



Meeting of the Village of Buffalo Grove
Village Board
Regular Meeting
September 18, 2023 at 7:30 PM

Fifty Raupp Blvd
Buffalo Grove, IL 60089-2100
Phone: 847-459-2500

1. Call to Order

- A. Pledge of Allegiance

2. Approval of Minutes

- A. Village Board - Regular Meeting - Aug 21, 2023 7:30 PM

3. Approval of Warrant

- A. Approval of Warrant #1359 (Trustee Pike) (Staff Contact: Chris Black)

4. Village President's Report

- A. Proclamation Recognizing 2023 National Suicide Prevention Month (Trustee Johnson) (Staff Contact: Dane Bragg)
- B. Proclamation to Unite Against Hate with Cook County (President Smith) (Staff Contact: Dane Bragg)
- C. Recognition of the Buffalo Grove Community Pageant Program (President Smith) (Staff Contact: Evan Michel)
- D. Buffalo Grove Days Parade Awards (Trustee Johnson) (Staff Contact: Molly Gillespie)

5. Village Manager's Report

6. Special Business

- A. Proclamation Recognizing Gregory Pike's Exceptional Service, Dedication, and Commitment to the Village of Buffalo Grove (President Smith) (Staff Contact: Dane Bragg)

7. Reports from Trustees

8. Consent Agenda

All items listed on the Consent Agenda, which are available in this room this evening, are considered to be routine by the Village Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member or citizen so requests, in which event, the item will be removed from the General Order of Business and considered after all other items of business on the Regular Agenda under New Business. (Attached).

- A. Authorization to Waive Bids and Negotiate for Elevator Inspection Services (Trustee Pike) (Staff Contact: Tom Wisniewski)
- SUMMARY: Staff requests authorization to waive bids and negotiate for elevator inspection services.
- B. Authorization to Request Qualifications and Negotiate for Refuse & Recycling Services (Trustee Johnson) (Staff Contact: Tom Wisniewski)

SUMMARY: Staff requests authorization to request qualifications and negotiate for refuse and recycling services.

- C. R-2023-23 Resolution Approving a Petition for Lake County SMC Re-Certification (Trustee Stein) (Staff Contact: Kyle Johnson)

SUMMARY: In order to maintain the status of a Certified Community for the purpose of administering the Lake County Watershed Development Ordinance, the Village must reapply every 5 years. The attached Resolution authorizes the Village President to apply for certification.

- D. O-2023-110 Ordinance Authorizing Execution of the Certificate of Initial Acceptance For the Avalon Crossing Housing Development (Trustee Stein) (Staff Contact: Kyle Johnson)

SUMMARY: Attached is the Certificate of Initial Acceptance for the Avalon Crossing housing development located along Avalon Drive between Edenvale Drive and Miramar Lane. Staff recommends approval to begin the one year maintenance period on September 18, 2023.

- E. O-2023-111 Class E Liquor License Reservation - Chicago Galbi House Inc (President Smith) (Staff Contact: Jessie Brown)

SUMMARY: A Class E liquor license is reserved for Chicago Galbi House Inc at 340 Half Day Road. This reservation is subject to the applicant completing Village requirements for said license on or before December 18, 2023.

- F. O-2023-112 Ordinance Amending Chapter 10 of the Village of Buffalo Grove Municipal Code: Adjusting Parking Restrictions Along Plum Grove Road (Trustee Stein) (Staff Contact: Kyle Johnson)

SUMMARY: An Ordinance proposing updated or new traffic ordinances due to adjustments requested by the Police Department and School District 21.

- G. O-2023-113 Ordinance Authorizing Execution of a Contract with Filotto Roofing Inc, for the Multi-Site Roof Replacement Project (Trustee Stein) (Staff Contact: Tom Wisniewski)

SUMMARY: Staff recommends that the Village Board authorize the Village Manager to execute a contract with Filotto Roofing, Inc for the Multi-Site Roof Replacement project in an amount not to exceed \$74,400.00 pending review and approval by the Village attorney.

- H. O-2023-114 Ordinance Adopting by Reference of the Lake County Watershed Development Ordinance (Trustee Stein) (Staff Contact: Kyle Johnson)

SUMMARY: The Lake County Stormwater Management Commission has updated their Watershed Development Ordinance (WDO). To remain compliant with the National Floodplain Insurance Program and to retain the ability to issue WDO permits internally, the Village is required to update the Village Ordinance to reflect the latest WDO effective date.

- I. O-2023-115 Ordinance Authorizing Execution of an Agreement with Tyler Technologies for Tyler Payments Software (Trustee Weidenfeld) (Staff Contact: Chris Black)

SUMMARY: Staff recommends approval of the attached ordinance authorizing execution of an agreement with Tyler Technologies for Tyler Payments Software.

9. Ordinances and Resolutions

- A. O-2023-116 Ordinance Authorizing the Village Manager to Purchase Network Equipment (Trustee Cesario) (Staff Contact: Brett Robinson)

- B. O-2023-117 Mike Rylko Community Park Improvements Development Improvement Agreement (Trustee Stein) (Staff Contact: Kyle Johnson)

- C. O-2023-118 Ordinance Approving a Second Amendment to the First Amended and Restated Economic Incentive Agreement by and Between the Village of Buffalo Grove and LAB Development, LLC. (Trustee Stein) (Staff Contact: Chris Stilling)

10. Unfinished Business

11. New Business

12. Public Comment

Public Comment is limited to items that are not on the regular agenda. In accordance with Section 2.02.070 of the Municipal Code, discussion on questions from the audience will be limited to 5 minutes and should be limited to concerns or comments regarding issues that are relevant to Village Board business. All members of the public addressing the Village Board shall maintain proper decorum and refrain from making disrespectful remarks or comments relating to individuals. Speakers shall use every attempt to not be repetitive of points that have been made by others. The Village Board may refer any matter of public comment to the Village Manager, Village staff or an appropriate agency for review.

13. Executive Session

- A. Executive Session - Section 2(C)(1) of the Illinois Open Meetings Act: 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. (President Smith) (Staff Contact: Dane Bragg)
- B. Executive Session- Section 2(C)(2) of the Illinois Open Meetings Act: 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. (President Smith) (Staff Contact: Dane Bragg)
- C. Executive Session - Section 2(C)(5) of the Illinois Open Meetings Act: (5) the Purchase or Lease of Real Property for the Use of the Public Body, Including Meetings Held for the Purpose of Discussing Whether a Particular Parcel Should be Acquired. (President Smith) (Staff Contact: Dane Bragg)
- D. Executive Session- Section 2(C)(6) of the Illinois Open Meetings Act: the Setting of a Price for Sale or Lease of Property Owned by the Public Body. (President Smith) (Staff Contact: Dane Bragg)
- E. Executive Session- Section 2(C)(21) of the Illinois Open Meetings Act: Discussion of Minutes of Meetings Lawfully Closed Under This Act, Whether for Purposes of Approval by the Body of the Minutes or Semi-Annual Review of the Minutes as Mandated by Section 2.06. (Clerk Sirabian) (Staff Contact: Dane Bragg)

14. Adjournment

The Village Board will make every effort to accommodate all items on the agenda by 10:30 p.m. The Board, does, however, reserve the right to defer consideration of matters to another meeting should the discussion run past 10:30 p.m.

The Village of Buffalo Grove, in compliance with the Americans with Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities,

contact the ADA Coordinator at 459-2525 to allow the Village to make reasonable accommodations for those persons.

**MINUTES OF THE REGULAR MEETING OF THE VILLAGE PRESIDENT & BOARD OF
TRUSTEES OF THE VILLAGE OF BUFFALO GROVE HELD IN THE JEFFREY S. BRAIMAN
COUNCIL CHAMBERS, 50 RAUPP BOULEVARD, MONDAY, AUGUST 21, 2023**

CALL TO ORDER

President Smith called the meeting to order at 7:30 P.M. Those present stood and pledged allegiance to the Flag.

ROLL CALL

Roll call indicated the following present: President Smith; Trustees Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld.

Also present were: Dane Bragg, Village Manager; Patrick Brankin, Village Attorney; Chris Stilling, Deputy Village Manager; Mike Skibbe, Deputy Village Manager/Director of Public Works; Evan Michel, Management Analyst; Molly Gillespie, Director of Communications; Chris Black, Director of Finance; Nicole Woods, Director of Community Development; Jim Warnstedt, Assistant Director of Public Works; Ted Sianis, Assistant Village Engineer; Brett Robinson, Administrative Services Director; Tom Wisniewski, Buyer; Geoff Tollefson, Director of Golf Operations; Fire Chief Baker; and Police Chief Budds.

APPROVAL OF MINUTES

The Village Clerk noted that there was a minor change in the July 17, 2023, Regular Meeting minutes, merely adding that Trustee Johnson seconded the motion to open the Public Hearing.

Moved by Weidenfeld, seconded by Ottenheimer, to approve the minutes of the July 17, 2023, Regular Meeting. Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld
NAYS: 0 – None
Motion declared carried.

Moved by Ottenheimer, seconded by Johnson, to approve the minutes of the August 7, 2023, Special Meeting. Upon roll call, Trustees voted as follows:

AYES: 5 – Johnson, Cesario, Ottenheimer, Pike, Weidenfeld
NAYS: 0 – None
ABSTAIN: 1 – Stein
Motion declared carried.

Moved by Johnson, seconded by Cesario, to approve the minutes of the August 7, 2023, Committee of the Whole Meeting. Upon roll call, Trustees voted as follows:

AYES: 5 – Johnson, Cesario, Ottenheimer, Pike, Weidenfeld
NAYS: 0 – None
ABSTAIN: 1 – Stein
Motion declared carried.

WARRANT #1358

Mr. Black read Warrant #1358. Moved by Pike, seconded by Johnson, to approve Warrant #1358 in the amount of \$7,429,201.59 authorizing payment of bills listed. Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld
NAYS: 0 – None
Motion declared carried.

Minutes Acceptance: Minutes of Aug 21, 2023 7:30 PM (Approval of Minutes)

VILLAGE PRESIDENT'S REPORT

President Smith congratulated the Lake County India Association for a very well attended and successful event celebrating the **77th India Independence Day**. President Smith noted that he was honored to attend and share a few words on behalf of the entire Village Board.

The Hindu Swayamsevak Sangh USA is celebrating **Universal Oneness Day** on August 30, 2023, and their Midwest Executive Director shared a PowerPoint presentation reviewing their organization and highlighting many of their activities. President Smith thanked them for their presentation and stated that he often gets requests from their organization offering to help and volunteer in our community and he noted that it is very much appreciated.

President Smith expressed that the announcement of names and businesses and future development that will occur in **Buffalo Grove** makes tonight's meeting a historic one. The goal of the Village Board is to attract people who want to live in Buffalo Grove and to attract businesses who want to locate and invest in Buffalo Grove, and tonight is a very positive step toward that goal. President Smith noted that there is much hard work that goes into these plans, and he thanked the Village Board members, Mr. Bragg, and every member of the Buffalo Grove staff, as well as the developers who are going to invest in our community for all of their efforts.

VILLAGE MANAGER'S REPORT

Chief Budds introduced the three newest officers of the **Buffalo Grove Police Department**, and presented a brief background of their careers, after which Officer Edwin Zuniga, Officer Brandon Gewargis, and Officer Cody Barker were welcomed and congratulated by the audience and the Board.

PUBLIC HEARING – 22771 & 22825 PRAIRIE ROAD

President Smith called the Public Hearing for the Annexation Agreement for the property at 22771 & 22825 Prairie Road to order at 7:49 P.M. and confirmed that Notice of Public Hearing has been published in the *Daily Herald*.

Roll call indicated the following present: President Smith; Trustees Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld.

Ms. Woods first thanked the Village Board and the residents and the team for all the effort they put into making this project a reality, after which she reviewed the proposed Annexation Agreement for the property at 22771 & 22825 Prairie Road, details of which are contained in the memo that she and Ms. Purvis sent to Mr. Bragg dated August 21, 2023.

President Smith swore in Lawrence Freedman, attorney, and David Schwartz, developer, to give testimony, after which Mr. Freedman briefly elaborated on the details of the proposed Annexation Agreement.

After Board comments, President Smith asked if there were any questions from the audience; there were none.

At 7:56 P.M., President Smith continued this Public Hearing until the Annexation Agreement is voted on later in this meeting.

LAZY DOG RESTAURANT

Ms. Woods reviewed the pre-application discussion for the proposed Lazy Dog Restaurant to be located at 51 McHenry Road, details of which are contained in her memo to Mr. Bragg of August 17, 2023.

Mitch Goltz, Developer, and Jared Taylor, Lazy Dog, first thanked the staff for being so helpful and welcoming to their proposal, after which they made a brief presentation on the background and concept of Lazy Dog restaurants.

Board members were very generally very pleased with the proposal but noted that parking is an issue to be closely addressed by the Plan Commission.

BELLE TIRE

Ms. Woods reviewed the pre-application discussion for the proposed Belle Tire to be located at 704 E. Lake Cook Road, details of which are contained in the memo that she and Andrew Binder sent to Mr. Bragg of August 21, 2023.

Brandon Ferro, developer, presented a brief background of the company and their plans for this location.

Board members noted that they are very pleased with the proposal and believe that this is a perfect location for the business.

915-945 DUNDEE ROAD

Ms. Woods reviewed the pre-application discussion for the proposed Mixed-Use Development at 915-945 Dundee Road, details of which are contained in her memo to Mr. Bragg of August 17, 2023.

Louis Schriber, Shorewood Development Group, began by confirming to President Smith that the proposed dealership will be a full-service Tesla dealership, and continued by presenting a brief overview of the entire project, after which he answered questions from the Board.

Andrew Juris, Double Eagle, shared a brief overview of his company and, through a PowerPoint presentation, a rendering of the proposed residential portion of the project, after which he answered questions from the Board.

Board member comments on the proposal were all positive and noted that residents have been commenting on this property for years, so they should be very pleased as well.

REPORTS FROM TRUSTEES

Trustee Johnson reported on several events happening with the **Farmer's Market**, as well as several aspects of **2023 Buffalo Grove Days**, including the return of the parade on Sunday, September 3, 2023, at 11:00 A.M.

Trustee Stein reminded residents that, because of the extreme heat expected in the next few days, **Waste Management** will be working on an earlier schedule than normal, so containers should be at the curb by 6:00 A.M.

CONSENT AGENDA

President Smith explained the Consent Agenda, stating that any member of the audience or the Board could request that an item be removed for full discussion; there were no such requests. The Village Clerk read a brief synopsis of each of the items on the Consent Agenda.

Resolution No. 2023-22 - Semi-Annual Review of Closed Session Minutes

Motion to pass Resolution No. 2023-22, approval of the Semi-Annual Review of Closed Session Minutes. The Corporate Authorities of the Village determine that the need for confidentiality still exists regarding the June 19, 2023, closed session minutes.

Ordinance No. 2023-87 - 301 N. Milwaukee Road

Motion to pass Ordinance No. 2023-87 authorizing a Development Improvement Agreement with Driven Car Wash at 301 N. Milwaukee Road. A development agreement was previously approved for this project. A new developer has purchased the project therefore a new Development Improvement Agreement is necessary subject to the receipt of the required fees, and Village Engineer and Village Attorney review.

Ordinance No. 2023-96 - Pumpstation Professionals

Motion to pass Ordinance No. 2023-96 authorizing execution of a contract with Pumpstation Professionals for Irrigation Services. Staff recommends that the Village Board authorize the Village Manager to execute a

contract with Pumpstation Professionals in an amount not to exceed \$154,220.00 which includes the 10% contingency, pending final review and approval of the contract by the Village Attorney.

Ordinance No. 2023-97 - Disposal of Surplus Village Personal Property

Motion to pass Ordinance No. 2023-97 authorizing the disposal of Surplus Village Personal Property. Contained in Board packets is the list of Village owned property that will be disposed of during FY 2023. The assets were either used for trade-in or outright disposed of, and all capital assets will be removed from the Village's balance sheet.

Ordinance No. 2023-98 - Hey & Associates Bordeaux Natural Area Design

Motion to pass Ordinance No. 2023-98 - Hey & Associates Bordeaux Natural Area Design. Staff is seeking authorization for the Village Manager to execute an agreement with Hey & Associates, for design engineering of improvements to the Bordeaux Natural Area in connection with a DCEO Grant funding opportunity.

Ordinance No. 2023-99 - Station 6 Design Services

Motion to pass Ordinance No. 2023-99 authorizing an Engineering Agreement with Aecom Technical Services, Inc. for Station 6 Design Services. Staff is seeking authorization for the Village Manager to execute an agreement with AECOM Technical Services, for design engineering to develop the bid documents for improvements at the Station 6 Water Facility in connection with a DCEO Grant funding opportunity.

Ordinance No. 2023-100 - 105 Lexington Drive

Motion to pass Ordinance No. 2023-100 approving an Amendment to Ordinance No. 2021-67, an Amendment to the PUD and the Preliminary Plan, to allow a Self-Storage Facility at 105 Lexington Drive. Buffalo Grove Self-Storage is the contract purchaser of the property located at 105 Lexington Drive and is requesting approval of an amendment to the Planned Unit Development to allow the construction of a 4-story self-storage facility.

Ordinance No. 2023-101 - Chapter 10 of the Village of Buffalo Grove Municipal Code

Motion to pass Ordinance No. 2023-101 amending Chapter 10 of the Village of Buffalo Grove Municipal Code, an Ordinance proposing updated or new traffic ordinances due to a comprehensive review of the Village's signage.

Ordinance No. 2023-102 - Dundee Road TIF District Area

Motion to pass Ordinance No. 2023-102 approving an Amendment to Ordinance No. 2009-15, which adopted the "Village Comprehensive Plan Update 2009" as amended by Ordinance No. 2018-24 and No. 2019-21 by Mixed-Use as the Future Land Use for the Dundee Road TIF District Area. The proposed amendment is to designate mixed-use as the future land use for the Dundee Road area.

Moved by Ottenheimer, seconded by Cesario, to approve the Consent Agenda as presented. Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-103 – WATER MAIN MATERIALS

Moved by Stein, seconded by Johnson, to pass Ordinance No. 2023-103, authorizing the Village Manager to execute an agreement with the Mid American Water, Inc. for the purchase of water main materials for use on I.M.P. projects in the amount of \$896,145.85, pending review and approval by the Village Attorney

Mr. Sianis reviewed the proposed ordinance, details of which are contained in Mr. Johnson's memo to Mr. Bragg dated August 17, 2023, after which he answered questions from the Board.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-104 – 22771 & 22825 PRAIRIE ROAD – ANNEXATION AGREEMENT

Moved by Weidenfeld, seconded by Ottenheimer, to pass Ordinance No. 2023-104, approving an Annexation Agreement for the property at 22771 & 22825 Prairie Road.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she and Ms. Purvis sent to Mr. Bragg dated August 21, 2023.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

Moved by Cesario, seconded by Ottenheimer, to close the Public Hearing. Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

President Smith closed the Public Hearing at 8:49 P.M.

ORDINANCE NO. 2023-105 – 22771 & 22825 PRAIRIE ROAD – ANNEXATION

Moved by Weidenfeld, seconded by Ottenheimer, to pass Ordinance No. 2023-105, approving Annexation of the property at 22771 & 22825 Prairie Road.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she and Ms. Purvis sent to Mr. Bragg dated August 21, 2023.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-106 – 22771 & 22825 PRAIRIE ROAD – REZONING

Moved by Weidenfeld, seconded by Johnson, to pass Ordinance No. 2023-106, approving a Rezoning and Residential PUD for the property at 22771 & 22825 Prairie Road.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she and Ms. Purvis sent to Mr. Bragg dated August 21, 2023.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-107 – DUNDEE ROAD TIF DISTRICT

Moved by Stein, seconded by Pike, to pass Ordinance No. 2023-107, approving the Buffalo Grove Dundee Road TIF District Redevelopment Project Area.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she sent to Mr. Bragg dated August 17, 2023, after which she answered questions from the Board.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-108 – DUNDEE ROAD TIF DISTRICT

Moved by Stein, seconded by Pike, to pass Ordinance No. 2023-108, designating the Buffalo Grove Dundee Road TIF District Redevelopment Project Area.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she sent to Mr. Bragg dated August 17, 2023.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

ORDINANCE NO. 2023-109 – DUNDEE ROAD TIF DISTRICT

Moved by Stein, seconded by Weidenfeld, to pass Ordinance No. 2023-109, adopting Tax Increment Allocation Financing for the Buffalo Grove Dundee Road TIF District Redevelopment Project Area.

Ms. Woods reviewed the proposed ordinance, details of which are contained in the memo that she sent to Mr. Bragg dated August 17, 2023.

Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

QUESTIONS FROM THE AUDIENCE

President Smith reviewed the parameters to be followed by speakers and asked if there were any questions from the audience on items not on tonight's agenda; there were no such requests.

ADJOURNMENT

Moved by Cesario, seconded by Johnson, to adjourn the meeting. Upon roll call, Trustees voted as follows:

AYES: 6 – Johnson, Cesario, Ottenheimer, Stein, Pike, Weidenfeld

NAYS: 0 – None

Motion declared carried.

The Regular Meeting was adjourned at 8:58 P.M.

Minutes Acceptance: Minutes of Aug 21, 2023 7:30 PM (Approval of Minutes)

Janet M. Sirabian, Village Clerk

APPROVED BY ME THIS 18th DAY OF September 2023

Village President

Minutes Acceptance: Minutes of Aug 21, 2023 7:30 PM (Approval of Minutes)

**Action Item : Approval of Warrant #1359****Recommendation of Action**

Staff recommends approval.

TOTAL WARRANT #1359- \$5,969,638.83

ATTACHMENTS:

- Warrant 1359 for 9182023 meeting SUMMARY (PDF)

Trustee Liaison
Pike

Staff Contact
Chris Black, Finance

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE WARRANT #1359
18-Sep-23

General Fund:	678,461.95
Parking Lot Fund:	142,053.57
Motor Fuel Tax Fund:	0.00
Debt Service Fund:	0.00
School & Park Donations:	643,708.29
Lake Cook Rd TIF Fund:	0.00
Capital Projects-Facilities:	395,213.86
Capital Projects-Vehicles/Equipment:	122,974.68
Capital Projects-Streets:	162,153.94
Retiree Health Savings (RHS):	0.00
Water Fund:	853,713.83
Buffalo Grove Golf Fund:	147,561.89
Arboretum Golf Fund:	252,386.26
Refuse Service Fund:	78,893.00
Information Technology Internal Service Fund:	126,172.02
Central Garage Internal Service Fund:	62,712.77
Building Maintenance Internal Service Fund:	110,634.39
	<u>3,776,640.45</u>
PAYROLL PERIOD ENDING 8/27/2023	1,073,734.66
PAYROLL PERIOD ENDING 9/10/2023	1,119,263.72
	<u>2,192,998.38</u>
TOTAL WARRANT #1359	<u><u>5,969,638.83</u></u>

APPROVED FOR PAYMENT BY THE PRESIDENT AND BOARD OF TRUSTEES OF
 THE VILLAGE OF BUFFALO GROVE, ILLINOIS

 Village Clerk

 Village President

Attachment: Warrant 1359 for 9182023 meeting SUMMARY (Approval of Warrant #1359)



Information Item : Proclamation Recognizing 2023 National Suicide Prevention Month

Recommendation of Action

n/a

The Village of Buffalo Grove proclaims September 2023 as the Village of Buffalo Grove's Suicide Prevention + Action Month.

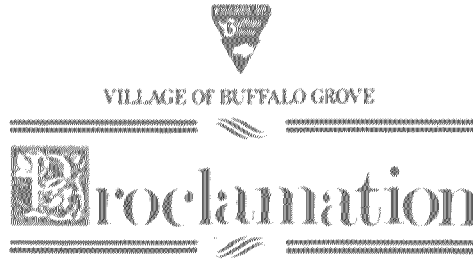
ATTACHMENTS:

- Proclamation 2023 Suicide Prevention Month (DOCX)

Trustee Liaison
Johnson

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023	
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VILLAGE OF BUFFALO GROVE

PROCLAMATION RECOGNIZING 2023 NATIONAL SUICIDE PREVENTION MONTH

WHEREAS, September is known globally as “Suicide Prevention Month,” and “The National Suicide Prevention + Action Month” proclamation was created to raise the visibility of mental health resources and suicide prevention services available in our community. The goal is to speak openly about the importance of mental health and the impacts of suicide to help remove the surrounding stigmas, and to direct those in need to the appropriate support services; and

WHEREAS, Suicidal thoughts can affect anyone regardless of age, gender, race, orientation, income level, religion, or background; and according to the American Foundation for Suicide Prevention (AFSP), Suicide is the 10th leading cause of death among adults, and the 2nd leading cause of death among individuals between the ages of 10 and 34 in the US; and

WHEREAS, The CDC states that suicide rates increased approximately 36% between 2000 and 2021 with suicide responsible for over 48,000 deaths in 2021 or approximately one death every 11 minutes; and

WHEREAS, an estimated 12.3 million American adults seriously thought about suicide, 3.5 million planned a suicide attempt, and 1.7 million attempted suicide; and

WHEREAS, suicide affects people of all ages and in 2021, suicide was among the top nine leading causes of death for people ages 10 to 64 and the second leading cause of death for people ages 10 to 14 and 20 to 34, and

WHEREAS, each and every suicide directly impacts a minimum of 100 individuals, including family, friends, co-workers, neighbors, and community members; and

WHEREAS, Buffalo Grove, Illinois is no different than any other community across the country, but chooses to publicly place our full support behind local educators, mental health professionals, athletic coaches, first responders, and parents, as partners in supporting our community in simply being available to one another; and

WHEREAS, global organizations like Hope For The Day (HFTD) talk about suicide and work to end the stigma surrounding mental health that often remains too painful to discuss; and

WHEREAS, every member of our community should understand mental health through education and recognize that we need to take care of our mental health while we take care of each other.

NOW, THEREFORE, be it resolved, the Village President, Eric Smith, and Board of Trustees of the Village of Buffalo Grove hereby proclaim September 2023 as the Village of Buffalo Grove’s Suicide Prevention + Action Month.

Proclaimed this 18th day of September 2023.

Eric Smith
Village President

Attachment: Proclamation 2023 Suicide Prevention Month (Proclamation Recognizing 2023 National Suicide Prevention Month)



Information Item : Proclamation to Unite Against Hate with Cook County

Recommendation of Action

n/a

A proclamation adopting the Cook County United Against Hate pledge, committing to the unwavering fight against injustice, intolerance, and hate, and wholeheartedly embrace our duty to foster a community of respect and unity.

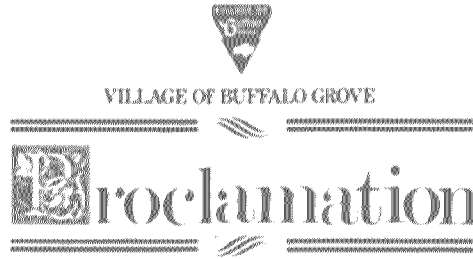
ATTACHMENTS:

- United Against Hate Proc 23 (DOC)

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Village of Buffalo Grove

PROCLAMATION TO UNITE AGAINST HATE WITH COOK COUNTY

WHEREAS, the Village of Buffalo Grove stands in solidarity with Cook County in the pursuit of creating a more equitable, welcoming, and connected community for all; and

WHEREAS, the Village of Buffalo Grove is unwavering in its dedication to protect all residents from hate crimes and seeks the abolishment of bigotry in every manifestation; and

WHEREAS, the Village acknowledges significant and alarming statistics such as the rise in Anti-Black hate crimes by 49% in 2020, a 164% increase in anti-Asian hate crimes in the first quarter of 2021, an 8.7% rise in anti-Hispanic hate crimes in 2019, a 9% increase in civil rights complaints from Muslims since 2020, a 350% spike in anti-Semitic incidents between 2016 and 2020 in Illinois, the marking of 2021 as the deadliest year for trans and gender-nonconforming people, and the unfortunate fact that persons with disabilities comprised 26% of victims of all nonfatal crimes between 2017 and 2019; and

WHEREAS, the Cook County United Against Hate campaign exemplifies the commitment against intolerance, offering avenues for education, representation, and the bold stand against bigotry; and

WHEREAS, joining Cook County United Against Hate represents a profound commitment to embracing diversity, fostering education against systemic bigotry, and promoting an environment where all people, irrespective of their backgrounds, are welcomed; and

WHEREAS, the Village of Buffalo Grove champions the ethos of this campaign, encouraging its residents to not just learn, but also to intervene when confronted with hate, ensuring the community remains a beacon of inclusivity, tolerance, and justice; and

WHEREAS, through collective action, the Village of Buffalo Grove sees a future where hate has no home, and every individual is respected, cherished, and valued.

NOW, THEREFORE, BE IT PROCLAIMED, that I, Eric Smith, President of the Village of Buffalo Grove, together with the Village Board, do hereby adopt the Cook County United Against Hate pledge, committing to the unwavering fight against injustice, intolerance, and hate, and wholeheartedly embrace our duty to foster a community of respect and unity.

Proclaimed this 18rd day of September 2023.

Eric Smith
Village President



Information Item : Recognition of the Buffalo Grove Community Pageant Program

Recommendation of Action

Staff recommends presentation.

President Smith will recognize the Buffalo Grove Community Pageant Program.

Trustee Liaison

Smith

Staff Contact

Evan C Michel, Office of the Village Manager

Monday, September 18, 2023



Information Item : Buffalo Grove Days Parade Awards

Recommendation of Action

Staff recommends presentation.

Staff and the Parade Judges will announce the winners of the 2023 Buffalo Grove Days Parade Awards and recognize the members of the 2023 Parade Committee.

Trustee Liaison

Johnson

Staff Contact

Molly Gillespie, Office of the Village Manager

Monday, September 18, 2023



**Information Item : Proclamation Recognizing Gregory Pike's
Exceptional Service, Dedication, and Commitment to the Village of
Buffalo Grove**

Recommendation of Action

Staff recommends proclamation.

Proclamation recognizing Gregory Pike's exceptional service, dedication, and commitment to the Village of Buffalo Grove.

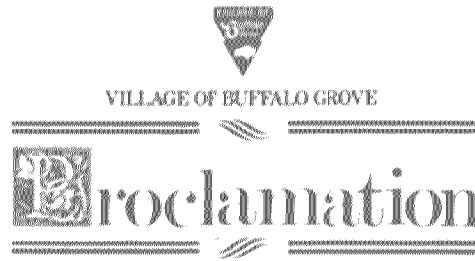
ATTACHMENTS:

- 09-18-23 Pike Proc (DOCX)

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Village of Buffalo Grove

PROCLAMATION RECOGNIZING GREGORY PIKE'S EXCEPTIONAL SERVICE, DEDICATION, AND COMMITMENT TO THE VILLAGE OF BUFFALO GROVE

WHEREAS, Trustee Gregory Pike, alongside his wife Elysa, chose Buffalo Grove for the excellent schools, outstanding open space, and proximity to family, ultimately becoming deeply invested in the village's growth; and

WHEREAS, Trustee Gregory Pike is an accomplished banking and finance executive, holding a Bachelor of Science in Business from Miami University and a Master of Business Administration degree from DePaul University; and

WHEREAS, Trustee Gregory Pike committed his time and talent to making Buffalo Grove an exceptional village, providing a fresh perspective, new voice, and valuable experience in promoting economic development while reducing the tax burden on existing property owners and businesses; and

WHEREAS, Trustee Gregory Pike was instrumental in driving economic strategies that cater to the village's diverse retail and commercial needs including the transformation of the Town Center property into The Clove, as well as the creation of two Tax Increment Financing Districts, and a renewed prominence for redevelopment throughout our community; and

WHEREAS, Trustee Gregory Pike emphasized the importance of Buffalo Grove's strategic development corridors, underscoring the unlimited potential of areas like the Lake-Cook Road corridor, Milwaukee Avenue, and the Prairie View Metra station area; and

WHEREAS, Trustee Gregory Pike diligently served the Village in various capacities, working with diverse constituent groups, volunteers, and other units of government to ensure delivery of the highest quality public services; and

WHEREAS, Trustee Gregory Pike has been a staunch advocate for civic activities, championing initiatives like Accion Chicago, serving as a member of the Rotary Club of Buffalo Grove, and a host of community outreach endeavors.

NOW, THEREFORE, BE IT PROCLAIMED, that I, Eric Smith, with the unanimous consent of the Board of Trustees of the Village of Buffalo Grove, do hereby acknowledge and convey our profound appreciation to Gregory Pike for his unparalleled service, dedication, and commitment to the Village of Buffalo Grove and its residents, and convey our best wishes for his continued endeavors.

Proclaimed this 18th day of September 2023.

Eric Smith
Village President

Attachment: 09-18-23 Pike Proc (Proclamation Recognizing Gregory Pike)



Action Item : Authorization to Waive Bids and Negotiate for Elevator Inspection Services

Recommendation of Action

Staff recommends approval.

SUMMARY: Staff requests authorization to waive bids and negotiate for elevator inspection services.

ATTACHMENTS:

- Auth to waive bids and negotiate- Elevator Inspection Services (DOCX)

Trustee Liaison
Pike

Staff Contact
Tom C. Wisniewski, Village Board

Monday, September 18, 2023

VILLAGE OF
BUFFALO GROVE



DATE: September 13, 2022

TO: Dane Bragg, Village Manager

FROM: Tom Wisniewski, Buyer

RE: Authorization to Waive Bids and Negotiate for Elevator Inspection Services

Staff seeks authorization to waive bids and negotiate for Elevator Inspection Services. In the past Lake County has led a joint bid for these services and has had limited responses. Lake County notified staff that they would not be leading a joint bid for these services anymore. Staff will reach out to qualified firms to provide these services for Buffalo Grove.



Action Item : Authorization to Request Qualifications and Negotiate for Refuse & Recycling Services

Recommendation of Action

Staff recommends approval.

SUMMARY: Staff requests authorization to request qualifications and negotiate for refuse and recycling services.

ATTACHMENTS:

- Auth to Request Qualifications & Negotiate- Refuse & Recycling (DOCX)

Trustee Liaison
Johnson

Staff Contact
Tom C. Wisniewski, Village Board

Monday, September 18, 2023

VILLAGE OF
BUFFALO GROVE



DATE: September 13, 2022

TO: Dane Bragg, Village Manager

FROM: Tom Wisniewski, Buyer

RE: Authorization to Request Qualifications and Negotiate for Refuse & Recycling

Staff seeks authorization to request qualifications and negotiate for refuse and recycling services.



**Resolution No. R-2023-23 : Resolution Approving a Petition for
Lake County SMC Re-Certification**

Recommendation of Action

Staff recommends approval.

SUMMARY: In order to maintain the status of a Certified Community for the purpose of administering the Lake County Watershed Development Ordinance, the Village must reapply every 5 years. The attached Resolution authorizes the Village President to apply for certification.

ATTACHMENTS:

- Memo Bragg_SMC Recertification_9-7-2023 (DOCX)
- RES_LC SMC WDO Recert_9-7-2023 (DOCX)
- Community Re-certification Packet (PDF)

Trustee Liaison
Stein

Staff Contact
Kyle Johnson, Engineering

Monday, September 18, 2023

VILLAGE OF
BUFFALO GROVE



MEMORANDUM

DATE: September 14, 2023
TO: Dane Bragg, Village Manager
FROM: Kyle Johnson, Deputy Public Works Director/Village Engineer
SUBJECT: Lake County Stormwater Management Commission WDO Recertification

In order to maintain the status of a Certified Community for the purpose of administering the Lake County Watershed Development Ordinance, the Village must reapply to the Lake County Stormwater Management Commission every 5 years. The attached Resolution authorizes the Village President and clerk to execute the Petition for SMC Certification.

Staff recommends Village Board approval of the of enclosed Resolution and petition allowing Village staff to complete the re-certification process.

RESOLUTION NO. 2023- ____**A RESOLUTION APPROVING A PETITION FOR SMC CERTIFICATION**

WHEREAS, THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE desire to remain a Certified Community for the purpose of administering the Lake County Watershed Development Ordinance.

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustees of the Village of Buffalo Grove, Lake and Cook Counties, Illinois, that the President and Clerk be, and they are hereby authorized and directed to execute the "Petition for SMC Certification." A copy of said petition is attached hereto and made a part hereof.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

APPROVED:

Village President

ATTEST:

Village Clerk



STORMWATER MANAGEMENT COMMISSION

January 6, 2023

To: Community Chief Elected Officials
Community Administrators/Managers
Community Clerks
Enforcement Officers

Subject: Watershed Development Ordinance
Start of Application Period for Community Re-certification

Dear Sir or Madam:

Per the Lake County Watershed Development Ordinance (WDO), all communities shall petition for re-certification every five (5) years. Please consider this notification as the official start of the application period for community re-certification.

Please find attached the following Community Certification packet documents:

1. Community Re-certification Procedure;
2. Re-certification Checklist, includes Enforcement Officer & Co-Enforcement Officer (copy of contract if applicable); Professional Engineer for permit reviews (copy of contract if applicable), Certified Wetland Specialist (copy of contract if applicable), Community Contact, Community Legal Counsel;
3. Petition for certification for standard provisions;
4. Petition for certification for wetlands provisions (non-mandatory);
5. Petition for certification for FIL50 (non-mandatory); and

Instructions for Communities who are requesting Certification or Re-Certification by SMC

If the community was certified during the last certification period or is requesting to become certified by SMC for standard and/or isolated wetland reviews and/or a FIL50 Certification:

1. Complete the Re-certification Checklist and attach any additional supporting documentation (refer to the Community Re-certification Procedure document).
2. Fill out the Petition for SMC Certification and have the Community Corporate Authority execute the petition. The form content is prescribed by Ordinance and cannot be changed. It is being sent to you in PDF format.
3. If the community was previously certified for isolated wetlands or would like to become certified for isolated wetlands, please complete the Petition for Isolated Wetland Certification and have the Community Corporate Authority execute for petition. The form content is prescribed by Ordinance and cannot be changed. It is being sent to you in PDF format.

