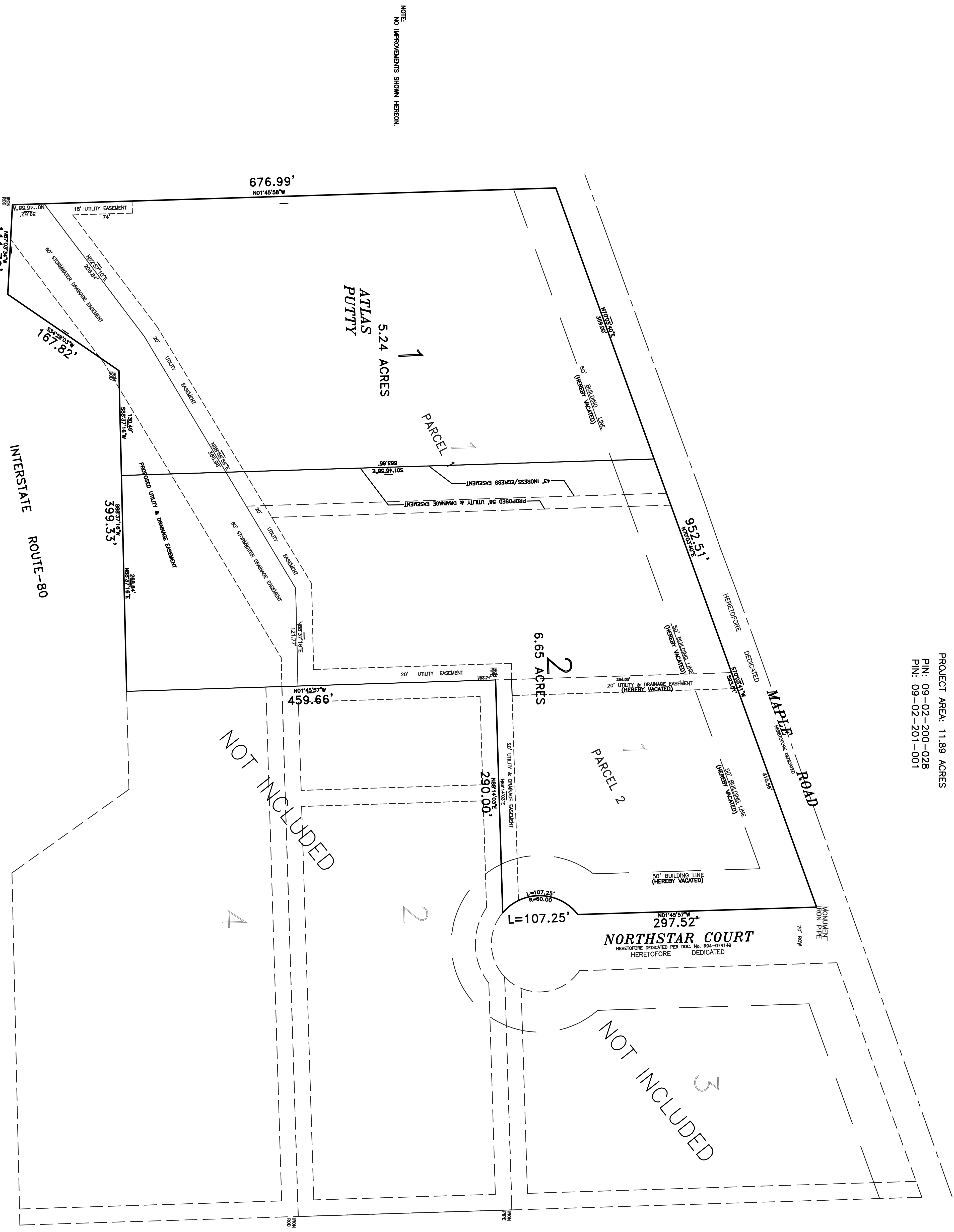
REVISION: MARCH 22, 2022
REVISION: JANUARY 6, 2022

PREPARED BY: KDC CONSULTANTS INC.
16144 S. BELL ROAD
HOOPER GLEN, ILLINOIS 60491
(708) 645-0545 FAX: 645-0546
PAGE 2 OF 2

ATLAS PUTTY SUBDIVISION

OF PART OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 2, TOWNSHIP 35 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS.

PROJECT AREA: 11.89 ACRES
 PIN: 09-02-200-028
 PIN: 09-02-201-001



PREPARED FOR:
ATLAS PUTTY PRODUCTS CO.

PREPARED BY:
KDC CONSULTANTS INC.
 WWW.KDCCONSULTANTSINC.COM
 16144 S. BELL ROAD
 HOMER GLEN, ILLINOIS 60491
 (708) 645-0545 FAX: 645-0546
 SURVEY No. 21-04-070-SUB
 PAGE 1 OF 2

REVISED: MARCH 22, 2022
 REVISED: JANUARY 6, 2022

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-044

**AN ORDINANCE GRANTING A MASONRY VARIATION FOR CERTAIN
PROPERTY LOCATED AT 9260 PLEASANT AVENUE**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

VILLAGE OF TINLEY PARK

Cook County, Illinois

Will County, Illinois

ORDINANCE NO. 2022-O-044**AN ORDINANCE GRANTING A MASONRY VARIATION FOR CERTAIN
PROPERTY LOCATED AT 9260 PLEASANT AVENUE**

WHEREAS, Section 6(a) of Article VII of the 1970 Constitution of the State of Illinois provides that any municipality which has a population of more than 25,000 is a home rule unit, and the Village of Tinley Park, Cook and Will Counties, Illinois, with a population in excess of 25,000 is, therefore, a home rule unit and, pursuant to the provisions of said Section 6(a) of Article VII, may exercise any power and perform any function pertaining to its government and affairs, including, but not limited to, the power to tax and to incur debt; and

WHEREAS, a petition for the granting of a certain variation (“Variation”) to permit the construction of a new single-family home without the required full first-floor masonry at 9260 Pleasant Avenue (“Subject Property”) has been filed by Paul Spass (“Owner” and “Petitioner”) with the Village Clerk of this Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, the Village of Tinley Park Plan Commission held a public hearing on the question of whether the Variation should be granted on May 19, 2022, at the Village Hall of this Village, at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, after hearing testimony on the petition, the Plan Commission found that the petition met the requisite standards enumerated in the Tinley Park Zoning Ordinance for granting the Variation and voted 5-0 to recommend to the Village President and Board of Trustees for the approval of the Variation; and

WHEREAS, the Plan Commission has filed its report and findings and recommendations regarding the Variation with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Variation; and

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF TINLEY PARK, COOK AND WILL COUNTIES, ILLINOIS, STATE AS FOLLOWS:

SECTION 1: The foregoing recitals shall be and are hereby incorporated as findings of fact as if said recitals were fully set forth herein.

