

**VILLAGE OF LAKE ZURICH**  
**Board of Trustees**  
**70 East Main Street**

**Monday, November 4, 2013, 7:00 p.m.**

**A G E N D A**

- 1. CALL TO ORDER**
- 2. ROLL CALL:** Mayor Thomas Poynton, Trustee Jim Beaudoin, Trustee Jeff Halen, Trustee Mark Loewes, Trustee Dana Rzeznik, Trustee Jonathan Sprawka, and Trustee Dan Stanovich.
- 3. PLEDGE OF ALLEGIANCE**
- 4. PUBLIC COMMENT**  
(This is an opportunity for residents to comment briefly on matters included on the agenda and otherwise of interest to the Board of Trustees.)
- 5. PRESIDENT'S REPORT**  
(This is an opportunity for the Mayor to report on matters of interest to the Village.)
  - A. Community Update**
- 6. CONSENT AGENDA**  
(These titles will be read by the Village Clerk and approved by a single Roll Call Vote. Any item may be pulled from the Consent Agenda for discussion by any member of the Board)
  - A. Approval of Minutes of the Village Board Meeting, October 21, 2013**
  - B. Approval of Annual Schedule of Meetings for Calendar Year 2014**  
  
**Summary:** Approval and subsequent notification of the proposed meeting schedule for calendar year 2014 fulfills the State of Illinois Open Meetings Act requirement that all public bodies give public notice of the dates, times, and places of regular meetings.
  - C. Release of Funds in the Amount of \$6,967.50 for LA Fitness**  
  
**Summary:** A request has been received from 825 Lake Zurich, LLC for the release of a \$10,000 deposit for improvements to LA Fitness at 825 South Rand Road. Staff conducted a final inspection of the property and is recommending a release of \$6,967.50 of the deposit, with the remaining eligible amount to be held back until spring to ensure landscaping improvements survive and a management plan and maintenance records for the storm chamber detention facility are received by the Village.

- D. An Ordinance Approving and Granting Special Use Permit for 968-972 Donata Court (Northstar Pickle) (Assign ORD# 2013-11-922).**

**Summary:** The Plan Commission voted unanimously on October 16, 2013 to recommend approval of a Special Use Permit for Northstar Pickle for the manufacturing of pickles and pickled tomatoes within the I-1 Limited Industrial District. The proposed Ordinance approves and grants this special use request.

- E. An Ordinance Granting a Variation for 70 E. Harbor Drive (Assign ORD# 2013-11-923).**

**Summary:** The applicants at 70 E. Harbor Drive are seeking approval of a zoning variation to reduce the minimum required side yard setback from 7 feet to 5 feet to allow for a home addition. On October 17, 2013, the Zoning Board of Appeals recommended the Village Board approve this request.

- F. An Ordinance Granting a Variation for 567 Chesterfield Lane (Assign ORD# 2013-11-924).**

**Summary:** The applicants at 567 Chesterfield Lane are seeking approval of a zoning variation to reduce the minimum required side yard setback from 10 feet to 5 feet to allow for a home addition. On October 17, 2013, the Zoning Board of Appeals recommended the Village Board approve this request.

**Recommended Action:** Motion to approve the Consent Agenda as presented. (Roll Call Vote)

## **7. OLD BUSINESS**

(This agenda item includes matters for action by the Board of Trustees.)

None at this time.

## **8. NEW BUSINESS**

(This agenda item includes matters coming to the Board of Trustees for discussion and possible action.)

- A. Semi-Monthly Warrant Register Dated November 4, 2013 Totaling \$1,078,617.41 (Trustee Halen)**

**Recommended Action:** A motion to approve the semi-monthly warrant register dated November, 4 2013 totaling \$1,078,617.41. (Roll Call Vote).

- B. Approval of Northwest Pump Station Repair in the Amount of \$24,080 (Trustee Stanovich)**

**Summary:** The current approved budget includes \$33,500 for pump repairs, for which \$17,683 remains. Pumping station #1 has been operating with a spare pump since September 10 due to an earlier failure of the original pump. The original pump is in need of repairs for the first time in 19 years.

**Recommended Action:** A motion to approve the repair estimate quotation from HydroAire Service in the amount of \$24,080.

**C. Purchase of Two Police Vehicles in the Amount of \$51,172 (Trustee Beaudoin)**

**Summary:** The current approved budget includes \$60,000 to replace two Police patrol vehicles. The two vehicles in need of replacement are seeing increased maintenance costs and have approached the end of their useful life.

**Recommended Action:** A motion to approve the purchase of one 2014 Ford Police Interceptor Sedan in the amount of \$24,721 and one 2014 Ford Police Interceptor Utility in the amount of \$26,451.

**D. Courtesy Review for Zoning Application at 1275 Ensell Road, GereMarie Addition (Trustee Loewes)**

**Summary:** An agent of GereMarie Corporation, located within the Village I-1 Limited Industrial District, is seeking a Zoning Code variance to regulations on the design and location of a loading dock, as well as exterior appearance and site plans for a proposed 8,370 square foot one story building addition.

**Recommended Action:** A motion refer the application to the Plan Commission for consideration.

**9. TRUSTEE REPORTS**

(This is an opportunity for Trustees to report on matters of interest to the Board of Trustees.)

**10. VILLAGE MANAGER'S REPORT**

(This is an opportunity for the Village Manager to report on matters of interest to the Board of Trustees.)

**A. Downtown Action Plan Update**

**11. ATTORNEY'S REPORT**

(This is an opportunity for the Village Attorney to report on legal matters of interest to the Board of Trustees.)

**12. DEPARTMENT HEAD REPORTS**

(This is an opportunity for department heads to report on matters of interest to the Board of Trustees.)

**A. Parks and Recreation: Paulus Park Playground Concepts**

**B. Police: International Association of Chiefs of Police National Law Enforcement Challenge Award for 2012**

**C. Community Services: Telser Road Location Update**

**13. ADJOURNMENT**

The Village of Lake Zurich is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations so that they can observe and participate in this meeting, or who have questions regarding the accessibility of the meeting or the Village's facilities, should contact the Village's ADA Coordinator at 847.438.5141 (TDD 847.438.2349) promptly to allow the Village to make reasonable accommodations for those individuals.