Attachment: Community Re-certification Packet (R-2023-23 : WDO Certified Community Re-Certification)

Community Re-certification Notice
January 6, 2023
Page 2 of 2

4. If the community was previously certified for FIL50 or would like to become certified for FIL50, please complete the Petition for FIL50 Certification and have the Community Corporate Authority execute for petition. The form content is prescribed by Ordinance and cannot be changed. It is being sent to you in PDF format.
5. Please note that SMC is not asking communities to re-adopt the Watershed Development Ordinance at this time.

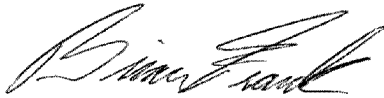
All executed and signed forms must be provided to SMC by September 30, 2023.

The SMC would like to see all communities certified and implementing the ordinance effectively. However, we understand that there are reasons a community may not wish to become certified; and in those circumstances, SMC will undertake the development review and inspection process.

We would like to be of assistance. If you have any questions, please feel free to contact me at 847-377-7704 or bfrank@lakecountyil.gov.

Sincerely,
LAKE COUNTY STORMWATER MANAGEMENT COMMISSION

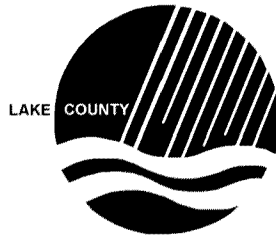
Brian Frank, P.E., CFM
Chief Engineer



C: Bill Boyd, IDNR/OWR
Ashley Reimann, FEMA

Encl

Attachment: Community Re-certification Packet (R-2023-23 : WDO Certified Community Re-Certification)



STORMWATER MANAGEMENT COMMISSION COMMUNITY RE-CERTIFICATION PROCEDURE

This document contains the Lake County Stormwater Management Commission's (SMC) Community Re-certification Procedure (CRP). The Lake County Watershed Development Ordinance (WDO) §201 allows SMC to certify communities to enforce the provisions of the WDO. Certified Communities must be re-certified every five (5) years. This procedure standardizes the certification process and will allow SMC staff to evaluate certification or re-certification status consistently between communities.

SMC revised this CRP on January 5, 2023, to enhance customer service and to equitably enforce the WDO.

Required Information

SMC staff will be sending out in-person meeting requests to all Communities. The purpose of these optional meetings to go over the Communities WDO-related Services, reduce the required paperwork to be submitted, and answer any questions regarding this procedure. During the optional meeting please have items listed in Section 2 available for review and discussion.

Section 1: Communities desiring re-certification shall submit signed by the community's mayor / president, which includes (post in-person optional meeting):

1. Completed copy of the "Re-certification Checklist".
2. Fully executed copy of the Petition for Standard Certification
3. Fully executed copy of the Petition for Isolated Wetland Certification, if desired.
4. Fully executed copy of the Petition for FIL50 Certification, if desired.

Section 2: In addition, if the optional meeting is not completed, the petitioning community shall provide or make available the following (additional documents may be requested as follow-up):

5. Copy of contract document if community has a professional services contract with outside firm(s) to perform engineering and/or wetland services (refer to Section 3).
6. Written detailed description of the permit administration process within your community for the requirements stated in Appendix E (not required for optional in-person meeting).
7. List of permits and/or violations issued since October 01, 2017 that include any of the following:
 - a. Compensatory Storage (including all LOMRs)
 - b. Development within the floodplain, regarding substantial improvement or substantial damage tracking
 - c. Wetland or Waters impact
 - d. Stormwater Detention
 - e. Development that received a WDO variance
 - f. Development that required DECI inspections

List should include property address; PIN or Lat/Long; permit/violation number; project name (if applicable); and permit applicant and/or property owner name.

Section 3: For contracted WDO-related Services (Enforcement Officer, Professional Engineer Review, Wetland Specialist, etc.), the following issues/questions will be addressed:

1. SMC staff will specifically review the scope of services to ensure coverage of Appendix E duties including, but not limited to:
 - New subdivision site design review.
 - Inspection services during construction.
 - Review and approval of all necessary maintenance plans and deed and plat restrictions as defined in the WDO.
 - “As-built” or “Record Drawing” review.
 - FEMA required CLOMR and LOMR review.
2. Is there allowance for the contract employee to implement enforcement actions against site violations on:
 - Development that is currently under construction.
 - Existing or previously developed sites that create a new violation.
3. Is there contract allowance to review additions to existing homes and other development? This issue is critical in Regulatory Floodplain and Floodway.
4. If the contract between the community and the contract employee does not cover all EO requirements, as described in Appendix E, a Co-Enforcement Officer from the community will be required.

**LAKE COUNTY STORMWATER MANAGEMENT COMMISSION
RE-CERTIFICATION CHECKLIST
ADOPTED January 6, 2023**

RE-CERTIFICATION CHECKLIST FOR THE COMMUNITY OF Village of Buffalo Grove

PLEASE CHECK ALL BOXES THAT APPLY ON THE FOLLOWING ITEMS

A. COMMUNITY IS REQUESTING:

- ☒ Standard Certification
☐ Isolated Wetland Certification
☐ Fee-in-lieu of On-site Stormwater Storage (FIL50) Certification

B. COPIES OF THE FOLLOWING ARE INCLUDED FOR RE-CERTIFICATION:

- ☒ Fully executed copy of the Petition for Standard Certification
☐ Fully executed copy of the Petition for Isolated Wetland Certification
☐ Fully executed copy of the Petition for FIL50 Certification
☐ Contract document for outside EO services or appropriate community authorization
☐ Contract document for outside CWS services or appropriate community authorization

C. ENFORCEMENT OFFICER (EO) (if using a consultant, please attach a copy of the contract)

Name Kyle Johnson, PE, CFM Deputy Director of Public Works/Village Engineer

- ☒ Passed EO examination
☒ Attended EO training ☒ Completed continuing education requirements

D. CO-ENFORCEMENT OFFICER (if applicable)

Name Theodore Sianis, P.E.

- ☒ Passed EO examination ☐ Attended 2020 EO/CWS training
☒ Completed continuing education requirements

E. COMMUNITY CONTACT (if other than EO)

Name Mike Skibbe, Deputy Village Manager/Director of Public Works

Email address mskibbe@vbg.org

F. CERTIFIED WETLAND SPECIALIST (CWS) (if using a consultant, please attach a copy of the contract)

Name _____

LC CWS number _____ ☐ Attended 2020 EO/CWS training

☐ Completed continuing education requirements

G. PROFESSIONAL ENGINEER (PE) (if using a consultant, please attach a copy of the contract)

Name Kyle Johnson, PE, CFM

PE license number 062065530 Expires 11/30/2023

H. MUNICIPAL ATTORNEY

Name Patrick T. Brankin - Schain, Banks, Kenny & Schwartz, Ltd.

Email address pbrankin@schainbanks.com

I. NUMBER OF ADDITIONAL STAFF REVIEWING/INSPECTING PERMITS

Standard reviewers	<u>2</u>	
Isolated wetland reviewers	<u>0</u>	
Field inspectors / DECIs	<u>2</u>	/ <u>1</u>
Certified Floodplain Managers	<u>1</u>	

Attachment: Community Re-certification Packet (R-2023-23 : WDO Certified Community Re-Certification)

**LAKE COUNTY STORMWATER MANAGEMENT COMMISSION
RE-CERTIFICATION CHECKLIST
ADOPTED January 6, 2023**

**PERMITTED DEVELOPMENT COMPLIANCE BETWEEN THE DATES OF OCTOBER 1, 2017,
AND March 18, 2023**

FOR ALL ANSWERS MARKED "NO", PLEASE ATTACH A SEPARATE SHEET TO CLARIFY FURTHER

1. Is your community NFIP compliant?

☒ Yes ☐ No ☐ N/A

2. Is your community MS4 NPDES compliant?

☒ Yes ☐ No

3. Has your community adopted the latest amended WDO (October 13, 2020)?

☒ Yes ☐ No

4. Have copies of all applicable plans, reports, engineering calculations, cost estimates, maintenance plans, deed/plat restrictions, etc. been kept for each development permitted?

☒ Yes ☐ No

Number of Watershed Development Permits (WDPs) issued 32

5. Have records been kept for all field inspections performed (before, during, and at final walk-through)? Please briefly describe on an additional sheet of paper each site that violations have not been resolved.

☒ Yes ☐ No

Number of development sites placed in violation	<u>0</u>
Number of sites where violations have been resolved	<u>0</u>
Number of sites that have received a stop work order	<u>0</u>

6. Do all appropriate sites have a Designated Erosion Control Inspector assigned, and do you have records of such?

☒ Yes ☐ No

7. Have all major developments receiving variances followed the requirements as stated in the WDO? Please describe on an additional sheet of paper all permits receiving variances for WDO provisions. Please include verification that the 30-day review process was followed for major developments.

☐ Yes ☐ No ☒ No variances issued from major development provisions of the WDO

Number of sites issued variances 0

8. Has an IDNR Community Assessment Visit (CAV) been performed in the community? Please provide a copy of the community's response letter addressed to the IDNR regarding the CAV. Please enclose documentation of all follow-up action taken to resolve CAV issues.

☒ Yes ☒ No ☐ Unknown

Date of last CAV 12/21/2005

Number of potential violations cited in the CAV 0

Number of potential violations resolved as noted in the CAV 0

Attachment: Community Re-certification Packet (R-2023-23 : WDO Certified Community Re-Certification)

**LAKE COUNTY STORMWATER MANAGEMENT COMMISSION
RE-CERTIFICATION CHECKLIST
ADOPTED January 6, 2023**

9. **Has the community administered all CLOMRs and LOMRs appropriately?**

☒ Yes ☐ No

Have the revisions been submitted to SMC, IDNR/OWR, and FEMA for acceptance, as appropriate?

Number of sites with submitted CLOMRs 0
Number of sites with submitted LOMRs 0

10. **Has the community followed the WDO provisions when issuing permits for Regulatory Floodplain?**

☒ Yes ☐ No

Number of permits issued with Regulatory Floodplain 0
Number of elevation certificates obtained as part of a permitting process 0
Number of flood-proofing certificates obtained 0
Number of sites permitted with Regulatory Floodway appropriate uses 0

11. **Has the community required all applicable local, state and federal permits and approvals?**

☒ Yes
☐ No

Number of sites with USACE permits: **required** 4 **permitted/approved** 4
Number of sites with IEPA NOI requirements: **required** 12 **permitted/approved** 12

12. **Have all applicable stormwater components (wetlands, buffers, mitigation areas, detention basins, overland flow paths, emergency spillways, etc.) been placed in deed/plat restricted areas and recorded?**

☒ Yes
☐ No

Number of sites with deed/plat-restricted wetlands, buffers, and mitigation areas that have been inspected for encroachments and development-related violations 2
Number of developments with recorded maintenance plans that have been assessed for Compliance All

13. **Have as-built plans and calculations been approved as applicable for all completed permitted projects?**

☒ Yes
☐ No

14. **FOR IWLC COMMUNITIES ONLY: Have copies of all applicable wetland reports, maintenance plans, deed/plat restrictions, etc. been kept for each development approved for wetland provisions?**

☐ Yes ☐ No ☐ N/A

Number of Isolated Wetland Provisions applications approved
Acreage of wetlands impacted (isolated)
Acreage of wetland mitigation (isolated)
Acreage of wetlands mitigated on-site
Acreage of wetland credits purchased in banks
Acreage of wetland credits purchased through the SMC WRF

15. **Please provide on an additional sheet of paper an overall assessment of the community's performance over the past re-certification period including any recommendations for future improvement in the permitting process and WDO improvements/recommendations (optional).**

**LAKE COUNTY STORMWATER MANAGEMENT COMMISSION
RE-CERTIFICATION CHECKLIST
ADOPTED January 6, 2023**

I have completed the Community Recertification Procedure to the best of my knowledge.

Signature _____ **Date** 9/5/2023

Printed name Kyle Johnson, PE, CFM

Company/Agency Village of Buffalo Grove

REGULATORY ADMINISTRATIVE PERFORMANCE - SECTION TO BE FILLED OUT BY SMC

FOR ALL ANSWERS MARKED "NO", COMMUNITY SHOULD ATTACH A SEPARATE SHEET TO CLARIFY FURTHER

- 16. Have all development-related SMC Citizen Inquiry Responses (CIRS) been documented and responded to?**

Please provide each CIRS form received by community throughout re-certification period.

☐ Yes

☐ No

☒ None Received

Number of CIRS received by community _____

Number of CIRS responded to _____

- 17. Have all SMC Community Notification Procedure (CNP) issues been documented and resolved?**

Please provide each CNP form received by community throughout re-certification period.

☐ Yes

☐ No

☒ N/A

Number of CNPs received by community _____

Number of CNPs resolved _____

Number of CNP points assessed _____

Attachment: Community Re-certification Packet (R-2023-23 : WDO Certified Community Re-Certification)

PETITION FOR SMC CERTIFICATION

On this 18th day of September, 2023 the Village
(Year) (City, Village, County)

of Buffalo Grove, a community participating in the regular phase of the National Flood Insurance Program, adopted an amended ordinance ("ORDINANCE") which includes the provisions of the Lake County Watershed Development Ordinance amended October 13, 2020 ("WDO") and is on file with the Lake County Stormwater Management Commission ("SMC"). According to the provisions of the ORDINANCE and WDO we agree to:

1. Forward appropriate portions of the Regulatory Floodway Development applications to SMC for transmittal to the Illinois Department of Natural Resources/Office of Water Resources ("IDNR/OWR") or its designee for concurrent review and approval.
2. Maintain records and provide SMC with certain portions of these records as described below:
 - a. Maintain records of every Watershed Development Permit application, permit variance, hydrologic and hydraulic data, and enforcement action, and shall allow periodic inspections of the records by SMC, FEMA, or IDNR/OWR personnel.
 - b. Maintain an Elevation Certificate and flood-proofing certificate file to certify the elevation of the lowest floor (including basement) of a residential or non-residential building or the elevation to which a non-residential building has been flood-proofed, for all buildings constructed in the Regulatory Floodplain.
 - c. Maintain for public inspection and provide copies upon request of; base flood data and maps, variance documentation, Conditional Letters of Map Revision, Letters of Map Revision, Letters of Map Amendment, elevation and floodproofing certificates, other watershed development permit related materials, available "as-built" elevation and floodproofing records for all buildings constructed subject to the provisions of this ordinance.
3. Require all engineering information and plans prepared by a registered professional engineer, to be reviewed under the supervision of a registered professional engineer under the employ or contract of the community for conformance with the ORDINANCE prior to permit issuance.
4. Provide SMC with the names, addresses and telephone numbers of the Community Official designated as the Enforcement Officer, the registered professional engineer performing permit reviews, and community legal counsel. Notify SMC should any changes in these positions occur. The Enforcement Officer shall be responsible for the administration and enforcement of the ORDINANCE and duties as specified in Appendix E of the WDO.

5. Community Recertification

- a. Certified Communities shall petition for recertification every five (5) years.
- b. Within the five (5) year certification period, the SMC Director shall periodically review the community's ordinance enforcement records and performance and make remedial recommendations to the community, if necessary. Review findings will be used in the assessment of petitions for recertification from Certified Communities.

6. Community Decertification

- a. The SMC shall after following the community notification procedure and holding a public hearing presided by SMC, have the authority to rescind the community's certification.
- b. The SMC shall rescind a community's certification for the following reasons:
 - i. The community is no longer a participant in the National Flood Insurance Program.
 - ii. The community amends the ORDINANCE so that it is less restrictive than the WDO.
- c. The SMC may rescind or place conditions on a community's certification if the certified community recurrently issues permits not in accordance with, or fails to adequately enforce, the ORDINANCE.
- d. If the community issues a regulatory floodway development permit not in accordance with §703 of the WDO, SMC shall rescind the community's authority to administer the IDNR/OWR regulatory floodway permit program for appropriate uses.

We agree to the provisions and responsibilities herein and therefore respectively petition SMC for Certification and the resulting authority to issue all permits and variances required by the ORDINANCE.

(Community Chief Elected Official)

(Clerk)

9/18/2023

Date

9/18/2023

Date



Ordinance No. O-2023-110 : Ordinance Authorizing Execution of the Certificate of Initial Acceptance For the Avalon Crossing Housing Development

Recommendation of Action

Staff recommends approval to begin the one year maintenance period for the completed development.

SUMMARY: Attached is the Certificate of Initial Acceptance for the Avalon Crossing housing development located along Avalon Drive between Edenvale Drive and Miramar Lane. Staff recommends approval to begin the one year maintenance period on September 18, 2023.

ATTACHMENTS:

- CIA Memo_Avalon Crossing_9-1-2023 (DOCX)
- ORD_Avalon Crossing CIA_9-18-2023 (DOCX)
- Certificate of Initial Acceptance_Avalon Crossing (DOCX)

Trustee Liaison
Stein

Staff Contact
Kyle Johnson, Engineering

Monday, September 18, 2023

VILLAGE OF
BUFFALO GROVE



MEMORANDUM

DATE: September 1, 2023
TO: Dane Bragg, Village Manager
FROM: Kyle Johnson, Deputy Public Works Director/Village Engineer
SUBJECT: Avalon Crossing - Certificate of Initial Acceptance

Staff recommends approval of the Certificate of Initial Acceptance for the Development.

The Developer of the Avalon Crossing six (6) house development, located along Avalon Drive between Edenvale Drive and Miramar Lane, has completed the required public improvements, and is recommended to be moved to the one-year maintenance period beginning September 18, 2023.

ORDINANCE 2023-_____

**AN ORDINANCE AUTHORIZING EXECUTION OF THE CERTIFICATE OF INITIAL ACCEPTANCE
FOR THE AVALON CROSSING HOUSING DEVELOPMENT**

WHEREAS, the Village of Buffalo Grove is a home rule unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Village seeks to execute a Certificate of Initial Acceptance with the Developer for the completed residential development located along Avalon Drive in the Village of Buffalo Grove,

WHEREAS, upon execution of this ordinance, the Developer will enter the required one-year maintenance guarantee,

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, as follows:

SECTION 1. The foregoing recitals are hereby adopted and incorporated and made a part of this Ordinance as if fully set forth herein.

SECTION 2. The Village President is authorized to execute the Certificate of Initial Acceptance with the Developer for the completed residential development located along Avalon Drive in the Village of Buffalo Grove.

SECTION 3. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any other provision of this Ordinance.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage and approval and shall not be codified.

AYES: _____
 NAYES: _____
 ABSENT: _____
 PASSED: _____, 2023
 APPROVED: _____, 2023

APPROVED:

 Eric N. Smith, Village President

ATTEST:

 Janet Sirabian, Village Clerk

Attachment: ORD_Avalon Crossing CIA_9-18-2023 (O-2023-110 : Initial Acceptance of Avalon Crossing Development Improvements)

VILLAGE OF BUFFALO GROVE
CERTIFICATE OF INITIAL ACCEPTANCE AND APPROVAL

SUBMIT COMPLETED FORM ALONG WITH ONE MYLAR SET OF "AS-BUILT" PLANS. **ALL INFORMATION MUST BE TYPED.**

SUBDIVISION Avalon Crossing DEVELOPER THG Holdings LLC – Series E

UNIT NO. _____ LOCATION 22371 & 22405 N. Prairie Rd, Prairieview, IL 60069

Dedicated Public Right of Way (if any): Avalon Drive

Description of Public Improvements: Road and right of ways, parkways, sidewalks, watermain & storm sewer main for collection and distribution, street lights

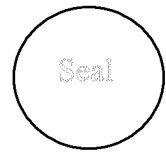
Description of Private Improvements: Water/sanitary/storm service connections

One-Year Maintenance Guarantee: Letter of Credit

DESIGN ENGINEER'S CERTIFICATION

To the best of my knowledge and belief, the construction of the improvements described above have been completed in accordance with the approved plans and specifications, and items indicated on the Final Punch List dated _____, which was prepared by the Village of Buffalo Grove.

Engineer's Signature & Seal



OWNER'S/DEVELOPER'S CERTIFICATION

All improvements including soil erosion and sediment control measures have been completed and are hereby presented for initial Acceptance and Conveyance to the Village of Buffalo Grove. I also herewith acknowledge my responsibility to provide a one-year Guarantee to cover workmanship, materials, and maintenance for all improvements referred to herein.

The undersigned Owner does hereby convey and deliver to the Village of Buffalo Grove the foregoing listed public improvements and does hereby covenant that said improvements are free of all encumbrances and does hereby warrant and will defend the same against the claims and demands of all persons.

Owner's Signature

Owner's Name

Company Name

MUNICIPAL INSPECTOR'S CERTIFICATION

I/we hereby certify that I/we have regularly inspected the above described unit(s) of the above described Subdivision during the progress of construction and to the best of my/our knowledge; the work has been completed in conformance with the approved plans and specifications.

Municipal Inspector

Date

VILLAGE ENGINEER'S CERTIFICATION

I hereby certify that the Division of Engineering Services has reviewed the above described unit(s) of the above described Subdivision and find them in conformance with the applicable Village ordinances, codes, and agreements.

Village Engineer

Date

PUBLIC WORK'S CERTIFICATION

I hereby certify that the Department of Public Works has inspected all public improvements described above and find them in proper condition for acceptance for maintenance by this Department.

Director of Public Works

Date

VILLAGE MANAGER'S CERTIFICATION

I hereby certify that all applicable Village ordinances, codes, and special agreements have been complied with by the Owner of the above described Subdivision.

Village Manager

Date

ACCEPTANCE OF PUBLIC IMPROVEMENTS

The Village of Buffalo Grove does hereby approve and accept for ownership the above described public improvements subject to the one-year Guarantee by the Developer covering all materials, workmanship, and maintenance.

Village Board of Trustees Action: _____

Date

Page No.

Village President

Date



**Ordinance No. O-2023-111 : Class E Liquor License Reservation -
Chicago Galbi House Inc**

Recommendation of Action

Staff recommends approval.

SUMMARY: A Class E liquor license is reserved for Chicago Galbi House Inc at 340 Half Day Road. This reservation is subject to the applicant completing Village requirements for said license on or before December 18, 2023.

ATTACHMENTS:

- Ordinance - Class E - Reserve Chicago Galbi House (DOCX)

Trustee Liaison
Smith

Staff Contact
Jessie Brown, Community Development

Monday, September 18, 2023

Underlined = addition

~~Strikethroughs~~ = deletion

09/01/2023

ORDINANCE NO. 2023 -

AN ORDINANCE AMENDING CHAPTER 5.20 LIQUOR CONTROLS

WHEREAS, the Village of Buffalo Grove is a Home Rule Unit pursuant to the Illinois Constitution of 1970.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS as follows:

Section 1. Section 5.20.072 of the Village of Buffalo Grove Municipal Code is hereby amended as follows:

5.20.72 Licenses authorized.

Subsection E. of Section 5.20.072 of the Village of Buffalo Grove Municipal Code is hereby amended with deletions in ~~strikethrough~~ and additions in underline text so that Subsection E. of Section 5.20.072 shall provide as follows.

Class E.		
1.	Grande Jakes Fresh Mexican Grill in BG, Inc.	205 Dundee Road
2.	MOD Super Fast Pizza, LLC d/b/a MOD Pizza	1555 Deerfield Parkway
3.	Abba, Inc. d/b/a Original Bagel & Bialy	105 McHenry Road
4.	Black Pepper, Inc. d/b/a Rivaj Indian Cuisine	1034 Weiland Road
5.	Niki's Gyros, Inc.	1038 Weiland Road
6.	RR Buffalo Grove LLC d/b/a Ricky Rockets – Buffalo Grove	700 Lake Cook Road 101
7.	<u>Chicago Galbi House Inc</u>	<u>340 Half Day Road</u>

Section 2.

- A. A Class E liquor license is reserved for Chicago Galbi House Inc at 340 Half Day Road. This reservation is subject to the applicant completing Village requirements for said license on or before December 18, 2023. The Village Manager shall have the authority to extend the December 18, 2023 date for good cause shown. If not so extended, this reservation shall cease.
- B. This Section 3 shall not be codified.

Section 3. This Ordinance shall be in full force and in effect from and after its passage and approval.

AYES: _____
 NAYS: _____
 ABSENT: _____
 PASSED: _____, 2023
 APPROVED: _____, 2023

Eric N. Smith, Village President

ATTEST:

Janet M. Sirabian, Village Clerk



Ordinance No. O-2023-112 : Ordinance Amending Chapter 10 of the Village of Buffalo Grove Municipal Code: Adjusting Parking Restrictions Along Plum Grove Road

Recommendation of Action

Staff recommends approval.

SUMMARY: An Ordinance proposing updated or new traffic ordinances due to adjustments requested by the Police Department and School District 21.

ATTACHMENTS:

- Plum Grove Update Memo (DOCX)
- Plum Grove Ordinance Update(DOCX)

Trustee Liaison
Stein

Staff Contact
Kyle Johnson, Engineering

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



MEMORANDUM

DATE: September 5th, 2023
TO: Dane Bragg, Village Manager
FROM: Kyle Johnson, Deputy Public Works Director/Village Engineer
SUBJECT: No Stopping, Standing or Parking Addition on Plum Grove Road

After discussions with Cooper Middle School staff and the Police Department, staff recommends adjusting the existing no parking along Plum Grove Road near the school. Currently No Parking is permitted on the north or south sides of the road from Arlington Heights Road to Indian Hill Drive. Since stopping and standing is permitted, parents stage themselves on both sides of the street creating congestion that will not permit emergency vehicles to access the area.

Discontinuing use of the south side of Plum Grove Road for vehicle staging, will keep parents lined up on the north side of the road. This new formation will align with the school's arrival and dismissal plans as well as keep the area open to emergency vehicles.

Staff recommends approval of the code updates.

ORDINANCE NO. 2023 - _____

AN ORDINANCE AMENDING CHAPTER BG-11, RULES OF THE ROAD, TITLE
10 OF THE VILLAGE OF BUFFALO GROVE MUNICIPAL CODE

WHEREAS, the Village of Buffalo Grove is a Home Rule Unit pursuant to the Illinois Constitution of 1970; and,

WHEREAS, in order to provide safe and efficient traffic flow along Beechwood Road for vehicles, pedestrians and school children, a no parking regulation is recommended; and,

WHEREAS, the recommendations of the Village Engineer have been presented to the Corporate Authorities.

NOW, THEREFORE, BE IT ORDAINED BY THE VILLAGE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, AS FOLLOWS:

Section 1: Section BG-11-1308 of the Village of Buffalo Grove Municipal Code is hereby amended by Subsection 7 to read as follows:

BG-11-1308 No Parking Streets and Areas.

7. On the north side of Plum Grove Circle between Indian Hill Drive and Arlington Heights Road.

Section 2: Section BG-11-1303.C. of the Village of Buffalo Grove Municipal Code is hereby amended by adding Subsection 16 to read as follows:

BG-11-1303.C. Stopping, standing or parking in specified areas is prohibited

16. On the south side of Plum Grove Circle between Indian Hill Drive and Arlington Heights Road.

Section 3: Any person violating any portion of this Chapter shall be punished according to the provisions of Chapter 1.08 of the Buffalo Grove Municipal Code.

Section 4: This Ordinance shall be in full force and effect from and after its passage, approval, and publication as provided by law. This Ordinance may be published in pamphlet form.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

PUBLISHED: _____, 2023

APPROVED:

Village President
Eric N. Smith

ATTEST:

Village Clerk
Janet Sirabian



Ordinance No. O-2023-113 : Ordinance Authorizing Execution of a Contract with Filotto Roofing Inc, for the Multi-Site Roof Replacement Project

Recommendation of Action

Staff recommends approval.

SUMMARY: Staff recommends that the Village Board authorize the Village Manager to execute a contract with Filotto Roofing, Inc for the Multi-Site Roof Replacement project in an amount not to exceed \$74,400.00 pending review and approval by the Village attorney.

ATTACHMENTS:

- Roof Multi-Site Project Memo (DOCX)
- BG - Multi-Site Roof - Bid Recommendation + Bid Tab (PDF)
- Roof Multi-Site Ordinance (DOCX)

Trustee Liaison
Stein

Staff Contact
Tom C. Wisniewski, Village Board

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



MEMORANDUM

DATE: September 14, 2023
TO: Dane Bragg, Village Manager
FROM: Tom Wisniewski, Buyer
SUBJECT: Multi-Site Roof Replacement Project

Recommendation

Staff recommends that the Village Board authorize the Village Manager to execute a contract with Filotto Roofing, Inc for the Multi-Site Roof Replacement Project in an amount not to exceed \$74,400.00 pending review and approval by the Village attorney.

Background

The capital improvement plan identified several roof replacement & repair projects for 2023. These included the three well house facilities at 345, 511 & 525 N Arlington Heights Road and the small garage behind fire station 26 (109 Deerfield Parkway). The work consists of but not limited to shingle roof replacement, new roof curbs, and skylights. Staff used the roofing consultant Industrial Roofing Services (IRS) to draw up plans and specifications and sought bids for this work.

Bids were opened on August 31, 2023, and staff received four bids. Those bids were reviewed by staff and IRS. Based upon the review and comments provided, staff recommends an award of bid to the lowest responsive and responsible bidder Filotto Roofing, Inc., as shown in the attached bid tabulation.

13000 West Silver Spring Drive
Butler, Wisconsin 53007
Phone: (262) 432-0500
Fax: (262) 432-0504
www.irsroof.com

August 31, 2023

Mr. Tom Wisniewski
Village of Buffalo Grove
50 Raupp Blvd.
Buffalo Grove, IL 60089

SUBJECT: Multi-Site (4) Buildings Roof Replacement
345, 511 & 525 N Arlington Heights Road and 109 Deerfield Parkway
Buffalo Grove, WI
IRS Job No. 18190

Dear Mr. Wisniewski :

Bids for the above referenced project were opened on Thursday, August 31, 2023. Four (4) contractors submitted bids. Total Base Bids, including the \$10,000.00 Allowance, ranged from \$49,100.00 to \$93,873.00. Alternate Add #1 (Additional Building (345)) bids ranged from \$19,800.00 to \$36,880.00.

It is recommended that you accept the low Total Base Bid from Filotto Roofing, Inc., in the amount of \$49,100.00. If budget allows we would then recommend that you also accept their Alternate Add #1 bid in the amount of \$25,300.00 for a total contract amount of \$74,400.00.

If you should have any questions regarding the above, please feel free to contact me.

Sincerely yours,
INDUSTRIAL ROOFING SERVICES, INC.

Mr. Dave Angove

Mr. Dave Angove
Project Manager

Attachment: BG - Multi-Site Roof - Bid Recommendation + Bid Tab (O-2023-113 : Award of Bid Multi-Site Roof Project)

VILLAGE OF BUFFALO GROVE

MULTI-SITE (4) BUILDINGS

ROOF REPLACEMENT

IRS JOB # 18190

CONTRACTOR	Filotto Roofing, Inc.	Seal Tight Exteriors, Inc.	All American Exterior Solutions	Metalmaster Roofmaster, Inc.
BASE PRICES				
BASE BID (3 Buildings (511, 525, 109)	\$39,100.00	\$56,100.00	\$53,900.00	\$83,873.00
CONSTRUCTION ALLOWANCE: (Unit Price Funding)	\$10,000.00	\$10,000.00	\$10,000.00	\$10,000.00
Total Base Bid (Base Bid + Allowance)	\$49,100.00	\$66,100.00	\$63,900.00	\$93,873.00
ALTERNATE ADD #1 (Additional Building (345))	\$25,300.00	\$19,800.00	\$25,100.00	\$36,880.00
TOTAL BASE BID & ALTERNATE ADD	\$74,400.00	\$85,900.00	\$89,000.00	\$130,753.00
UNIT PRICING				
1. Replace Roof Decking (per 4' X8' sheet)	\$144.00	\$145.00	\$5.00	\$399.00
Time & Material				
Time per-man-hour	\$135.00	\$120.00	\$135.00	\$118.41
Material cost plus %	10%	15%	15%	15%
SCHEDULE				
Commence Work in Days	90 - **12 Week Lead time for Skylights**	N/A - Varies upon Material Lead Times	21	45-60 +/-
Completion Work in Days	45 - **12 Week Lead time for Skylights**	N/A - Varies upon Material Lead Times	21	45-60 +/-
Bid Bond Y/N	Y	Y	Y	Y
Attachments Y/N	Y	Y	Y	Y

ORDINANCE 2023-_____

AN ORDINANCE AUTHORIZING EXECUTION OF A CONTRACT WITH FILOTTO ROOFING INC, FOR THE MULTI-SITE ROOF REPLACEMENT PROJECT

WHEREAS, the Village of Buffalo Grove is a home rule unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Village sought out companies qualified to provide the requested services and materials; and

WHEREAS, the Village engaged in a competitive procurement process to obtain the best value for money.

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, as follows:

SECTION 1. The foregoing recitals are hereby adopted and incorporated and made a part of this Ordinance as if fully set forth herein.

SECTION 2. The Village Manager is authorized to execute a contract with Filotto Roofing, Inc at a price not to exceed \$74,400.00 pending review and approval by the Village Attorney.

SECTION 3. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any other provision of this Ordinance.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage and approval and not be codified.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

APPROVED:

Eric N. Smith, Village President

ATTEST:

Janet Sirabian, Village Clerk

Attachment: Roof Multi-Site Ordinance (O-2023-113 : Award of Bid Multi-Site Roof Project)



Ordinance No. O-2023-114 : Ordinance Adopting by Reference of the Lake County Watershed Development Ordinance

Recommendation of Action

Staff recommends approval.

SUMMARY: The Lake County Stormwater Management Commission has updated their Watershed Development Ordinance (WDO). To remain compliant with the National Floodplain Insurance Program and to retain the ability to issue WDO permits internally, the Village is required to update the Village Ordinance to reflect the latest WDO effective date.

ATTACHMENTS:

- Memo Bragg_WDO Revisions_9-6-2023 (DOCX)
- ORD_2023 WDO Updates_9-5-2023 (DOCX)
- Exhibit A_Title 18 Appendix A_9-18-2023 (DOCX)
- 2023 List of WDO Amendments - 06-01-2023 revised

Trustee Liaison
Stein

Staff Contact
Kyle Johnson, Engineering

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



MEMORANDUM

DATE: September 14, 2023

TO: Dane Bragg, Village Manager

FROM: Kyle Johnson, Deputy Public Works Director/Village Engineer

SUBJECT: Lake County Stormwater Management Commission Revised Watershed Development Ordinance Adoption

Staff Recommendation

Staff recommends Village Board approval of the of the revised Watershed Development Ordinance subject to review and approval by the Village Attorney.

Background Information

The Lake County Board adopted thirty-five (35) amendments (including new FEMA Maps) to the Watershed Development Ordinance (WDO, or Ordinance) on July 11, 2023. All Communities in Lake County are required to adopt the revised Ordinance within the adoption period which is from July 12, 2023 – October 05, 2023. Adoption is required to remain in good standing in the FEMA National Flood Insurance Program (NFIP) and to maintain community certification status as it relates to administering the Watershed Development Ordinance.

The amended WDO is now effective and includes the minimum county-wide standards for regulated development. The amendments have been divided into the following categories: Coastal High Hazard Areas, Wetland, Administrative, Floodplain, DECI, Floodway Storage, Rainfall Table, and new floodplain maps (produced by the Federal Emergency Management Agency (FEMA)).

By adopting the revised WDO prior to October 05, 2023, the Village of Buffalo Grove will have met FEMA's National Flood Insurance Program (NFIP) requirements. Staff will be attending WDO training workshops in September of this year.

VILLAGE OF BUFFALO GROVE

ORDINANCE NO. 2023 - ____

**AN ORDINANCE ADOPTING BY REFERENCE OF THE LAKE COUNTY WATERSHED
DEVELOPMENT ORDINANCE.**

**ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE
VILLAGE OF BUFFALO GROVE
THIS 18TH DAY OF SEPTEMBER 2023.**

**PUBLISHED IN PAMPHLET FORM BY THE AUTHORITY OF THE PRESIDENT AND
BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE ILLINOIS,
THIS 18TH DAY OF SEPTEMBER 2023.**

ORDINANCE NO. 2023 - _____**AN ORDINANCE ADOPTING BY REFERENCE OF THE LAKE COUNTY WATERSHED DEVELOPMENT ORDINANCE.**

WHEREAS, the County of Lake, pursuant to the powers granted to it by 55 ILCS 5/5- 1062, adopted the Lake County Watershed Development Ordinance on or about July 11, 2023, establishing rules and regulations for floodplain and stormwater management throughout the County of Lake and superseding any less restrictive municipal rules and regulations therein; and,

WHEREAS, the President and Board of Trustees of the Village of Buffalo Grove have previously adopted by reference the Lake County Watershed Development Ordinances; and

WHEREAS, the County of Lake, pursuant to the powers granted to it by 55 ILCS 5/5-1062, adopted a resolution approving amendments to the Lake County Watershed Development Ordinance on or about July 11, 2023, effective immediately; and

WHEREAS, the President and Board of Trustees of the Village of Buffalo Grove find it to be in the best interests of the Village to require all development to meet, at least, the minimum standards prescribed by the WDO to the fullest extent practicable; and

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Buffalo Grove, Lake and Cook Counties, Illinois, as follows:

SECTION I: That there is hereby adopted by reference, as if fully set out herein, that certain ordinance known as the Lake County Watershed Development Ordinance, approved as amended by the County of Lake, State of Illinois.