SECTION 2: That the report of findings and recommendations of the Plan Commission are herein incorporated by reference as the findings of this President and the Board of Trustees, as complete as if fully set forth herein at length. This Board finds that the Petitioner has provided evidence establishing that they have met the standards for granting the Variation as set forth in Section X.G.4 of the Zoning Ordinance, and the proposed granting of the Variation as set forth herein is in the public good and in the best interest of the Village and its residents and is consistent with and fosters the purpose and spirit of the Tinley Park Zoning Ordinance.

Section X.G.4. of the Zoning Ordinance states the Plan Commission shall not recommend a Variation of the regulations of the Zoning Ordinance unless it shall have made Findings of Fact, based upon the evidence presented for each of the Standards for Variation listed below. The Plan Commission must provide findings for the first three standards.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
 - *While the property in question can yield a reasonable return if permitted to be used only under the conditions allowed the design style of the structure and its compatibility to the neighborhood's existing design style are compromised if the code requirements were to be met.*
2. The plight of the owner is due to unique circumstances.
 - *This is an "in-fill" development and one of four vacant lots on the block and is an existing established neighborhood. The Petitioner must construct a new home that is compatible with the neighborhood. The proposed design is compatible with the surrounding neighborhood's existing exterior materials and architecture.*
3. The Variation, if granted, will not alter the essential character of the locality.
 - *The existing neighborhood has a large mix of architectural styles and exterior building materials. The proposed materials fit in with the existing neighborhood and the design and quality of the home is not harmed by the reduction in the height of the masonry.*
4. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
 - a. The particular physical surroundings, shape, or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out;

- b. The conditions upon which the petition for a Variation is based would not be applicable, generally, to other property within the same zoning classification;
- c. The purpose of the Variation is not based exclusively upon a desire to make more money out of the property;
- d. The alleged difficulty or hardship has not been created by the owner of the property, or by a previous owner;
- e. The granting of the Variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and
- f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

SECTION 3: The Variation set forth herein below shall be applicable to the following described property:

LEGAL DESCRIPTION: LOT 26 IN TINLEY GARDENS, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 3, IN TOWNSHIP 35 NORTH AND IN RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 9, 1959, AS DOCUMENT NO. 888432, IN WILL COUNTY, ILLINOIS.

PARCEL IDENTIFICATION NUMBER: 19-09-03-102-018-0000

COMMONLY KNOWN AS: 9260 Pleasant Avenue, Tinley Park, Illinois

SECTION 4: That the Variation is hereby approved to the Petitioner in the R-2 Single-Family Residential Zoning District at the Subject Property to permit the construction of a new single-family home without the required full first-floor masonry, in accordance with the “List of Reviewed Plans” attached hereto as Exhibit A.

SECTION 5: Any policy, resolution, or ordinance of the Village that conflicts with the provisions of this Ordinance shall be and is hereby repealed to the extent of such conflict.

SECTION 6: That this Ordinance shall be in full force and effect from and after its adoption and approval.

SECTION 7: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, and this Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-044, “AN ORDINANCE GRANTING A MASONRY VARIATION FOR CERTAIN PROPERTY LOCATED AT 9260 PLEASANT AVENUE,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

 NANCY M. O’CONNOR, VILLAGE CLERK

Exhibit A

Per the May 19, 2022 Plan Commission Public Hearing Staff Report

LIST OF REVIEWED PLANS

Submitted Sheet Name	Prepared By	Date On Sheet
Applicant Application (Redacted)	Applicant	4/21/22
Applicant Narratives	Applicant	5/5/22, 5/10/22
Applicant Response to Standards	Applicant	4/21/22
Applicant Photos of Recent Construction (Naperville & Plainfield)	Applicant	5/5/22
Detailed Grading Plan (survey)	Martin M. Engineering, Inc.	1/14/22
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THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

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WHEREAS, a petition for the granting of a certain variation (“Variation”) to permit the construction of a new single-family home without the required full first-floor masonry at 9260 Pleasant Avenue (“Subject Property”) has been filed by Paul Spass (“Owner” and “Petitioner”) with the Village Clerk of this Village and has been processed in accordance with the Tinley Park Zoning Ordinance; and

WHEREAS, the Village of Tinley Park Plan Commission held a public hearing on the question of whether the Variation should be granted on May 19, 2022, at the Village Hall of this Village, at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, public notice in the form required by law was given of said public hearing by publication not more than thirty (30) days nor less than fifteen (15) days prior to said public hearing in the Daily Southtown, a newspaper of general circulation within the Village of Tinley Park; and

WHEREAS, after hearing testimony on the petition, the Plan Commission found that the petition met the requisite standards enumerated in the Tinley Park Zoning Ordinance for granting the Variation and voted 5-0 to recommend to the Village President and Board of Trustees for the approval of the Variation; and

WHEREAS, the Plan Commission has filed its report and findings and recommendations regarding the Variation with this Village President and Board of Trustees, and this Board of Trustees has duly considered said report, findings, and recommendations; and

WHEREAS, the Corporate Authorities of the Village of Tinley Park, Cook and Will Counties, Illinois, have determined that it is in the best interest of the Village of Tinley Park and its residents to approve said Variation; and

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4. Additionally, the Plan Commission shall also, in making its determination whether there are practical difficulties or particular hardships, take into consideration the extent to which the following facts favorable to the Petitioner have been established by the evidence:
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PASSED THIS 7th day of June, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 7th day of June, 2022.

VILLAGE PRESIDENT

ATTEST:

VILLAGE CLERK

STATE OF ILLINOIS)
 COUNTY OF COOK) SS
 COUNTY OF WILL)

CERTIFICATE

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Architectural Drawings	IJM Architects	5/4/22
Color Rendering of Front Elevation	n/a	4/21/22



PLAN COMMISSION STAFF REPORT

May 19, 2022 – Public Hearing

Paul Spass – Residential Single-Family Masonry Variation

9260 Pleasant Avenue

Petitioner

Paul Spass

Property Location

9260 Pleasant Avenue

PIN

19-09-031-02018-0000

Zoning

R-2 (Single Family Residential)

Approvals Sought

Variation



EXECUTIVE SUMMARY

The Petitioner, Paul Spass (Property Owner), is requesting a masonry Variation from Section V.C.4.B. of the Zoning Ordinance to permit a new residential home to be constructed without the required full first floor masonry on the property at 9260 Pleasant Avenue in the R-2, Single-Family Residential Zoning District.