**UNAPPROVED  
VILLAGE OF LAKE ZURICH BOARD OF TRUSTEES  
REGULAR MEETING  
70 East Main Street  
Monday, October 21, 2013, 7:00 p.m.**

1. **CALL TO ORDER** by Mayor Tom Poynton at 7.00pm.
2. **ROLL CALL:** Mayor Thomas Poynton, Trustee Jim Beaudoin, Trustee Jeff Halen, Trustee Mark Loewes, Trustee Dana Rzeznik, and Trustee Dan Stanovich. Trustee Jonathan Sprawka was absent and excused. Also present: Village Manager Jason Slowinski, Asst. Village Manager Roy Witherow, Village Attorney Scott Uhler, Community Services Dir. Michael Earl, Finance Dir. Jodie Hartman, I/T Dir. Michael Duebner, Police Chief Pat Finlon, Fire Captain Jeff Radtke, Park Manager Dave Peterson.
3. **PLEDGE OF ALLEGIANCE**
4. **PUBLIC COMMENT**

Ron Lomacz, 1281 Berkshire Ln, addressed the Board on the June flooding of his grandmother's house.
5. **PRESIDENT'S REPORT**
  - A. **Community Update:** Mayor Poynton reported that the water tower on Church St. will have the lettering "Home of the Bears" on the side of the tower.
  - B. **Proclamation Recognizing Farmers Market Volunteers:** Mayor Poynton presented proclamations to Kevin Koch, Janet Barron, Susan Miller and Beth Slaughter for their volunteering for the Farmers Markets. Mary Beth Euker was recognized but was absent.
6. **CONSENT AGENDA**
  - A. **Approval of Minutes of the Village Board Meeting, October 7, 2013**
  - B. **Approval of Tree Replacement Bid Results**

**Summary:** The current approved budget contains \$57,000 for tree replacement to mitigate the impact of Emerald Ash Borer (EAB). Staff conducted a bid opening on October 8 and is recommending approval of a contract with the lowest responsible bidder, Arte Verde Garden Center, in the amount of \$40,600.

There was discussion about the possibility of purchasing more trees with the remaining budgeted monies and Village Manager Slowinski stated that this could be done.

**Recommended Action:** Motion to approve the Consent Agenda as presented was made by Trustee Halen, seconded by Trustee Beaudoin.

**AYES:** 5 Trustees Beaudoin, Halen, Loewes, Rzeznik, Stanovich.  
**NAYS:** 0  
**ABSENT:** 1 Trustee Sprawka.  
**MOTION CARRIED.**
7. **OLD BUSINESS**

None at this time.



**8. NEW BUSINESS**

- A. Semi-Monthly Warrant Register Dated October 21, 2013 Totaling \$556,812.06**

**Recommended Action:** Motion was made by Trustee Halen, seconded by Trustee Beaudoin, to approve the semi-monthly warrant register dated October 21, 2013 totaling \$556,812.06.

**AYES:** 5 Trustees Beaudoin, Halen, Loewes, Rzeznik, Stanovich.

**NAYS:** 0

**ABSENT:** 1 Trustee Sprawka.

**MOTION CARRIED.**

**9. TRUSTEE REPORTS**

There were none.

**10. VILLAGE MANAGER'S REPORT**

Village Manager Slowinski reported that the Economic Development Coordinator position will be filled soon.

- A. Moving Lake Zurich Forward: Six Point Downtown Action Plan:** Village Manager Slowinski gave a PowerPoint presentation on the six points. After the presentation Mr. Slowinski answered the Board's questions and he stated that the action plan will come to the Board as a resolution at a November meeting.

- B. Financial Report for August 2013**

- C. Bi-weekly Departmental Reports:** Village Manager Slowinski stated that the format will change and will be a monthly report.

- 11. ATTORNEY'S REPORT:** Atty. Scott Uhler advised the Board on the use of personal electronic devices, FOIA and the recent ruling by the Illinois Atty. General.

**12. DEPARTMENT HEAD REPORTS**

- A. Finance Department – Annual Treasurer's Report for Fiscal Year 2012/13:** Finance Dir. Jodie Hartman gave an explanation of the report.

- B. Police Chief Finlon** reported on "Red Ribbon Week".

**13. ADJOURNMENT**

Motion was made by Trustee Beaudoin, seconded by Trustee Halen to adjourn.

**AYES:** 5 Trustees Beaudoin, Halen, Loewes, Rzeznik, Stanovich.

**NAYS:** 0

**ABSENT:** 1 Trustee Sprawka.

**MOTION CARRIED.**

Meeting adjourned at 8.10pm

Respectfully submitted: Kathleen Johnson, Village Clerk.

Approved by:

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Mayor Thomas M. Poynton

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Date.

70 E. Main Street  
Lake Zurich, IL 60047




AGENDA ITEM

6B

Phone: (847) 438-5141  
Fax: (847) 540-1768  
Web: [www.LakeZurich.org](http://www.LakeZurich.org)

## MEMORANDUM

Date: October 29, 2013

To: Jason T. Slowinski, Village Manager 

From: Kyle D. Kordell, Management Analyst

Subject: Annual Schedule of Meeting for 2014

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**Issue:** Attached is the annual schedule of meetings for calendar year 2014 for all of the Lake Zurich public Boards, Committees, and Commissions.

**Analysis:** Approval and subsequent notification of the proposed meeting schedule for calendar year 2014 fulfills the State of Illinois Open Meetings Act requirement that all public bodies give public notice of the dates, times, and places of regular meetings.

Several of the public entities' meeting schedules are set by the Municipal Code. For those that are not set in the Code, they have recently met to discuss their 2014 meeting dates, which are included in the attached schedule.

**Recommendation:** Staff recommends the Village Board approve the attached annual schedule of meetings for 2014.

w/ Attachments: Annual schedule of meetings for 2014.

**VILLAGE OF LAKE ZURICH, ILLINOIS**  
**Annual Schedule of Meetings for 2014**

All meetings are held at the **Village of Lake Zurich, 70 E. Main** Street unless otherwise noted below. Board, Plan Commission, and Zoning Board meetings are webcast at [www.lakezurich.org](http://www.lakezurich.org).

**BOARD OF TRUSTEES** meets the 1<sup>st</sup> and 3<sup>rd</sup> Monday each month at **7:00 PM** at Village Hall except for Tuesdays on: February 18 (closed 2-17-14) and September 2 (closed 9-1-14).

**COMMUNITY & POLICE ADVISORY COMMITTEE** meets the 2<sup>nd</sup> Wednesday of every 3<sup>rd</sup> month at **6:30 pm** (Village Hall conference room).

March 12                  June 11                          September 10                          December 10

**FIRE & POLICE COMMISSION** meets the 3<sup>rd</sup> Tuesday each month at **5:00 pm** at the Police Dept, 200 Mohawk Trail.