SECTION II: That in the event the rules, regulations, terms, or conditions imposed pursuant to the Lake County Watershed Development Ordinance are either more restrictive or less restrictive than comparable rules, regulations, terms, or conditions imposed by any other applicable rule, regulation,

resolution, ordinance, statute or law, then the most restrictive rules, regulations, terms or conditions shall govern.

SECTION III: That Section 13.12.115 of the Buffalo Grove Municipal Code was last amended by Village of Buffalo Grove Ordinance 2013-39 which states the following:

13.12.115 - Adoption of the Metropolitan Water Reclamation District of Greater Chicago's Watershed Management Ordinance and the Lake County Stormwater Management Commission's Watershed Development Ordinance by reference:

The provisions of Metropolitan Water Reclamation District of Greater Chicago's Watershed Management Ordinance, latest edition, and the Lake County Stormwater Management Commission's Watershed Development Ordinance, latest edition, are adopted herein by reference. In case of conflict between the provisions of these Ordinances and any other provisions of the Buffalo Grove Municipal Code, the most stringent provisions shall apply.

SECTION IV: That the following listing of existing or revised Map Panels appended hereto and made a part of this Ordinance listing the Map Panel, Date of Map, and FIS Study date, and marked as Appendix A to this Ordinance be and are hereby adopted as Appendix A to Title 18 of the Buffalo Grove Municipal Code, Floodplain Regulations.

SECTION V: That all ordinances and resolutions, or parts thereof, in conflict with the provisions of this Ordinance are, to the extent of such conflict, expressly repealed.

SECTION VI: That this Ordinance shall be in full force and effect ten (10) days after its passage, approval, and publication in pamphlet form, as provided by law.

PASSED and approved by the President and Board of Trustees of the

Village of Buffalo Grove, Lake and Cook Counties, Illinois,

this _____ day of _____, 2023 by a roll call vote as follows:

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

PUBLISHED: _____, 2023

APPROVED:

Village President

ATTEST:

Village Clerk

APPENDIX A TO TITLE 18,
FLOODPLAIN REGULATIONS OF THE
VILLAGE OF BUFFALO GROVE MUNICIPAL CODE
FEMA FLOOD INSURANCE STUDY MAPS & PROFILES

Community Name	Community Member	Date of Current Effective Map (or Map Index)	Lake County Panel Numbers	Effective FIS Study Date
Buffalo Grove	170068#	Sept 18, 2013	17097C0253K	Oct 5, 2023
		Sept 18, 2013	17097C0254K	Oct 5, 2023
		Sept 18, 2013	17097C0261K	Oct 5, 2023
		Sept 18, 2013	17097C0262K	Oct 5, 2023
		Sept 18, 2013	17097C0263K	Oct 5, 2023
		Sept 18, 2013	17097C0264K	Oct 5, 2023
		Sept 18, 2013	17097C0266K	Oct 5, 2023
		Sept 18, 2013	17097C0270K	Oct 5, 2023

Community Name	Community Member	Date of Current Effective Map (or Map Index)	Cook County Panel Numbers	Effective FIS Study Date
Buffalo Grove	170068#	Aug 19, 2008	17031C0063J	Aug 19, 2008
		Aug 19, 2008	17031C0064J	Aug 19, 2008



Ordinance No. O-2023-115 : Ordinance Authorizing Execution of an Agreement with Tyler Technologies for Tyler Payments Software

Recommendation of Action

Staff recommends approval.

SUMMARY: Staff recommends approval of the attached ordinance authorizing execution of an agreement with Tyler Technologies for Tyler Payments Software.

ATTACHMENTS:

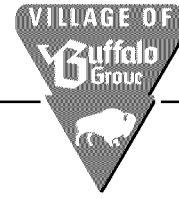
- BOT 09.18.23_Tyler Payments_Memo (DOCX)
- BOT 09.18.23_Tyler Payments_Ordinance (DOCX)
- 09.18.23_Tyler Payments Attachment (PDF)

Trustee Liaison
Weidenfeld

Staff Contact
Chris Black, Finance

Monday, September 18, 2023

VILLAGE OF
BUFFALO GROVE



DATE: September 12, 2023

TO: Dane C. Bragg, Village Manager

FROM: Chris Black, Finance Director

SUBJECT: Approval of Agreement with Tyler Payments

Recommendation

Staff recommends approval of the attached ordinance authorizing execution of an agreement with Tyler Technologies for Tyler Payments Software.

Background

Since 2012, Authorize.net has served as the village's payment processor for water/sewer payments made via our utility customer portal. Currently 20 percent of water/sewer payments are made with this method. The transaction fees charged to customers for payments had not changed since inception of the contract.

Earlier this year, Tyler Technologies (New World), provided notice it is no longer supporting Authorize.net starting January 1, 2024. All New World customers using our existing processor are required to use Tyler Payments. Tyler Payments does provide customers additional functionality when making payments. Customers will be able to schedule one-time payments at a later date and e-checks will be added as a payment method.

New World is not charging the village directly for the software upgrade. However, New World is increasing the fees on credit card transactions. The new credit card pricing would result in an annual fee increase of approximately \$45,000 annually. Although, the increase will be mitigated to the extent customers use the e-check option, which is less than the current credit card fee. The customer fee amount will be determined when fees are established for FY 2024.

Payment Type	Current Fee	New Fee
W/S Credit Card	\$2 customer conv. fee and 1% of transaction amount paid by the village	3.95% of the transaction amount
W/S E-Check	N/A	\$1.95 per transaction

Please note water/sewer customers can use several payment options without incurring a convenience fee including automatic draft, payment by check, and electronic payment generated by the customer's bank. The \$1.95 per transaction customer charge for e-check payments, provides a low-cost, automated payment option.

Key Takeaways

-
1. Tyler Technologies (New World), our financial software provider, is requiring the Village to use a new credit card processor for water/sewer payments made via our utility customer portal.
 2. Currently 20 percent of water/sewer payments are made with this method.
 3. Customers have several other options to make payments without incurring a convenience fee or percentage charge.
 4. The Village will determine the change in credit card processing fees for this payment method when it establishes fees for FY2024.
-

ORDINANCE 2023-_____

AN ORDINANCE AUTHORIZING EXECUTION OF AN AGREEMENT WITH TYLER TECHNOLOGIES FOR TYLER PAYMENTS SOFTWARE

WHEREAS, the Village of Buffalo is a home rule unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Village is required to transition to Tyler Payments Software because it's existing payment software will no longer be supported by Tyler Technologies; and

WHEREAS, the Village will be required to adopt the services fees in the attached document to receive Tyler Payments.

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, as follows:

SECTION 1. The foregoing recitals are hereby adopted and incorporated and made a part of this Ordinance as if fully set forth herein.

SECTION 2. The Village Manager is authorized to execute an Agreement with Tyler Technologies for the Tyler Payments Software and to perform all actions necessary to ensure the continuity of services, pending final review and approval of the agreement by the Village Attorney. Attached is the agreement along with the schedule of prices.

SECTION 3. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any other provision of this Ordinance.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage and approval and not be codified.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

APPROVED:

Eric N. Smith, Village President

ATTEST:

Janet Sirabian, Village Clerk



Sales Quotation For:
Village of Buffalo Grove
50 Raupp Blvd
Buffalo Grove IL 60089-2139

Quoted By: Dudley Wellington
Quote Expiration: 2/12/24
Quote Name: Buffalo Grove- Tyler Payments

Payments

Payments - Payer Card Cost - Service Fees			List	Basis		Rate			
			Price	Service%	Min	Points	Cap	POS	Online

Tyler One									
New World Payments			Utility Billing	3.95%	\$ 2.50				X

Payments - Other Fees									
Tyler One									
Payer eCheck Cost			\$ 1.95						
eCheck Rejects			\$ 5.00						
Credit Card Chargebacks			\$ 15.00						

Payer Card Cost
Per card transaction with Visa, MasterCard, Discover, and American Express.
Payer eCheck Cost
Per electronic check transaction.
eCheck Rejects
When an eCheck transaction comes back as declined (e.g bounced check)
Credit Card Chargebacks
If a card payer disputes a transaction at the card issuing bank (e.g. stolen card)

Summary	One Time Fees	Recurring Fees
Total Tyler Software	\$ 0	\$ 0
Total SaaS	\$ 0	\$ 0
Total Tyler Services	\$ 0	\$ 0
Total Third-Party Hardware, Software, Services	\$ 0	\$ 0
Summary Total	\$ 0	\$ 0
Contract Total	\$ 0	

Comment

Your use of Payments and any related items included on this order is subject to the terms found at: <https://www.tylertech.com/terms/payment-card-processing-agreement>. By signing this order or the agreement in which it is included, you agree you have read, understand, and agree to such terms. Please see attached Payments fee schedule.

Client agrees that items in this sales quotation are, upon Client's signature or approval of same, hereby added to the existing agreement ("Agreement") between the parties and subject to its terms. Additionally, payment for said items, as applicable but subject to any listed assumptions herein, shall conform to the following terms, subject to payment terms in an agreement, amendment, or similar document in which this sales quotation is included:

- License fees for Tyler and third-party software are invoiced upon the earlier of (i) delivery of the license key or (ii) when Tyler makes such software available accessible.
- Fees for hardware are invoiced upon delivery.
- Fees for year one of hardware maintenance are invoiced upon delivery of the hardware.
- Annual Maintenance and Support fees, SaaS fees, Hosting fees, and Subscription fees are first payable when Tyler makes the software accessible to the Client (for Maintenance) or on the first day of the month following the date this quotation was signed (for SaaS, Hosting, and Subscription), and any such fees are prorated to align with the applicable term under the agreement, with renewals invoiced annually thereafter in accord with the Agreement.
- Fees for services included in this sales quotation shall be invoiced as indicated below.
 - o Implementation and other professional services fees shall be invoiced as delivered.

- o Fixed-fee Business Process Consulting services shall be invoiced 50% upon delivery of the Best Practice Recommendations, by module, and 50% upon delivery of custom desktop procedures, by module.
- o Fixed-fee conversions are invoiced 50% upon initial delivery of the converted data, by conversion option, and 50% upon Client acceptance to load the converted data into Live/Production environment, by conversion option. Where conversions are quoted as estimated, Tyler will invoice Client the actual services delivered on a time and material basis. "
 - o Except as otherwise provided, other fixed price services are invoiced upon complete delivery of the service. For the avoidance of doubt, where Project Planning Services are provided, payment shall be invoiced upon delivery of the Implementation Planning document. Dedicated Project Management services, if any, will be invoiced monthly in arrears, beginning on the first day of the month immediately following initiation of project planning.
 - o If Client has purchased any change management services, those services will be invoiced in accordance with the Agreement.
 - o Notwithstanding anything to the contrary stated above, the following payment terms shall apply to fees specifically for migrations: Tyler will invoice Client 50% of any Migration Services Fees listed above upon Client approval of the product suite migration schedule. The remaining 50%, by line item, will be billed upon the go-live of the applicable product suite. Tyler will invoice Client for any Project Management Fees listed above upon the go-live of the first product suite. Annual SaaS Fees will be invoiced upon availability of the hosted environment.
 - Expenses associated with onsite services are invoiced as incurred.
- Any SaaS or hosted solutions added to an agreement containing Client-hosted Tyler solutions are subject to Tyler's SaaS Services terms found here: <https://www.tylertech.com/terms/tyler-saas-services>.

Unless otherwise indicated in the contract or amendment thereto, pricing for optional items will be held For six (6) months from the Quote date or the Effective Date of the Contract, whichever is later.

Customer Approval: _____ Date: _____

Print Name: _____ P.O.#: _____



Ordinance No. O-2023-116 : Ordinance Authorizing the Village Manager to Purchase Network Equipment

Recommendation of Action

Staff recommends approval

Staff recommends the Village Board Authorize the Village Manager to purchase network equipment and support services for the new Public Works facility in a not to exceed amount of \$114,719.32 from Paragon Micro.

ATTACHMENTS:

- PW Network (DOCX)
- Ordinance PW Network (DOCX)
- Q5128448- Paragon-Cisco (PDF)

Trustee Liaison

Cesario

Staff Contact

Brett Robinson, Finance

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



DATE: September 12, 2023

TO: Dane Bragg, Village Manager

FROM: Brett Robinson, Administrative Services Director

RE: Network Infrastructure at the New Public Works Facility

Recommendation.

Staff recommends the Village Board Authorize the Village Manager to purchase network equipment and support services for the new Public Works facility in a not to exceed amount of \$114,719.32 from Paragon Micro.

Background Information

Due to long lead times between ordering and receiving equipment caused by continued supply chain issues, it is likely that some of the equipment that is part of this order will not arrive until the first quarter of next year. Programming and installation of the new network equipment would likely not take place until the second quarter of 2024.

This equipment is expected to have a lifetime of up to 10 years and as such staff is recommending that the existing reserve be adjusted to fund future replacements.

While the Village was able to obtain three prices, staff continues to struggle with the industry practice of "Deal Registration". Many of the major manufactures have a system by where the first supplier to contact them and register the sale of equipment, to a particular end user, receives a significant discount. This makes receiving complete quotes difficult, as once the deal has been registered competing suppliers often will not respond to the request for quotes as they know they cannot compete.

In an effort to provide a fair bidding environment, staff create specifications for equipment and then send out an e-mail with a request for quote with all Vendors blind carbon copied.

	Paragon	SHI	CDW*
Cisco Networking Equipment	\$114,719.32	\$127,976.00	\$199,032.86

CDW quote was derived from their website as they were nonresponsive to our request for pricing.

The funding for this purchase will be drawn from both the Capital Reserve for Computer Equipment and the Public Works Facility

The Village's IT service provider InterDev will perform much of the work involved in programming the networking equipment.

ORDINANCE 2023-_____

AN ORDINANCE AUTHORIZING THE VILLAGE MANAGER TO PURCHASE NETWORK EQUIPMENT

WHEREAS, the Village of Buffalo Grove is a home rule unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Village sought out vendors to provide the requested services and materials; and

WHEREAS, the Village engaged in a procurement process to obtain the best value for money.

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, as follows:

SECTION 1. The foregoing recitals are hereby adopted and incorporated and made a part of this Ordinance as if fully set forth herein.

SECTION 2. The Village Manager is authorized to purchase network equipment from Paragon Micro, for the new Public Works Facility in an amount not to exceed \$114,719.32, pending final review and approval by the Village Attorney.

SECTION 3. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any other provision of this Ordinance.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage and approval and not be codified.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

APPROVED:

Eric N. Smith, Village President

ATTEST:

Janet Sirabian, Village Clerk

Attachment: Ordinance PW Network (O-2023-116 : Network Equipment for Public Works)

Paragon Micro

PO Box 775695
Chicago IL 60677-5695

**Quote**

Q5128448

Date: 8/24/2023
Expires: 9/23/2023

Sales Rep

Russo, Jeff
847-719-8417
jrusso@paragonmicro.com

Customer Contact

Contact: IT Support
Account: VO29733
PO#:
Phone:
Email: itsupport@vbg.org

Bill To:

Village of Buffalo Grove
Accounts Payable
50 Raupp Blvd.
Buffalo Grove IL 60089

Ship To:

Village of Buffalo Grove
Brett Robinson
50 Raupp Blvd.
Buffalo Grove IL 60089

Quote Name Cisco 9300L-48P-4x/3Yr Smartnet/3Yr DNA/PSU / Cisco 9500-16X-A/3Yr Smartnet/3Yr DNA/... **Terms** Net 30 **Cost Center**

External Notes

Qty	MPN	Description	Notes	Unit Price	Total
12	C9300L-48P-4X-E	Cisco Catalyst 9300L - Network Essentials - switch - L3 - 48 x 10/100/1000 (PoE+) + 4 x 10 Gigabit SFP+ (uplink) - rack-mountable - PoE+ (505 W)		3,424.99	41,099.88
12	CON-SNT-C93004X4	Cisco Smart Net Total Care - Extended service agreement - replacement - 8x5 - response time: NBD - 3Yr		1,789.99	21,479.88
12	C9300L-DNA-E-48-3Y	Cisco Digital Network Architecture Essentials - Term License (3 years) - 48 ports - for P/N: C9300L-48P-4X-E-WS, C9300L-48T-4G-E-RF, C9300L-48UXG-2Q-E, C9300L-48UXG4XE-RF		519.99	6,239.88
12	C9300L-STACK-KIT	Cisco - Network stacking module (pack of 2) - for Catalyst 9300L		599.99	7,199.88
12	PWR-C1-715W AC-P/2	Cisco Config 1 Secondary Power Supply - Power supply - hot-plug / redundant (plug-in module) - 80 PLUS Platinum - AC 100-240 V - 715 Watt - for Catalyst 9300 (715 Watt), 9300 (Higher Scale) (715 Watt), 9300L (715 Watt)		579.99	6,959.88
2	C9500-16X-A	Cisco Catalyst 9500 - Network Advantage - switch - L3 - managed - 16 x 10 Gigabit Ethernet + 2 x 10 Gigabit SFP+ - rack-mountable		8,099.99	16,199.98
2	CON-SNT-C95K16XA	Cisco SMARTnet - Extended service agreement - replacement - 8x5 - response time: NBD - 3Yr		3,529.99	7,059.98
2	C9500-DNA-L-A-3Y	Cisco Network and Digital Network Architecture Advantage - Term License (3 years) - 1 switch - low port density - for P/N: C9500-24X-A, C9500-24Y4C-A, C9500-DNA-12Q-A=, C9500-DNA-16X-A=, C9500-DNA-24Y4C-A=		3,269.99	6,539.98
2	PWR-C4-950W AC-R/2	Cisco Config 4 - Power supply - hot-plug / redundant (plug-in module) - AC 115-230 V - 950 Watt - for Catalyst 9500 (950 Watt)		969.99	1,939.98
				Subtotal	114,719.32
				Shipping Cost (FedEx Ground® (2-5 Business Days))	0.00
				Total	\$114,719.32

We value your business and will continue to provide you with excellent service in addition to our comprehensive product line.

SALES TAXES ARE ESTIMATED and may change depending on the rates levied by the destination's tax jurisdiction at the time of invoicing. Finalized invoice will be sent by Paragon Micro's Accounting Department.

PRICING AND INFORMATION DISCLAIMER: All pricing is subject to change without notice. For all prices, products and offers, Paragon Micro, Inc. reserves the right to make adjustments due to changing market conditions, product discontinuation, manufacturer price changes, errors in advertisements and other extenuating circumstances. While Paragon Micro, Inc. uses reasonable efforts to include accurate and up-to-date information on the Site, Paragon Micro, Inc. makes no warranties or representations as to the Site's accuracy. Paragon Micro, Inc. assumes no liability or responsibility for any errors or omissions in the content on the Site.

Accepted By: Printed Name

Purchase Order #

Authorized Signature

Date

Attachment: Q5128448- Paragon-Cisco (O-2023-116 : Network Equipment for Public Works)



**Ordinance No. O-2023-117 : Mike Rylko Community Park
Improvements Development Improvement Agreement**

Recommendation of Action

Staff recommends approval.

Staff recommends that the Village enter into a Development Improvement Agreement (DIA) with the Buffalo Grove Park District as it relates to the Mike Rylko Community Park Improvements project, pending final review by the Village Engineer and Attorney.

ATTACHMENTS:

- Memo Bragg_Rylko Park DIA_9-12-2023 (DOCX)
- ORD_Rylko Park Improvements DIA_9-12-2023 (DOCX)
- DIA_Mike Rylko Park Improvements (DOCX)
- Reduced 1055-Mike Rylko Amphitheater-Sheet Set (PDF)

Trustee Liaison
Stein

Staff Contact
Kyle Johnson, Engineering

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



MEMORANDUM

DATE: September 14, 2023
TO: Dane Bragg, Village Manager
FROM: Kyle Johnson, Deputy Public Works Director/Village Engineer
SUBJECT: Mike Rylko Community Park Development Improvement Agreement

Recommended Actions

Engineering and legal staff at the Village are currently working with the Buffalo Grove Park District and their consultants to finalize all documentation necessary to approve the DIA. Staff recommends Village Board approval of the DIA subject to review and approval by the Village Attorney once all information has been received.

Project Background

The Buffalo Grove Park District has received grants and Village commitments to make significant improvements to the Mike Rylko Community Park located at 951 McHenry Road. Redevelopment of the park will include a new amphitheater, pavilion, reconfigured and improved playgrounds, splash pad, buildings, concrete and asphalt trails, and landscaping. The bulk of the improvements will be completed prior to Buffalo Grove Days 2024, however elements such as the new playground will be brought in later through a phased project approach. This agreement covers the full extent of improvements, which aligns with the Village's prior understanding of project scope.

The Development Improvement Agreement, or DIA, is an agreement between the Developer and the Village and identifies the items to be constructed by the developer on the project site. Typical items include the stormwater management, parking lots, and all of the utilities such as water main and sanitary sewer.

ORDINANCE 2023-_____

**AN ORDINANCE AUTHORIZING A
DEVELOPMENT IMPROVEMENT AGREEMENT WITH THE BUFFALO GROVE PARK DISTRICT**

WHEREAS, the Village of Buffalo Grove is a home rule unit pursuant to the Illinois Constitution of 1970; and

WHEREAS, the Village seeks to enter into a Development Improvement Agreement (DIA) with the Buffalo Grove Park District ("Developer") for site improvements associated with the Mike Rylko Community Park Amphitheater Development,

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS, as follows:

SECTION 1. The foregoing recitals are hereby adopted and incorporated and made a part of this Ordinance as if fully set forth herein.

SECTION 2. The Development Improvement Agreement is approved subject to the final review and approval by the Village Attorney and Village Engineer.

SECTION 3. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any other provision of this Ordinance.

SECTION 4. This Ordinance shall be in full force and effect from and after its passage and approval and shall not be codified.

AYES: _____

NAYES: _____

ABSENT: _____

PASSED: _____, 2023

APPROVED: _____, 2023

APPROVED:

Eric N. Smith, Village President

ATTEST:

Janet Sirabian, Village Clerk

Attachment: ORD_Rylko Park Improvements DIA_9-12-2023 (O-2023-117 : Rylko Park Improvements DIA)

Mike Rylko Park Community Park Improvements
Development Name

DEVELOPMENT IMPROVEMENT AGREEMENT

THIS AGREEMENT ("Agreement"), made and entered into as of this ____ day of September, 2023 by and between the VILLAGE OF BUFFALO GROVE, an Illinois Municipal Corporation, and having its office at Village Hall, 50 Raupp Boulevard, Buffalo Grove, Illinois (hereinafter called "Village"), and Buffalo Grove Park District, (hereinafter called "Developer").

WITNESSETH:

WHEREAS, Developer desires to improve the real property described in Exhibit "A" attached hereto and made a part hereof (the "Property"), and in compliance with the Village's Development Ordinance, Developer has submitted to the Village certain (i) plans prepared by uplandDesign Ltd, who have hired and included plans from registered professional engineers (the "Site Plan"), which Preliminary Plans were approved by the Village pursuant to Ordinance No. 2023-11 ~~and (ii) additional plans and specifications prepared by _____ dated _____ and~~ described in more detail in Exhibit "C" attached hereto and made a part hereof (the "Site Improvement Plans" and together with the Site Plan, the "Plans"); and,

WHEREAS, the Village is willing to approve said Plans, provided that this Agreement is executed to insure the completion of certain site improvements, as a condition precedent to the issuance of building permits for any buildings to be constructed on the Property.

NOW, THEREFORE, it is mutually agreed as follows:

1. Developer shall furnish, or cause to be furnished, at their own cost and expense, all the necessary material, labor, and equipment to complete the improvements listed on Exhibit "B" attached hereto, and all other site improvements not specifically set forth, which are required by applicable ordinances or agreements (collectively, the "Improvements"), all in a good and workmanlike manner and in accordance with all pertinent ordinances and regulations of the Village and in accordance with the Plans (including any subsequent revisions requested by the Developer and approved in writing by the Village pursuant to the Village's Development Ordinance). All utility lines and services to be installed in the street

shall be installed prior to paving.

2. Attached hereto as Exhibit "D" is a complete cost estimate for the construction of the improvement described in Exhibit "B" hereto.

3. All work shall be subject to inspection by and the approval of the Village Engineer. It is agreed that the contractors who are engaged to construct the Improvements are to be approved by the Village Engineer and that such approval will not be unreasonably withheld.

4. The Developer has paid or will pay the Village a Review and Inspection Fee, as required by Ordinance. It is understood that said fee is based on the amount of the contracts or cost estimate for those items in Exhibit "B".

5. Prior to the time the Developer or any of its contractors begin any of the work provided for herein, the Developer, and/or its contractors shall furnish the Village with evidence of insurance covering their employees in such amounts and coverage as is acceptable to the Village. Nothing herein shall waive any immunities the Village May assert in response to or defense of any such claim.

In addition, by its execution of this Agreement, the Developer agrees to protect, indemnify, save and hold harmless, and defend the Village and its employees, officials, and agents, against any and all claims, costs, causes, actions, and expenses, including but not limited to reasonable attorney's fees incurred by reason of a lawsuit or claim for damages or compensation arising in favor of any person, corporation or other entity, including the employees or officers or independent contractors or sub-contractors of the Developer or the Village, on account of personal injuries or death, or damages to property occurring, growing out of, incident to, or resulting directly or indirectly, from the performance of the work of the Developer, independent contractors or sub-contractors or their officers, agents, or employees. The Developer shall have no liability or damages for the costs incident thereto to the extent caused by the sole negligence or intentional misconduct of the Village, its independent contractors or sub-contractors or their officers, agents, or employees.

6. Subject to Force Majeure (as defined herein), Developer shall cause the Improvements to be completed within twenty-four (24) months following the date of this Agreement (except any Improvements for which specified time limits are noted on the Plans, which shall be completed within the specified time

limits shown on the Plans). "Force Majeure" as used herein shall mean a delay in Developer's performance hereunder caused by a strike or labor problem, energy shortage, governmental pre-emption or prescription, national emergency, or any other cause of any kind beyond the reasonable control of Developer.

7. The Developer, for a period of one year beyond formal acceptance by the Village of any Improvement, described in Exhibit "B" hereof, shall be responsible for maintenance, repairs and corrections to such Improvements which may be required due to failures or on account of faulty construction or due to the Developer's negligence and/or its contractors' negligence.

8. It is agreed that no occupancy permit shall be granted by any official for the construction of any structure until all required utility facilities set forth in the Plans (to include, but not by way of limitation, sanitary sewer, water and storm sewer systems) have been installed and made ready to service the Property; and that all parking lots or access drives (to include curbs) set forth in the Plans that provide access to the Property have been completely constructed, except for the designed surface course. It is understood and agreed that building permits may be granted for buildings on specific lots to which utility facilities have been installed and made ready for service and to which parking lots or access drives have been constructed as described above, notwithstanding the fact that all improvements within the Development may not be completed.

9. No occupancy permit shall be issued until all exterior lighting specified on Exhibit "C" is installed and operational.

10. The Developer acknowledges that he is responsible for the proper control of weeds, grass, refuse, and junk on all property which he owns within the Village in accordance with Chapter 8.32 of the Buffalo Grove Municipal Code. It is further agreed that the Developer shall continue to be responsible for the proper maintenance of any parcels of property for which the Developer transfers ownership to the Village until such time as the development's Improvements are accepted by the Village in writing in accordance with the provisions of this Agreement.

If the Developer fails to perform his maintenance responsibilities established in either this paragraph or Chapter 8.32, the Village may provide a written notice to the Developer of the improper maintenance condition. If proper maintenance is not completed within ten (10) days after the Developer is

provided this notice, the Village may perform the maintenance and deduct the costs of the maintenance from the Village's financial contribution to the Developer's project as described in Village Ordinance 2023-10.

11. The Developer agrees that no Improvements constructed in conjunction with this project are sized or located in such a way as to warrant any recapture payment to the Developer pursuant to any applicable previous agreements.

12. This Agreement shall automatically terminate and be of no further force and effect with respect to Developer or the Property upon the expiration of the one-year maintenance period, and upon such termination the parties hereto shall have no further obligations to the other. The period commencing on the date set forth in the preamble to this Agreement and expiring on the expiration of the one-year maintenance period is referred to herein as the "Term".

13. This Agreement and the obligations contained herein are in addition to, and not in limitation of, all other agreements between the Parties hereto including, without limitation, the Preliminary Plan dated October 20, 2022 per Village Ordinance 2023-11, and the obligations contained therein.

14. Neither party shall cause this Agreement (or any memorandum hereof) to be recorded against the Property.

15. Neither party shall assign this Agreement or any of its terms without the prior, express and written consent of the other party. Furthermore, no assignment of the Developer's obligations shall be effective unless and until the Village approves the language of any proposed assignment and substitute security in the amounts required by this Agreement.

IN WITNESS WHEREOF, the Village has caused this Agreement to be executed, as has the Developer, all as of the date first above written.

VILLAGE OF BUFFALO GROVE, an Illinois Municipal Corporation

By _____
Village President

DEVELOPER:

**Buffalo Grove Park District
530 Bernard Drive
Buffalo Grove, IL 60089**

By: _____
Name: Erika Strojinc, CPRE
Title: Executive Director

Attachment: DIA_Mike Rylko Park Improvements (O-2023-117 : Rylko Park Improvements DIA)

Mike Rylko Park Community Park Improvements
(Development Name)

DEVELOPMENT IMPROVEMENT AGREEMENT

EXHIBIT A

LEGAL DESCRIPTION

N/A

KNOWN AS: **951 McHenry Road, BUFFALO GROVE, ILLINOIS**

PERMANENT INDEX NUMBER: 15-29-400-019

AREA = 3,284,424 SQ. FT. OR 75.4 ACRES

Attachment: DIA_Mike Rylko Park Improvements (O-2023-117 : Rylko Park Improvements DIA)

Mike Rylko Park Community Park Improvements
(Development Name)

DEVELOPMENT IMPROVEMENT AGREEMENT

EXHIBIT B

All improvements set forth and depicted in the Plans, both public and private, including (to the extent applicable) earthwork, grading, roads or streets, parking lots, areas and/or parking facilities, sidewalks, sanitary and storm sewers, water main, drainage and storm water detention facilities, site grading, street lighting, landscaping, survey monuments and benchmarks.

Attachment: DIA_Mike Rylko Park Improvements (O-2023-117 : Rylko Park Improvements DIA)

Mike Rylko Park Community Park Improvements
(Development Name)

DEVELOPMENT IMPROVEMENT AGREEMENT

EXHIBIT C

Final Engineering and Landscaping Plans prepared by: uplandDesign Ltd

Entitled: Mike Rylko Community Park Amphitheater Development

Consisting of: 77 sheet(s), last revised 09/07/2023

(see following pages)

Attachment: DIA_Mike Rylko Park Improvements (O-2023-117 : Rylko Park Improvements DIA)

Mike Rylko Park Community Park Improvements
(Development Name)

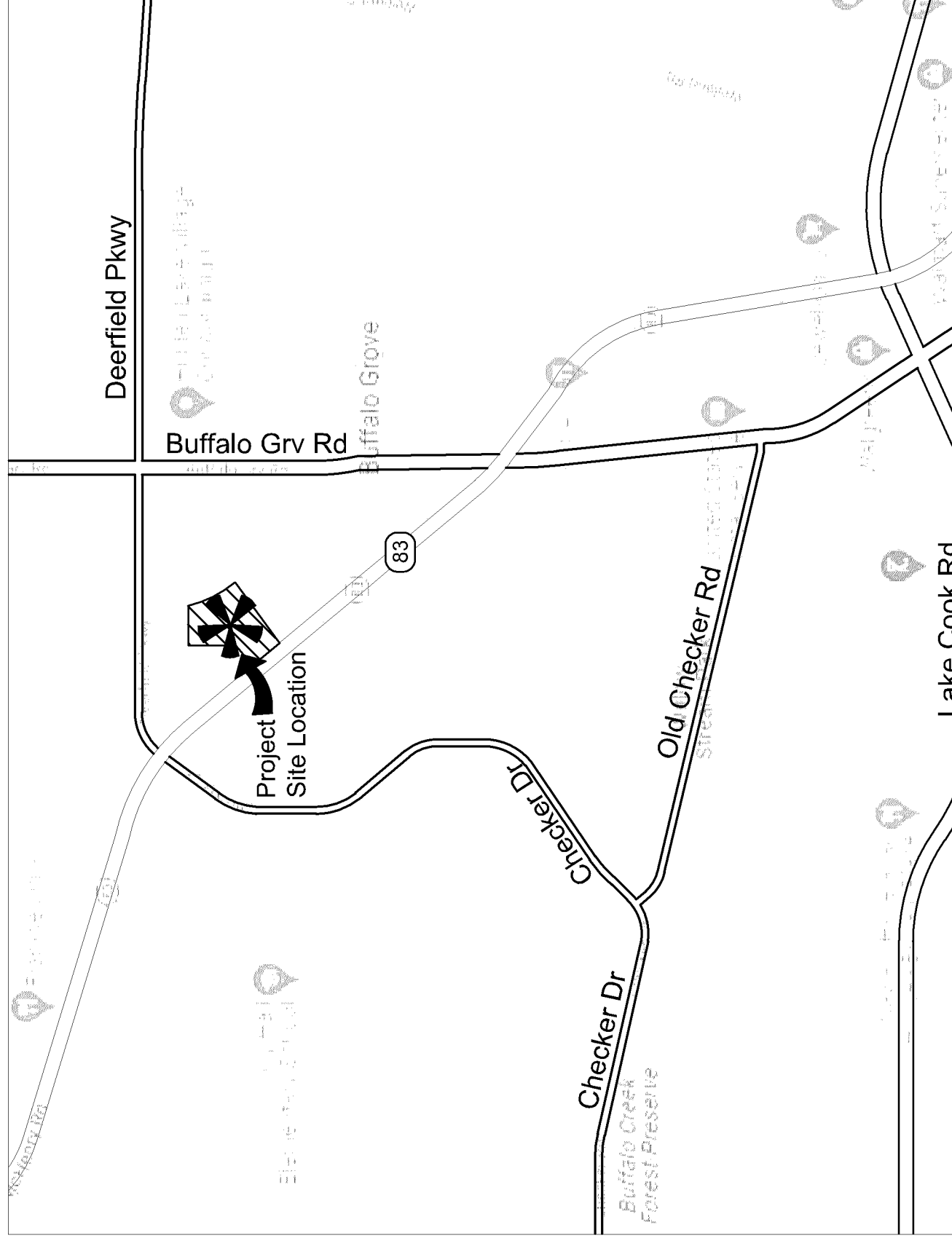
DEVELOPMENT IMPROVEMENT AGREEMENT

EXHIBIT D

Engineers Opinion of Probable Costs

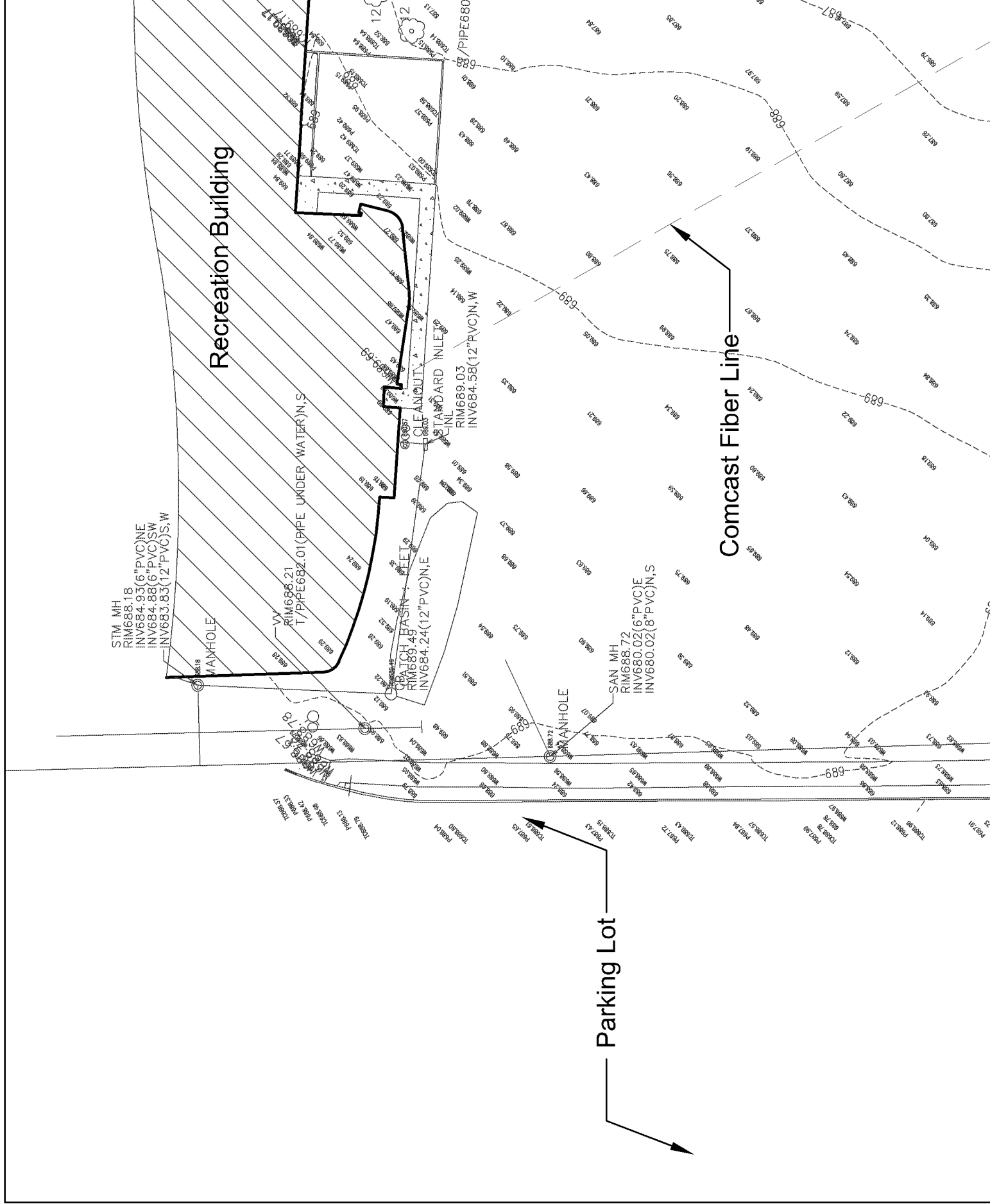
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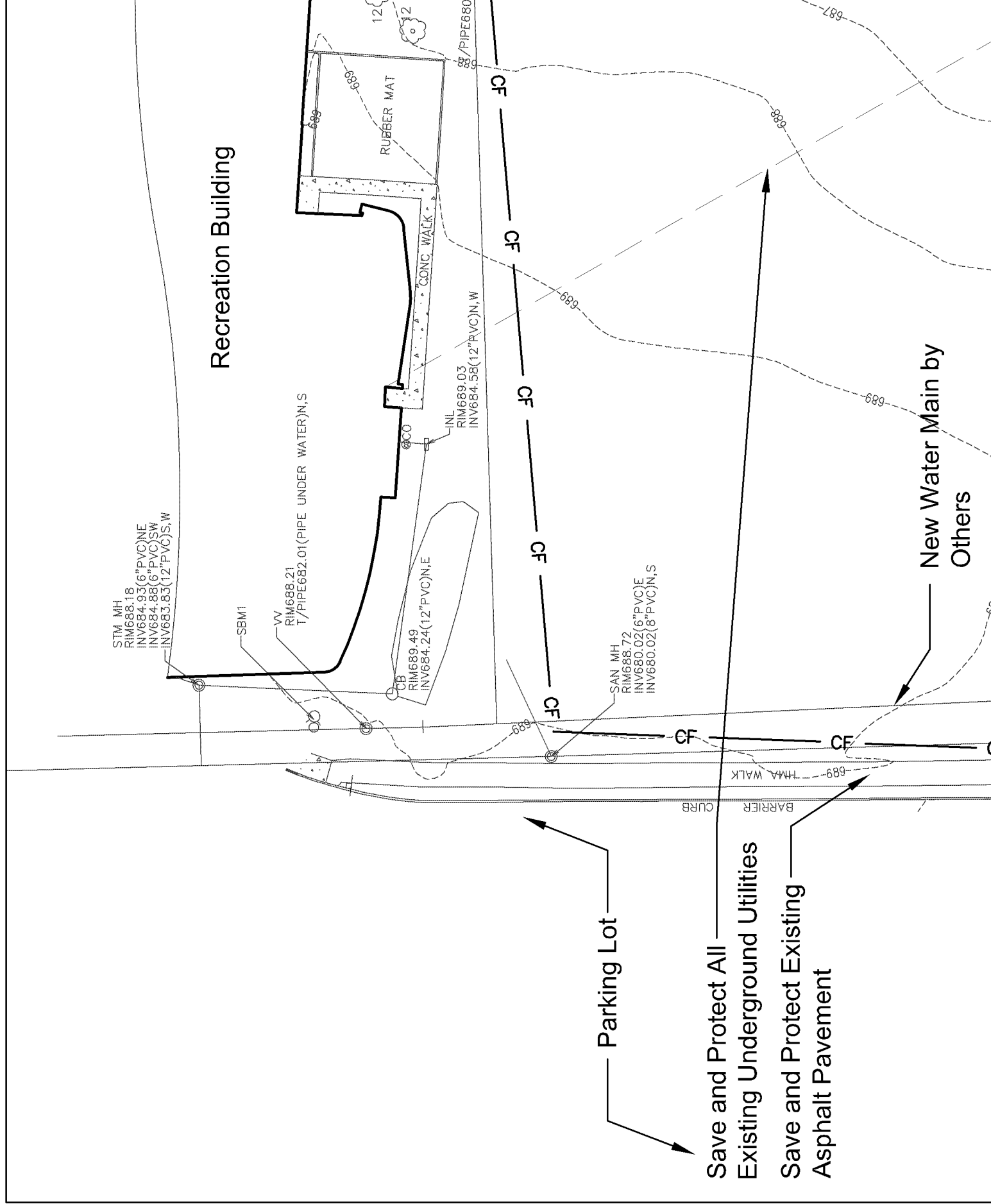
Attachment: DIA_Mike Rylko Park Improvements (O-2023-117 : Rylko Park Improvements DIA)