The Village Board adopted code changes that moved the masonry requirements from the Building Code to the Zoning Ordinance in December 2019. Residential masonry requirements were maintained as they were in the building code, which requires face brick or stone to be installed on the first floor of all residential buildings.

The Petitioner is proposing to construct a new house on a vacant lot. He requested the Variation due to the intended architectural design and to fit in with the neighborhood's varying use of residential building materials on existing homes. The home is located in an older developed subdivision that was originally developed under Will County jurisdiction and annexed in 1997.

Project Planner

Lori Kosmatka
Associate Planner

EXISTING SITE & HISTORY

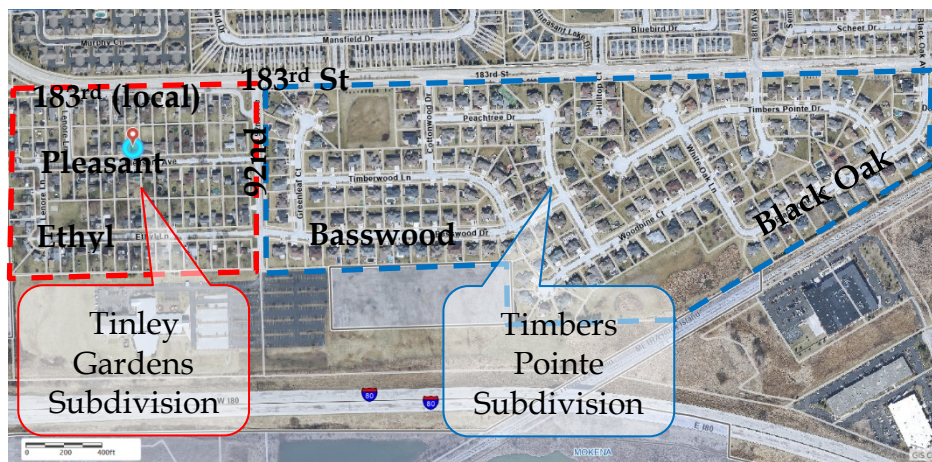
The subject lot is 11,767 square feet in size (71.75 ft. wide and 164 ft. deep). The existing lot is nonconforming to the typical R-2 standards (minimum lot area of 13,000 square feet and minimum lot width of 90 feet), but was granted a variation along with other lots in the subdivision upon its annexation for any non-conforming zoning bulk regulations. The lot currently has a detached garage and a portion of a driveway existing on the east side of the property that was previously used by the neighboring lot (9258 Pleasant Ave). The accessory structure is currently non-conforming without a principal structure and use, but is proposed to be demolished with this new development.



The home is located in an older area west of 92nd Avenue and south of 183rd Street within the Tinley Gardens Subdivision. This area was previously under Will County jurisdiction and annexed in 1997 (Ord. # 97-O-073). The lots are relatively narrow and long compared to more modern subdivisions, such as the Timbers Pointe development east of 92nd Avenue. Homes in the Tinley Gardens neighborhood vary greatly in size, architectural style, age, and building materials due to a number of lot redevelopments over the years.

CODE BACKGROUND & ZONING

The Village Board adopted code changes that moved the masonry requirements from the Building Code to the Zoning Ordinance in December 2019. The commercial masonry requirements were revised to maintain high architectural standards, but to allow for some additional flexibility use newer materials (precast concrete, fiber cement board, etc.) Residential masonry requirements were maintained at the previously existing level required in the building code, which requires face brick or stone to be installed on the full first floor of all residential buildings.



Neighborhoods Map

Previously, all “masonry waivers” went to the Community Development Committee since it was under the purview of the Comprehensive Building Code. Since masonry and exterior architectural requirements are now located in the Zoning Ordinance, a Variation of the masonry requirements is reviewed by Plan Commission depending on the circumstance. The Residential Masonry Requirements are located in Zoning Code Section V.C.4.B.:

“In all single-family detached, single-family attached, townhomes, and in all singlefamily semi-detached dwellings, exterior walls shall be constructed of face brick or decorative stone. Said construction shall commence from the finished grade and shall extend to the uppermost portion of the first story of such dwellings.”

The properties to the north, south, and west within Tinley Gardens are all zoned R-2, Single-Family Residential and located in the same subdivision. Along Pleasant Avenue, all the properties have existing single-family homes located on them, apart from three vacant lots. Shown below are images of adjacent single-family properties that are referenced on the map.

VARIATION REQUEST

The Petitioner is proposing to construct a new two-story single-family home with the majority of the exterior utilizing vinyl siding, and architectural shingles. A small portion of the front façade will utilize brick which will wrap entirely around the base of the structure. The brick is proposed to be installed four feet in height to the bottom of the first floor window sills. The Petitioner has indicated they are looking to create a modern style house that does not traditionally utilize large amounts of brick, which has been noted in recent developments in Plainfield, Naperville, & New Lenox. The Petitioner’s narrative states this partial band of brick is in keeping with the current times, and he prefers it so that the two stories do not appear to be two stories stacked on top of each other with two different materials. The Petitioner also notes the inconsistencies of exterior finishes in the neighborhood’s existing homes allow for an acceptance of this variance modification requested. Originally the partial brick was only proposed on the front elevation, however after discussions with staff, it was agreed to wrap the building with the proposed brick as required by the code as well.



Proposed Front Elevation



Proposed Front Rendering

The traditional Standards for a Variation are difficult to apply in regards to Variations that concern architectural design in older subdivisions. While there are no specific standards set for residential architectural requests, it is useful to look at the context of the neighborhood similar to some of the standards set for commercial architectural plan reviews. The three most relevant standards used are listed below:



Examples of Partial Brick New Construction provided by Petitioner (L) Naperville, (R) Plainfield

- a. Compatible Architecture – Is the new structure and proposed materials compatible with neighboring properties and the surrounding neighborhood’s existing housing stock?
- b. Proposed Building Materials – Are the proposed materials of high-quality and durability? Do the proposed materials negatively affect the homes attractiveness or future marketability?
- c. Cohesive Building Design – Do the proposed materials compliment the style and design of the home, or do they detract compared to alternative materials? Do the proposed exterior materials compliment the architectural design and create natural breaks within the façade to transition between materials?