January 21                  February 18                  March 18                  April 15                  May 20                  June 17  
 July 15                  August 19                  September 16                  October 21                  November 18                  December 16

**FIRE PENSION BOARD** meets the 3<sup>rd</sup> Wednesday of every 3<sup>rd</sup> month at **8:00 a.m.** at Village Hall.

January 15                  April 16                          July 16                          October 15

**FOREIGN FIRE TAX BOARD** meets quarterly at Fire Station #1, 321 S. Buesching Road at **8:00 a.m.**

January 22                  April 9                          July 16                          October 8

**PARK & RECREATION ADVISORY BOARD** meets the 2<sup>nd</sup> Tuesday each month at **6:30 pm** at Village Hall.

January 14                  February 11                  March 11                  April 8                  May 13                  June 10  
 July 8                  August 12                  September 9                  October 14                  November 11                  December 9

**PLAN COMMISSION** meets the 3<sup>rd</sup> Wednesday each month at **7:00 pm** at Village Hall.

January 15                  February 19                  March 19                  April 16                  May 21                  June 18  
 July 16                  August 20                  September 17                  October 15                  November 19                  December 17

**POLICE PENSION BOARD** meets the 2<sup>nd</sup> Tuesday of every 3<sup>rd</sup> month at **8:00 am** at the Police Dept, 200 Mohawk Trail.

January 14                  April 8                          July 8                          October 14

**TREE COMMISSION** meets the 1<sup>st</sup> Tuesday each month at **6:30 pm** at the Community Services Facility, 505 Telser Rd.

January 7                  February 4                  March 4                  April 1                  May 6                  June 3                  July 1  
 August 5                  September 2                  October 7                  November 4                  December 2

**ZONING BOARD OF APPEALS** meets the 3<sup>rd</sup> Thursday each month at **7:30 pm** at Village Hall.

January 16                  February 20                  March 20                  April 17                  May 15                  June 19                  July 17  
 August 21                  September 18                  October 16                  November 20                  December 18

Community Services Dept.  
• Building & Zoning  
• Public Works  
505 Telser Road  
Lake Zurich, IL 60047



AGENDA ITEM

6C

Phone: (847) 540-1696  
Fax: (847) 726-2182  
Web: www.LakeZurich.org

## MEMORANDUM

Date: October 24, 2013  
To: Jason T. Slowinski, Village Manager  
From: Michael Brown, Public Works Manager  
Copy: Michael J. Earl, Director of Community Services  
Subject: Release of Funds: Maintenance Deposit for LA Fitness Facility, 825 South Rand Road.

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**Issue:** A request has been received from 825 Lake Zurich, LLC for the release of \$10,000 cash deposit received in lieu of the 10% warranty bond for the improvements for LA Fitness, 825 South Rand Road.

**Background:** Per the development agreement, approved by the Village Board on November 5, 2012, the deposit is to be held for one year as security to ensure completion of specific site improvements. Village Board approval is required to release the funds.

**Analysis:** Staff has conducted a final inspection of the property. Several landscaping plantings that were noted on the original plan have been removed and show signs of possible distress. Due to the time of the year it is difficult to make a determination if the plantings will survive. Accordingly, staff recommends they be inspected next spring and that \$ 2,500 be held back for this purpose.

As part of the agreement, prior to the release the property owner is required to provide a maintenance and management plan for the approved storm chamber underground detention facility as well as any maintenance records to date for Village reference. To date, the plan has not been submitted. The Village's engineering consultant, Manhard Consultants, performed an inspection of the underground facility and it was found to be in general conformance with the as-built drawings. The cost to perform this inspection is \$532.50 which will be charged against the maintenance fund and be reflected on the final release.

**Recommendation:** Approval of a recommendation to release \$ 6967.50 to 825 Lake Zurich, LLC and release the remaining eligible amount of \$ 2,500 until such time as a final landscaping

inspection has been conducted (on or about May 1, 2014) and the management plan and maintenance records for the storm chamber detention facility has been submitted to Village staff.

w/ Attachments: Developer's release request dated October 10, 2013. (1 page)  
Manhard Inspection dated October 22, 2013. (1 page)  
Landscape Inspection dated October 24, 2013. (1 page)

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**825 LAKE ZURICH, LLC**

**2150 East Lake Cook Road, Suite 320**

**Buffalo Grove, IL 60089**

**(847) 884-4820 • fax (847) 884-9934**

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October 10, 2013

**Via Email**

Village of Lake Zurich  
Mr. David Heyden, P.E.  
Director of Public Works/Village Engineer  
70 E. Main Street  
Lake Zurich, IL 60047  
[heyden@voiz.org](mailto:heyden@voiz.org)

RE: LA Fitness Facility @ 825 S. Rand Road,  
Lake Zurich, Illinois

Dear Dave,

On October 29, 2012, 825 Lake Zurich, LLC deposited with the Village of Lake Zurich the sum of Ten Thousand Dollars (\$10,000.00) to be held by the Village in lieu of a warranty bond or other security ("the Deposit"). It was agreed that the Village would hold the Deposit in a non-interest bearing account until October 1, 2013 ("the Warranty Period") as security for the public improvements (water mains and appurtenances) installed by Developer at the above location and the private irrigation system which has not yet been tested (collectively referred to as the "Site Improvements").

As we are now past the October 1, 2013 Warranty Period, I would ask that any monies remaining in this account to be returned to 825 Lake Zurich, LLC along with an accounting, if any, of any public improvements made out of these funds.

Should you have any questions, please do not hesitate to contact me at (847) 874-3680 or [rbrownson@aol.com](mailto:rbrownson@aol.com)

Very Truly Yours,  
**825 Lake Zurich, LLC**

By: Oxford Lake Zurich, LLC, its Manager

By:   
Bob Brownson, Member



Civil Engineering

Surveying

Water Resources Management

Water & Wastewater Engineering

Supply Chain Logistics

Construction Management

Environmental Sciences

Landscape Architecture

Land Planning

## MEMO

**To:** Betty Harrison, Village EQC Supervisor

**From:** Brian Valleskey, CFM

**Date:** October 22, 2013

**Re:** L.A. Fitness Maintenance Bond Inspection

On behalf of the Village of Lake Zurich, Manhard performed a maintenance bond inspection on the L.A. Fitness (825 South Rand Road) and found the improvements to be in general conformance with the as-built plans dated September 24, 2012. Since it could not be found within the plans provided, the property owner or representative should provide a maintenance and management plan for the installed StormChamber underground detention facility along with maintenance records to-date for Village files.