SHEET INDEX

0.0	Title Sheet	ARCHITECTURE
0.1	Sheet Index & Key	A-101
		AC-101
1.0	Site Survey	AF-101
1.1	Existing Conditions & Removals Plan	AR-101
		AR-102
		A-105
2.0	Tree Preservation Plan - Overall	A-201
2.1	SWPP North	A-202
2.2	SWPP South	A-203
2.3	SWPP Specifications	A-301
2.4	SWPP Details	A-302
		A-303
3.0	Layout Plan - Overall	A-304
3.1	Layout Plan - Pavilion	A-401
3.2	Layout Plan - Amphitheater	A-501
		A-502
4.0	Dimension Plan - Overall	A-503
4.1	Dimension Plan - Pavilion	A-521
4.2	Dimension Plan - Amphitheater	A-531





Recreation Building

RUBBER MAT

CONC WALK

CB
RIM 689.49
INV 684.24 (12" PVC) N.E.

SBM

CF

CF

CF

CF

CF

CF

CF

689 HMA WALK

BARRIER CURB

Parking Lot

#1

#2

12

12

688

689

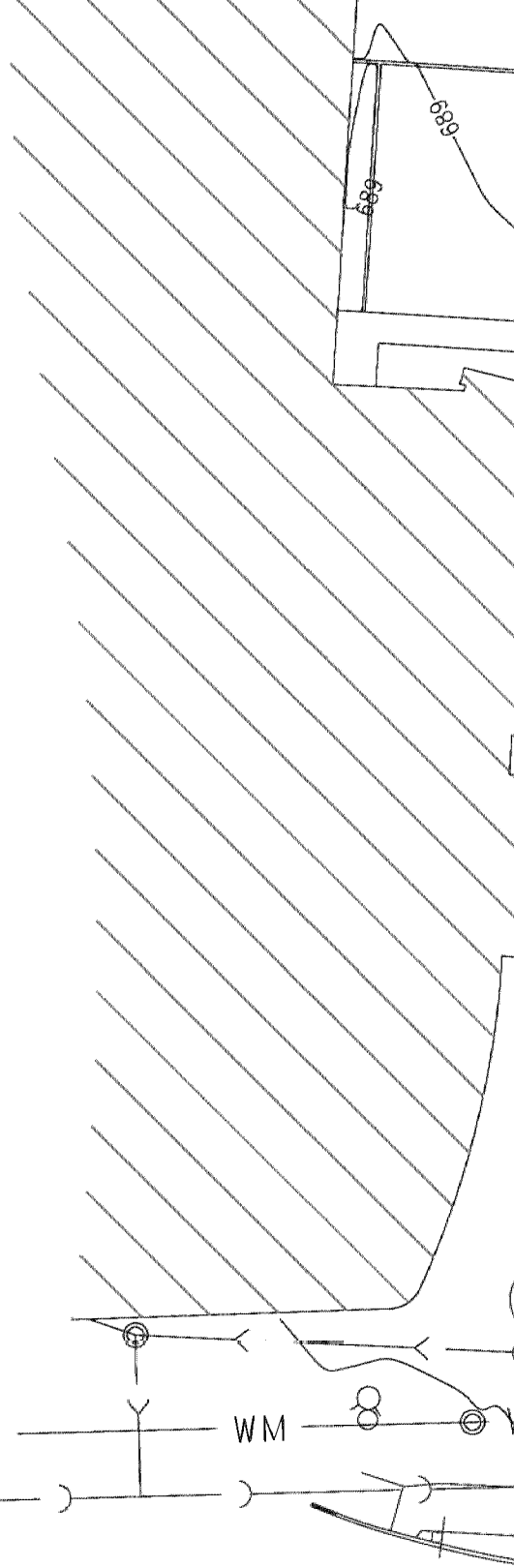
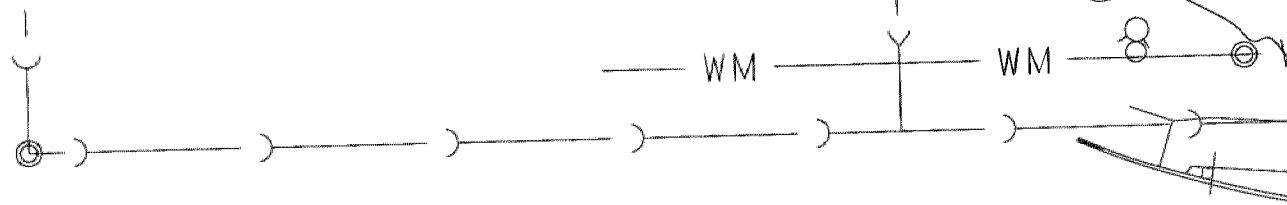
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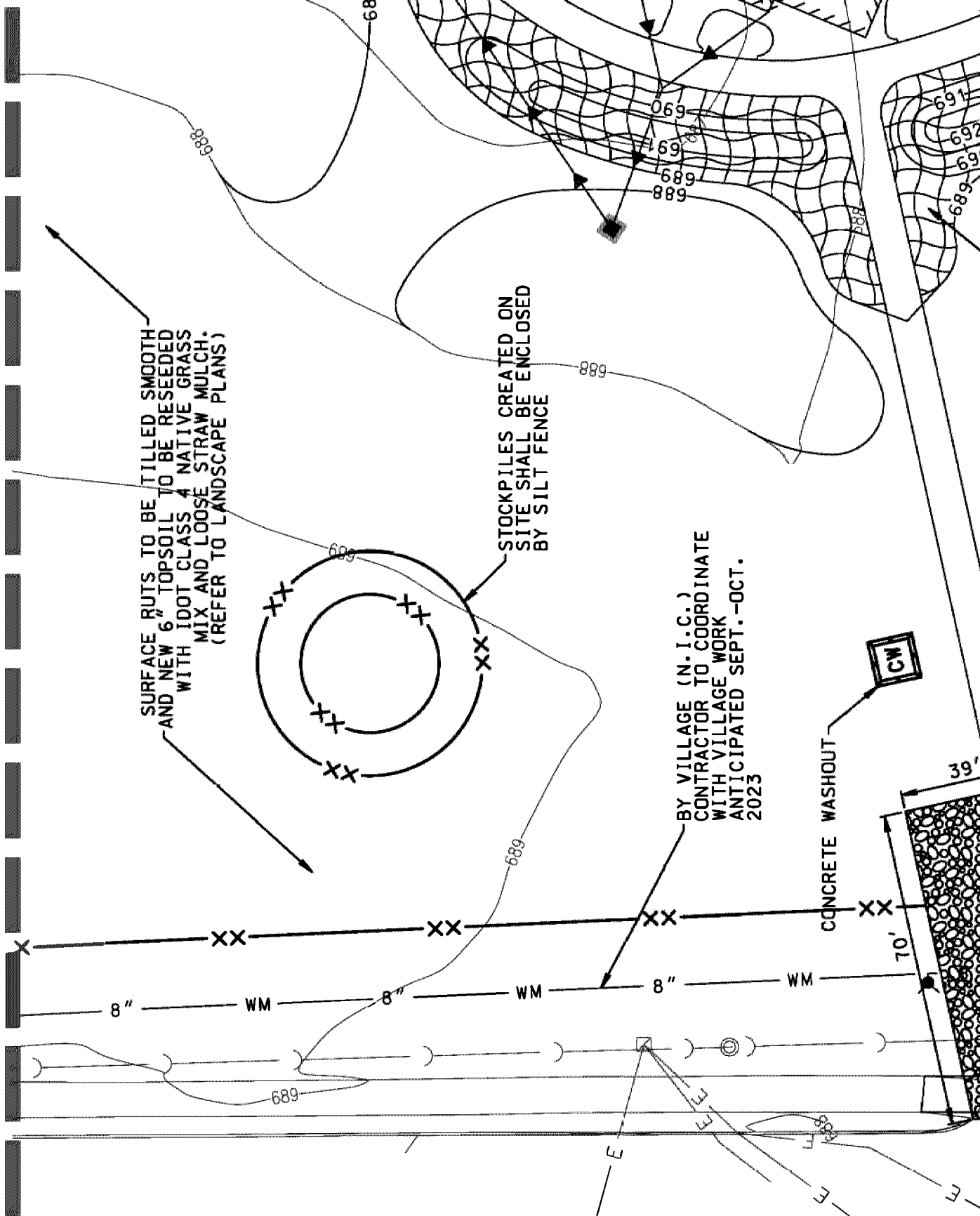
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687

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SURFACE RUTS TO BE TILLED SMOOTH
AND NEW 6" TOPSOIL TO BE RESEED
WITH IDOT CLASS 4 NATIVE GRASS
MIX AND LOOSE STRAW MULCH.
(REFER TO LANDSCAPE PLANS)

STOCKPILES CREATED ON
SITE SHALL BE ENCLOSED
BY SILT FENCE

BY VILLAGE (N.I.C.)
CONTRACTOR TO COORDINATE
WITH VILLAGE WORK
ANTICIPATED SEPT.-OCT.
2023

CONCRETE WASHOUT

CW



GENERAL INFORMATION

SITE DESCRIPTION

- A. THIS PLAN COVERS THE DEVELOPMENT OF AN AMPHITHEATER LOCATED IN BUFFALO GROVE, ILLINOIS.
- B. THE FOLLOWING IS A DESCRIPTION OF THE INTENDED SEQUENCE OF CONSTRUCTION ACTIVITIES:
1. INSTALL PERIMETER SOIL EROSION AND SEDIMENT CONTROL MEASURES
 - SELECTIVE VEGETATION REMOVAL FOR SILT FENCE INSTALLATION
 - PERIMETER SILT FENCE
 - CONSTRUCTION FENCING AROUND AREAS NOT TO BE DISTURBED
 - STABILIZED CONSTRUCTION ENTRANCE
 - INLET FILTER BASKETS AND INLET SILT FENCE BOXES ON ADJACENT SITE AREAS
 2. DEMOLITION OF EXISTING STRUCTURES.
 3. TREE REMOVAL WHERE NECESSARY (CLEAR & GRUB).
 4. CONSTRUCT SEDIMENT TRAPPING DEVICES (SEDIMENT TRAPS, BASINS).
 5. CONSTRUCTION DETENTION FACILITIES AND OUTLET CONTROL STRUCTURE WITH OUTLET PROTECTION NOTED ON PLAN.
 6. STRIP TOPSOIL, STOCKPILE TOPSOIL AND GRADE SITE.
 7. TEMPORARY STABILIZE TOPSOIL STOCKPILES (INCLUDING SEED AND SILT FENCE AROUND THE PERIMETER).
 8. INSTALL STORM SEWER, SANITARY SEWER, AND WATER MAIN.
 9. INSTALL INLET PROTECTION WITHIN ALL STORM STRUCTURES WITH OPEN GRATES.
 10. PERMANENTLY STABILIZE DETENTION BASINS WITH SEED AND EROSION CONTROL BLANKET OR AS SHOWN ON THE APPROVED LANDSCAPE PLAN.
 11. TEMPORARY STABILIZE ALL AREAS INCLUDING AREAS THAT HAVE REACHED TEMPORARY GRADE WITHIN 7 DAYS OF LAST CONSTRUCTION ACTIVITY IN THAT AREA.
 12. INSTALL SIDEWALKS.
 13. PERMANENTLY STABILIZE GRASSY AREAS.
 14. REMOVAL ALL TEMPORARY CONTROL MEASURES AFTER SITE IS STABILIZED AND RE-SEED AREAS DISTURBED BY THEIR REMOVAL.
- C. THE SITE HAS A TOTAL ACREAGE OF APPROXIMATELY 81 ACRES. CONSTRUCTION ACTIVITY WILL DISTURB APPROXIMATELY 6.5 ACRES OF THE SITE.
- D. THE RUNOFF COEFFICIENT FOR THE SITE FOLLOWING COMPLETION OF CONSTRUCTION ACTIVITIES IS COMPOSITE "C" = 0.55. THE EXISTING SOILS FROM THE SITE MAINLY CONSIST OF BARRINGTON SILT LOAM AND PELLA SILTY CLAY LOAM.
- E. PLEASE REFER TO SHEET 2.0 FOR A MAP INDICATING DRAINAGE PATTERNS AND APPROXIMATE SLOPES ANTICIPATED BEFORE AND AFTER MAJOR GRADING ACTIVITIES. LOCATIONS WHERE VEHICLES ENTER OR EXIT THE SITE AND CONTROLS TO PREVENT OFFSITE SEDIMENT TRACKING, AREAS OF SOIL DISTURBANCE, THE LOCATION OF MAJOR STRUCTURAL AND NON-STRUCTURAL CONTROLS IDENTIFIED IN THE PLAN, THE

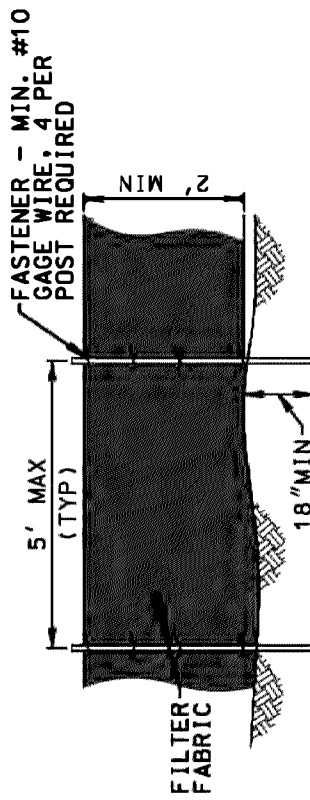
4. DEWATERING DURING DEWATERING DISCHARGE TO (IN ACCORDANCE OF POLLUTANT SURFACE OF VISIBLE SOIL STABILIZED / FILTER BAG, INSTALLED TO THE OUTLET /

5. DUST CONTROL DUST SHALL BE OF WATER OR - SPRINKLER - MULCH - TILLAGE - WATER 1

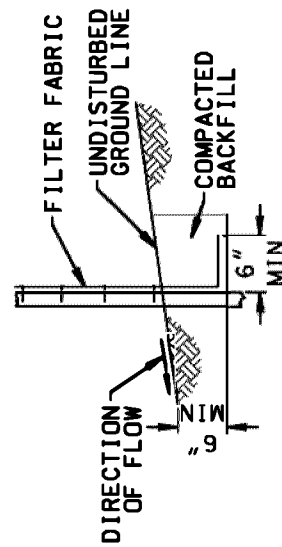
6. OFF-SITE VEHICLES STABILIZED C OF SEDIMENTS TRACKED OFFS DAY IN WHICH OCCURS ON A THE STABILIZED CONSTRUCTION STORMWATER S

7. CONCRETE CUR CONCRETE WAS SLURRIES. C EVENT. WAST CONCRETE WAS

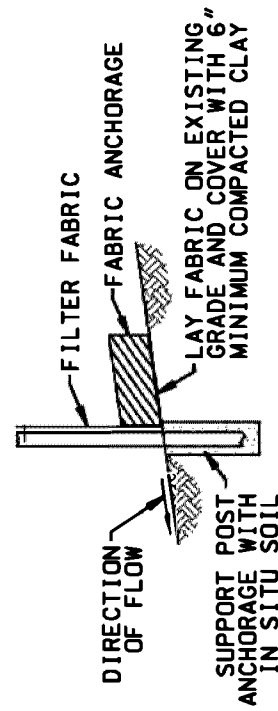
8. VEHICLE STOP WHEN NOT IN



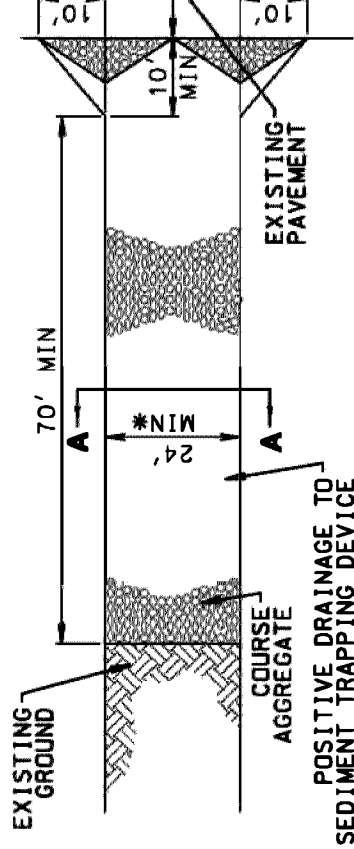
ELEVATION



FABRIC ANCHOR DETAIL

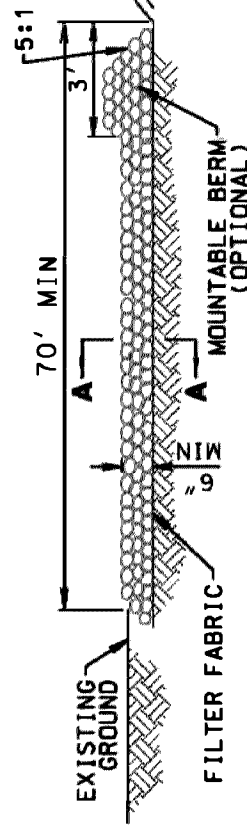


DETAIL TO BE USED IN AREAS ADJACENT TO TREE PROTECTION FENCE



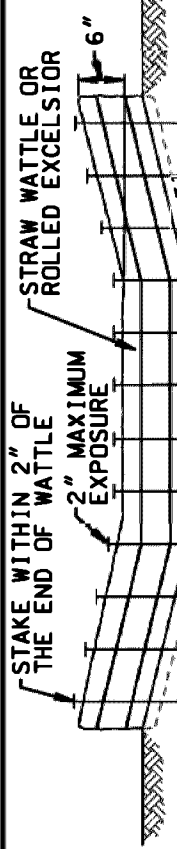
* MUST EXTEND FULL WIDTH OF INGRESS AND EGRESS OPERATION

PLAN VIEW



SIDE ELEVATION

STABILIZED CONSTRUCTION



NOTES:

Pavilion

Asphalt Paving - Trail

1
8.0

CF

CF

CF

CF

CF

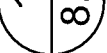
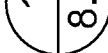
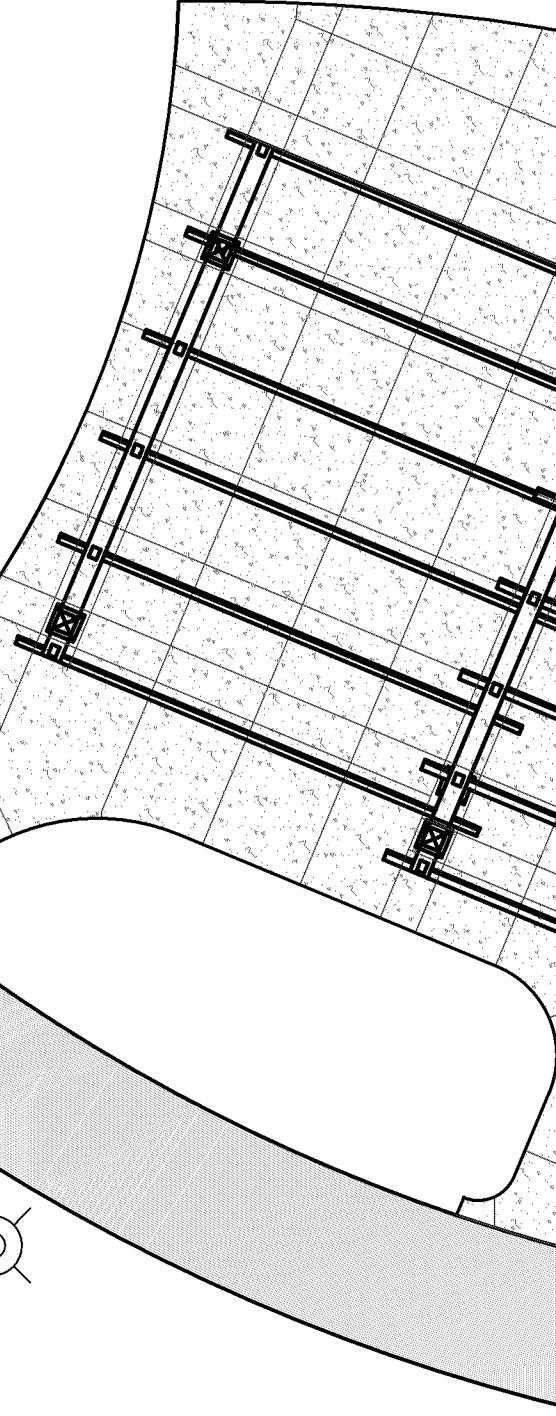
CF

CF



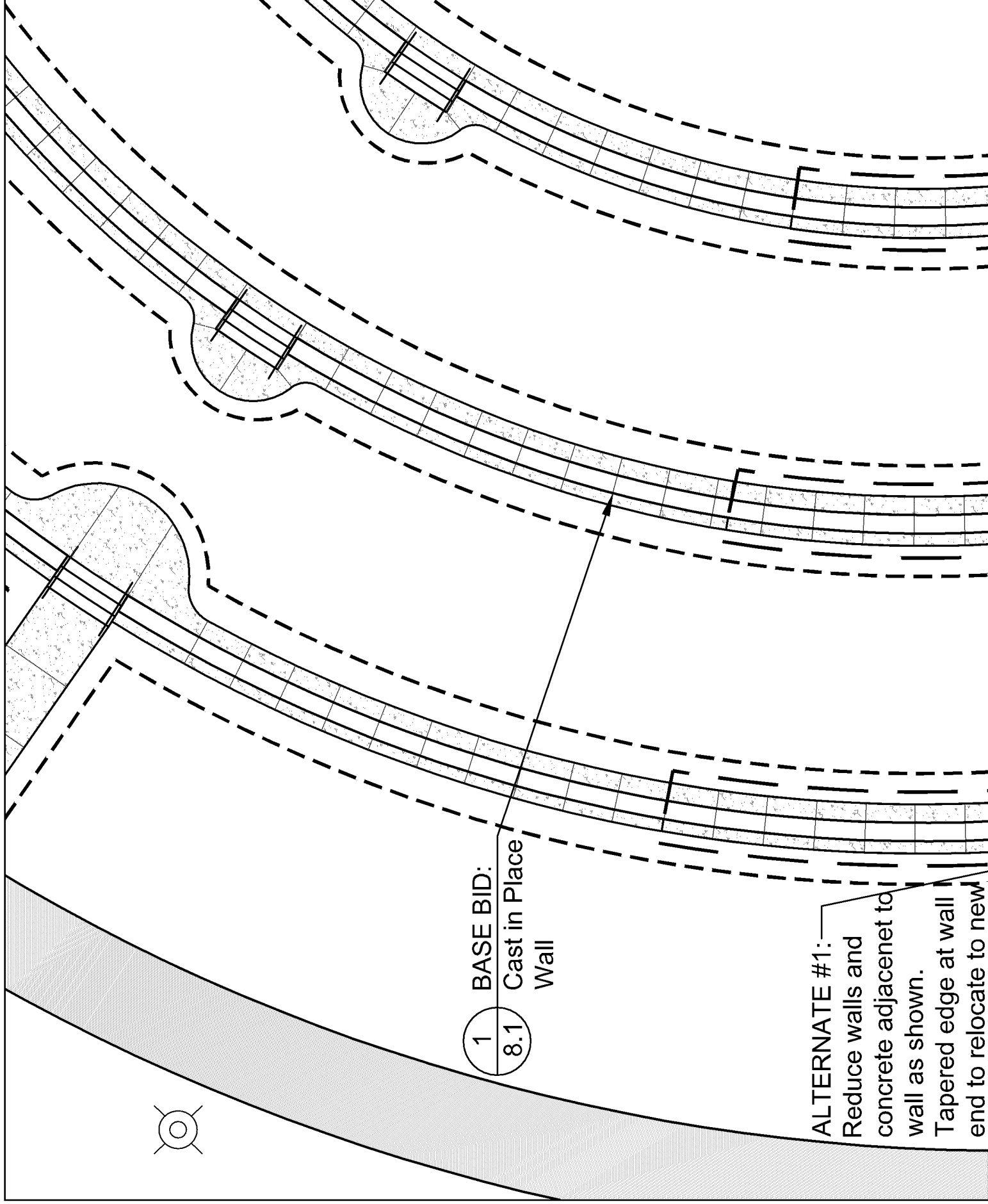
1 Asphalt Paving - Trail

8.0

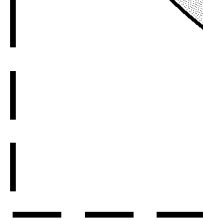


1 BASE BID:
8.1 Cast in Place
Wall

ALTERNATE #1:
Reduce walls and
concrete adjacent to
wall as shown.
Tapered edge at wall
end to relocate to new



Pavilion



Geo
at ce
Dim
of pa

1082707.12

20

1082694.82

2004683.48

R60'-7"

2004673.56

1082674.89

1082663.66

2004654.4

1'

R95'-8"

R11'-4"

R2'

7'-9"

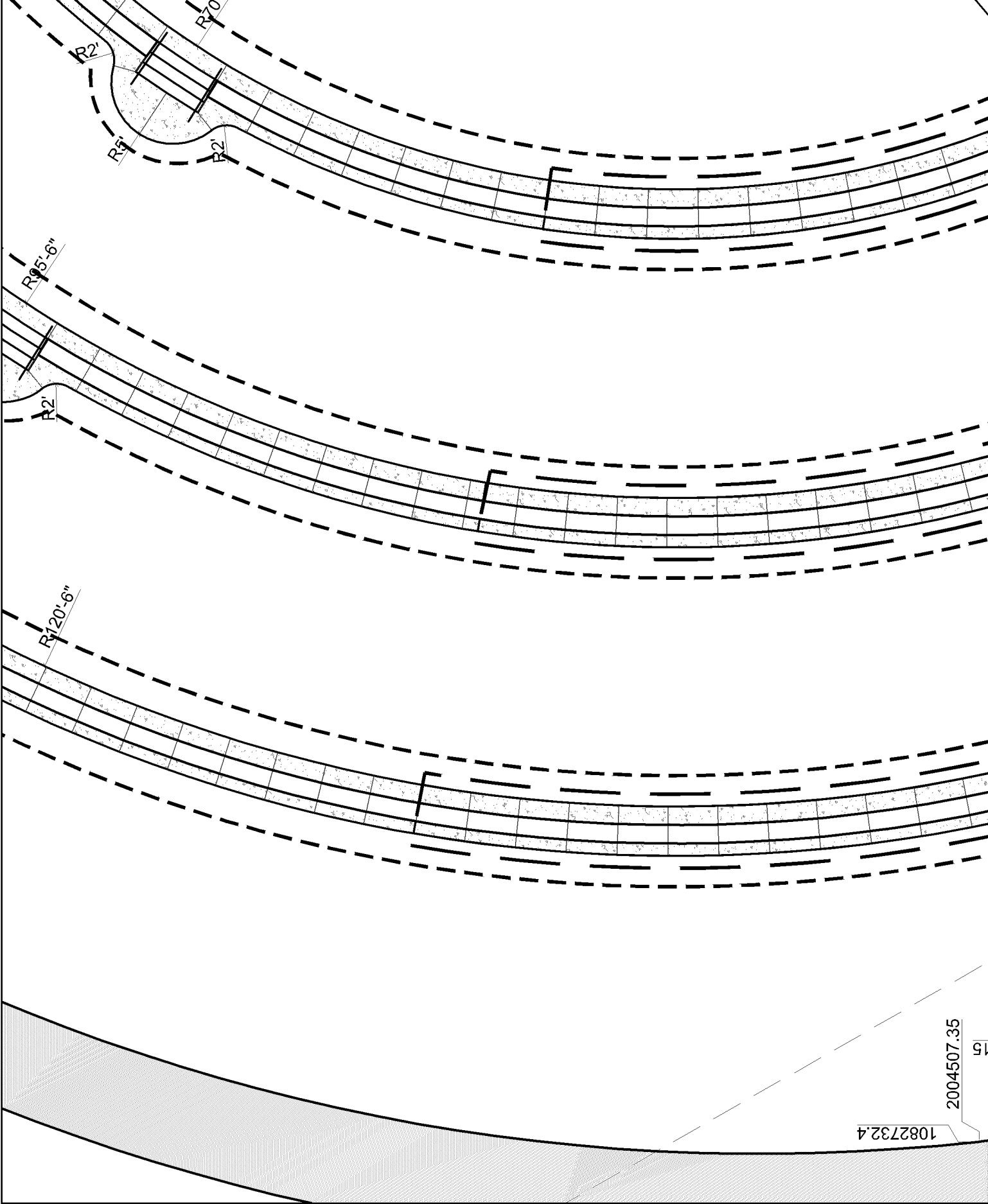
R16'-9"

R2'

1082665.93

2004689.14

8'