The standard the Village's Community Development Committee traditionally used was to review masonry Variations in context with the existing neighborhood's architecture. This ensures the character and quality of materials within a neighborhood does not degrade over time and that new homes fit in with the existing neighborhood. It is important that the proposed architecture/building materials are not so incongruent with the existing architecture/building material that it devalues existing property. The goal should be that the new "in-fill" development is compatible with the neighborhood, enhances rather than detracts, and will maintain value over time.

The first floor exteriors of homes on this block are mostly vinyl frame with siding and no brick. Of the 29 total homes on the block, only eight have some form of brick. The use of masonry is similar in the overall Tinley Gardens subdivision. The architectural styles are mixed and vary. The Commission may wish to discuss whether they are trying to maintain the integrity of the existing character of the block or whether they wish to transition the neighborhood into a more modern masonry aesthetic.



Pleasant Avenue Map of Exterior Materials (5/11/22)

- Masonry/brick conforming
- Some masonry/brick, nonconforming
- No masonry/brick



#1: 9242 Pleasant (same side of block) - no brick



#2 9258 Pleasant (immediately east)- no brick



#3 9300 Pleasant (immediately west) - no brick



4 #4 9306 Pleasant (same side of block)- brick conforming



#5 9243 Pleasant (opposite side of block) - no brick



#6 9253 Pleasant (opposite side of block) - no brick



#7 9257 Pleasant (directly across street) - no brick



#8 9301 Pleasant (opposite side of block) - no brick



#9 9307 Pleasant (opposite side of block) - some brick

As with all Variations, staff encourages Petitioners to meet the code requirements as closely as possible. The Commission can discuss any alternative solutions that may be more suitable based on the particular situation and neighborhood context.

STANDARDS FOR A VARIATION

Section X.G.4. of the Zoning Ordinance states the Plan Commission shall not recommend a Variation of the regulations of the Zoning Ordinance unless it shall have made Findings of Fact, based upon the evidence presented for each of the Standards for Variations listed below. The Plan Commission must provide findings for the first three standards; the remaining standards are provided to help the Plan Commission further analyze the request. Staff prepared draft responses for the Findings of Fact below, which indicate support for the request. If the Plan Commission wishes to recommend denial, alternative findings will need to be indicated.

1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the district in which it is located.
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 - f. The proposed Variation will not impair an adequate supply of light and air to an adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

MOTION TO CONSIDER

If the Plan Commission wishes to act on the Petitioner's request, the appropriate wording of the motion is listed below. The protocol for the writing of a motion is to write it in the affirmative so that a positive or negative recommendation correlates to the Petitioner's proposal. By making a motion, it does not indicate a specific recommendation in support or against the plan. The Commission may choose to modify, add, or delete from the recommended motions and any recommended conditions.

"...make a motion to recommend that the Village Board grant the Petitioner, Paul Spass, a Masonry Variation from Section V.C.4.B. of the Zoning Ordinance to permit a new single-family home to be constructed with 4' of first floor masonry instead of the required full first floor at the property located at 9260 Pleasant in the R-2 (Single-Family Residential) zoning district consistent with the List of Submitted Plans and adopt Findings of Fact as proposed in the May 19, 2022 Staff Report. "

LIST OF REVIEWED PLANS

Submitted Sheet Name	Prepared By	Date On Sheet
Applicant Application (Redacted)	Applicant	4/21/22
Applicant Narratives	Applicant	5/5/22, 5/10/22
Applicant Response to Standards	Applicant	4/21/22
Applicant Photos of Recent Construction (Naperville & Plainfield)	Applicant	5/5/22
Detailed Grading Plan (survey)	Martin M. Engineering, Inc.	1/14/22
Architectural Drawings	IJM Architects	5/4/22
Color Rendering of Front Elevation	n/a	4/21/22



Interoffice Memo

Date: June 7, 2022

To: Village Board

From: K. Thirion

Subject: Engagement Letter – Walsh Law Group, P.C.

The approval of Walsh Law Group, P.C.'s Engagement Letter would authorize the Village to utilize their services as required.



*Attorneys and
Counselors at Law*

Patrick J. Walsh

Direct: (630) 457-4242
pwalsh@gwmwlaw.com

VIA EMAIL

June 1, 2022

Mayor Michael Glotz
Village of Tinley Park
16250 S. Oak Park Avenue
Tinley Park, IL 60477
mglotz@tinleypark.org

Re: Legal Representation

Dear Mayor Glotz:

Thank you for the opportunity to represent the Village of Tinley Park. The purpose of this letter is to inform you of the terms of the engagement of our office.

1. **Scope of Services.** This letter confirms that you have retained our law firm to perform various legal services at the direction of the Village of Tinley Park's corporate authorities.
2. **Firm Personnel.** I will be responsible for the supervision and handling of your services, but you are engaging the firm and not me individually. We will utilize paralegal staff to handle administrative tasks.
3. **Legal fees.** The Village of Tinley Park will be responsible for the payment of fees for work performed by firm personnel.

For work performed by the firm on behalf of the Village of Tinley Park, the firm shall record and seek recovery for its work based upon its usual and customary rates for work of this kind, but no less than the following hourly rates: Work performed by Patrick Walsh, will be charged at the hourly rate of \$215.00 per hour. Work performed by paralegals will be charged at the hourly rate of \$60.00 per hour.

4. **Retainer.** N/A.
5. **Costs and Disbursements.** The Village will be responsible for the payment of all costs and disbursements reasonably incurred or made on the Village's behalf.
6. **Invoices.** As applicable.

7. **Mutual Communication.** A solid attorney-client relationship is a two-way street. Lawyers need timely and complete cooperation and assistance from their clients just as clients need timely and complete cooperation and assistance from their lawyers.

We will therefore keep the Village informed of the progress of the services we provide as our work progresses and would be pleased to discuss the preparation of periodic status reports. Please feel free to contact me at any time if you ever have questions about any aspect of our work in this regard.

We must also require, however, that the Village provide us with timely responses to requests for documentation and information that we may need to carry out our function as counsel. Please bear in mind that if we do not obtain such cooperation, the quality of our representation shall suffer and we may, in fact, feel constrained to withdraw from any further work.

Unless we hear otherwise from you in writing, we may use cellular telephones, facsimile transmissions, and unencrypted email as forms of media to communicate with you.