Manhard Consulting, Ltd.

900 Woodlands Parkway • Vernon Hills, Illinois 60061

tel: (847) 634-6550 • fax: (847) 634-0095 • [www.manhard.com](http://www.manhard.com)

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70 E. Main Street  
Lake Zurich, IL 60047



Phone: (847) 438-5141  
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Web: [www.lakezurich.org](http://www.lakezurich.org)

## REVIEW LETTER

Date: October 24, 2013

To: Betty Harrison – Environmental Quality Control Supervisor

From: Sam Hubbard – Village Planner

Subject: Final Landscape Inspection for LA Fitness, 825 South Rand Rd.

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A final landscape inspection was conducted on 10/23/13 to determine the condition of the existing landscaping on site. Staff notes the following items:

1. The existing landscaping plan installed per the landscape plan dated "Updated per Village site visit: 6/19/2012". This is the plan that was used to verify plant counts and locations.
2. Due to the time of year, many of the trees and shrubs were losing leaves for the season and it was therefore difficult to verify some plant counts and conditions. Several perennials were either missing or appeared dead, and it was unclear as to whether they will return back next year. All groundcovers were missing and staff was unable to verify their presence.
3. As noted above, there were several areas where landscaping was either dead or removed. Staff notes the following deficiencies:

Species	Abbreviation	Amount Missing
Spirea bumalda 'Gold Flame'	SG	1
Coreopsis Big Bang "Galaxy"	CB	68
Perovskia atriplicifolia	PA	6
Pennisetum alopecuroides 'Hameln'	PH	16
Hemerocallis 'Stella De Oro'	HS	10
Heuchera 'Plum Pudding'	HP	35
Sedum spectabile 'Autumn Joy'	SS	49

4. The area along the southern lot line, from the residential property to the south to the wood fence installed for LA Fitness, was overgrown with trees and scrub and therefore staff was unable to verify the plantings as shown in that areas on the landscape plan.



70 E. Main Street  
Lake Zurich, IL 60047



AGENDA ITEM

6D

Phone: (847) 438-5141  
Fax: (847) 540-1768  
Web: www.LakeZurich.org

## MEMORANDUM

Date: October 29, 2013

To: Jason T. Slowinski, Village Administrator

From: Sam Hubbard, Village Planner

Cc: Michael J. Earl, Director of Community Services  
Daniel A. Peterson, Manager of Building and Zoning

Subject: Zoning Application for 968-972 Donata Court, NorthStar Pickle

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**Issue:** Jeff Oziemkowski (the "Applicant") is the co-founder of NorthStar Pickle and is proposing to purchase two condo units commonly known as 968 and 972 Donata Court (the "Subject Property"). The Applicant filed an application with the Village of Lake Zurich dated September 16, 2013, seeking approval of the following:

- (i) Special Use Permit Special Use Permit for the manufacturing of pickles and pickled tomatoes (included within SIC #2035) on the Subject Property.

**Analysis:** The Plan Commission conducted a public hearing on October 16, 2013, to consider the application and all of the facts and circumstances affecting the application, including the staff report and recommendations. The Plan Commission voted unanimously to recommend approval of the Special Use Permit.

**Recommendation:** Motion to approve the Special Use Permit for the manufacturing of pickles and pickled tomatoes, on the Subject Property located at 968-972 Donata Court subject to the conditions of approval as outlined within the attached Ordinance and included below for your reference.

- A. *No Authorization of Work.* This Ordinance does not authorize commencement of any work on the Subject Property. Except as otherwise specifically provided in writing in advance by the Village, no work may be commenced on the Subject Property pursuant to the approvals granted in this Ordinance until any conditions precedent set forth in this Ordinance to such work have been fulfilled and after all permits, approvals, and other authorizations for such work have been properly applied for, paid for, and granted in accordance with applicable law.

- B. *Code and Legal Compliance.* The Subject Property must be developed and maintained in compliance with all applicable federal, state, and local ordinances and regulations, including without limitation the Village's Building Code and Zoning Code.
- C. *Building Permits.* Prior to commencing any work on the Subject Property, the Owner must submit all required building permit applications and other materials in a timely manner to the appropriate parties, which materials should be prepared in compliance with all applicable Village codes and ordinances.

w/ Attachments:

- 1. Approval Ordinance
- 2. Original submittal for Plan Commission, including:
  - a. NorthStar Pickle Presentation packet, dated 9/10/2013.
  - b. Zoning Application
  - c. Site Plan
- 3. Staff Report, dated 10/11/2013
- 4. Village Review comments from:
  - a. Zoning, dated 10/8/2013
  - b. Public Works, dated 10/4/2013
  - c. Police Department, dated 9/27/2013
  - d. Fire Department, dated 10/8/2013
  - e. Manhard Engineering, dated 9/25/2013
- 5. Applicant Response to Village Review Comments, dated 10/9/2013
- 6. Public Works Revised Review, dated 10/10/2013

ORDINANCE NO. 2013-11-922

**AN ORDINANCE APPROVING AND GRANTING SPECIAL USE PERMIT  
FOR 968-972 Donata Court  
(NORTHSTAR PICKLE)**

WHEREAS, Jeff Oziemkowski (the "*Applicant*"), is proposing a commercial use for the property being purchased by Applicant located at 968-972 Donata Court, in the Village of Lake Zurich, legally described in **Exhibit A** (the "*Subject Property*"); and

WHEREAS, Applicant filed his application with the Village on September 16, 2013, (the "*Application*") as Application PC 2013-10#1, seeking approval and the grant of a special use permit for the manufacturing of pickles and pickled tomatoes under the current Zoning Ordinance of the Village of Lake Zurich (the "*Code*") under the special use code SIC #2035 within an Industrial Zoning District; and

WHEREAS, the Subject Property involved in this Application is currently located within and classified under the Code under the I-1 Limited Industrial District; and

WHEREAS, pursuant to proper notice, the Lake Zurich Plan Commission conducted a public hearing on October 16, 2013, to consider the Applicant's request for a special use for this activity and to consider all of the applicable factors required under Subchapter 19-103 of the Code, and, after the conclusion of the public meeting, the Plan Commission recommended that the Board of Trustees approve the grant of this special use permit; and

WHEREAS, the President and Board of Trustees of the Village of Lake Zurich considered the findings and recommendations of the Plan Commission as set forth in the October 11, 2013 Staff Report and Exhibits thereto, in particular Exhibit C expressly setting forth the findings of the Plan Commission, and considered all of the facts and circumstances affecting the application and special use standards, and the President and Board of Trustees have determined that the applicable standards set forth in Chapters 19 of the Code, particularly Subchapter 19-103 "SPECIAL USE PERMITS", related to the approval and grant of a special use, have been met.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Lake Zurich, Lake County and State of Illinois, as follows:

**SECTION 1: RECITALS.** The foregoing recitals are hereby incorporated herein as the findings of the President and Board of Trustees which further find that this proposed use at this location is desirable and will provide a needed public service for the community, that this location and space is well-suited for this proposed use and that this use at this location will be operated to minimize any adverse affects on the immediate vicinity.