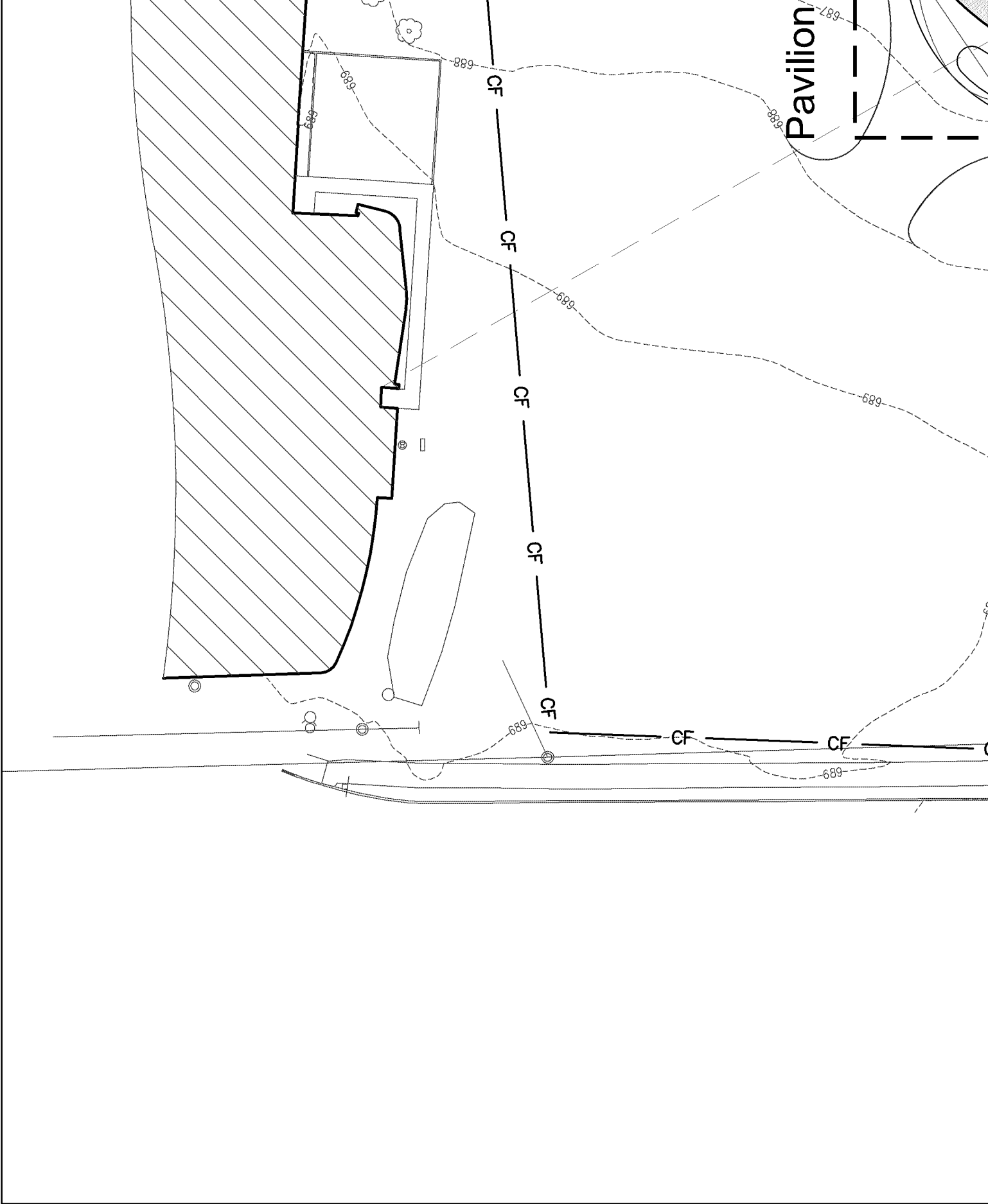


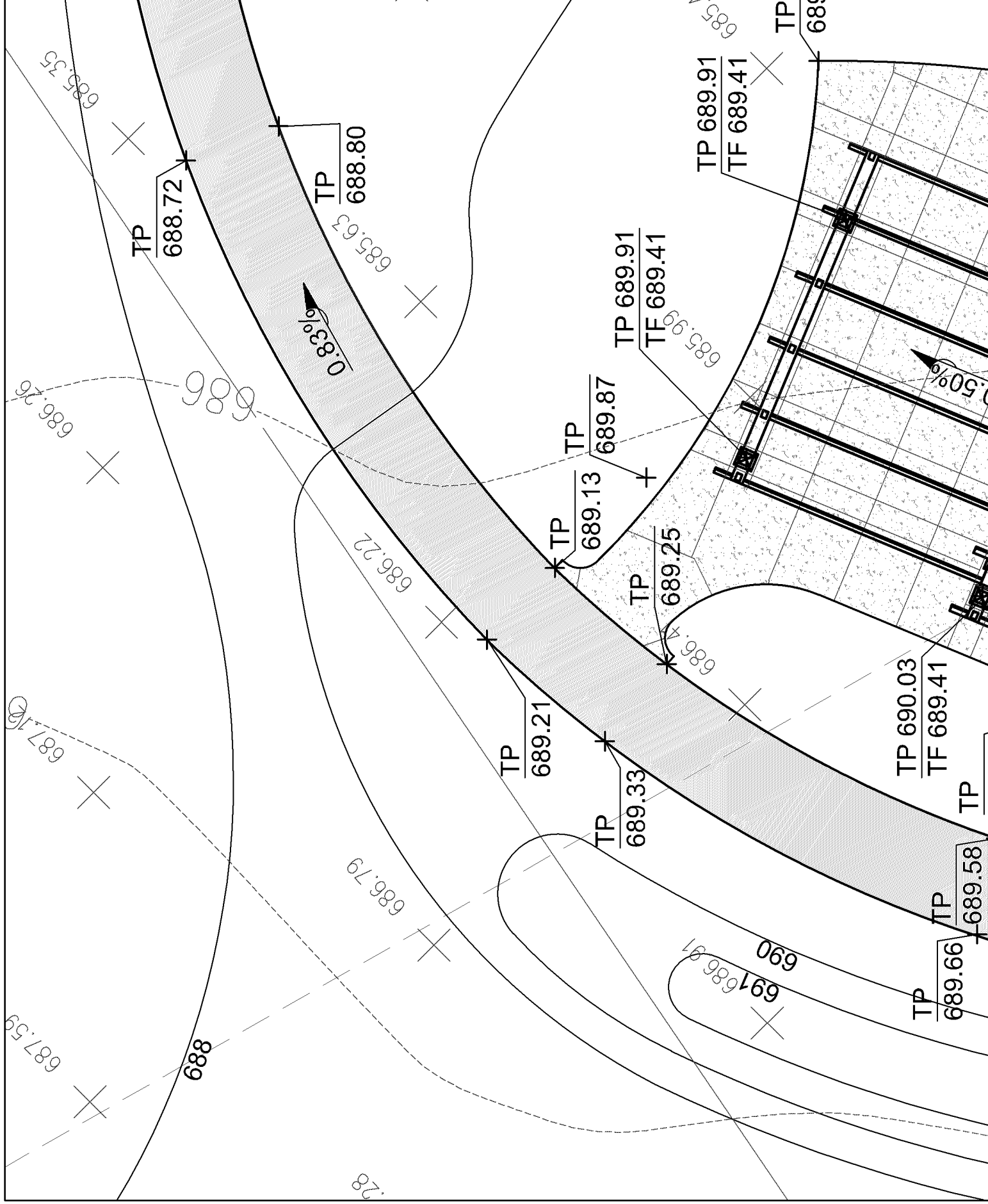
1082732.4

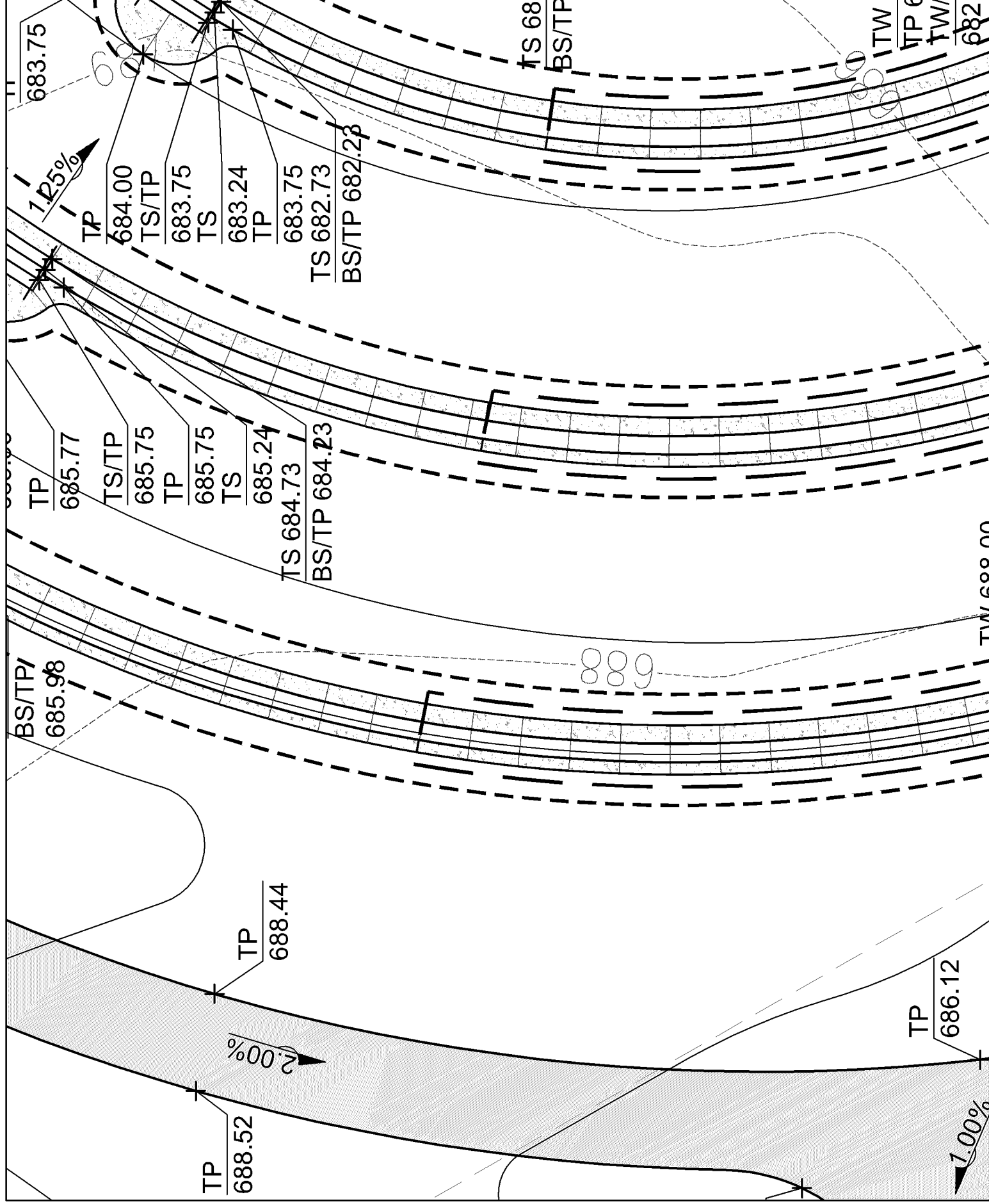
2004507.35

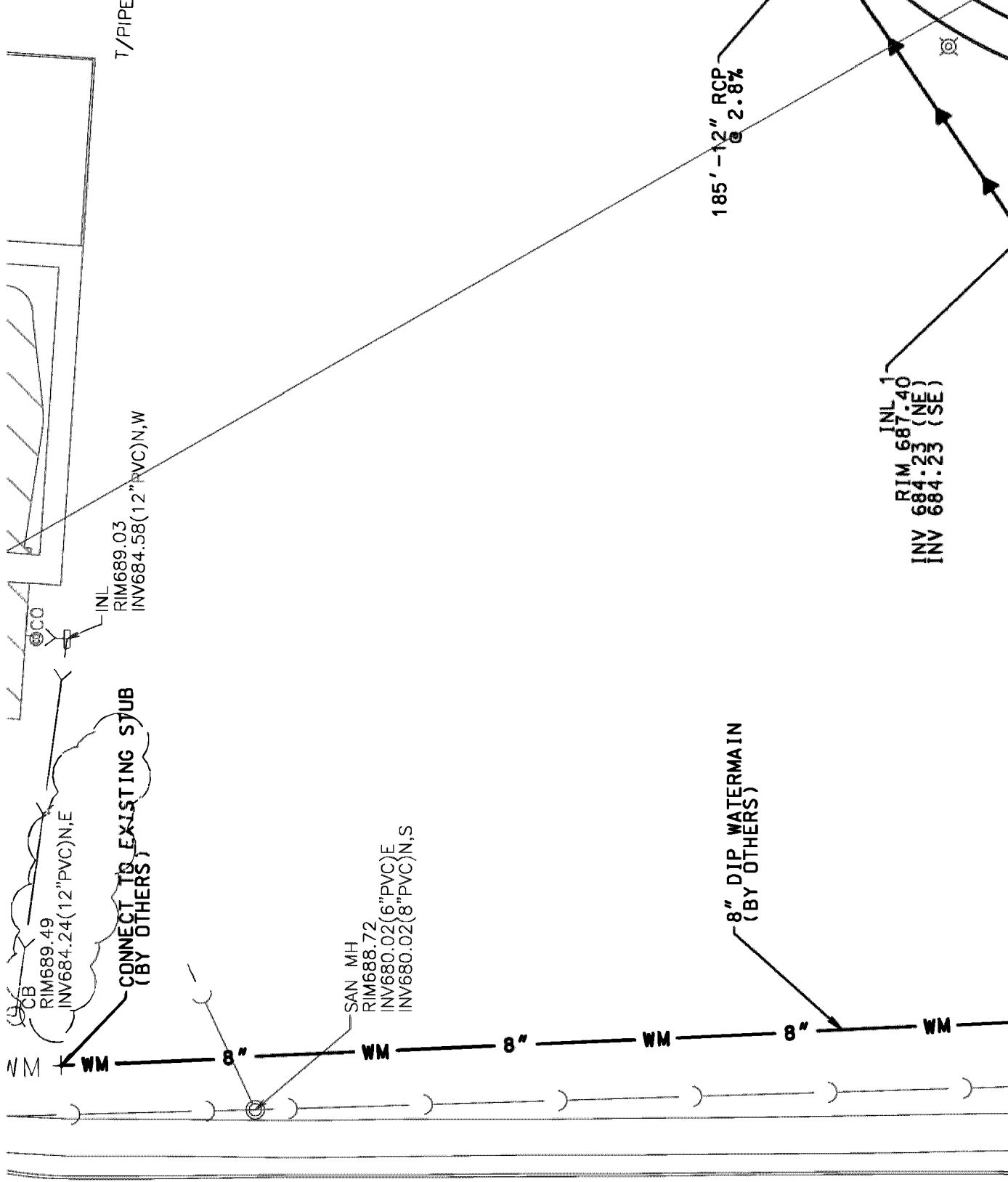
15

Pavilion









T/PIPE

185' - 12" RCP
@ 2.8%

INL 1
RIM 687.40
INV 684.23 (NE)
INV 684.23 (SE)

CONNECT TO EXISTING STUB
(BY OTHERS)

8" DIP WATERMAIN
(BY OTHERS)

CB
RIM 689.49
INV 684.24 (12" PVC) N,E

SAN MH
RIM 688.72
INV 680.02 (6" PVC) E
INV 680.02 (8" PVC) N,S

INL
RIM 689.03
INV 684.58 (12" PVC) N,W

WM

WM

8"

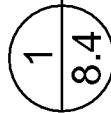
WM

8"

WM

8"

WM



8.4

Spade Edge, typ.

1 - American Beech

2 - Northern Catalonia -

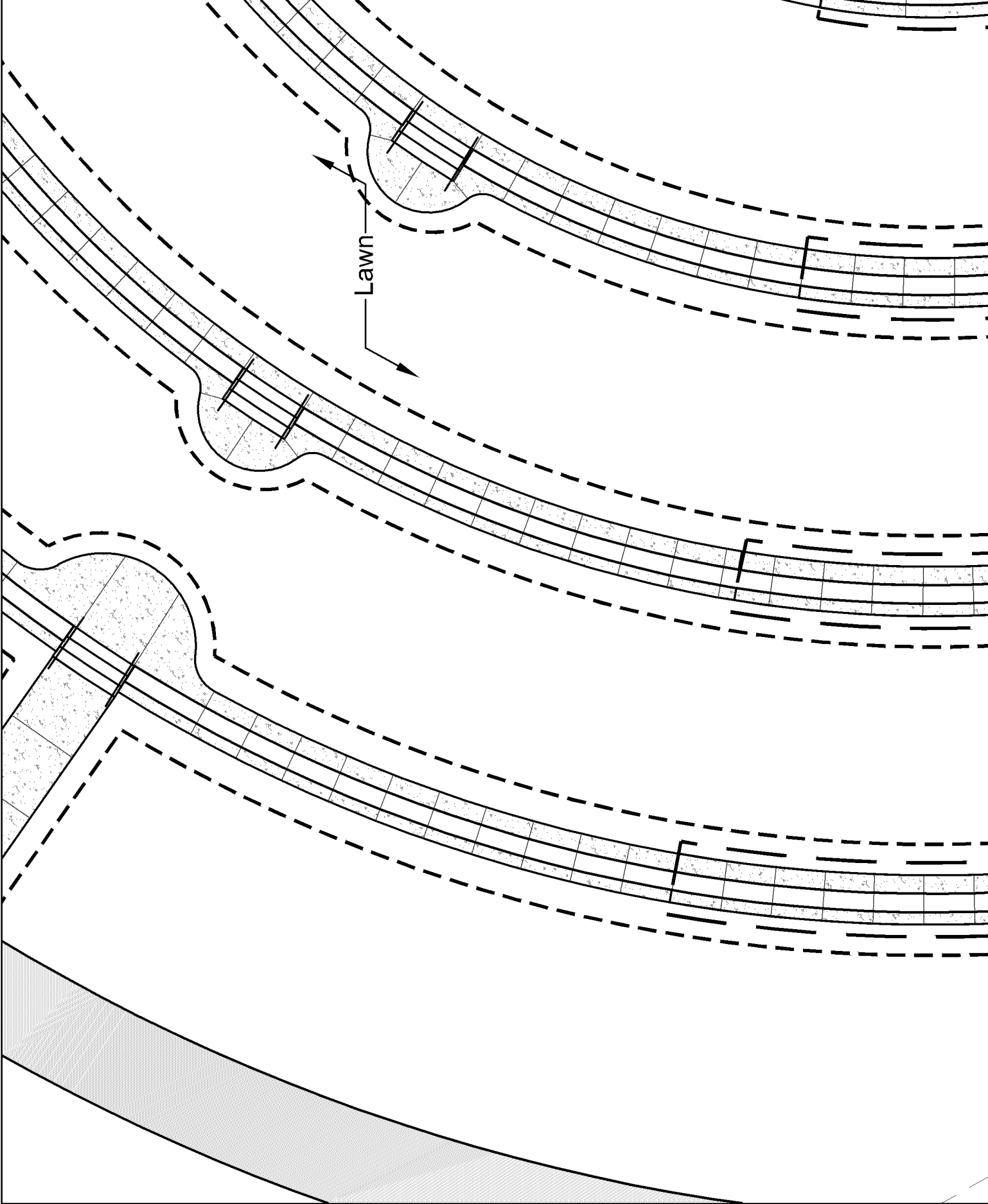
4 - Northern Red Oak

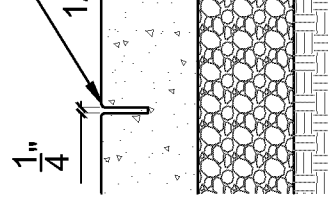
Stormwater Seed Mix-

3 - Staghorn Sumac -

1-Shagbark Hickory-

1 - American Beech-





NOTES:

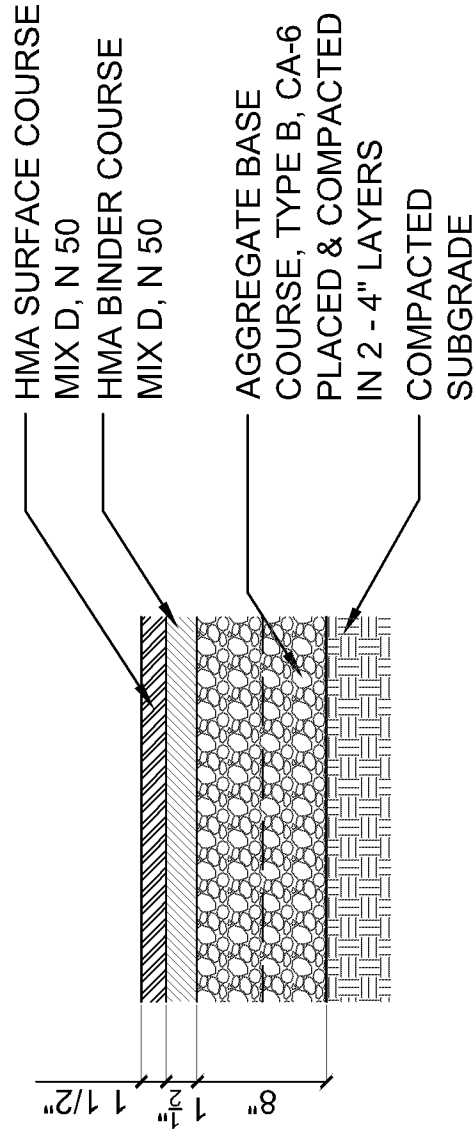
1. JOINTS PLAN TAKEN FROM NOTES EXCEPT FOR CONTRACTION JOINTS
2. CONTRACTION JOINTS SHALL BE PLACED AT 100' MAXIMUM
3. EXPANSION JOINTS SHALL BE PLACED AT 100' MAXIMUM
4. PLACE EXPANSION JOINTS AT CURBS AND INTERSECTIONS
5. CURB JOINTS TO BE PLACED AT 10' MAXIMUM
6. INSTALL SMOOTH JOINTS
7. GREASED CAPS SHALL BE INSTALLED AT ALL JOINTS
8. NO 'CALIFORNIA' JOINTS

Asphalt Paving - Trail

1

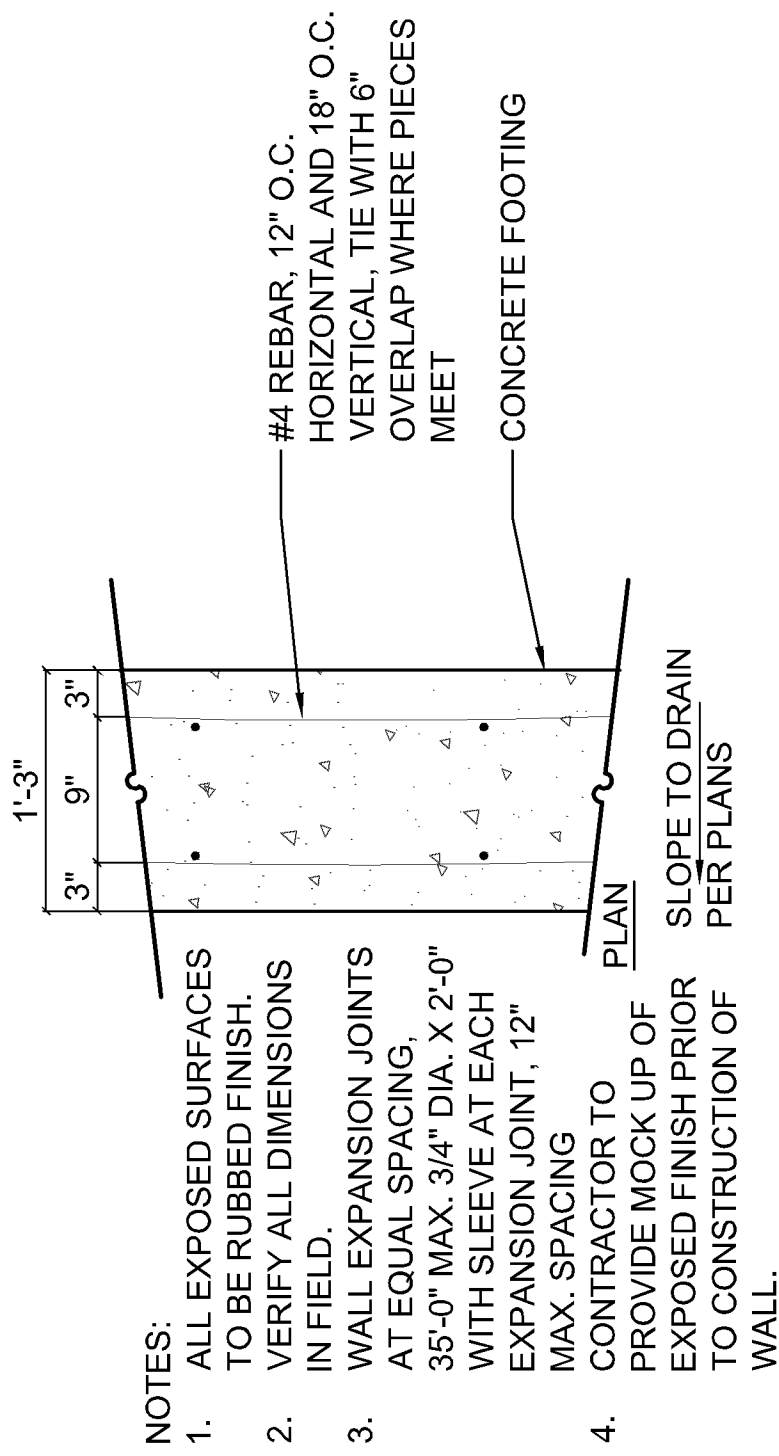
SCALE: 1"=1'-0"

asphalt_paving_trail8_1_12



4

SCALE: 1 1/2"



NOTES:

1. ALL EXPOSED SURFACES TO BE RUBBED FINISH.
2. VERIFY ALL DIMENSIONS IN FIELD.
3. WALL EXPANSION JOINTS AT EQUAL SPACING, 35'-0" MAX. 3/4" DIA. X 2'-0" WITH SLEEVE AT EACH EXPANSION JOINT, 12" MAX. SPACING
4. CONTRACTOR TO PROVIDE MOCK UP OF EXPOSED FINISH PRIOR TO CONSTRUCTION OF WALL.

2. VERIFY ALL DIMENSIONS IN FIELD.

3. WALL EXPANSION JOINTS
AT EQUAL SPACING,
35'-0" MAX. 3/4" DIA. X 2'-0"
WITH SLEEVE AT EACH
EXPANSION JOINT, 12"
MAX. SPACING

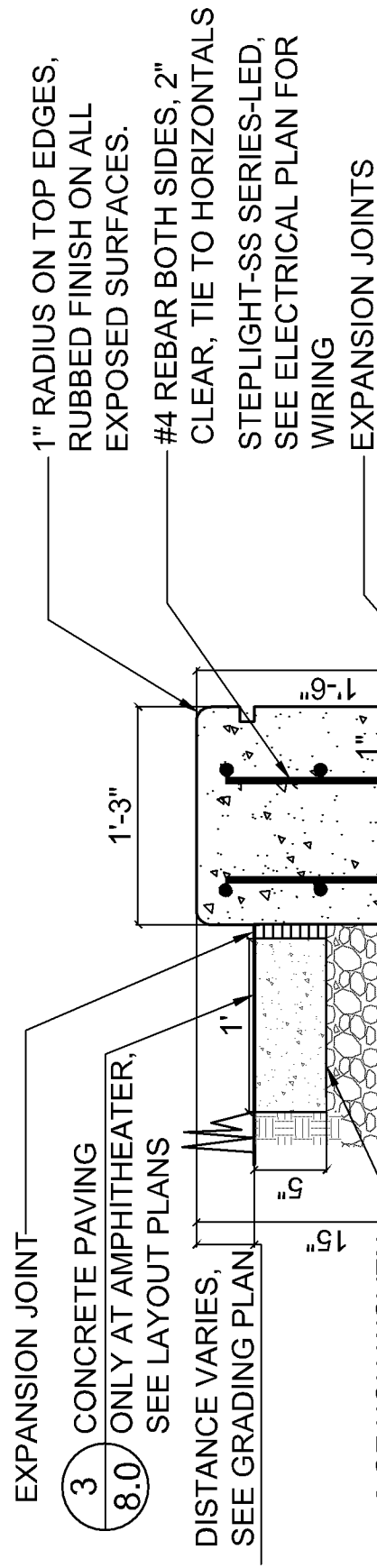
4. CONTRACTOR TO PROVIDE MOCK UP OF EXPOSED FINISH PRIOR TO CONSTRUCTION OF WALL.

SLOPE TO DRAIN
PER PLANS

PLAN

-#4 REBAR, 12" O.C.
HORIZONTAL AND 18" O.C.
VERTICAL, TIE WITH 6"
OVERLAP WHERE PIECES
MEET

- CONCRETE FOOTING



3 CONCRETE PAVING
8.0 ONLY AT AMPHITHE
SEE LAYOUT PLANS

DISTANCE VARIES,
SEE GRADING PLAN

-1" RADIUS ON TOP EDGES,
RUBBED FINISH ON ALL
EXPOSED SURFACES.

—#4 REBAR BOTH SIDES, 2" CLEAR, TIE TO HORIZONTALS
STEPLIGHT-SS SERIES-LED,
SEE ELECTRICAL PLAN FOR
WIRING
—EXPANSION JOINTS

1'-3"

1

„9“

„Q

14

HANDRA
STANDA
CHILDRE
9" GAP E
HANDRA
PLACEM
RAIL AT
METAL N
STAIR TO

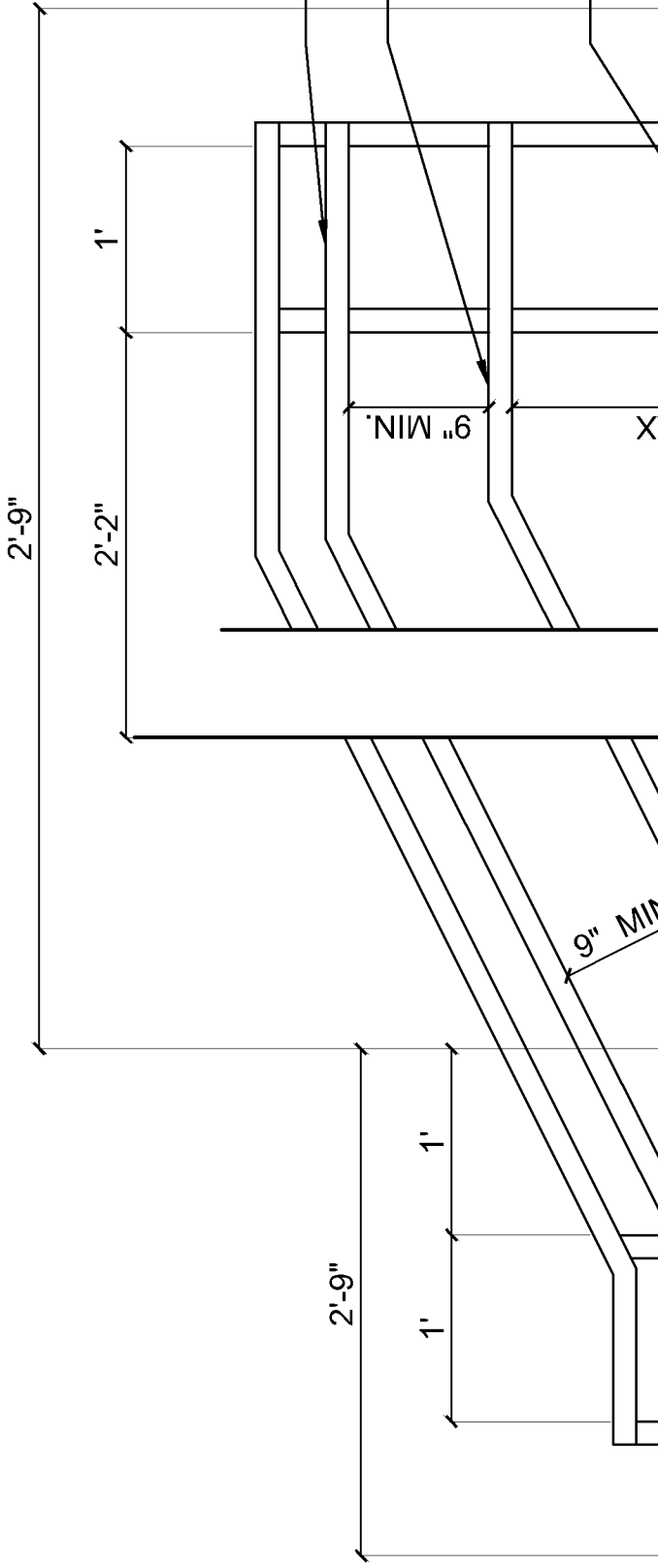
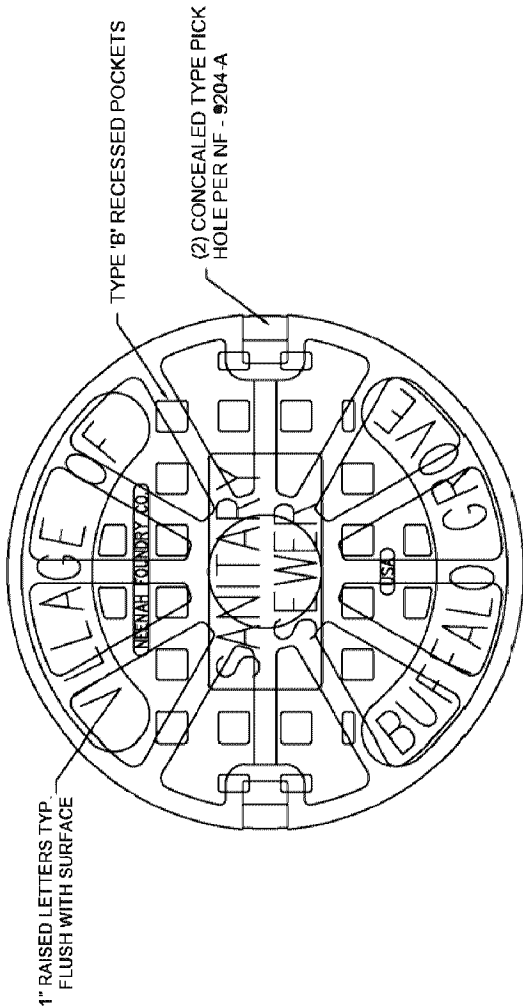
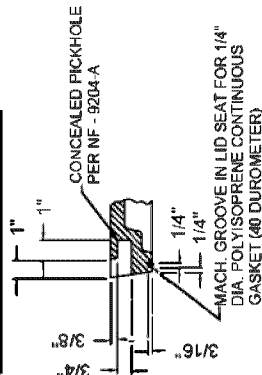


EXHIBIT NO. 301

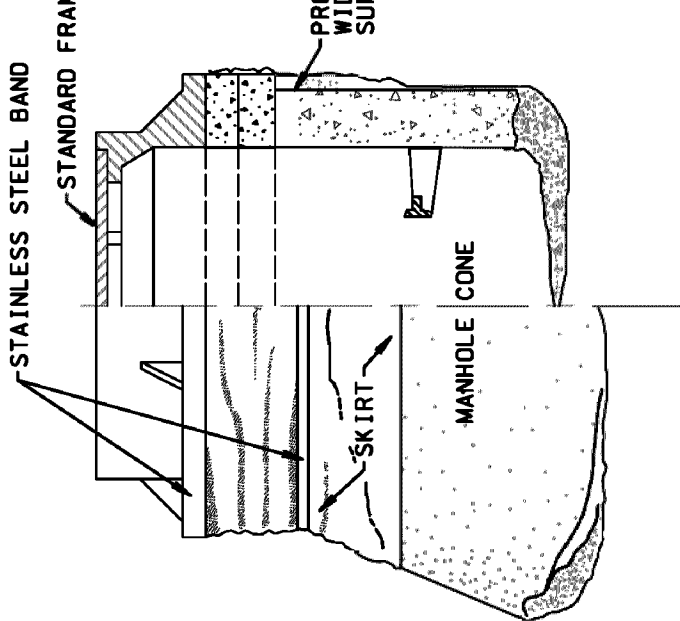


CONCEALED PICKHOLE DETAIL



SANITARY SEWER MANHOLE LID
DETAIL

Prepared by the Village Engineering Department

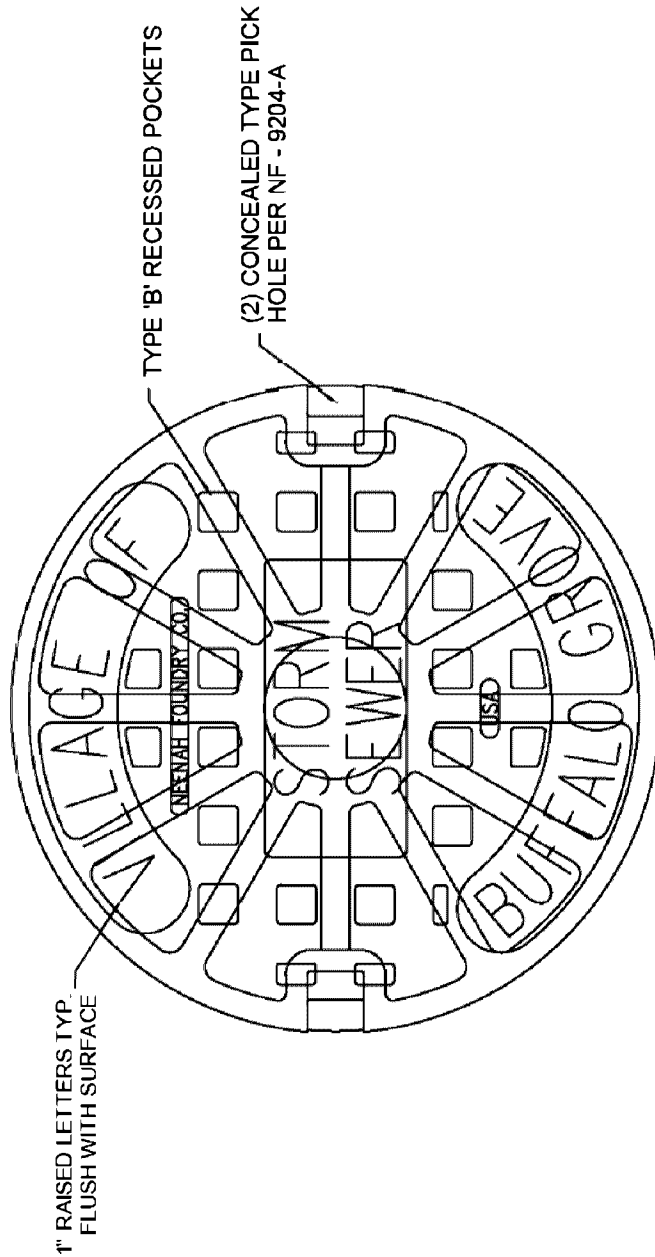


NOTES:

1. CHIMNEY SEAL SHALL BE INSTALLED ON ALL SANITARY MANHOLES.
2. "CRETEX" EXTERNAL OR INTERNAL SEALS ARE RECOMMENDED. PRODUCTS OR OTHER DESIGN SOLUTIONS SHALL REQUIRE APPROVAL OF THE MUNICIPAL ENGINEER.
3. CHIMNEY SEALS SHALL BE INSTALLED IN ACCORDANCE WITH MANUFACTURER'S INSTRUCTIONS AND RECOMMENDATIONS.