8. **Withdrawal.** Of course, our engagement is conditioned upon your full cooperation with my office in connection with the subject matter of the engagement. We will have the right to terminate our representation of the Village if the Village does not cooperate with us, if a conflict of interest arises which would make our continued representation improper, if any conduct which is improper in light of the Illinois Code of Professional Responsibility is requested of us, or if we are not paid promptly. The Village may terminate the attorney-client relationship at any time and for any reason. However, such termination does not absolve the Village or responsibility to pay for services or costs and disbursements incurred prior to our receipt of notice of termination, or incurred subsequent to such notice but, in our view, reasonably necessary to withdraw from any further work. If we are terminated, we will give the Village a copy of our file for its new counsel upon payment of all litigation costs incurred and disbursements made by the firm on the Village's behalf, including the cost to photocopy the file.
9. **No Guarantee of Fees, Costs or Results.** It is difficult to estimate, in advance, the amount of fees and costs that we will incur in connection with work performed by the firm. Please note that any statement or estimate about such fees or costs other than the flat fee commitment stated herein is just that – an estimate. Similarly, we make no representation as to any outcome in this matter, and thus cannot guarantee that the ultimate outcome will be consistent with your wishes.
10. **Binding and Entire Agreement.** This letter represents the entire agreement between us, and neither party is relying or is entitled to rely on any representation not expressly contained in this agreement.

If this letter reflects the Village's understanding, please sign, date and return a copy of this letter to me. We reserve the right to delay commencement of work until you have signed and returned this letter to us and to cease work if you do not sign and return a copy to us within fourteen (14) days. To the extent work has been performed prior to execution of this letter, the terms hereof will govern.

We appreciate the opportunity to work with the Village of Tinley Park and provide legal services. The Village of Tinley Park is a valued client of our firm and thank you for your confidence.

Very truly yours,

GRIFFIN WILLIAMS
MCMAHON & WALSH, LLP.

By: _____
Patrick J. Walsh, Esq.

Agreed: _____
Mayor Michael Glotz
As Mayor of the Village of Tinley Park

Date: _____



Interoffice Memo

Date: May 26, 2022

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager
John Urbanski, Public Works Director

From: Terry Lusby, Jr., Facilities & Fleet Superintendent

Subject: Approve Public Works Fleet Vehicle Purchase List

Presented at the Committee of the Whole and Village Board meetings for consideration and possible action.

Description: Approve the Public Works Fleet Vehicle Purchase List that includes various vehicles with a purchase amount exceeding \$20,000 for each vehicle as listed below.

Background: Requesting purchase approval for the following vehicles that were previously pre-approved via FY 2023 budget:

<u>Vehicle/Equipment</u>	<u>Estimated Cost</u>	<u>Quantity</u>
PW Chipper	\$110,000	1
PW Sewer Jet	\$525,000	1
PW Pickup Truck	\$56,000	3
PW Mini Van	\$33,500	2
PW Plow Truck	\$257,000	1
PW Wheel Loader	\$245,000	1
PW Dump Truck	\$90,000	3
PW Escape	\$33,500	1
PW Aerial Truck	\$120,000	1
PW Safety Attenuater Trailer	\$35,000	1
PW SUV	\$40,000	1
PW Light Tower	\$20,000	1
Police Ford Transit	\$75,000	1
Police Exploer Interceptor	\$54,000	5
Police SUV	\$40,000	3
Police Taurus	\$40,000	1
FD Tahoe *	\$53,000	3
VM Explorer *	\$45,000	1
Building Taurus	\$33,500	1
Marketing Trolley	\$225,000	1
TOTAL	\$2,858,000	

* Denotes vehicles planned to be acquired via Enterprise.

All vehicles will be purchased through our standing cooperative purchasing agreements (Suburban Purchase Cooperative, Southwest Conference, Northwest Conference, National Joint Powers Alliance, General Services Administration, Houston-Galveston Council, Illinois Procurement Bulletin, and Enterprise Lease Program).

Budget / Finance: Funding is budgeted and available in the approved FY2023 Budget; Capital Fund.

Budget Available	\$2,858,000
<u>Contract Amount (Approximate)</u>	<u>\$2,858,000</u>
Difference – UNDER BUDGET (Approximate)	\$0

Staff Direction Request:

1. Approve the Public Works Fleet Vehicle Purchase List as estimated in the following amount of \$2,858,000.
2. Direct staff as necessary.



Interoffice Memo

Date: May 26, 2022

To: Pat Carr, Village Manager
Hannah Lipman, Assistant Village Manager
John Urbanski, Public Works Director

From: Terry Lusby, Jr., Facilities & Fleet Superintendent

Subject: Approve Public Works Fleet Vehicle/Equipment List For Disposal

Presented at the Committee of the Whole and Village Board meetings for consideration and possible action.

Description: Approve the Public Works fleet vehicle/equipment list for disposal which includes various items valued over \$1,000.

Background: When the Village replaces vehicles or equipment, staff declares outdated and unused vehicles or equipment as surplus to be sold or disposed of. Staff is requesting authorization to dispose the following Village owned vehicles/equipment:

Vehicles/Equipment

2000 Vermeer Chipper	2015 Ford Explorer	2004 Ford Explorer
2010 International Sewer Jet	2012 Ford Explorer	2007 Chevrolet Suburban
2007 Ford Pickup Truck	2011 Ford Taurus	2009 Chevrolet Tahoe
2009 Dodge Caravan	1986 Chevy Suburban	2000 Ford Crown Vic (Qty. 4)
2006 International Dump Truck	1991 Chevy Van	2014 Ford Taurus
2009 Caterpillar Wheel Loader	2000 Ford Crown Vic	2000 Dodge Caravan
2005 Ford Dump Truck	2001 Chevy Tahoe	2006 Ford Explorer
2007 Ford Dump Truck	2001 Ford Crown Vic	2014 Chevrolet Tahoe
2008 Ford Dump Truck	2003 Chevy Tahoe	2002 Chevrolet Pickup
2010 Ford Escape	2015 Chevy Equinox	2007 Chevrolet Tahoe
2013 Dodge Caravan	2012 Ford Taurus 2011	Ford Pickup Truck
2009 Ford Pickup Truck	2013 Ford Explorer (Qty. 2)	2006 Ford Econoline Van
2010 Jeep Cherokee	1982 Evens Jr. Tilt Trailer	

The Village uses multiple methods to achieve the highest amount of compensation for its surplus vehicles or equipment. Most items will be sold through Public Auctions or through salvage and recycling companies.