**SECTION 2: GRANT OF SPECIAL USE PERMIT.** The President and Board of Trustees, pursuant to the authority vested in them under the laws of the State

of Illinois and Chapter 19 of the Lake Zurich Zoning Code, hereby approve and grant a special use permit to the applicant at the approved location for the "manufacturing of pickles and pickled tomatoes (included within SIC #2035)," as provided in the Village Code. Approval of this special use permit is subject to the following specific conditions:

- A. *No Authorization of Work.* This Ordinance does not authorize commencement of any work on the Subject Property. Except as otherwise specifically provided in writing in advance by the Village, no work may be commenced on the Subject Property pursuant to the approvals granted in this Ordinance until any conditions precedent set forth in this Ordinance to such work have been fulfilled and after all permits, approvals, and other authorizations for such work have been properly applied for, paid for, and granted in accordance with applicable law.
- B. *Code and Legal Compliance.* The Subject Property must be developed and maintained in compliance with all applicable federal, state, and local ordinances and regulations, including without limitation the Village's Building Code and Zoning Code.
- C. *Building Permits.* Prior to commencing any work on the Subject Property, the Owner must submit all required building permit applications and other materials in a timely manner to the appropriate parties, which materials should be prepared in compliance with all applicable Village codes and ordinances.

**SECTION 3: VIOLATION OF CONDITION OR CODE.** Any violation of any term or condition stated in this Ordinance or any applicable code, ordinance, or regulation of the Village will be grounds for the rescission of the approvals made in this Ordinance. Other than as stated herein, applicant remains subject to all other applicable Codes and requirements of the Village of Lake Zurich.

**SECTION 4: EFFECTIVE DATE.** This ordinance shall be in full force and effect from and after its adoption and publication in pamphlet form as provided by law.

**SECTION 5: CONFLICTS.** Any and all ordinances, sections or subsections of ordinances in conflict herewith are hereby repealed.

**SECTION 6: SEVERABILITY.** In the event any part or parts of this Ordinance shall be found to be unconstitutional by a court of competent jurisdiction, such unconstitutionality shall not affect the validity of the remaining parts of this Ordinance.

PASSED this \_\_\_\_ day of \_\_\_\_\_ 2013.

AYES:

NAYS:

ABSENT:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_ 2013.

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Tom Poynton  
Mayor

ATTEST:

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Kathleen Johnson,  
Village Clerk

## **EXHIBIT A**

### **LEGAL DESCRIPTION OF SUBJECT PROPERTY**

LOT 2 IN DONATA SUBDIVISION, A RESUBDIVISION OF LOT 2 IN E.J. & E. SUBDIVISION, OF PART OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  AND THE NORTHEAST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 16, TOWNSHIP 43 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 18, 2006 AS DOCUMENT #6029161, IN LAKE COUNTY, ILLINOIS.

**H. MULTIPLE FORMS OF RELIEF:** Whenever an application seeks more than one form of relief, then the applicant shall pay all fees associated with each form of relief, as provided herein.

**I. FEES CUMULATIVE:** All fees provided herein are cumulative.

**J. PAYMENT REQUIRED BEFORE APPLICATION PROCESSED OR APPROVED:** No application shall be processed, and no approval shall be made, until all applicable fees provided in this Ordinance have been paid in full.



(Please Type or Print)

1. Address of Subject Property: 968 DONATA COURT LAKE ZURICH, IL 60047

2. Legal description: Lot \_\_\_\_\_ Block \_\_\_\_\_ Subdivision \_\_\_\_\_

SEE ATTACHED DOCUMENT

**Please attach complete legal description and email a copy to planning staff at [sam.hubbard@lakezurich.org](mailto:sam.hubbard@lakezurich.org) (for PC) and to [mary.meyer@lakezurich.org](mailto:mary.meyer@lakezurich.org) (for ZBA).**

Property dimensions are: 100 ft. by 139.69 ft. = 13969 square feet

If more than two acres, then give area in acres: N/A

3. Property Identification number(s): 14-16-302-027 & 14-16-302-028

4. Owner of record is: Scherston Real Estate Investments \_\_\_\_\_ Phone: 630-579-7964

Fax: 847-330-6580 E-Mail: Adean@AmericanCHARTERED.COM  
Address: 4685 Winfield Road Warrenville, IL 60555

4. Applicant is (if different from owner): NORTHSTAR PICKLE CO. LLC Phone: 847-970-5555

Fax: 847-970-9572 E-Mail: JEFFO@NORTHSTARPICKLE.COM

Address: 416 MORRIS AVENUE MUNDELEIN, IL 60060

6. Applicant's interest in the property: OWNER WISH TO PURCHASE\_\_\_\_\_

(owner, agent, contractor, Realtor, etc.)

**7. THE FOLLOWING ACTION IS REQUESTED:**

**Please provide a detailed explanation in a separate cover letter, explaining each zoning standard as it relates to the following applications. For Lake Zurich Zoning Code visit [volz.org](http://volz.org) and look under Planning & Development webpage.**

**A. VILLAGE BOARD APPLICATION TO ANNEX CERTAIN TERRITORY N/A**

All land annexed to the Village is classified automatically after such annexation in the R-1\2 Single Family Residential District. The owner must file an application for a Zoning Map amendment if he or she desires a different zoning classification for the Subject Property.

☐ Petition to Annex certain Territory (Please complete attached petition) **N/A**

☐ Application to Annex certain Territory **N/A**

**B. PLAN COMMISSION APPLICATIONS**

☐ Zoning Code **Map** Amendment for       **N/A**      

Zoning Code **Text** Amendment for       **N/A**      

(See Section 18-103 of the Lake Zurich Zoning Code for specific standards. In general, The Plan Commission will evaluate the consistency of the proposed amendment with the purposes of the Zoning Code and the community need for the proposed amendment, uses, and development. If a specific parcel is the subject of this amendment, then provide the additional information listed in Section 18-103C.)