MANHOLE CHIMNEY SEAL DETAIL
NOT TO SCALE

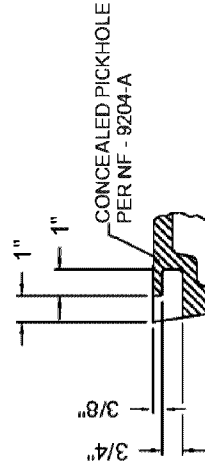
EXHIBIT NO. 201



NEENAH FOUNDRY

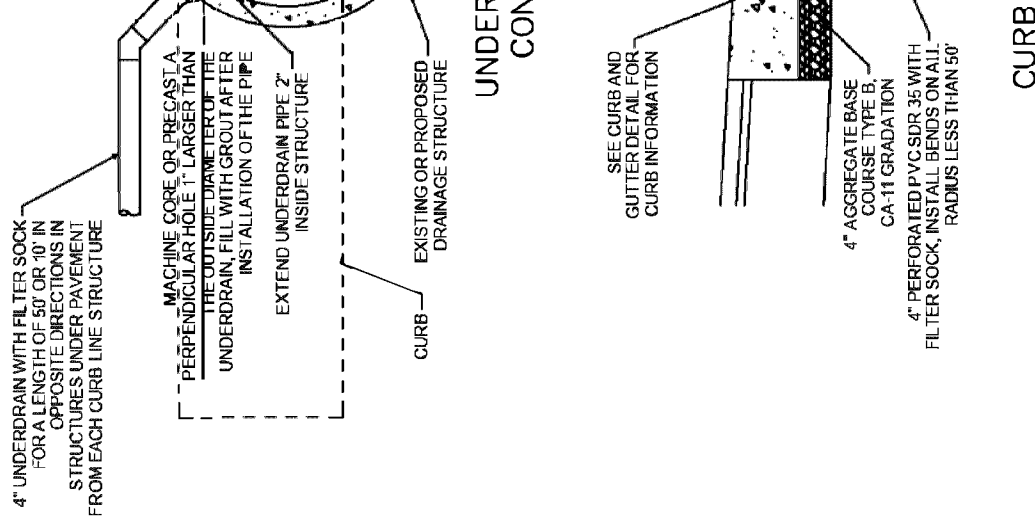
R-1772 SOLID LID TYPE "B"

CONCEALED PICKHOLE DETAIL



STORM SEWER MANHOLE LID DETAIL

EXHIBIT NO. 202



CURB

SUBSURFACE DRAINAGE

A. REFERENCED SPECIFICATIONS

- IN CASE OF CONFLICT BETWEEN THE APPLICABLE ORDINANCES NOTED, THE MORE STRINGENT SHALL TAKE PRECEDENCE AND SHALL CONTROL ALL CONSTRUCTION.

2. THE CONTRACTOR SHALL NOTIFY ALL UTILITY COMPANIES PRIOR TO BEGINNING CONSTRUCTION FOR THE EXACT LOCATIONS OF THE UTILITIES AND FOR THEIR PROTECTION DURING CONSTRUCTION. IF EXISTING UTILITIES ARE ENCOUNTERED THAT CONFLICT IN LOCATION WITH NEW CONSTRUCTION, IMMEDIATELY NOTIFY THE ENGINEER SO THAT THE CONFLICT MAY BE RESOLVED. CALL J.U.L.I.E. AT 1-800-892-0123.

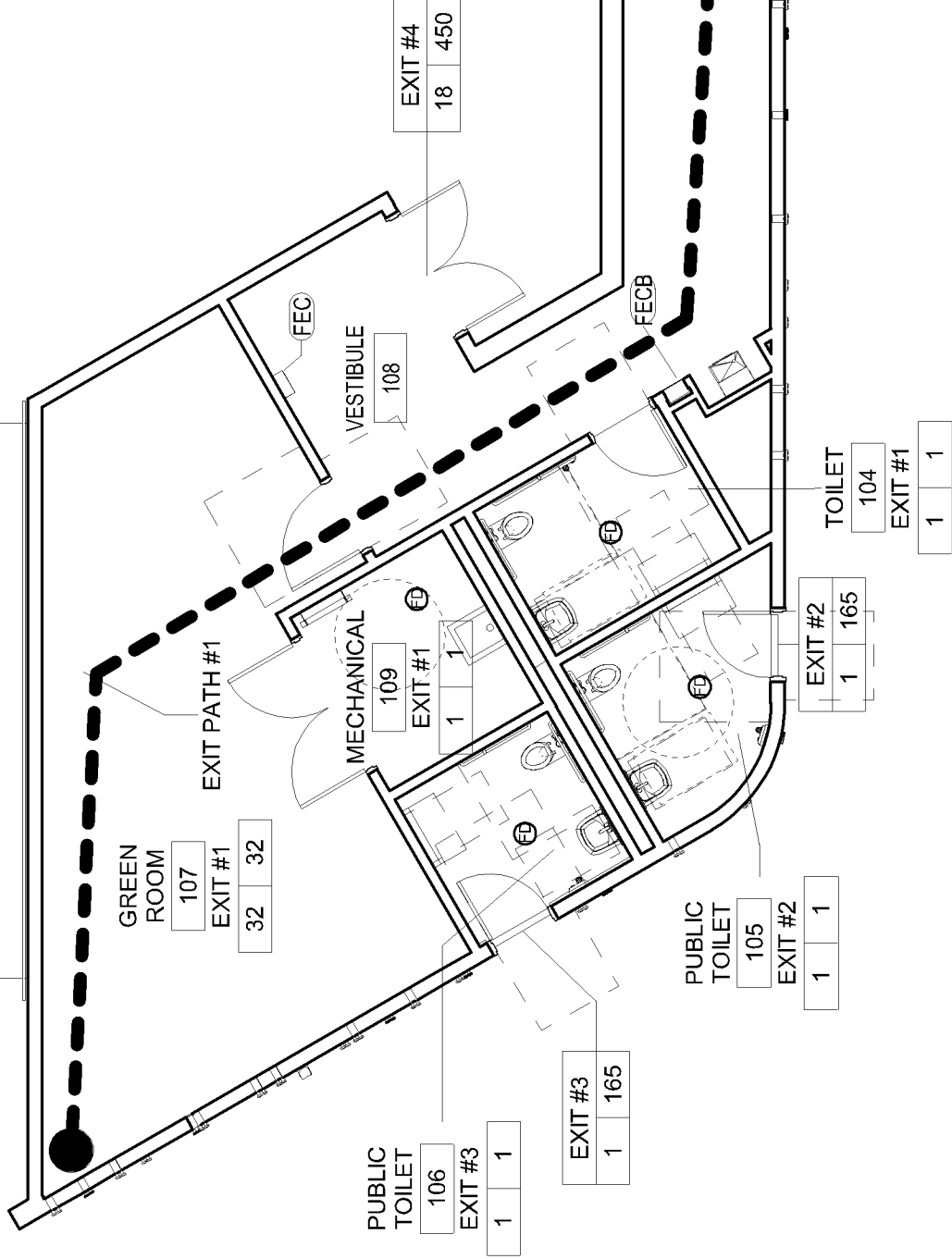
1. THE MUNICIPALITY AND THE OWNER OR OWNER'S REPRESENTATIVE SHALL HAVE THE AUTHORITY TO INSPECT, APPROVE, AND REJECT THE CONSTRUCTION IMPROVEMENTS.
2. THE CONTRACTOR(S) SHALL INDEMNIFY THE OWNER, ENGINEER, MUNICIPALITY,

8. ALL UNSUITABLE MATERIAL, AS DETERMINED BY REMOVED AND (A.) DISC-DRIED AND RECOMPACTED DRIED AND RECOMPACTED, OR (C.) REPLACED W

EXIT STAIR #1

DOWN

STAGE	101
EXIT #5	50
	125



EXIT #1	20	358
---------	----	-----

TOILET	104	
EXIT #1	1	1

EXIT #2	1	165
---------	---	-----

PUBLIC TOILET	105	
EXIT #2	1	1

EXIT #3	1	165
---------	---	-----

PUBLIC TOILET	106	
EXIT #3	1	1

EXIT #4	18	450
---------	----	-----

GENERAL NOTES

1. ALL WORK SHALL BE COMPLIANT WITH THE CODES, ORDINANCES, AND REGULATIONS OF THE AUTHORITIES HAVING JURISDICTION OVER THE PROJECT LOCATION.
2. THE TRADE CONTRACTORS' PERSONNEL SHALL NOT BE ALLOWED ON THE PROJECT SITE WITHOUT COMPLYING WITH THE OWNER'S SECURITY PROTOCOLS.
3. WHERE CONFLICTS EXIST WITHIN OR BETWEEN PARTS OF THE CONTRACT DOCUMENTS, OR BETWEEN THE CONTRACT DOCUMENTS AND APPLICABLE STANDARDS, CODES, ORDINANCES, AND REGULATIONS THE MORE STRINGENT OR HIGH QUALITY OR GREATER QUALITY REQUIREMENT(S) SHALL APPLY. LARGE-SCALE DRAWINGS TAKE PRECEDENCE OVER SMALL-SCALE DRAWINGS; FIGURED DIMENSIONS TAKE PRECEDENCE OVER SCALED DIMENSIONS; AND NOTED MATERIALS TAKE PRECEDENCE OVER GRAPHIC REPRESENTATIONS.
4. THE CONTRACT DOCUMENTS IDENTIFY THE MINIMUM AMOUNT OF WORK REQUIRED. TRADE CONTRACTORS SHALL PROVIDE THE EXTENT OF WORK NECESSARY FOR A COMPLETE INSTALLATION.
5. REFER TO THE PROJECT MANUAL FOR PRODUCTS, MATERIALS, AND PROCEDURES NOT IDENTIFIED ON THE CONTRACT DRAWINGS.
6. THE ACTUAL AREA(S) OF WORK SHALL BE KEPT TO THE MINIMUM REQUIRED TO PROPERLY EXECUTE THE CONTRACT REQUIREMENTS. EXISTING DIMENSIONS AND HATCHED AREAS INDICATED ON CONTRACT DOCUMENTS ARE FOR GENERAL REFERENCE AND BIDDING PURPOSES ONLY.
7. PRIOR TO BIDDING, THE TRADE CONTRACTORS SHALL FIELD VERIFY THE EXTENT OF WORK REQUIRED TO PROPERLY EXECUTE THE CONTRACT REQUIREMENTS. ADDITIONAL WORK THAT IS REQUIRED, WAS VISIBLE, AND COULD HAVE BEEN IDENTIFIED DURING BIDDING SHALL BE COMPLETED BY THE RESPONSIBLE TRADE CONTRACTOR(S) AT NO ADDITIONAL COST TO THE OWNER.
8. THE TRADE CONTRACTORS SHALL BE FAMILIAR WITH THE EXISTING CONDITIONS AND NOTIFY THE ARCHITECT OR CONSTRUCTION MANAGER OF ANY CONFLICTS WITH THE CONSTRUCTION DOCUMENTS PRIOR TO PREPARING SUBMITTALS OR BEGINNING ANY WORK.
9. THE TRADE CONTRACTORS SHALL PROVIDE ALL TEMPORARY CONSTRUCTION AND/OR SHORING REQUIRED TO PROPERLY EXECUTE THE REQUIREMENTS OF THEIR CONTRACT.
10. ALL EXTERIOR OPENINGS SHALL BE SECURED AT ALL TIMES WHEN WORK IS NOT BEING PERFORMED. THE TRADE CONTRACTORS SHALL NOT REMOVE EXISTING DOORS, FRAMES, WINDOWS, ETC. UNTIL REPLACEMENTS ARE ONSITE AND READY FOR INSTALLATION. IF INSTALLATION OF DOORS, FRAMES, WINDOWS, ETC. CANNOT BE COMPLETED BY THE END OF THE WORK DAY, THE RESPONSIBLE TRADE CONTRACTORS SHALL PROVIDE TEMPORARY WEATHERPROOF CONSTRUCTION AS REQUIRED TO SECURE THE BUILDING TO THE
12. TRADE CONTRACTORS SHALL PROTECT THEIR WORK AND EXISTING CONSTRUCTION, FINISHES, AND EQUIPMENT TO REMAIN TO PREVENT DAMAGE. ANY WORK AND/OR EXISTING FINISHES TO REMAIN DAMAGED DURING THE REMOVAL OF EXISTING WORK OR THE INSTALLATION OF NEW WORK SHALL BE REPAIRED, REPLACED, AND REFINISHED BY THE RESPONSIBLE TRADE CONTRACTOR TO MATCH THE ORIGINAL CONDITION AT NO ADDITIONAL COST TO THE OWNER AND TO THE SATISFACTION OF THE OWNER AND ARCHITECT.
13. THE ARCHITECT SHALL REVIEW AND APPROVE LOCATIONS FOR ALL JUNCTION BOXES AND RACEWAYS PRIOR TO INSTALLATION OF WIRING / CABLING.
14. EXISTING SITE FEATURES, MATERIALS, AMENITIES, LANDSCAPING, ETC. DAMAGED BY CONSTRUCTION OPERATIONS SHALL BE RESTORED, REPAIRED, OR REPLACED BY THE RESPONSIBLE TRADE CONTRACTOR(S) AT NO ADDITIONAL COST TO THE OWNER AND TO THE SATISFACTION OF THE OWNER AND ARCHITECT.
15. CONTRACTOR SHALL COORDINATE THE WORK WITH ALL PARTIES INVOLVED SO THAT THE CONSTRUCTION CAN PROCEED SMOOTHLY, WITHOUT TRADE INTERFERENCE OR WASTE OF TIME AND MATERIAL.
16. **WARNING: ASBESTOS-CONTAINING BUILDING MATERIALS ARE OR MAY BE PRESENT IN THIS BUILDING. AN ASBESTOS MANAGEMENT PLAN IS AVAILABLE IN THE SCHOOL FOR REVIEW UPON REQUEST. NO PERSON MAY DISTURB ASBESTOS-CONTAINING MATERIALS UNLESS THAT PERSON IS A LICENSED ASBESTOS WORKER OR CONDUCTS SUCH WORK IN ACCORDANCE WITH SPECIFICATIONS(S) CONTAINED IN THE PROJECT DOCUMENTS AND IN COMPLIANCE WITH ILLINOIS DEPARTMENT OF HEALTH RULES AND REGULATIONS.**

GENERAL STRUCTURAL NOTES

BUILDING CODES USED FOR DESIGN

1. INTERNATIONAL BUILDING CODE, 2018 WITH LOCAL AMENDMENTS

DESIGN LOADS

1. DESIGN LIVE LOADS:

PUBLIC AREAS, CORRIDORS & STAIRS
OFFICE AREAS
LIGHT STORAGE
ROOFS

100 PSF
50 PSF + 15 PSF*
125 PSF
20 PSF

2. ROOF SNOW:

GROUND SNOW LOAD, P_g
FLAT-ROOF SNOW LOAD, P_f
SNOW EXPOSURE FACTOR, C_e
SNOW IMPORTANCE FACTOR, I_s
THERMAL FACTOR, C_t
SLOPE FACTOR, C_s
DRIFT SURCHARGE LOAD(S), P_d
WIDTH OF SNOW DRIFT(S), w

25 PSF
21 PSF
1.0
1.0
1.2
1.0
31 PSF
10.5 FT

3. WIND:

BASIC WIND SPEED, V
ALLOWABLE STRESS DESIGN WIND SPEED, V_{asd}
RISK CATEGORY
WIND EXPOSURE
INTERNAL PRESSURE COEFFICIENT
COMPONENTS & CLADDING

107 MPH
83 MPH
II
C
+/-0.18 (ENCLOSED AREAS)
ANALYSIS PER
ASCE 7-16 CH. 30

4. SEISMIC:

RISK CATEGORY
SEISMIC IMPORTANCE FACTOR, I_e
SS
S1
SITE CLASS
SDS
SD1
SEISMIC DESIGN CATEGORY

II
1.0
0.111
0.06
D
0.119
0.065
B

BASIC SEISMIC FORCE-RESISTING SYSTEM

ORDINARY REINF MASONRY
SHEAR WALLS. STEEL NOT

JOINTS IN CONCRETE

1. CONSTRUCTION AND DRAWINGS.

2. MAXIMUM SPACING OF SLAB-ON-GRADE CONCRETE.

3. CONSTRUCTION OF JOINTS SHALL BE COORDINATED WITH ARCHITECT. JOINT SPACING SHALL BE REINFORCED MASONRY.

1. ALL MASONRY SHALL BE CONSTRUCTED IN ACCORDANCE WITH "STRUCTURES" AND TYPICAL DETAILS.

2. ALL LOAD BEARING CONCRETE SHALL BE COMPRESSIVE STRENGTH NOT LESS THAN 1500 PSI BY THE PROVISIONS OF ACI 318.

3. GROUT FOR VERTICAL JOINTS SHALL BE CONSIST OF 1 PORTLAND CEMENT, 2 PARTS FINE SAND, 3 PARTS F'c = 2500 PSI @ 28 DAYS.

4. ALL MASONRY WALLS SHALL BE GALVANIZED STANDARD TYPE WIRE REINFORCING A MINIMUM OF 1 PART PER PART.

LOCATED EVERY SECOND FEET.

5. SUPPLY VERTICAL REINFORCING BARS WITH MAIN STEEL.

6. DOWELS SHALL MATCH WITH MAIN STEEL. NOTED OTHERWISE.

7. WALL CONSTRUCTION SHALL BE PER TMS 602.

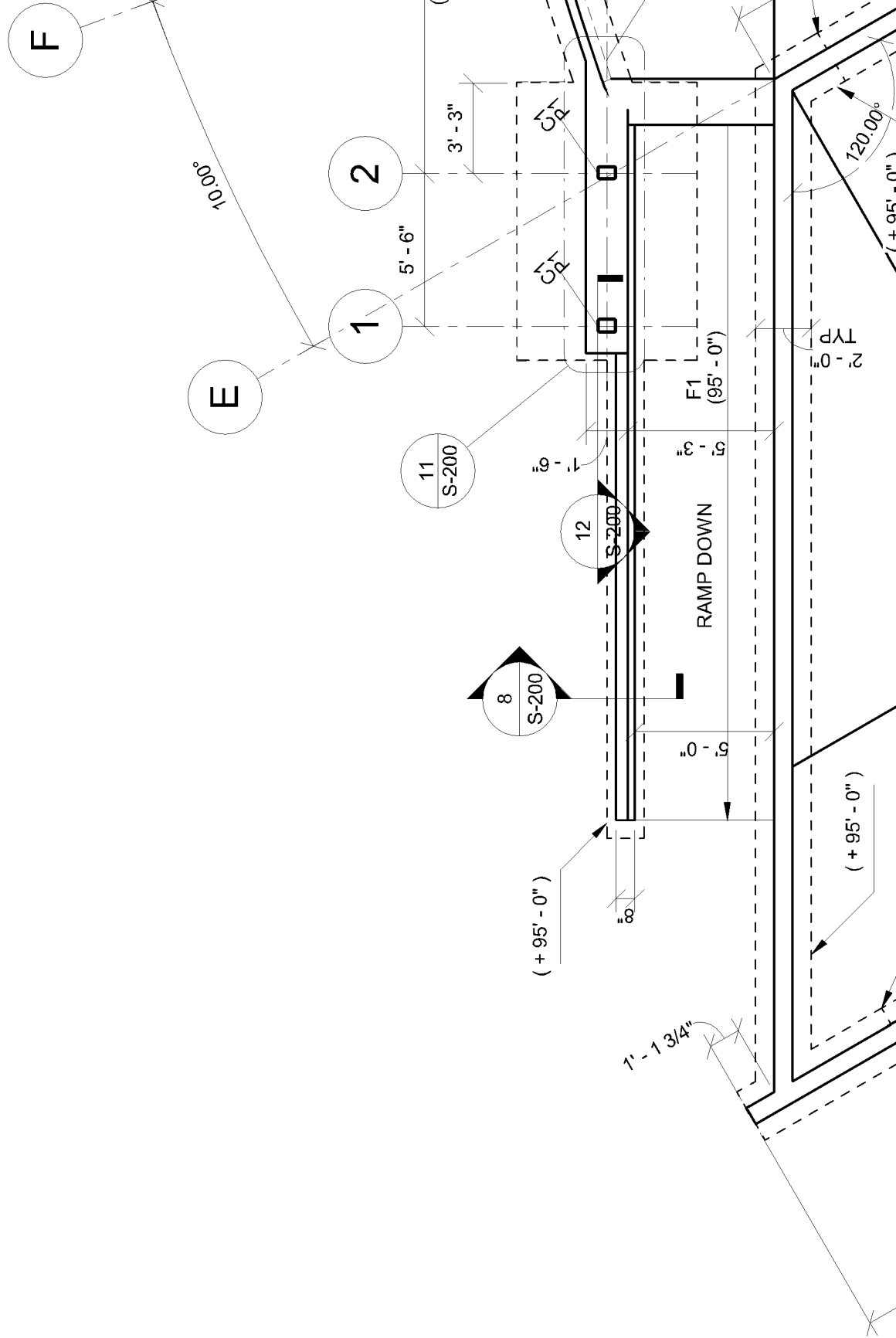
8. TYPE "N" MORTAR REPAIR SHALL BE USED.

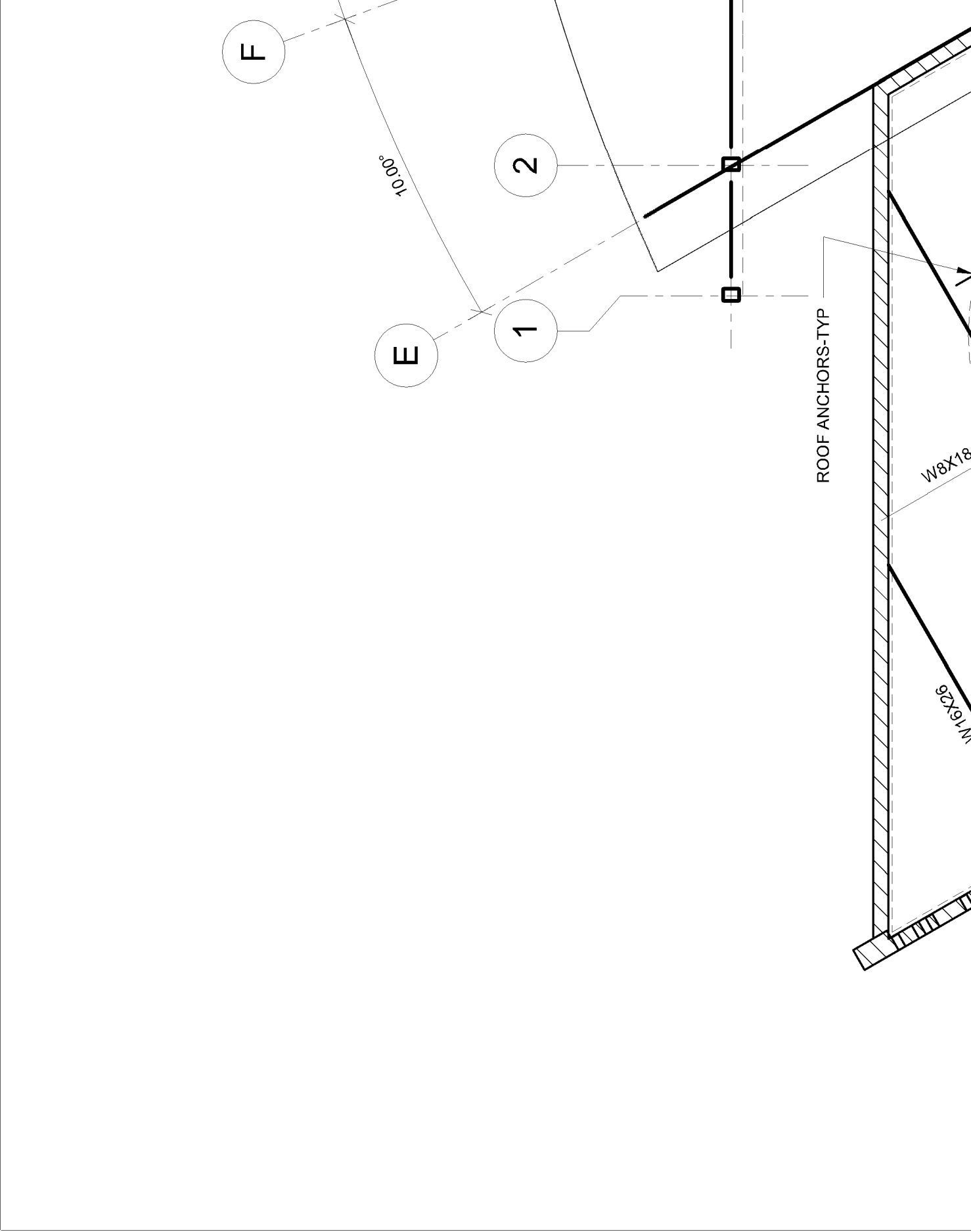
9. SEE ARCHITECTURAL DRAWINGS FOR EXPANSION JOINTS. DOWEL WITHIN 8" OF JOINT.

10. ALL STEEL BEAMS SHALL BE FILLED WITH GROUT TO FULL DEPTH.

11. BOND BEAMS 6" OR MORE IN DIAMETER SHALL BE CONTINUOUS, UNLESS NOTED OTHERWISE.

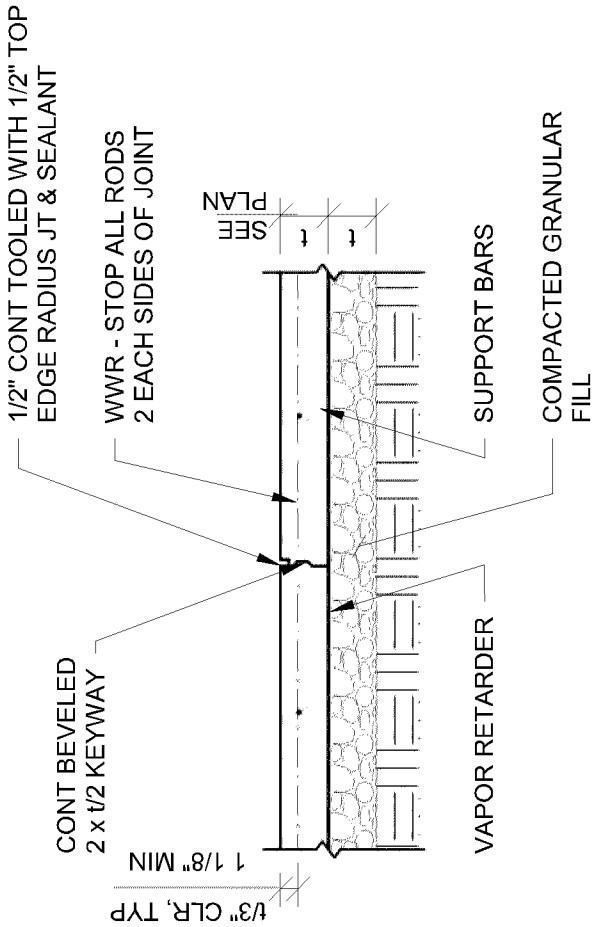
12. THE TOP OF ALL NO. 4 REINFORCING BARS AT THE UNDERSIDE OF



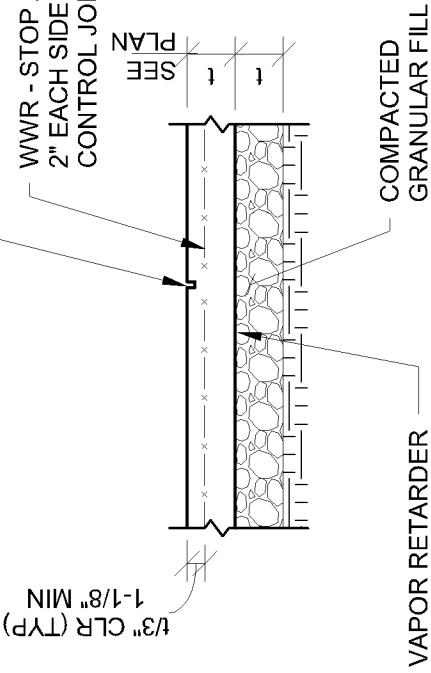


1. SAW-CUT CONTROL JOINTS TO BE CUT AS SOON AS SURFACE WILL NOT BE TORN, ABRADED, OR OTHERWISE DAMAGED BY CUTTING ACTION.

2. SPACE CONTROL JOINTS AT 15'-0" MAX FOR INTERIOR SLABS UNO ON PLANS.



NOTE: TO BE USED AT
END OF EACH POUR



1 TYPICAL CONSTRUCTION JOINT

1

1/2" = 1'-0"

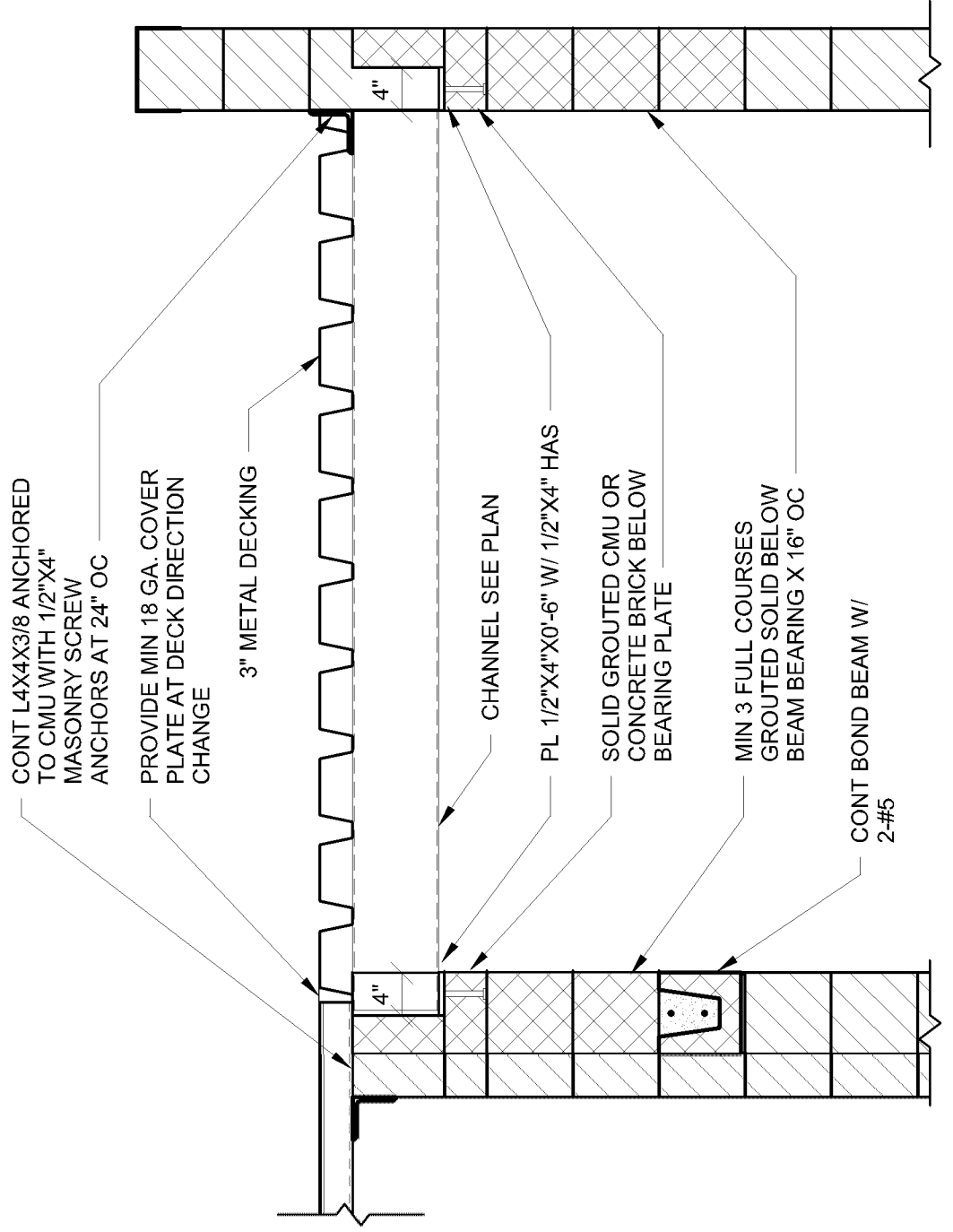
S-200

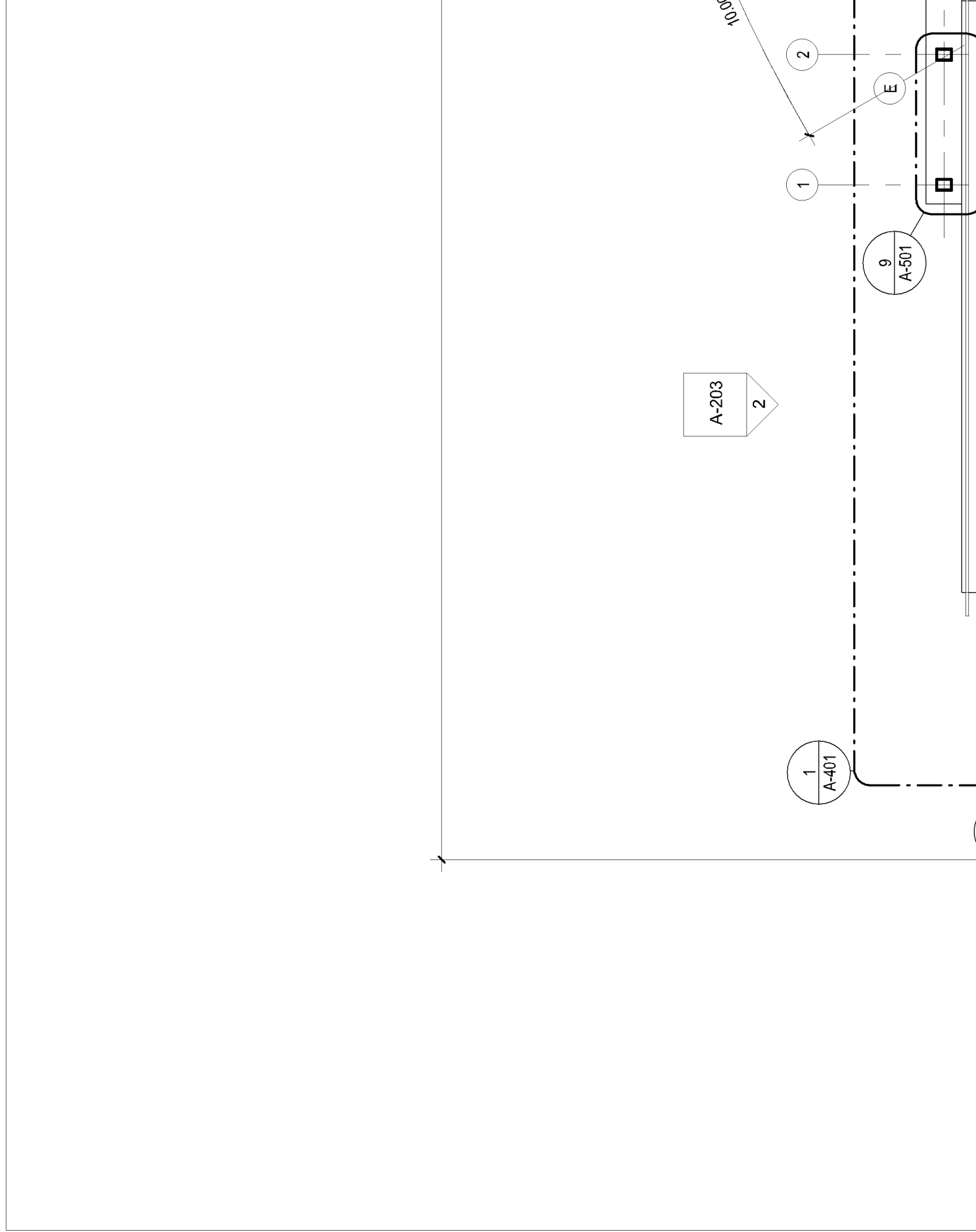
2 TYPICAL CONTRACTION JOINT

2

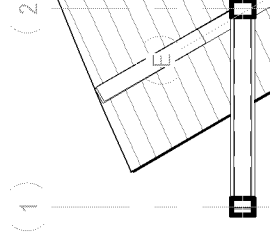
1/2" = 1'-0"