Staff Direction Request:

1. Approve the Public Works fleet vehicle/equipment list for disposal.
2. Direct staff as necessary.

Attachment:

1. Surplus List w/VIN numbers.

THE VILLAGE OF TINLEY PARK
Cook County, Illinois
Will County, Illinois

ORDINANCE
NO. 2022-O-047

**AN ORDINANCE AUTHORIZING THE DISPOSAL OF SURPLUS PERSONAL PROPERTY
OWNED BY THE VILLAGE OF TINLEY PARK**

MICHAEL W. GLOTZ, PRESIDENT
NANCY M. O'CONNOR, VILLAGE CLERK

WILLIAM P. BRADY
WILLIAM A. BRENNAN
DIANE M. GALANTE
DENNIS P. MAHONEY
MICHAEL G. MUELLER
COLLEEN M. SULLIVAN
Board of Trustees

**VILLAGE OF TINLEY PARK
Cook & Will County, Illinois**

ORDINANCE NUMBER 2022-O-047

**ORDINANCE AUTHORIZING THE DISPOSAL OF SURPLUS PERSONAL PROPERTY OWNED
BY THE VILLAGE OF TINLEY PARK**

WHEREAS, pursuant to Section 11-76-4 of the Illinois Municipal Code (65 ILCS 5/11-76-4), the Corporate Authorities of the Village of Tinley Park may dispose of personal property owned by the Village when, in the opinion of a simple majority of the Corporate Authorities, such property is no longer necessary or useful to, or for the best interests of, the Village; and

WHEREAS, the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, deem it no longer necessary, useful or in the best interests of the Village to retain the surplus personal property in Exhibit A attached.

NOW, THEREFORE, BE IT ORDAINED, by the President and Board of Trustees of the Village of Tinley Park, Cook and Will Counties, Illinois, as follows:

Section 1: That the personal property listed on **Exhibit one (1)** is declared to be surplus personal property because it is no longer useful to the Village.

Section 2: That the Village Manager, or his designee, is authorized to dispose of the surplus personal property of the Village in any manner he sees fit.

Section 3: That the Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form and this Ordinance shall be in full force and effect from and after its passage, approval and publication as required by law.

PASSED this 7th day of June, 2022, by the Corporate Authorities of the Village of Tinley Park on a roll call vote as follows:

AYES:

NAYS:

ABSENT:

APPROVED this 7th day of June, 2022, by the President of the Village of Tinley Park.

By: _____
Village President

ATTEST:

By: _____
Village Clerk

STATE OF ILLINOIS)
COUNTY OF COOK)
COUNTY OF WILL) SS

CERTIFICATE

I, NANCY M. O’CONNOR, Village Clerk of the Village of Tinley Park, Counties of Cook and Will and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Ordinance No. 2022-O-047, “AN ORDINANCE AUTHORIZING THE DISPOSAL OF SURPLUS PERSONAL PROPERTY OWNED BY THE VILLAGE OF TINLEY PARK,” which was adopted by the President and Board of Trustees of the Village of Tinley Park on June 7, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village of Tinley Park this 7th day of June, 2022.

VILLAGE CLERK

EXHIBIT 1

SURPLUS EQUIPMENT LIST

UNIT	YEAR	MANUFACTURER	DESCRIPTION	VIN
131	2000	Vermeer	1800A Brush Chipper,	1VRN13129Y1002162
69	2010	International	7400 Vac-on Sewer Jet	1HTWDAAR0AJ268109
80	2007	Ford	F350, Pick-up Truck	1FTWF31557EA36316
86	2009	Dodge	Caravan	2D8HN44E29R693496
44	2006	International	Model 7400, 5 yd. Dump	1HTWDAAR86J238900
118	2009	Caterpillar	928HZ Wheel Loader	CXK00629
50	2007	Ford	F450 Dump Truck w/plow	1FDXF47Y07EA37235
5	2008	Ford	F550 Dump w/Plow & Spreader	1FDAF57Y78EC11489
42	2005	Ford	F450, Dump Truck	1FDXF46Y25EA16790
76	2010	Ford	Escape	1FMCU0C72AKC89698
28	2013	Dodge	Caravan	2C4RDGBG2DR812832
2	2011	Ford	F250 Pick-up Truck	1FT7X2A60BED10289
60	2009	Ford	F250 Pick up 4X4	1FTSX21559EB25604
13	2010	Jeep	Cherokee	1J4PR4GK6AC159716
135	1982	Evens Jr.	Tilt Trailer	#82227
9K	2006	Ford	Econoline Van	1FTRE14W86DB06629
1T	2013	Ford	Explorer	1FM5K8B80EGB27312
9D	2012	Ford	Taurus	1FAHP2DW1CG111327
12D	2013	Ford	Explorer	1FM5K8B82DGB07965
2T	2015	Chevy	Equinox	2GNFLFE33F6120700
O76O	2007	Chevrolet	Tahoe	1GNFK13097J366055
O25O	2002	Chevrolet	Pickup Utility	1GCHK23102F190685
1401	2014	Chevrolet	Tahoe	1GNSK2E05ER207940
72	2015	Ford	Explorer	1FM5K8D87FGA78303
INS46	2012	Ford	Explorer	1FMHK8D82CGA09785
71	2011	Ford	Taurus	1FAHP2DW7BG190551
674	1986	Chevy	Suburban	1G8GK26M2GF140177
673	1991	Chevy	1 Ton Step Van	1GCKP32K7M3305326
677	2000	Ford	Crown Vic	2FAFP71WOYX175806
670	2001	Chevy	Tahoe	1GNEK13T41J267298
678	2001	Ford	Crown Vic	2FAFP71WX1X192862
680	2003	Chevrolet	Tahoe -	1GNEK13Z93J296058

676	2004	Ford	Explorer	1FMZU72K33UC16212
675	2007	Chevrolet	Suburban	3GNFK16317G210907
671	2009	Chevrolet	Tahoe-	1GNFK13099R254571
2-R	2011	Ford	Crown Vic	2FABP7BV5BX166756
3-R	2011	Ford	Crown Vic	2FABP7BV0BX166759
4-R	2011	Ford	Crown Vic	2FABP7BV7BX166757
11-R	2011	Ford	Crown Vic	2FABP7BV9BX166758
2D	2014	Ford	Taurus	1FAHP2D80EG107161
63	2006	Ford	Explorer	1FMEU73E26ZA16923
718	2000	Dodge	Caravan	2P4FP25B7YR510693
719	2006	Ford	Explorer	1FMEU72E36UB69891



Interoffice

Memo

Date: May 25, 2022

To: Pat Carr – Village Manager
 Hannah Lipman – Asst. Village Manager
 John Urbanski, Public Works Director

From: Arlan Schattke, PE – Village Engineer

Subject: Contract Award – 2022 Pavement Crack Fill Program

Prepared for the Committee of the Whole and Village Board Meeting for consideration and possible action.

Description: This work consists of cleaning and filling transverse and longitudinal joints and cracks in existing bituminous flexible pavement with fiber modified asphalt cement. Staff has used this maintenance technique to extend the pavement life and save money on asphalt resurfacing.