☐ Special Use Permit/Amendment for       **Pickles, Sauces, and Salad Dressings**       Industry Title: Pickles, Sauces, and Salad Dressings. SIC Code: 2035

(See Section 19-103 of the Lake Zurich Zoning Code for specific standards. The Plan Commission also will consider whether the proposed special use is deemed necessary for the public convenience at the particular location and whether alternative locations have been evaluated.)

☐ Site Plan Approval/Major Adjustment/Amendment **N/A**

(See Section 20-103 of the Lake Zurich Zoning Code for specific standards.)

☐ Exterior Appearance/Amendment **N/A**

(See Section 21-103 of the Lake Zurich Zoning Code for specific standards.)

☐ Planned Unit Development/Major Adjustment/Amendment **N/A**

(Planned Unit Developments are a distinct category of special use and are intended to create a more desirable environment than through strict application of the zoning and subdivision regulations. See



Section 22-105 of the Lake Zurich Zoning Code for specific standards. Please list all the 'modifications' requested in the cover letter. Planned Unit Developments also require the provision of compensating amenities to the Village.)

☐ Preliminary and Final Plat of Subdivision/Amendment **N/A**

(See Sections 10-5-2 and 10-5-9 of the Land Development Code for specific standards.)

☐ Modification to the Land Development Code (includes retaining walls more than 2 feet in height)

(See Section 10-6-18 of the Land Development Code for specific standards.) **N/A**

**C. ZONING BOARD OF APPEALS APPLICATION N/A**

☐ Variation for \_\_\_\_\_

(Illinois State Law requires that in order for a Variation to be granted a land-related hardship must be proven by a positive Finding of Fact for certain criteria. See Section 17-104 of the Lake Zurich Zoning Code for specific standards. Please indicate what your specific hardships are in the cover letter. Self-inflicted hardships are not eligible for a variance.)

**D. COMPREHENSIVE PLAN APPLICATION N/A**

☐ Comprehensive Plan **Map** Amendment for \_\_\_\_\_ **N/A**

☐ Comprehensive Plan **Text** Amendment for \_\_\_\_\_ **N/A**

**Please complete the following for all applications.**

8. All existing uses and improvements on the property are: In place at this time.

Cleanup, fresh interior paint in the process area and a resurfacing of the epoxy flooring.

9. The proposed uses on the property are: \_Food Manufacturing for **Pickles, Tomatoes, and Sauerkraut**  
Industry Title: Pickles, Sauces, and Salad Dressings. SIC Code: 2035

10 List any covenants, conditions, or restrictions concerning the use, type of improvements, setbacks, area, or height requirements placed on the Subject Property and now of record and the date of expiration of said restrictions:

\_\_\_\_\_ NONE \_\_\_\_\_

11. Describe any contract or agreement of any nature relevant to the sale or disposal of the Subject Property:



Juanita Higaredo  
(Notary Public)



5.9.15

Scherston Real Estate Investments  
(Name of Owner, if different)

\_\_\_\_\_  
(Signature of Owner, if different)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
(Notary Public)

My Commission Expires \_\_\_\_\_

**\*\*\*Official Use Only\*\*\***

Zoning Case Number: \_\_\_\_\_ Date of Public Hearing: \_\_\_\_\_

Application Fees: \_\_\_\_\_ Annexation Fees: \_\_\_\_\_

Escrow Deposit for consultant fees: \_\_\_\_\_

Is a Courtesy Review by the Village Board required? ☐ Yes ☐ No

Traffic study required? ☐ Yes ☐ No

Any impact fees/contributions required? ☐ Yes ☐ No

Compensation amenities required? ☐ Yes ☐ No

Application accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

THE APPLICANT'S SIGNATURE BELOW INDICATES THE INFORMATION CONTAINED IN THIS APPLICATION AND ON ANY ACCOMPANYING DOCUMENTS IS TRUE AND CORRECT.

THE APPLICANT ALSO ACKNOWLEDGES IF THE CONSULTANT EXPENSES EXCEED THE INITIAL ESCROW DEPOSIT, THE APPLICANT WILL REIMBURSE THE ACCOUNT IMMEDIATELY.

Jeff Oziemkowski for Northstar Pickle Co. LLC \_\_\_\_\_  
(Name of applicant) (Signature of applicant)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
(Notary Public) My Commission Expires \_\_\_\_\_

~~Scherston Real Estate Investments~~ \_\_\_\_\_  
(Name of Owner, if different) (Signature of Owner, if different)

Subscribed and sworn to before me this 13 day of September 2013.

Melissa Lopez \_\_\_\_\_  
(Notary Public) My Commission Expires 07/18/2016



\*\*\*Official Use Only\*\*\*

Zoning Case Number: \_\_\_\_\_ Date of Public Hearing: \_\_\_\_\_

Application Fees: \_\_\_\_\_ Annexation Fees: \_\_\_\_\_

Escrow Deposit for consultant fees: \_\_\_\_\_

Is a Courtesy Review by the Village Board required? ☐ Yes ☐ No

Traffic study required? ☐ Yes ☐ No

Any impact fees/contributions required? ☐ Yes ☐ No

Compensation amenities required? ☐ Yes ☐ No

Application accepted by: \_\_\_\_\_ Date: \_\_\_\_\_

[Print This Page](#)**LakeCounty****PAYMENT COUPON****Tax Year 2012**

PIN: 14-16-302-028

ROBERT SKIDMORE  
LAKE COUNTY COLLECTOR

Pin 14-16-302-028

SCHERSTON REAL ESTATE INVESTMENTS, LLC  
1199 E HIGGINS RD  
SCHAUMBURG, IL 60173**BALANCE DUE: \$0.00****Certified funds required after 11/04/2013**

PAYABLE TO THE LAKE COUNTY COLLECTOR

1416302028000000000000000201226

Please Remit Payment To:

Lake County Collector  
18 N. County Street  
Waukegan, IL 60085

Property Location:	Tax Year	Pin Number	Tax Code	Acres
972 DONATA CT LAKE ZURICH	2012	14-16-302-028	15059	0.00

**Legal Description:** DONATA SUBDIVISION; UNIT 972 & 6.25% INT IN COMMON ELEMENTS IN PROFESSIONAL INDUSTRIAL CAMPUS CONDOMINIUMS, PER DOC 6270896, PT OF LOT 2