S-200

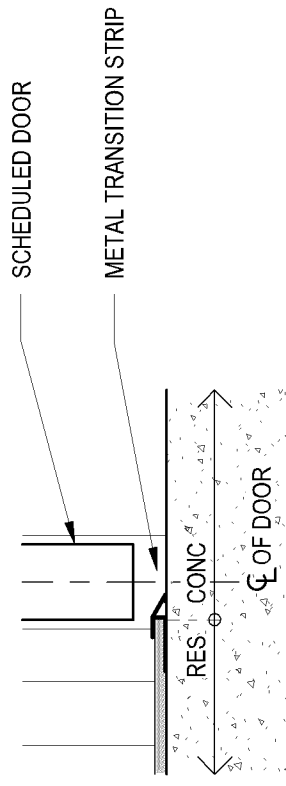




SUSPENDED CUJ
REFLECTOR PAN
WOOD ROOF DE

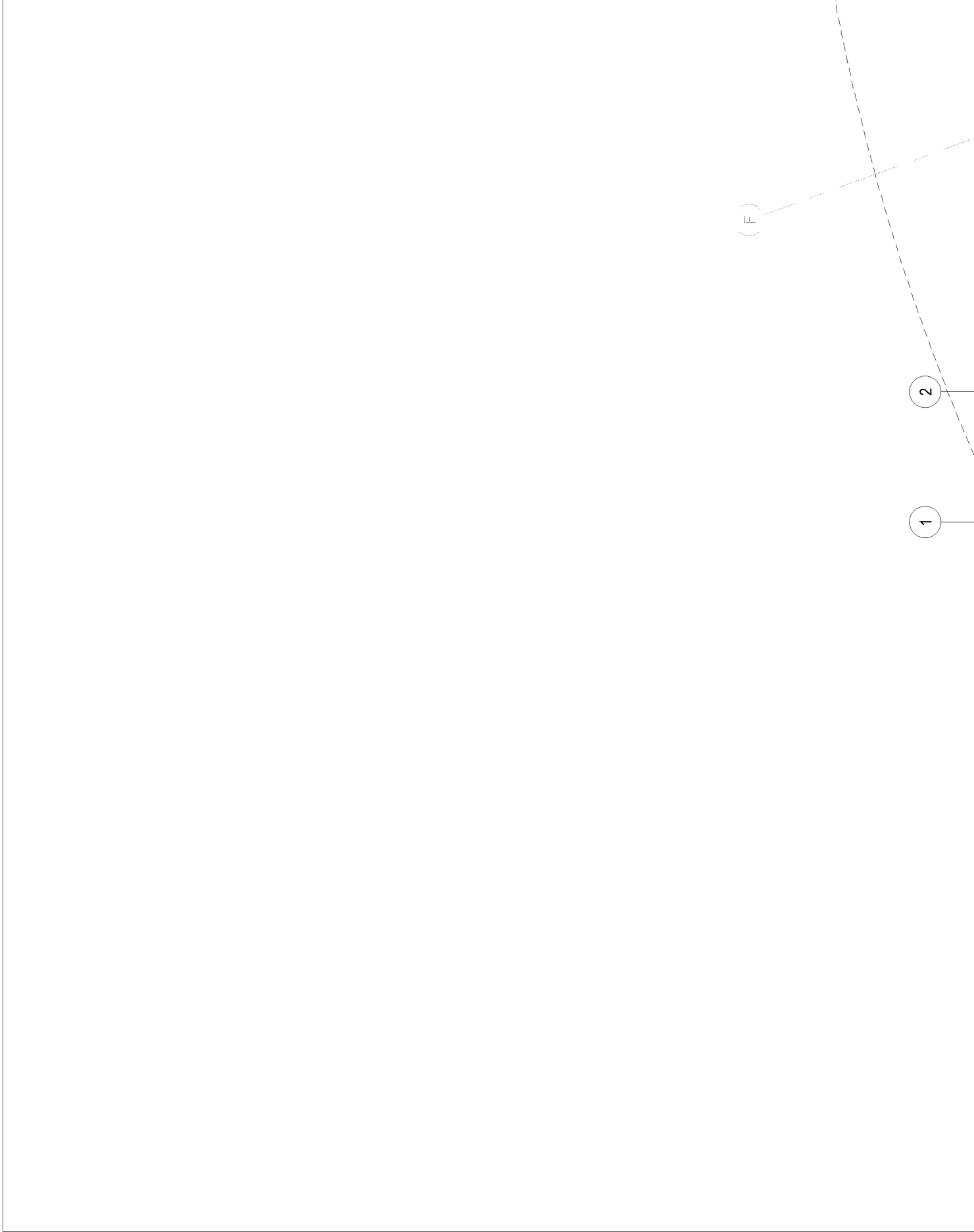


JAMB DIMENSION (VARIES - SEE DOOR SCHEDULE)



2 EPOXY TO CONCRETE FLOOR TRANSITION

3" = 1'-0"



2

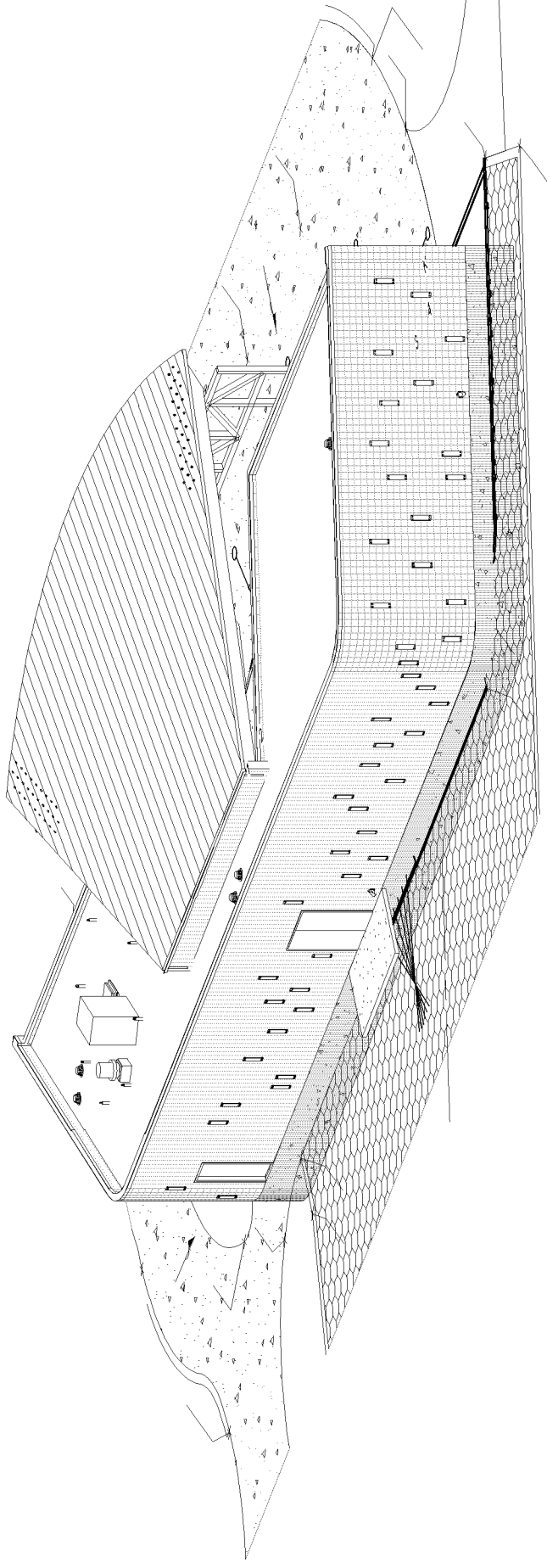
1

E

BASE BID:
STANDING SEAM METAL ROOF

ALTERNATE BID:
60 MIL. REINFORCED TPO MEMBRANE ROOFING

(L)



3D REFERENCE VIEW

9

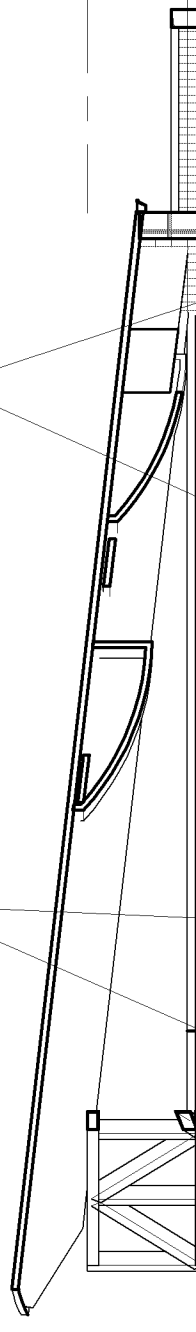
DECORATIVE GROUND FACE
CONCRETE MASONRY UNITS

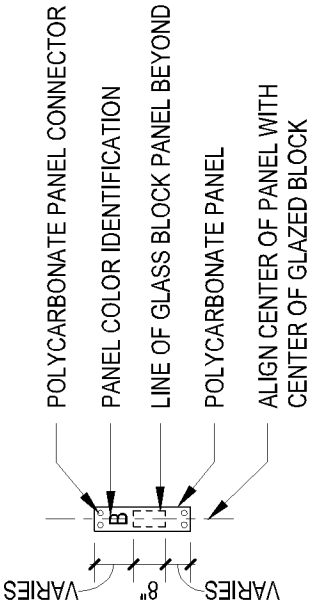
ACOUSTIC CONCRETE
MASONRY UNITS

ROOF
121'-6"

T/TRUSS
117'-6"

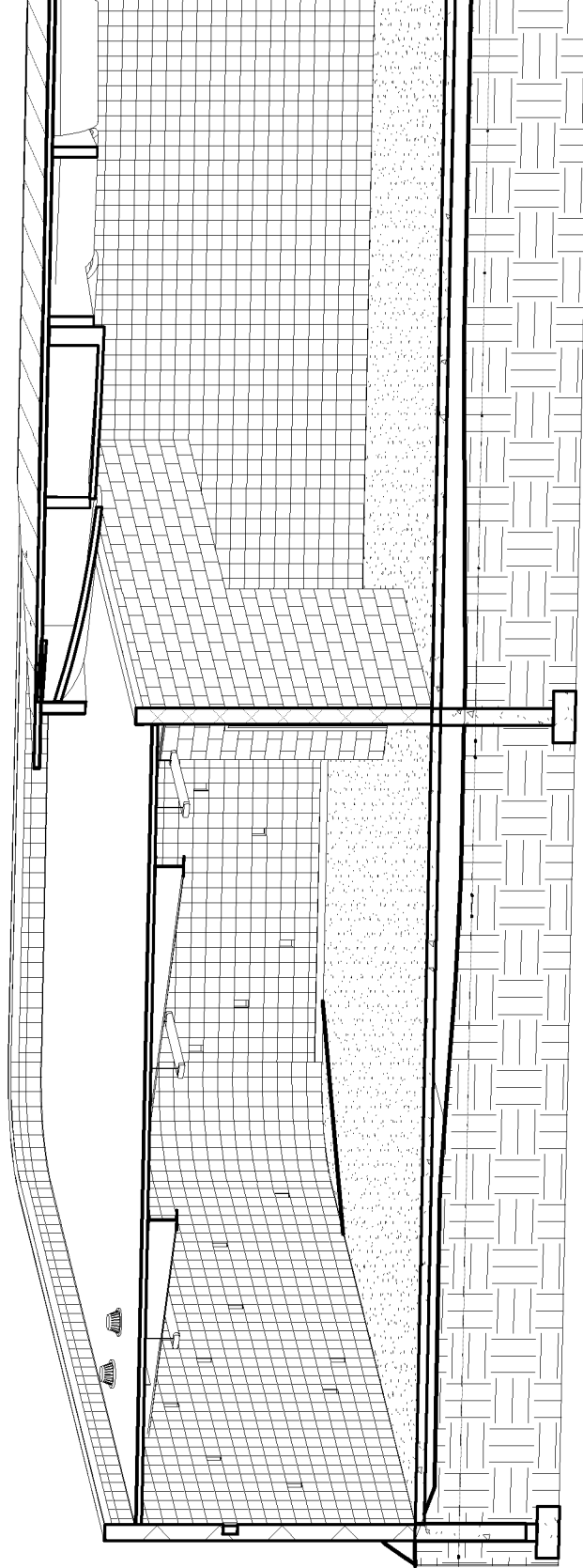
TOP LOW MASONRY



POLYCARBONATE PANEL LEGEND	
 VARIES 8" VARIES POLYCARBONATE PANEL CONNECTOR PANEL COLOR IDENTIFICATION LINE OF GLASS BLOCK PANEL BEYOND POLYCARBONATE PANEL ALIGN CENTER OF PANEL WITH CENTER OF GLAZED BLOCK	POLYCARBONATE PANEL COLORS
	B - BLUE G - GREEN I - INDIGO O - ORANGE R - RED V - VIOLET Y - YELLOW







11
A-503

10
A-503

L

BASE BID:
STANDING SEAM METAL ROOF ON WOOD DECKING
ALTERNATE BID:
SPM ROOFING ON WOOD DECKING

ROOF
121'-6"

EXPOSED 5 1/2" X 24"
LAMINATED WOOD BEAMS
WITH TAPERED ENDS

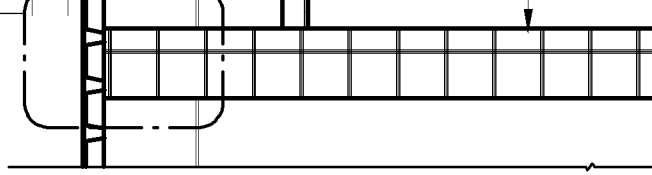
T/TRUSS
117'-6"

ACOUSTIC SHELL

CUSTOM OPEN WEB
EXPOSED STEEL TRUSS
GIRDER (REFER TO
STRUCTURAL DRAWINGS)

1'-11 7/8"

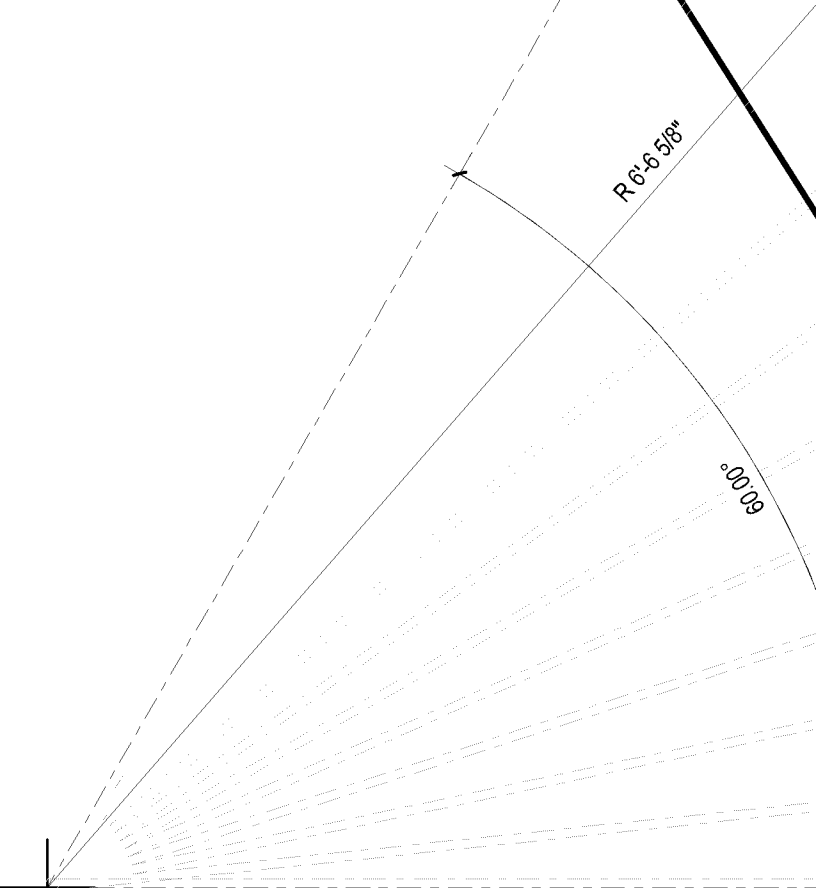
6
A-503



CC
TR
VE
(7
ST
ST

R 6'-6 5/8"

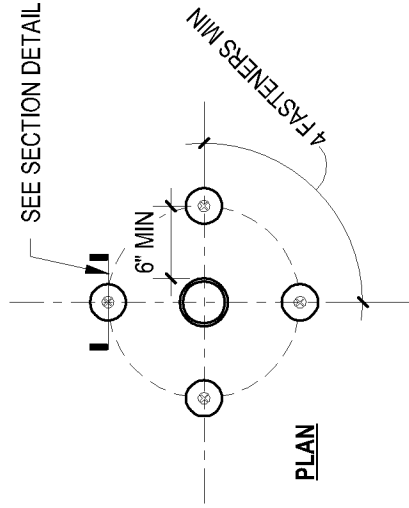
±00'09"



PRESSURE SENSITIVE CURED
COVER STRIP CENTERED OVER
SEAM FASTENING PLATE

FASTENER & SEAM
FASTENING PLATE

SEE SECTION DETAIL



PLAN

SECTION DETAIL

FALL PROTECTION ANCHOR -
WELD TO STEEL BEAM

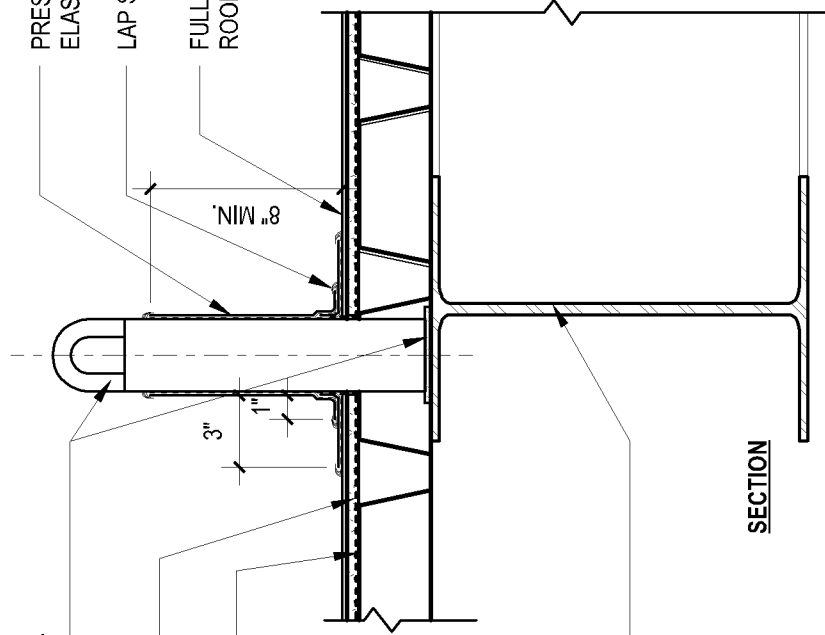
1/2" COVER BOARD

VAPOR RETARDER

PRESSURE SENSITIVE
ELASTOFORM FLASHING

LAP SEALANT

FULLY ADHERED TPO
ROOFING SYSTEM



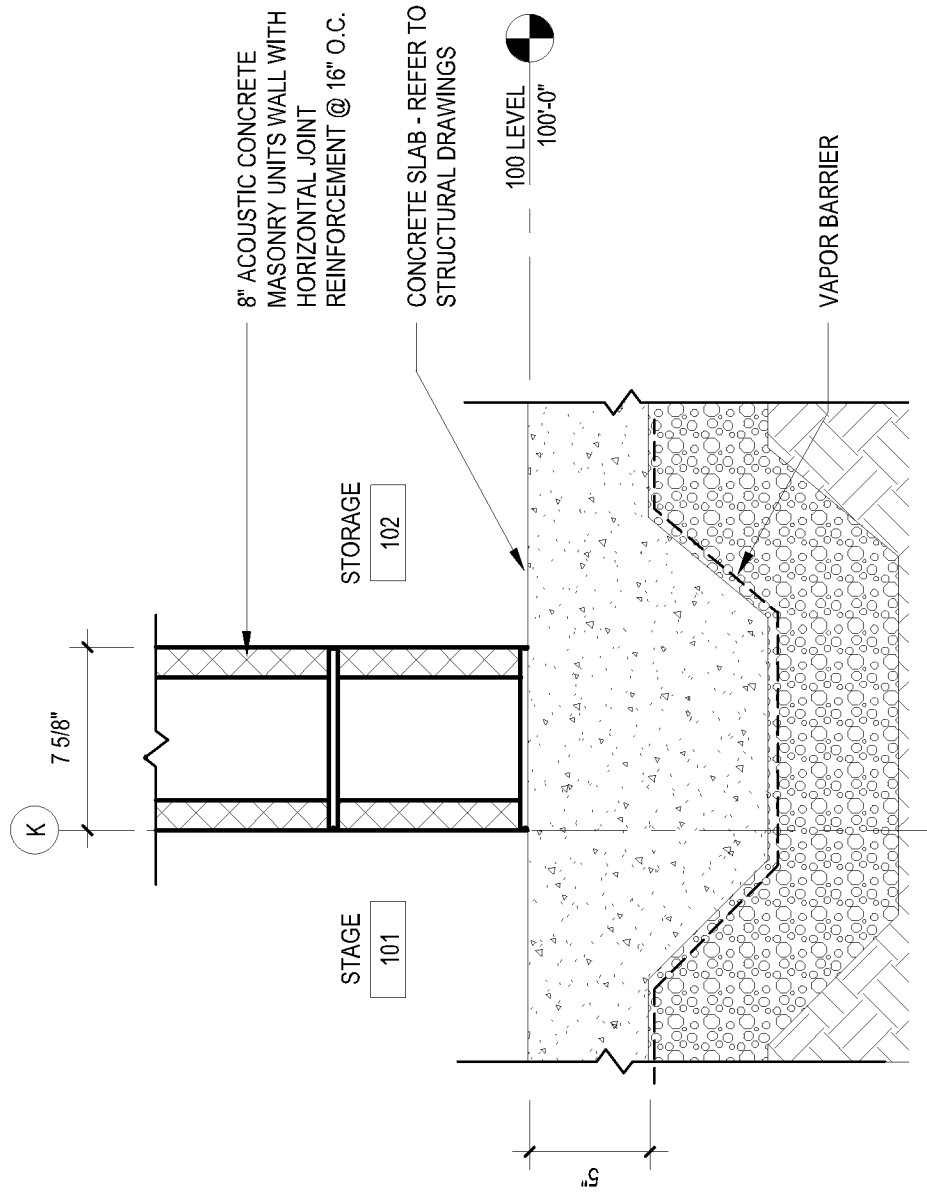
SECTION

LAP ROOF M
UP AND OVE
PARAPET BL

TOP L
113' 4"

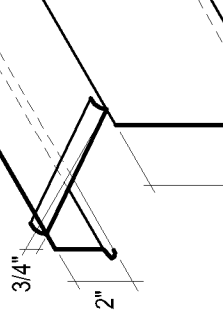
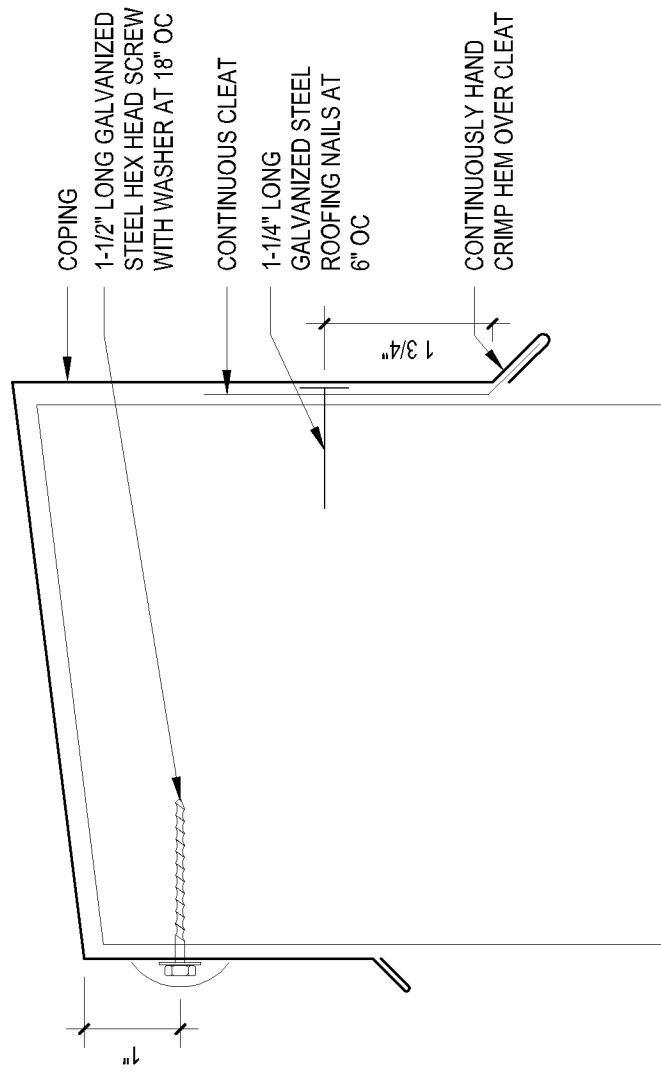
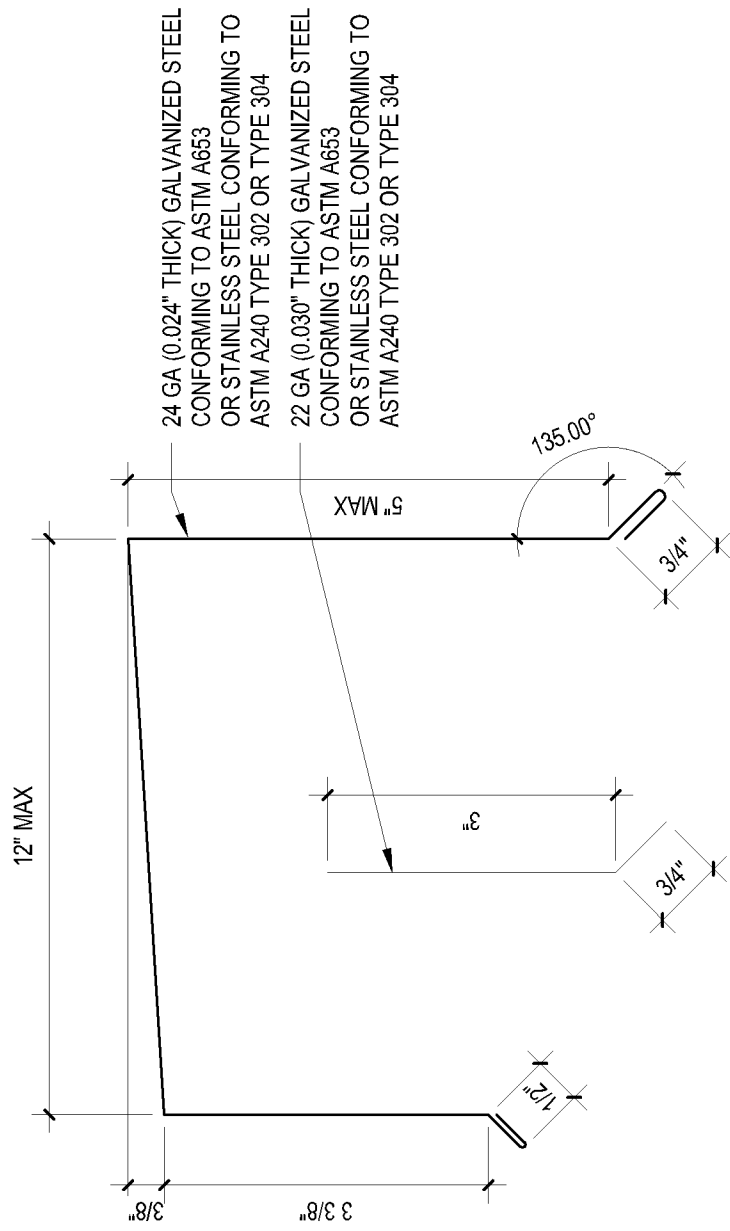
8" CMU BOND
W/ 2#5 CONT

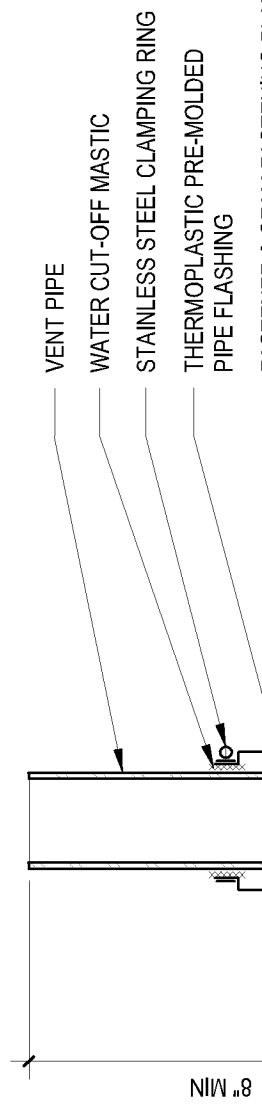
8" ACOUSTIC
MASONRY UN
HORIZONTAL
REINFORCEN



12 THICKENED SLAB DETAIL
 1 1/2" = 1'-0" A-302

60 MIL. REINFORCED WHITE TPO MEMBRANE SET
 IN ROOFING ADHESIVE - CONTINUE ROOFING
 MEMBRANE OVER FACE OF BENT PLATE

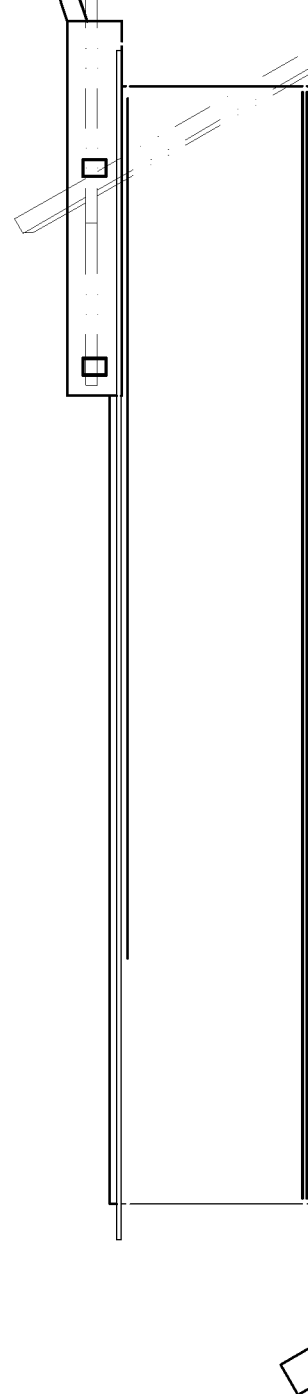




		DOOR #	F
		102A	S
		102B	C
		103	C
		104	C
		105	
		106	
		107	V
		108	V
		109	G

SEE SCHEDULE

MECHANICAL SYMBOLS	
SYMBOL	DESCRIPTION
	REFRIGERANT LIQUID LINE
	REFRIGERANT SUCTION LINE
	CONDENSATE
	BALL VALVE
	SUPPLY DUCTWORK
	RETURN DUCTWORK
	RELIEF AND EXHAUST DUCTWORK
	OUTSIDE AIR DUCTWORK
	SUPPLY DIFFUSER
	RETURN, RELIEF, EXHAUST GRILLE
	THERMOSTAT
	CONNECT TO EXISTING
	A. DIFFUSER TYPE OR FACE SIZE B. DIFFUSER NECK SIZE OR FUNCTION C. DIFFUSER AIR QUANTITY
	CONDENSATE PUMP (PLENUM RATED) LITTLE GIANT MODEL: VCC-20-P 1/30HP-115V-1 ϕ -60HZ-1.5A



TAG	DESCRIPTION
IV-1	FRESH AIR INTAKE VENTILATOR
RV-1	PRESSURE RELIEF VENTILATOR
<u>NOTE:</u> 1. ALL INTAKE VENTILATORS SHALL TWO POSITION MOTOR OPERATED 2. ALL RELIEF VENTILATORS SHALL GRAVITY BACKDRAFT DAMPER RUSKIN MODEL CBD4 WITH ALUMINUM	

VENTILATION SCHEDULE								
ROOM #	ROOM NAME/USAGE	AREA (SQFT)	OCC/ 1000 SQFT	TOTAL OCC	CODE REQD O.A./OCC O.A./SQFT	TOTAL CODE REQD O.A.	ACTUAL SUPPLIED O.A.	TOTAL SUPPLIED O.A.
102	STORAGE	1500	NA	NA	NA	4%*	NV	
	PUBLIC TOILET							

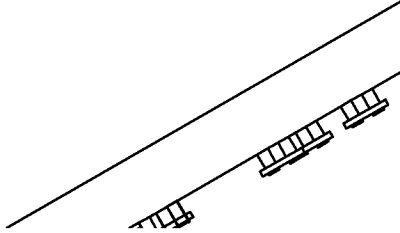
GREEN ROOM

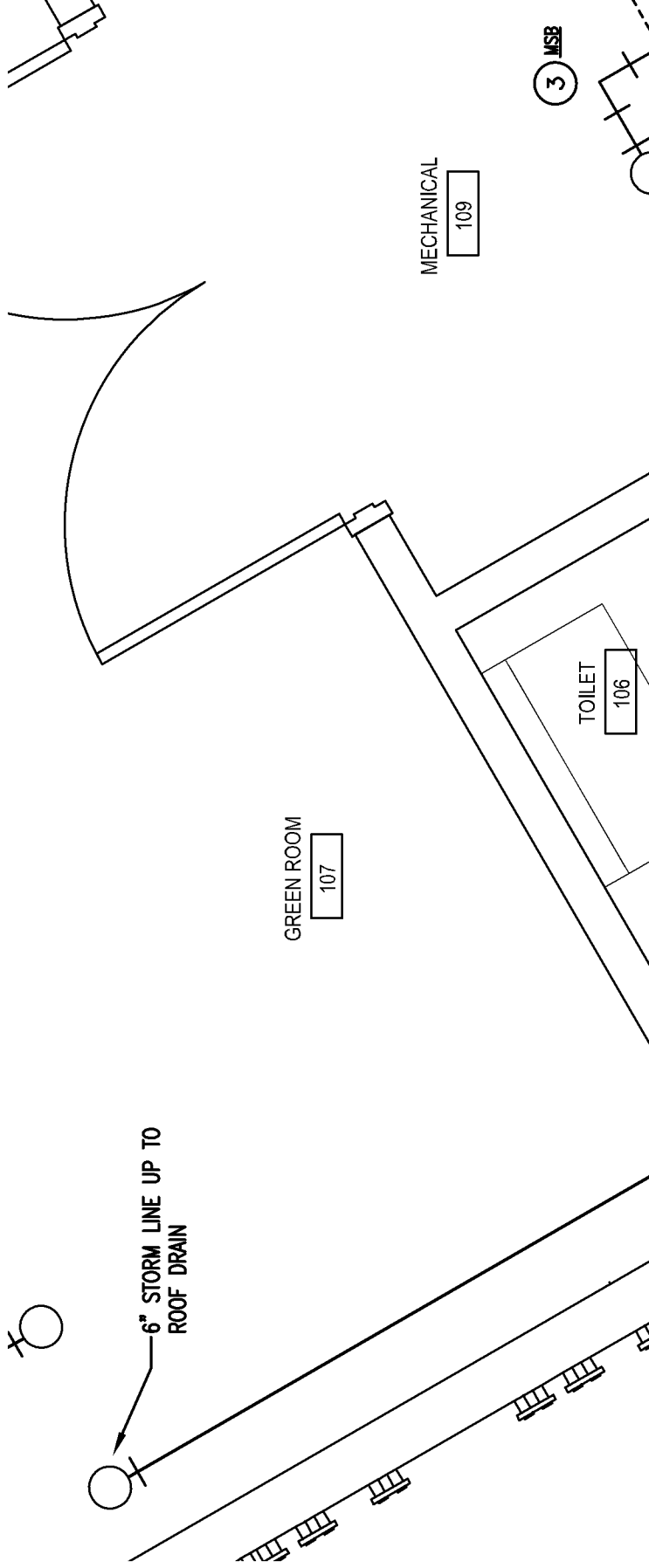
107

1
P1.1

2

P1.2





3 MSB

MECHANICAL
109

GREEN ROOM
107

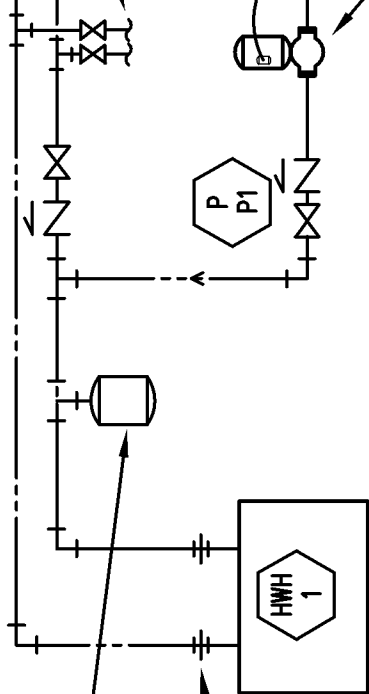
TOILET
106

6" STORM LINE UP TO
ROOF DRAIN

EXPANSION TANK. SUPPORT PER
MANUFACTURER. LOCATE TO PIPE
WITH LESS THAN 12" OF PIPING
TO CW LINE EXTENDING TO HWH.

UNION (TYPICAL)

NEW WALL MOUNTED HOT-
WATER HEATER



ALL CW AND HW PIPING SHOWN
SHALL BE 3/4". ALL HWR PIPING
SHALL BE 3/4"

HOT WATER HEATER PIPING I

NOT TO SCALE

HWH 1
HOT WATER HEATER

CHRONOMITE MINITANK MODEL CMT-6.0 WALL MOUNTED WITH 6 GALLON NOMINAL GLASS
LINED TANK AND 1.44 KW INPUT @ 120V-1Ø-12A CAPABLE OF HEATING 7.4 GALLON
PER HOUR RECOVERY WITH A TEMPERATURE RISE OF 80°F. PROVIDE COMPLETE WITH ALL
OPERATING CONTROLS, DISCONNECT SWITCH, AND HEATING ELEMENT LIMIT SWITCH.
PROVIDE ASME RATED P&T RELIEF VALVE RATED FOR 100% OF HEATER CAPACITY AND
SPILL TO GRADE. RUN FULL SIZE DRAIN LINE TO SPILL TO FLOOR DRAIN WITHIN SPACE.
UNIT SUPPLY TEMPERATURE TO BE SET FOR 120°F.