One (1) bid was received and publicly read on May 25, 2022. The Village Clerk, Village Engineer and Engineering Project Manager were present at the bid opening. The bid results are below and the bid tab is attached. There are a limited number of qualified contractors in our area that perform this type of work. The lowest, responsible bidder is SKC Construction Inc. in the amount of \$168,000.

<u>Contractor</u>	<u>Location</u>	<u>Base Bid Total</u>
SKC Construction Inc.	West Dundee, IL	\$168,000
Engineer’s Estimate		\$170,000

Staff has reviewed and verified the bids and recommends award of the project with the option of two (2) one-year renewals for a potential three (3) year service contract with an annual increase of 3% or 100% of the annual change in Consumer Price Index (CPI-U) for the proceeding calendar year to the low qualified bidder, SKC Construction Inc. SKC is pre-qualified through IDOT for the work required as part of this contract, employ union workers, and met the bid proposal requirements. SKC has completed similar projects in the past and comes well recommended.

Budget / Finance: Funding is budgeted for in the FY23 General Fund Budget (01-26-023-75406).

Budget Available:	\$185,000	
Lowest Responsible Bidder:	\$168,000	
Contingency Amount:	<u>\$17,000</u>	
Difference:	\$0	On Budget

Staff Direction Request:

1. Approve low bid and award the project to SKC Construction Inc. in the amount of \$168,000 plus \$17,000 contingency amount. Total contract amount not to exceed \$185,000.
2. Direct Staff as necessary.

Attachment:

1. Bid Tab dated May 25, 2022.





Interoffice

Memo

Date: May 31, 2022

To: Pat Carr – Village Manager
Hannah Lipman – Assistant Village Manager
John Urbanski – Public Works Director

From: Arlan Schattke, PE – Village Engineer

Subject: FY2023 Pavement Management Program (PMP) Resurfacing Program – Motor Fuel Tax (MFT) Resolution

Prepared for the Committee of the Whole and Village Board Meeting for consideration and possible action.

Description: The PMP Resurfacing Program is an annual program that includes asphalt resurfacing, removal and replacement of selected areas of concrete sidewalk, curb and gutter removal and replacement, pavement striping, and other miscellaneous items of work. The Village budgeted \$3.8 million for the FY2023 program, including the engineering fees, and the project is intended to be funded with MFT and Rebuild Illinois Capital Grant funds.

In accordance with Illinois Compiled Statutes and IDOT procedures, an adoption of a resolution declaring the intent and appropriation of MFT funds is required for the FY2023 PMP Resurfacing Program.

Staff Direction Request:

1. Approve resolution for MFT funds to be allocated to the FY2023 PMP Resurfacing Program, a Resolution for Improvement by Municipality under the Illinois Highway Code.
2. Direct Staff as necessary.

Attachments:

1. Resolution for Improvement by Municipality under the Illinois Highway Code



Interoffice

Memo

Date: May 31, 2022

To: Pat Carr – Village Manager
Hannah Lipman – Assistant Village Manager
John Urbanski – Public Works Director

From: Arlan Schattke, PE – Village Engineer

Subject: FY2023 Pavement Management Program (PMP) Resurfacing Program – REBUILD ILLINOIS Resolution

Prepared for the Committee of the Whole and Village Board Meeting for consideration and possible action.

Description: The PMP Resurfacing Program is an annual program that includes asphalt resurfacing, removal and replacement of selected areas of concrete sidewalk, curb and gutter removal and replacement, pavement striping, and other miscellaneous items of work. The Village budgeted \$3.8 million for the FY2023 program, including the engineering fees, and the project is intended to be funded with MFT and Rebuild Illinois Capital Grant funds.

As part of the REBUILD ILLINOIS capital plan, the Village received grant money for roadway projects from the State of Illinois. In accordance with Illinois Compiled Statutes and IDOT procedures, an adoption of a resolution declaring the intent and appropriation of Rebuild Illinois funds is required for the FY2023 PMP Resurfacing Program. The funds are deposited into the Village's MFT accounts and follow the MFT procedures.

Staff Direction Request:

1. Approve a resolution for REBUILD ILLINOIS funds to be allocated to the FY2023 PMP Resurfacing Program, a Resolution for Improvement by Municipality under the Illinois Highway Code.
2. Direct Staff as necessary.

Attachments:

1. Resolution for Improvement by Municipality under the Illinois Highway Code



Interoffice

Memo

Date: May 31, 2022

To: Pat Carr – Village Manager
Hannah Lipman – Assistant Village Manager
John Urbanski – Public Works Director

From: Arlan Schattke, PE – Village Engineer

Subject: FY2023 PMP Resurfacing Program – Contract Award Recommendation

Presented for the Committee of the Whole and Village Board Meetings for consideration and possible action.

Description: The PMP Resurfacing Program is an annual program that includes asphalt resurfacing, removal and replacement of selected areas of concrete sidewalk, curb and gutter removal and replacement, pavement striping, and other miscellaneous items of work. The FY 2023 program included approximately 4.7 miles of pavement improvements.

Five (5) bids were received and publicly read on May 26, 2022. The Village Clerk, Village Engineer, Robinson Engineering, and multiple contractors were present at the bid opening. The bid results are below and the bid tab is attached. The lowest, responsible bidder is Iroquois Paving Corporation in the amount of \$3,624,825.93.

<u>Contractor</u>	<u>Location</u>	<u>Bid Total</u>
Iroquois Paving Corporation	Watseka, IL	\$3,624,825.93
D Construction Co.	Coal City, IL	\$3,850,722.26
Austin-Tyler Construction, Inc.	Elwood, IL	\$3,859,093.42
Gallagher Asphalt Corporation	Thornton, IL	3,862,716.99
<u>PT Ferro Construction Company</u>	<u>Joliet, IL</u>	<u>\$3,995,936.12</u>
Engineer's Estimate		\$3,462,398.83

Robinson Engineering has reviewed and verified the bids and recommends award of the project to the low qualified bidder, Iroquois Paving Corporation. Attached to this memo is their recommendation letter.

Budget/Finance: Funding for this program is in the Village Capital Budget under 05-00-000-75405 (\$3,150,000), 06-00-000-75405 (\$350,000). The project is intended to be funded with MFT funds, Rebuild Illinois Capital Grant funds, and Non-MFT funds. To adjust for the above estimate bid total, the project will be reduced accordingly with Change Order #1 to fit within the actual budget available.