Taxing Body	Rate	Land Value	
COUNTY OF LAKE	0.491		\$16,654
COUNTY OF LAKE PENSION	0.117	+ Building Value	\$180,394
VIL OF LAKE ZURICH	0.598	x State Multiplier	1.0186
VIL OF LAKE ZURICH PENSION	0.400	= Equalized Value	\$200,713
ROAD AND BRIDGE-ELA	0.010	+ Farm Land and Bldg Value	
ELA AREA PUBLIC LIBRARY DIST	0.357	+ State Assessed Pollution Ctrl.	
ELA AREA PUBLIC LIBRARY DIST PENSION	0.029	+ State Assessed Railroads	
LAKE ZURICH COMM UNIT SCHOOL DIST #95	4.807	= Total Assessed Value	\$200,713
LAKE ZURICH COMM UNIT SCHOOL DIST #95 PENSION	0.107	- Fully Exempt	
COLLEGE OF LAKE COUNTY #532	0.272	- Senior Freeze	
SPECIAL ROAD IMPROVEMENT ELA GRAVEL	0.030	- Home Improvement	
FOREST PRESERVE	0.201	- Limited Homestead	
FOREST PRESERVE PENSION	0.011	- Senior Homestead	
TOWNSHIP OF ELA	0.088	- Veterans/Disabled	
<b>Totals</b>	<b>7.518</b>	- Returning Veteran	
		= Taxable Valuation	\$200,713
		x Tax Rate	7.518
		= Real Estate Tax	\$15,089.60
		+ Special Assessment	
		+ Drainage	

<b>= Total Current Year Tax</b>		<b>\$15,089.60</b>
+ Omitted Tax		
+ Forfeited Tax		
<b>= Total Tax Billed</b>		<b>\$15,089.60</b>
+ Interest Due as of	9/20/2013	
+ Cost		
<b>= AMOUNT BILLED</b>		<b>\$15,089.60</b>
Fair Market Value		<b>\$602,139</b>
Total Due	9/20/2013	<b>\$0.00</b>

[Print This Page](#)**LakeCounty****PAYMENT COUPON****Tax Year 2012**

PIN: 14-16-302-027

ROBERT SKIDMORE  
LAKE COUNTY COLLECTOR**Pin 14-16-302-027**SCHERSTON REAL ESTATE INVESTMENTS, LLC  
1199 E HIGGINS RD  
SCHAUMBURG, IL 60173**BALANCE DUE: \$0.00**

PAYABLE TO THE LAKE COUNTY COLLECTOR

**Certified funds required after 11/04/2013**

14163020270000000000000000201229

Please Remit Payment To:

Lake County Collector  
18 N. County Street  
Waukegan, IL 60085

<b>Property Location:</b>	968 DONATA CT LAKE ZURICH	<b>Tax Year</b> 2012	<b>Pin Number</b> 14-16-302-027	<b>Tax Code Acres</b> 15059 0.00
<b>Legal Description:</b>	DONATA SUBDIVISION; UNIT 968 & 6.25% INT IN COMMON ELEMENTS IN PROFESSIONAL INDUSTRIAL CAMPUS CONDOMINIUMS, PER DOC 6270896, PT OF LOT 2			

<b>Taxing Body</b>	<b>Rate</b>		
COUNTY OF LAKE	0.491	Land Value	\$16,654
COUNTY OF LAKE PENSION	0.117	+ Building Value	\$178,420
VIL OF LAKE ZURICH	0.598	x State Multiplier	1.0186
VIL OF LAKE ZURICH PENSION	0.400	= Equalized Value	\$198,703
ROAD AND BRIDGE-ELA	0.010	+ Farm Land and Bldg Value	
ELA AREA PUBLIC LIBRARY DIST	0.357	+ State Assessed Pollution	
ELA AREA PUBLIC LIBRARY DIST PENSION	0.029	Ctrl.	
LAKE ZURICH COMM UNIT SCHOOL DIST #95	4.807	+ State Assessed Railroads	
LAKE ZURICH COMM UNIT SCHOOL DIST #95	0.107	= Total Assessed Value	\$198,703
PENSION		- Fully Exempt	

COLLEGE OF LAKE COUNTY #532	0.272
SPECIAL ROAD IMPROVEMENT ELA GRAVEL	0.030
FOREST PRESERVE	0.201
FOREST PRESERVE PENSION	0.011
TOWNSHIP OF ELA	0.088

<b>Totals</b>	<b>7.518</b>
---------------	--------------

- Senior Freeze	
- Home Improvement	
- Limited Homestead	
- Senior Homestead	
- Veterans/Disabled	
- Returning Veteran	
= Taxable Valuation	\$198,703
x Tax Rate	7.518
= Real Estate Tax	\$14,938.49
+ Special Assessment	
+ Drainage	
= Total Current Year Tax	\$14,938.49
+ Omitted Tax	
+ Forfeited Tax	
= Total Tax Billed	\$14,938.49
+ Interest Due as of	9/17/2013
+ Cost	
= AMOUNT BILLED	\$14,938.49
Fair Market Value	\$596,109
Total Due	9/17/2013 \$0.00





# Lake County, Illinois

## Property Tax Assessment Information for Other Properties On DONATA CT

Properties showing no address will appear first in the list.

Other properties on:

DONATA CT

LAKE ZURICH 60047

As of 9/15/2013

<u>Street Number</u>	<u>Land Amount</u>	<u>Bldg Amount</u>	<u>Total Amount</u>	<u>PIN</u>	<u>Name</u>
0	\$86,859.00	\$0.00	\$86,859	1416302011	THE GREENHILL COMPANY, LLC
0	\$213,059.00	\$0.00	\$213,059	1416302004	THE GREENHILL COMPANY, LLC
0	\$54,059.00	\$0.00	\$54,059	1416302005	THE GREENHILL COMPANY, LLC
690	\$1.00	\$0.00	\$1	1416302003	THE GREENHILL COMPANY, LLC
880	\$183,680.00	\$891,962.00	\$1,075,642	1416302012	WARDANIAN ASSET MANAGEMENT LLC
904	\$16,537.00	\$156,023.00	\$172,560	1416302013	KEIF LLC
908	\$16,537.00	\$154,037.00	\$170,574	1416302014	KEIF LLC
912	\$16,537.00	\$154,037.00	\$170,574	1416302015	KEIF LLC
916	\$16,537.00	\$154,037.00	\$170,574	1416302016	KEIF LLC
920	\$16,537.00	\$154,037.00	\$170,574	1416302017	KEIF LLC
924	\$16,537.00	\$154,037.00	\$170,574	1416302018	KEIF LLC
928	\$16,537.00	\$154,037.00	\$170,574	1416302019	KEIF LLC
932	\$16,537.00	\$156,023.00	\$172,560	1416302020	KEIF LLC
944	\$16,537.00	\$156,023.00	\$172,560	1416302021	STV/SPFA
948	\$16,537.00	\$154,037.00	\$170,574	1416302022	LUMENA INK, LLC
952	\$16,537.00	\$88,586.00	\$105,123	1416302023	OSLO DEVELOPMENT LIMITED PARTNERSHIP
956	\$16,537.00	\$88,586.00	\$105,123	1416302024	OSLO DEVELOPMENT LIMITED PARTNERSHIP
960	\$16,537.00	\$154,037.00	\$170,574	1416302025	TISHA-K CORP
964	\$16,537.00	\$154,037.00	\$170,574	1416302026	MMCAT, LLC
968	\$16,537.00	\$154,037.00	\$170,574	1416302027	SCHERSTON REAL ESTATE INVESTMENTS, LLC
972	\$16,537.00	\$156,023.00	\$172,560	1416302028	SCHERSTON REAL ESTATE INVESTMENTS, LLC
990	\$1.00	\$0.00	\$1	1416302010	DONATA OWNER'S ASSOCIATION