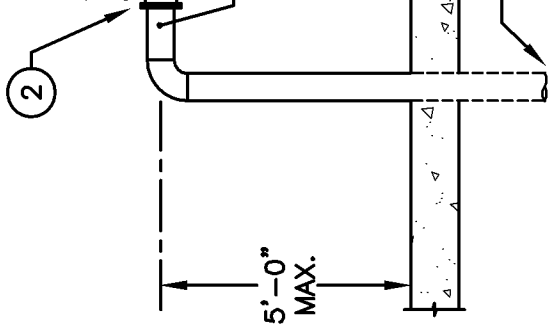
DC
P
P1

TANK
1.0
PR
CO

WATER HAMMER ARRESTER SIZING:

W.S.F.U.	ARRESTER & CONNECTION SIZE
<1	MINIRESTER - 1/2"

DOMESTIC SERVICE SIZE:



GENERAL ELECTRICAL

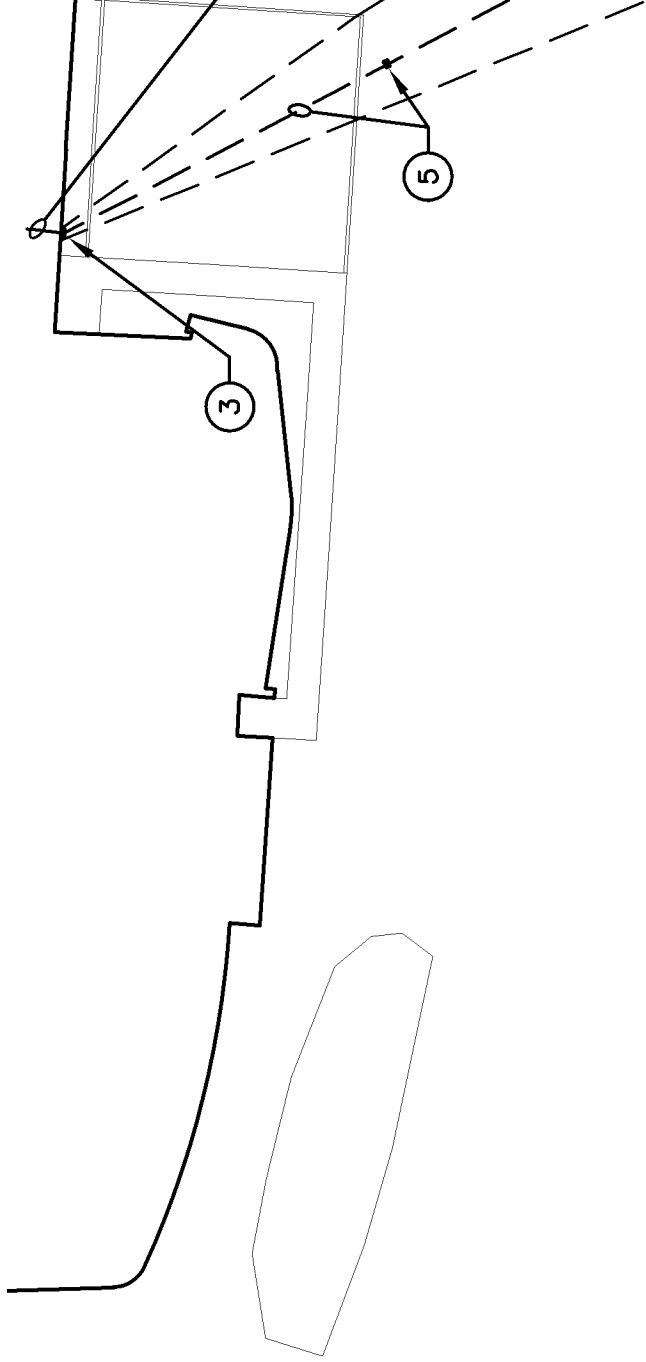
SYMBOL			DESCRIPTION
FLOOR	WALL	CEILING	
E	E	E	ADJACENT TO DEVICE OR EQUIPMENT DENOTES EXISTING TO
ER	ER	ER	ADJACENT TO DEVICE OR EQUIPMENT DENOTES EXISTING TO
N	N	N	ADJACENT TO DEVICE OR EQUIPMENT DENOTES NEW. WIRE S
R	R	R	ADJACENT TO DEVICE OR EQUIPMENT DENOTES EXISTING TO DEVICE, WIRE AND CONDUIT. WHERE OUTLET REMAINS IN EXI BLANK COVER. PROVIDE FOR WIRING CONTINUITY.
RR	RR	RR	ADJACENT TO DEVICE OR EQUIPMENT DENOTES EXISTING TO EXTEND OR ADD WIRING AS SHOWN ON PLAN.
	WP	WP	ADJACENT TO DEVICE OR EQUIPMENT DENOTES WEATHERPR
	WG	WG	ADJACENT TO DEVICE OR EQUIPMENT DENOTES PROVIDE HE

LIGHTING

SYMBOL			DESCRIPTION
FLOOR	WALL	CEILING	
NL	NL	NL	ADJACENT TO DEVICE OR EQUIPMENT DENOTES NIGHT LIGHT
EM	EM	EM	ADJACENT TO DEVICE OR EQUIPMENT DENOTES EMERGENCY

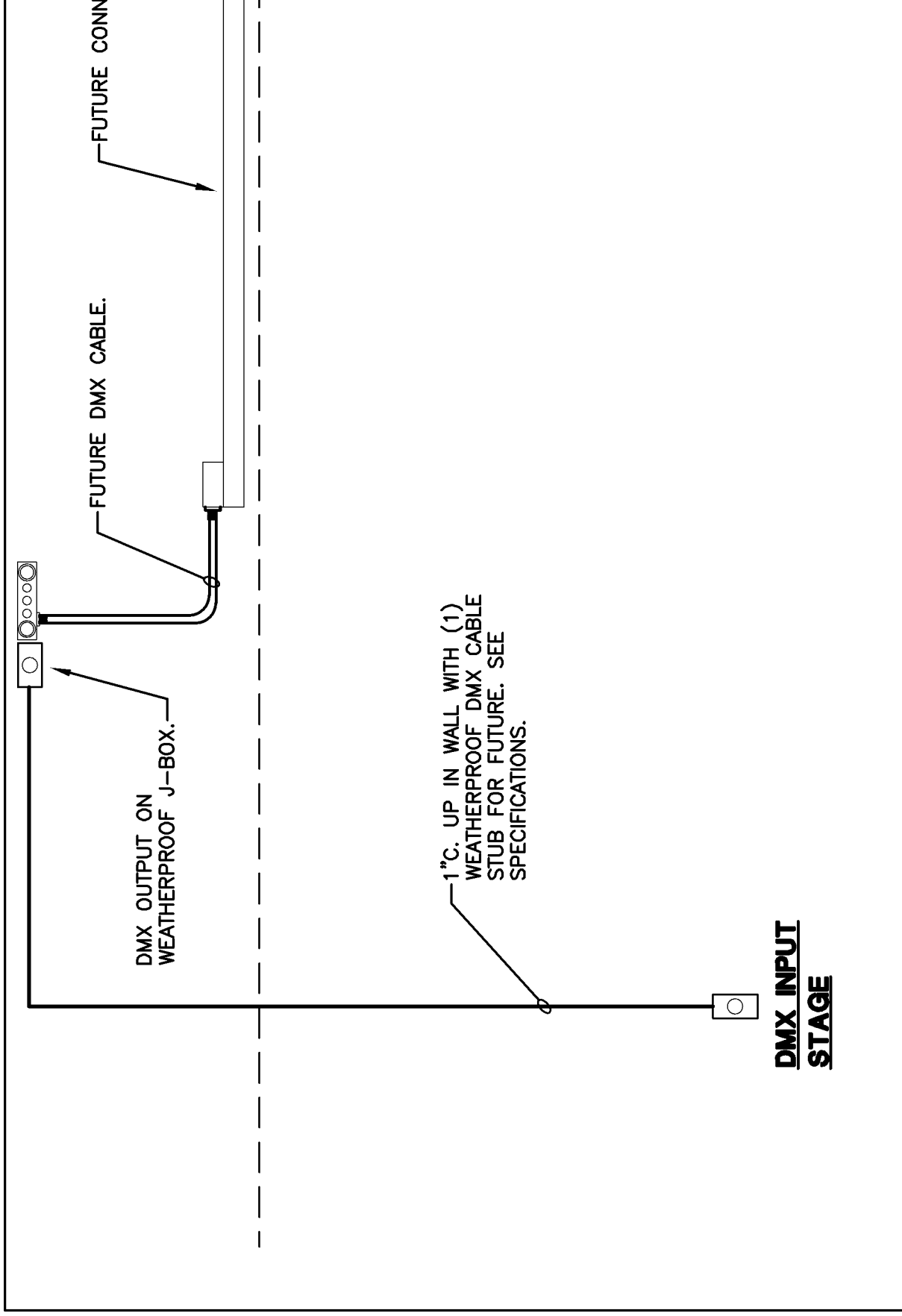
LIGHTING FIXTURE SCHEDULE NOTES

1. ALL LIGHTING FIXTURES SHALL BE RATED FOR BUILDING SYSTEM VOLTAGE (277V OR 120V). CONTRACTOR MUST VERIFY ALL LOCATIONS.
2. UNLESS INDICATED OTHERWISE, ALL FIXTURES WITH LED LAMPS SHALL BE 3500°K COLOR TEMPERATURE, A MINIMUM 80 CRI, AND LUMEN OUTPUT/MAINTENANCE AS SPECIFIED.
3. ELECTRICAL CONTRACTOR SHALL CHECK AND COORDINATE ALL LIGHTING FIXTURE CATALOG NUMBERS WITH THE INTENT OF FIXTURE DESCRIPTIONS, LISTED ACCESSORIES AND TYPE OF INSTALLATION.
4. ELECTRICAL CONTRACTOR SHALL PROVIDE EACH LIGHTING FIXTURE COMPLETE WITH ALL NECESSARY HARDWARE, CONNECTORS, SUPPORTS, PLASTER FRAMES AND ALL OTHER INSTALLATION AND HANGING HARDWARE AS REQUIRED FOR A COMPLETE AND FINISHED INSTALLATION AT EACH FIXTURE LOCATION. PROVIDE CONTINUOUS ROW CONNECTORS/BANDS BETWEEN EACH FIXTURE WHERE INSTALLED IN CONTINUOUS ROW. VERIFY FIXTURE COLOR AND LENGTH WITH ARCHITECT.
5. ALL FIXTURES SHALL BE "U.L." LABELED. ALL LIGHTING FIXTURES EXPOSED TO WEATHER OR MOISTURE SHALL BEAR U.L. "WET LOCATION" LABEL, AND LIGHTING FIXTURES EXPOSED TO DAMPNESS SHALL BEAR U.L. "DAMP LOCATION" LABEL.
6. ALL EXIT/DIRECTIONAL SIGNS SHALL BE INSTALLED COMPLETE WITH ALL INSTALLATION AND HANGING ACCESSORIES TO PROVIDE AN UNOBSTRUCTED VIEW OF EACH SIGN FACE AS REQUIRED. MOUNT SIGNS AT MAXIMUM +8'-0" IN HIGH CEILING AREA. SIGNS WILL BE ADJUSTED AS NECESSARY WITHOUT ADDITIONAL COST.
7. SIGNS TO READ "EXIT". SIGNS WILL BE SINGLE OR DOUBLE FACE WITH OR WITHOUT DIRECTIONAL ARROWS, ALL AS SHOWN ON PLANS. SIGNS IN GENERAL WILL BE CEILING MOUNTED, LOCATED AND ADJUSTED FOR BEST VIEW. ALL EXIT SIGNS IN HIGH CEILING AREAS TO BE MOUNTED ON WALL AT MAXIMUM OF +8'-0" ABOVE FLOOR. NO PENDANTS WILL BE USED. SHADED PORTION DENOTES ILLUMINATION FACE. REFER TO APPLICABLE SECTIONS OF THE SPECIFICATIONS FOR ADDITIONAL REQUIREMENTS FOR LIGHTING FIXTURES.
8. VERIFY ALL LIGHTING FIXTURE LOCATIONS, FINISHES, VOLTAGE AND CEILING TYPES WITH ARCHITECT PRIOR TO INSTALLING.
10. ALL EXIT SIGNS MUST BE APPROVED BY LOCAL CODE.
11. ALL PENDANT MOUNTED LIGHT FIXTURES SHALL BE SUSPENDED FROM STRUCTURE ABOVE. COORDINATE MOUNTING HEIGHT WITH ARCHITECT IN FIELD.
12. BASE BID – IF POSSIBLE, ALL LIGHT FIXTURES SHALL HAVE DIGITAL NETWORK nLIGHT ENABLED. PROVIDE POWER PACKS AS REQUIRED. ALTERNATE BID – IF POSSIBLE, ALL LIGHT FIXTURES SHALL HAVE DIGITAL NETWORK NX ENABLED. PROVIDE POWER PACKS AS REQUIRED.



EXISTING FIBER TO EXISTING
BATHHOUSE TO REMAIN. —

1" C. -
1#10

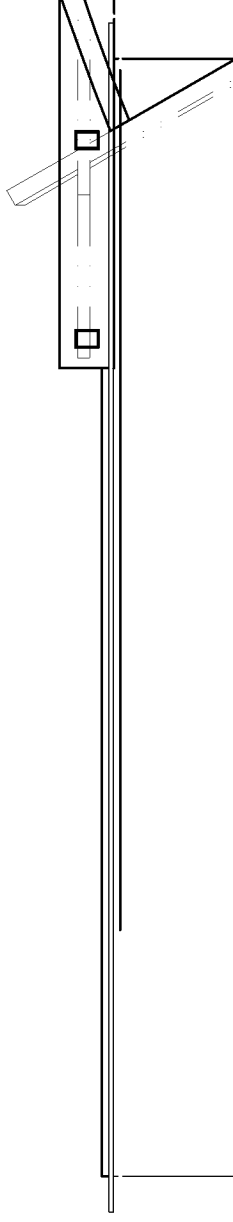


FUTURE THEATRICAL LIGHTING CONTROL DIAGRAM

NOT TO SCALE

NOTES:

1. CONTRACTOR SHALL VERIFY WIRE COUNT IN ALL RACES AND THE



WALL MOUNTED MDF #2
RACK. REFER TO
SPECIFICATIONS.

CONDUIT STUB AT TRUSS. PROVIDE
BUSHING END. VERIFY THE EXACT LOCATION
WITH OWNER/ARCHITECT IN FIELD.

2-GANG JUNCTION BOX WITH
Neutrik NL4 WEATHERPROOF
CONNECTOR. SEE KEY NOTE 1.

FUTURE FRONT-OF-HOUSE
PIPE BATTEN BY OTHERS AT
TRUSS LOCATION.

CONDUIT STUB AT TRUSS.
BUSHING END. VERIFY THE
EXACT LOCATION WITH
OWNER/ARCHITECT IN FIELD.

2-GANG JUNCTION BOX WITH
Neutrik NL4 WEATHERPROOF
CONNECTOR. SEE KEY NOTE 1.

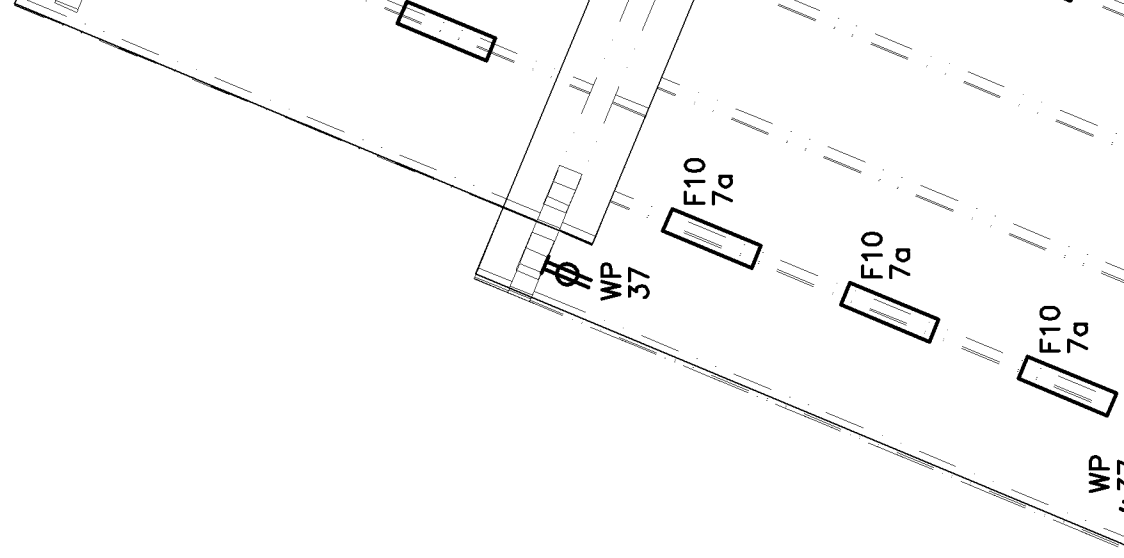
1" EMPTY CONDUIT
WITH PULL STRING. ———

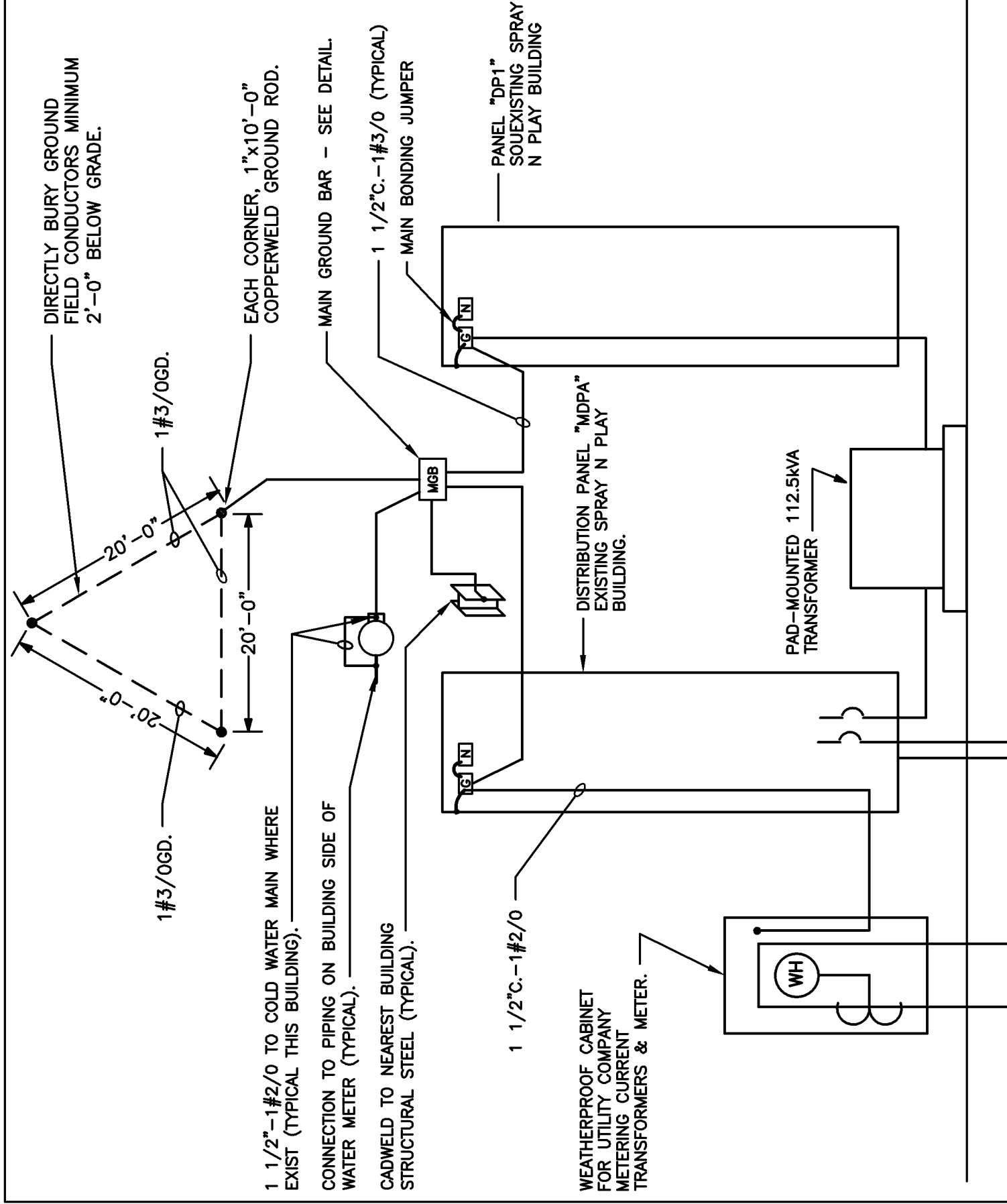
1" CONDUIT FILLED
WITH SPEAKER CABLE. ———

4-GANG JUNCTION BOX WITH
(2) Neutrik NL4 WEATHERPROOF
CONNECTORS. SEE KEY NOTE 1.

FUTURE THEATRICAL SPEAKERS DIAGRAM

NOT TO SCALE







Ordinance No. O-2023-118 : Ordinance Approving a Second Amendment to the First Amended and Restated Economic Incentive Agreement by and Between the Village of Buffalo Grove and LAB Development, LLC.

Recommendation of Action

Staff recommends approval.

Staff recommends that the Village Board approve an Ordinance authorizing the Second Amendment to the incentive agreement with Connexion at 1700 Leider Lane. Staff believes the amendment is beneficial as it ensures that Connexion remains in the Village until June 30, 2029. Furthermore, based on the terms of the amendment, the Village will still retain the minimum sales tax revenue received and only share in new growth.

ATTACHMENTS:

- BOT Memo 9.14.23 (DOCX)
- Connexion Ord 9.14.23 (DOCX)
- Second Amendment to EIA-9.5.23 (DOCX)

Trustee Liaison

Stein

Staff Contact

Chris Stilling, Community Development

Monday, September 18, 2023

VILLAGE OF BUFFALO GROVE



DATE: September 14, 2023

TO: President Eric Smith and Trustees

FROM: Christopher Stilling, Deputy Village Manager

SUBJECT: Proposed 2nd Amendment to the Economic Incentive Agreement for Connexion at 1700 Leider Lane

Recommendation

Staff recommends that the Village Board approve an Ordinance authorizing the Second Amendment to the incentive agreement with Connexion at 1700 Leider Lane. Staff believes the amendment is beneficial as it ensures that Connexion remains in the Village until June 30, 2029. Furthermore, based on the terms of the amendment, the Village will still retain the minimum sales tax revenue received and only share in new growth.

Background

Connexion is an electrical equipment supplier located at 1700 Leider Lane in Buffalo Grove. In December 2015, the Village Board approved an Economic Incentive Agreement (EIA) with Connexion, which was further amended in 2016 to allow for an expansion. The current agreement is set to expire in June, 2024.

Connexion has approached the Village indicating that they are considering an extension of their lease as well as an expansion to their space. As a result, they are seeking an amendment to the current EIA for an additional five years as well as an adjustment to the sharing based on future performance.

Existing Agreement

The following is a summary of the existing agreement:

- The existing agreement runs until June 30, 2024 and has a cap of **\$2.6 million**. To date, Connexion has not reached their cap.
- The Village only shares its home rule sales tax of 1% but receives no less than a base tax of \$162,207 (base).
- The sales tax is currently shared at the following ratio:
 - 50% of the incremental sales tax received above the base (\$162,207)

Connexion is currently in Year 6 of the existing agreement. It is important to note that the Village does not share its additional 1% State sales tax.

Proposed Amendment

The current agreement is set to expire on June 30, 2024. Connexion has finalized a proposed lease extension with the landlord until June 30, 2029 and wishes to extend the existing agreement. As part of their request, they have indicated they expect sales tax growth given the expansion of their footprint. The current agreement provides them 50% of the Village's Home Rule sales tax, above the Village base of \$162,207. Connexion has requested an extension of the agreement to run with their proposed new lease (June 30, 2029) and increase their share to 65% for taxable sales (Home Rule only) on sales greater than \$60 million. Essentially, Connexion is seeking 15% more of the home rule sales tax generated, less the base, for taxable sales greater than \$60 million.

Should Connexion fail to reach taxable sales greater than \$60 million in any given year, they would only be eligible for 50% for all Sales less than \$60 million, which is consistent with the current agreement. Connexion has also requested that the existing cap of **\$2.6 million** be removed.

Action Requested

Staff recommends that the Village Board approve an Ordinance authorizing the Second Amendment to the incentive agreement with Connexion at 1700 Leider Lane.

9.14.23

Ordinance No. 2023 -

**An Ordinance Approving a Second Amendment to the First Amended and
Restated Economic Incentive Agreement By and Between the Village of
Buffalo Grove and LAB Development, LLC.
(d.b.a. Connexion, Distributor of Electrical Equipment and Supplies and Connexion
Energy Services)**

WHEREAS, the Village of Buffalo Grove is a Home Rule Unit by virtue of the Illinois Constitution of 1970; and,

WHEREAS, Connexion currently conducts its business at the property commonly known as 1700 Leider Lane, Buffalo Grove, Illinois; and

WHEREAS, the Village and Connexion entered into an "Economic Incentive Agreement By and Between the Village of Buffalo Grove and LAB Development, LLC," dated March 21, 2011 (the "Original Agreement"), which Original Agreement set forth the terms of the rebate of the sales tax revenues; and

WHEREAS, subsequent to execution of the Original Agreement, the Village and Connexion agreed to modify the structure and terms of the Original Agreement and enter into the First Amended and Restated Economic Incentive Agreement (the "Restated Agreement") as approved by Village Ordinance No. 2015-71, in consideration of their expansion of operations into additional space at 1700 Leider Lane in Buffalo Grove, Illinois hereinafter referred to as the "Premises"; and

WHEREAS, the Village and Connexion entered into a First Amendment to the First Amended and Restated Economic Incentive Agreement (the "First Amendment") extending the Restated Agreement to June 30, 2024 and increasing the maximum incentive amount to two-million six-hundred thousand dollars (\$2,600,000.00), as approved by Village Ordinance No. 2016-032; and

WHEREAS, Connexion has finalized a lease extension and expansion on the Premises for a term to run through June 30, 2029 or 5-years longer than they had originally projected in the First Amendment; and

WHEREAS, Connexion has requested a second amendment to the Restated Agreement for 5-years of additional revenue sharing along with removing the maximum incentive amount and

amending Section 3, Connexion's Obligations, Section 4, Municipal Sales tax Payment, and Section 7 Term, as outlined in the Second Amendment; and

WHEREAS, the Village and Connexion now desire to further amend the Restated Agreement and First Amendment in order to align their respective responsibilities with the modified terms; and

WHEREAS, the Village has determined it is in the public interest to further amend the Restated Agreement and First Amendment whereby extending the terms by 5-years, removing the maximum incentive amount and further modifying the terms of Section 2, Section 3, Section 4 and Section 7 of the Restated Agreement and First Amendment, pursuant to the terms and conditions contained in the Second Amendment (Second Amendment") attached as Exhibit A.

NOW THEREFORE BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF BUFFALO GROVE, COOK AND LAKE COUNTIES, ILLINOIS:

Section 1. The foregoing Whereas clauses are hereby incorporated herein.

Section 2. The Village President and Village Clerk are hereby authorized to execute the Second Amendment to the First Amended and Restated Economic Incentive Agreement between the Village of Buffalo Grove and LAB Development, LLC. (d.b.a. Connexion, Distributor of Electrical Equipment and Supplies and Connexion Energy Services), a copy of which is attached hereto as Exhibit "A", subject to the final review and approval of the Village Attorney.

Section 3. This Ordinance shall be in full force and effect from and after its passage, approval, and publication. This Ordinance may be published in pamphlet form. This Ordinance shall not be codified.

AYES: _____

NAYS: _____

ABSENT: _____

PASSED: _____

APPROVED: _____

ATTEST:

APPROVED:

Village Clerk

Eric Smith Village President

EXHIBIT A

**Second Amendment to the First Amended and Restated Economic Incentive Agreement By and
Between the Village of Buffalo Grove and LAB Development, LLC.
(d.b.a. Connexion, Distributor of Electrical Equipment and Supplies and Connexion Energy Services)**

Attachment: Connexion Ord 9.14.23 (O-2023-118 : Ordinance Approving Amendment to Connexion Agreement)

9/5/2023

**SECOND AMENDMENT TO THE FIRST AMENDED AND RESTATED ECONOMIC INCENTIVE AGREEMENT
BY AND BETWEEN
THE VILLAGE OF BUFFALO GROVE
AND
LAB DEVELOPMENT, LLC.
(d.b.a. Connexion, Distributor of Electrical Equipment and Supplies and
Connexion Energy Services)**

This Second Amendment to the First Amended and Restated Economic Incentive Agreement is made and entered into as of the ____ day of September, 2023, by and between the Village of Buffalo Grove, an Illinois home rule municipal corporation ("Village") and LAB Development, LLC, a Illinois limited liability company, d.b.a. Connexion, Distributor of Electrical Equipment and Supplies and Connexion Energy Services ("Connexion").

WHEREAS, the Village and Connexion entered into an "Economic Incentive Agreement By and Between the Village of Buffalo Grove and LAB Development, LLC," dated March 21, 2011 (the "Original Agreement"), which Original Agreement set forth the terms of the rebate of the sales tax revenues; and

WHEREAS, subsequent to execution of the Original Agreement, the Village and Connexion agreed to modify the structure and terms of the Original Agreement and enter into the First Amended and Restated Economic Incentive Agreement (the "Restated Agreement") as approved by Village Ordinance No. 2015-71, in consideration of their expansion of operations into additional space at 1700 Leider Lane in Buffalo Grove, Illinois hereinafter referred to as the "Premises"; and

WHEREAS, the Village and Connexion entered into a First Amendment to the First Amended and Restated Economic Incentive Agreement (the "First Amendment") extending the Restated Agreement to June 30, 2024 and increasing the maximum incentive amount to two-million six-hundred thousand dollars (\$2,600,000.00), as approved by Village Ordinance No. 2016-032; and

WHEREAS, Connexion is negotiating a lease extension and expansion on the Premises for a term to run through June 30, 2029 or 5-years longer than they had originally projected in the First Amendment; and

WHEREAS, Connexion has requested a second amendment to the Restated Agreement for 5-years of additional revenue sharing along with removing the maximum incentive amount and amending Section 3, Connexion's Obligations, Section 4, Municipal Sales tax Payment, and Section 7 Term, as outlined in this Second Amendment; and

WHEREAS, the Village and Connexion now desire to further amend the Restated Agreement and First Amendment in order to align their respective responsibilities with the modified terms; and

WHEREAS, the Village has determined it is in the public interest to further amend the Restated Agreement and First Amendment whereby extending the terms by 5-years, removing the maximum incentive amount and further modifying the terms of Section 2, Section 3, Section 4 and Section 7 of the Restated Agreement and First Amendment, pursuant to the terms and conditions contained in this Second Amendment (Second Amendment").

NOW THEREFORE, in consideration of the promises and mutual covenants contained herein, and pursuant to the Village's home rule powers under Section 6, Article VII of the 1970 Constitution of the State of Illinois, the Village and Developer hereby agree to further amend the Restated Agreement and First Amendment by modifying, replacing and adding the appropriate sections as set forth below:

SECTION 1. INCORPORATION OF RECITALS

The above recitals and the defined terms contained therein are an integral part of the Restated Agreement, the First Amendment and this Second Agreement and are incorporated by reference into this Second Amendment. This Second Amendment shall be interpreted in light of such recitals.

SECTION 2. AMENDMENTS TO THE RESTATED AGREEMENT

The Village and Connexion hereby agree to amend the Restated Agreement and First Amendment by modifying, replacing and adding the appropriate sections as set forth below:

- I. Section 2, Rules of Construction and Definitions, Subsection B. 16, Sales Tax Year, of the First Agreement is hereby amended to read as follows:

16. **Sales Tax Year.** The period of time commencing on the Commencement Date of January 1, 2016 and ending on the date that is one year after the Commencement Date and each of the thirteen and one-half (13.5) succeeding one-year periods thereafter ending June 30, 2029.

- II. Section 3, Connexion's Obligations, Subsections A, Lease Extension, B, Lease Expansion and C, Failure to Extend and Expand, of the Restated Agreement and First Amendment are hereby amended to read as follows:

A. **Lease Extension.** Connexion shall extend their current lease for their existing space on the Premises for a term of not less than thirteen and one-half (13.5) years (June 30, 2029) from the Commencement Date of January 1, 2016.

B. **Lease Expansion.** Connexion shall enter into a lease for up to a total area of one-hundred twenty-four thousand (124,000) square feet on the Premises for a term ending not less than June 30, 2029.

C. **Failure to Extend and Expand.** In the event Connexion is unable to extend their current lease or not lease the additional space on the Premises by January 1, 2024, the Village shall have no obligation whatsoever to perform any of the Municipal Sales Tax Payments set forth in Section 4 of this Second Amendment, provided, however, upon a written request by Connexion, this provision may be extended by the Village Manager to March 1, 2024

- III. Section 4, Municipal Sales Tax Payment, Subsection A. 9 of the Restated Agreement and First Amendment is hereby amended to read as follows:

9. For the ninth through thirteenth Sales Tax Year (January 1, 2024 through December 31, 2028), fifty percent (50%) of that year's Incremental

Municipal Sales Tax above the base Municipal Sales Tax to the Village of \$162,207.00.

- IV. Section 4, Municipal Sales Tax Payment, Subsection A. of the Restated Agreement and First Amendment is hereby amended to add the following:

10. For the fourteenth Sales Tax Year (January 1, 2029, through June 30, 2029), fifty percent (50%) of that year's portion of the Incremental Municipal Sales Tax (received from January 1, 2029 through June 30, 2029), above the base Municipal Sales Tax to the Village of \$81,103.50.

11. In the event the Village receives Municipal Sales Tax greater than six-hundred thousand dollars (\$600,000.00) in a Sales Tax Year during the ninth through fourteenth Sales Tax Year (January 1, 2024 through June 30, 2029), Connexion shall receive sixty-five percent (65%) of that year's portion of the Incremental Municipal Sales Tax above six-hundred thousand dollars (\$600,000.00).

- V. Section 4, Municipal Sales Tax Payment, Subsection A. of the Restated Agreement and First Amendment is hereby amended to read as follows:

C. The Village shall continue the Municipal Sales Tax Payments for thirteen and one-half (13.5) years (June 30, 2029) through the term of this Amended Agreement.

- VI. Section 7, Term, of the Restated Agreement and First Amendment is hereby amended in its entirety to read as follows:

This Second Amendment shall be in full force and effect from and after the date of its execution until June 30, 2029.

SECTION 3. RESTATED AGREEMENT

In all other respects, other than modified herein, the terms of the Restated Agreement and First Amendment shall remain the same and in full force and effect.

IN WITNESS WHEREOF, the parties have caused this Agreement to be executed by their duly authorized representatives as of the date first above written.

[Signatures on the Next Page]

VILLAGE OF BUFFALO GROVE

By: _____
Village President

ATTEST:

Village Clerk

LAB DEVELOPMENT, LLC.

By: _____

Its: _____

ATTEST:

Its: _____

By: _____

Its: _____

ATTEST:

Its: _____

ACKNOWLEDGEMENT

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE)

 This instrument was acknowledged before me on _____, 2023 by Eric Smith, the Village President of the **VILLAGE OF BUFFALO GROVE**, an Illinois home rule municipal corporation, and by Janet Sirabian, the Village Clerk of said municipal corporation.

Signature of Notary

SEAL:

My Commission expires:_____

Attachment: Second Amendment to EIA-9.5.23 (O-2023-118 : Ordinance Approving Amendment to Connexion Agreement)

ACKNOWLEDGEMENT

STATE OF ILLINOIS)
)
COUNTY OF LAKE) SS

 This instrument was acknowledged before me on _____, 2023 by
_____ and _____ of **LAB DEVELOPMENT, LLC.**, an Illinois limited liability
company.

Signature of Notary

SEAL:

My Commission expires:_____



Information Item : Executive Session - Section 2(C)(1) of the Illinois Open Meetings Act: 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.

Recommendation of Action

Staff recommends entering executive session.

Executive Session - Section 2(C)(1) of the Illinois Open Meetings Act: 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.

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Information Item : Executive Session- Section 2(C)(2) of the Illinois Open Meetings Act: 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.

Recommendation of Action

Staff recommends entering executive session.

Executive Session- Section 2(C)(2) of the Illinois Open Meetings Act: 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.

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Information Item : Executive Session - Section 2(C)(5) of the Illinois Open Meetings Act: (5) the Purchase or Lease of Real Property for the Use of the Public Body, Including Meetings Held for the Purpose of Discussing Whether a Particular Parcel Should be Acquired.

Recommendation of Action

Staff recommends entering executive session.

Executive Session - Section 2(C)(5) of the Illinois Open Meetings Act: (5) The purchase or lease of real property for the use of the public body, including meetings held for the purpose of discussing whether a particular parcel should be acquired.

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Information Item : Executive Session- Section 2(C)(6) of the Illinois Open Meetings Act: the Setting of a Price for Sale or Lease of Property Owned by the Public Body.

Recommendation of Action

Staff recommends entering executive session.

Executive Session- Section 2(C)(6) of the Illinois Open Meetings Act: The setting of a price for sale or lease of property owned by the public body.

Trustee Liaison
Smith

Staff Contact
Dane Bragg, Office of the Village Manager

Monday, September 18, 2023



Information Item : Executive Session- Section 2(C)(21) of the Illinois Open Meetings Act: Discussion of Minutes of Meetings Lawfully Closed Under This Act, Whether for Purposes of Approval by the Body of the Minutes or Semi-Annual Review of the Minutes as Mandated by Section 2.06.

Recommendation of Action

Staff recommends entering executive session.

Executive Session - Section 2(C)(21) of the Illinois Open Meetings Act: Discussion of minutes of meetings lawfully closed under this Act, whether for purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06.

Trustee Liaison

Ms. Sirabian

Staff Contact

Dane Bragg, Office of the Village Manager

Monday, September 18, 2023