Construction Budget Available:	\$3,500,000.00
Engineering Budget Available:	<u>+\$324,000.00</u>
Total Budget Available:	\$3,824,000.00

Lowest Responsible Bidder:	\$3,624,825.93	
Engineering Services:	<u>+\$369,358.47</u>	
Total Project Cost:	\$3,994,184.40	\$170,184.40 Over Budget

Lowest Responsible Bidder:	\$3,624,825.93	
Change Order #1:	<u>-\$170,184.40</u>	Deduction
Approved Contract Amount:	\$3,454,641.53	

Staff Direction Request:

1. Award project to Iroquois Paving Corporation in the amount of \$3,454,641.53 based on the low adjusted bid amount (change order #1) for the FY2023 PMP Resurfacing Program and direct to Village Board for approval.
2. Direct Staff as necessary.

Attachments:

1. Bid Tabulation dated May 26, 2022.
2. REL Contract Award Recommendation Letter dated May 27, 2022.

**Interoffice****Memo**

Date: May 31, 2022

To: Pat Carr – Village Manager
Hannah Lipman – Assistant Village Manager
John Urbanski – Public Works Director

From: Arlan Schattke, PE – Village Engineer

Subject: FY2023 PMP Resurfacing Program - Engineering Agreement

Prepared for Committee of the Whole and Village Board Meeting for consideration and possible action.

Description: The PMP Resurfacing Program is an annual program that includes asphalt resurfacing, removal and replacement of selected areas of concrete sidewalk, curb and gutter removal and replacement, pavement striping, and other miscellaneous items of work.

The services agreement between the Village and Robinson Engineering includes the design engineering and construction services for the project. Final costs of this agreement are in accordance with State requirements and will be based on a percentage basis of the PMP Resurfacing awarded contract amount (3.5% for design and 6% for construction observation).

Staff Direction Request:

1. Approve Professional Services Agreement between the Village and Robinson Engineering in the amount not to exceed \$369,358.47.
2. Direct Staff as necessary.

Attachments:

1. Robinson Engineering Service Agreement



Interoffice Memo

Date: June 1, 2022

To: John Urbanski, Public Works Director

From: Joe Fitzpatrick, Water & Sewer Superintendent

Subject: 174th St. Water Main and Roadway Improvements

Presented for Committee of the Whole and Village Board consideration and action.

Description: This project consists of replacing water main, valves, and fire hydrants on:

- 174th St. between 67th Ct. and 66th Ct.
- 66th Ct. from 174th St. to South St.
- 173rd Pl. from 66th Ct. to 65th Ct.

Roadway changes to 174th St. at 66th Ct. to improve the intersection alignment will also take place. The installation of street lighting infrastructure was included in this project as an alternate bid, which includes new light poles throughout the project limits.

Background: Public Works has determined by using the water system model, the water main described above needs to be replaced. The Village acquired services from Robinson Engineering to design the water main replacement. There will be approximately 1,850 linear feet of water main replaced during this project. The bid opening was held on June 1, 2022 at 11:00am with the Deputy Clerk, consulting engineer, and Public Works staff present. The following bids were received:

<u>Contractor:</u>	<u>Location:</u>	<u>Bid:</u>
P.T. Ferro Construction	Joliet, IL	\$1,654,374.20
D Construction	Coal City, IL	\$1,696,300.20
Austin Tyler Construction	Elwood, IL	\$1,943,707.20
Airy's Inc.	Joliet, IL	\$2,204,749.00

Budget Available	\$1,100,000.00
Lowest Responsible Bidder	<u>\$1,654,374.20</u>
Difference (over budget)	\$554,374.20

Budget/ Finance: Although bids received were over the budgeted amount, funding is available for use through both the Legacy and New Bremen TIFs and was previously discussed with the Finance Department.

Staff Direction Request: Approve a contract with P.T. Ferro Construction in the amount of \$1,654,374.20.

Attachments:

1. Bid Tab.
2. Engineer's Estimate.
3. Letter of Recommendation.



Interoffice Memo

Date: June 2, 2022

To: John Urbanski, Public Works Director

From: Kelly Mulqueeney, Street Superintendent

Subject: Landscape Bed Maintenance – Service Contract Award (Year 1 of 3)

Presented for at the Committee of the Whole and Village Board meetings for consideration and possible action:

Scope of Work: This requested service contract is for a qualified contractor to provide maintenance to the Villages 5.6 acres of landscape beds throughout Tinley Park.

Background: This RFP was advertised on March 1, 2022 in accordance with state bidding laws; three (3) sealed proposals were received by the deadline on March 22, 2022, at noon, and recorded by the Village Clerk’s office.

Christy Webber Landscapes	Chicago, IL	\$159,797.75
City Escape Garden and Design, LLC	Chicago, IL	\$153,089.46
Semmer Landscape	Chicago, IL	\$299,531.00

Description:

Due to a mutual agreement with the previously awarded contractor to terminate contract, Public Works is recommending that we approve a contract to Christy Webber Landscapes who rated very high on the scoring for Landscape Bed Maintenance. The contract has the option of 2 (two) – 1 (one) year renewals. This would be the first year out of the possible 3 (three) year contract.

Budget / Finance: Funding is budgeted in the FY23 Budget.

Budget Available	\$160,000.00
Year 1 of 3 contract	<u>\$159,797.75</u>
Difference under budget	\$ 202.25

Staff Direction Request:

1. Approve the service contract for the FY2023 Contract with Christy Webber Landscapes in the amount of \$159,797.75
2. Direct Staff as necessary.



STAFF COMMENT

BOARD COMMENT

PUBLIC COMMENT

EXECUTIVE SESSION

ADJOURN TO EXECUTIVE SESSION TO DISCUSS:

- A. THE APPOINTMENT, EMPLOYMENT, COMPENSATION, DISCIPLINE, PERFORMANCE, OR DISMISSAL OF SPECIFIC EMPLOYEES OF THE PUBLIC BODY OR LEGAL COUNSEL FOR THE PUBLIC BODY, INCLUDING HEARING TESTIMONY ON A COMPLAINT LODGED AGAINST AN EMPLOYEE OF THE PUBLIC BODY OR AGAINST LEGAL COUNSEL FOR THE PUBLIC BODY TO DETERMINE ITS VALIDITY.**

- B. COLLECTIVE NEGOTIATING MATTERS BETWEEN THE PUBLIC BODY AND ITS EMPLOYEES OR THEIR REPRESENTATIVES, OR DELIBERATIONS CONCERNING SALARY SCHEDULES FOR ONE OR MORE CLASSES OF EMPLOYEES.**