<http://apps01.lakecountyil.gov/SPassessor/comparables/PTA/Street.aspx?PIN=1416302027&POPUP=Y>

## **LEGAL DESCRIPTION OF 968 & 972 DONATA COURT LAKE ZURICH, IL**

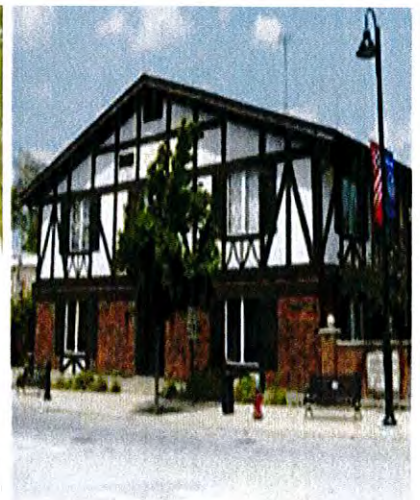
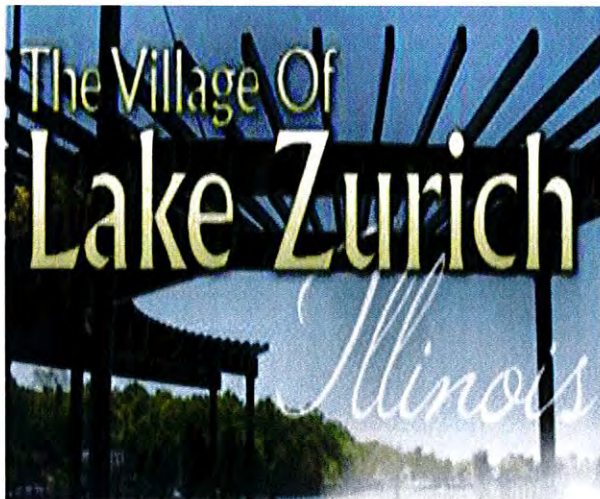
LOT 2 IN THE EJ&E SUBDIVISION , OF THAT PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 SECTION IN THE TOWNSHIP 43 NORTH, RANGE, EAST OF THE THIRD PRINCIPAL MERIDIAN. ALSO BEING PART OF LOT 11 AND LOT 12 ECHOOL TRUSTEE'S SUBDIVISION OF SECTION 15 TOWNSHIP 43 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN. ACCORDING TO THE PLAT THEREOF RECORDED JUNE 20, 2002 AS DOCUMENT 4948584 IN LAKE COUNTY ILLINOIS.

<b><u>NAME</u></b>	<b><u>ADDRESS</u></b>	<b><u>PIN INFORMATION</u></b>
TREDGAR FILM PRODUCTS	351 Oakwood Rd, Lake Zurich, IL 60047	1416300008
ELEVATORS USA	932 Donata Ct, Lake Zurich, IL 60047	1416302020
MMCAT LLC	964 Donata Ct, Lake Zurich, IL 60047	1416302026
GPE LLC	924 Donata Ct, Lake Zurich, IL 60047	1416302018
TISHKA-K CORP	960 Donata Ct, Lake Zurich, IL 60047	1416302025
KEIF LLC	928 Donata Ct, Lake Zurich, IL 60047	1416302019
KEIF LLC	924 Donata Ct, Lake Zurich, IL 60047	1416302018
OSLO DEVELOPMENT LTD PARTNERSHIP	956 Donata Ct, Lake Zurich, IL 60047	1416302024



## ***NORTHSTAR PICKLE***

***Presentation for:***



***Village of Lake Zurich  
Planning Commission  
September 10, 2013***





**Welcome to NorthStar:**

One Goal :

***"To serve our foodservice partners the best pickle products in the industry"***

Packing only the best-refrigerated overnight **pickles, tomatoes, green beans,** and **sauerkraut** we can source.

**Who we are:**

*We have over 60 years of combined pickle manufacturing and sales experience, we understand the challenges and issues our partners face. We work closely with our end users, understand their needs, and strive to help them grow their business.*

*Every product we sell is exceptionally fresh; as the seasons change, we contract cucumbers from across the USA and Central America; at the farm, the cucumbers are harvested, hydro-cooled, washed, graded, and washed again. They are rushed to our facility and sent to the production floor where they are once again washed and graded. We hand-sort and evaluate each cucumber for color, texture, and appearance. They are packed whole, or cut into spears, chips, and packed directly into plastic foodservice containers. Each pail is immersed with dill and garlic brine, packed with fresh garlic cloves, immediately sealed, and sent into refrigeration. The entire process from the field to the pail occurs in less than six days.*

*During the curing (fermentation) process, we store our product from seven to ten days. After reaching equilibrium (cured) our product is ready for shipment.*



**Welcome to NorthStar:**

One Goal :

***"To serve our foodservice partners the best pickle products in the industry"***

**Who we are:**

*We have just started our 6<sup>th</sup> year of production in our facility in Mundelein, Illinois in the northwest suburbs of Chicago.*

- *We comply, and are governed, by the statutes of the USDA/FDA and the State of Illinois.*
- *Our manufacturing facility is fully HACCP controlled.*
- *We manufacture Dill, Garlic, Salt, and Half-Sour flavored Pickles.*
- *We have Sweet and Chicago Style Relish in 4/1 and 5 gallon containers.*





Welcome to *NorthStar*:

One Goal :

*"To serve our foodservice partners the best pickle products in the industry"*

- *Our manufacturing facility is fully HACCP controlled.*





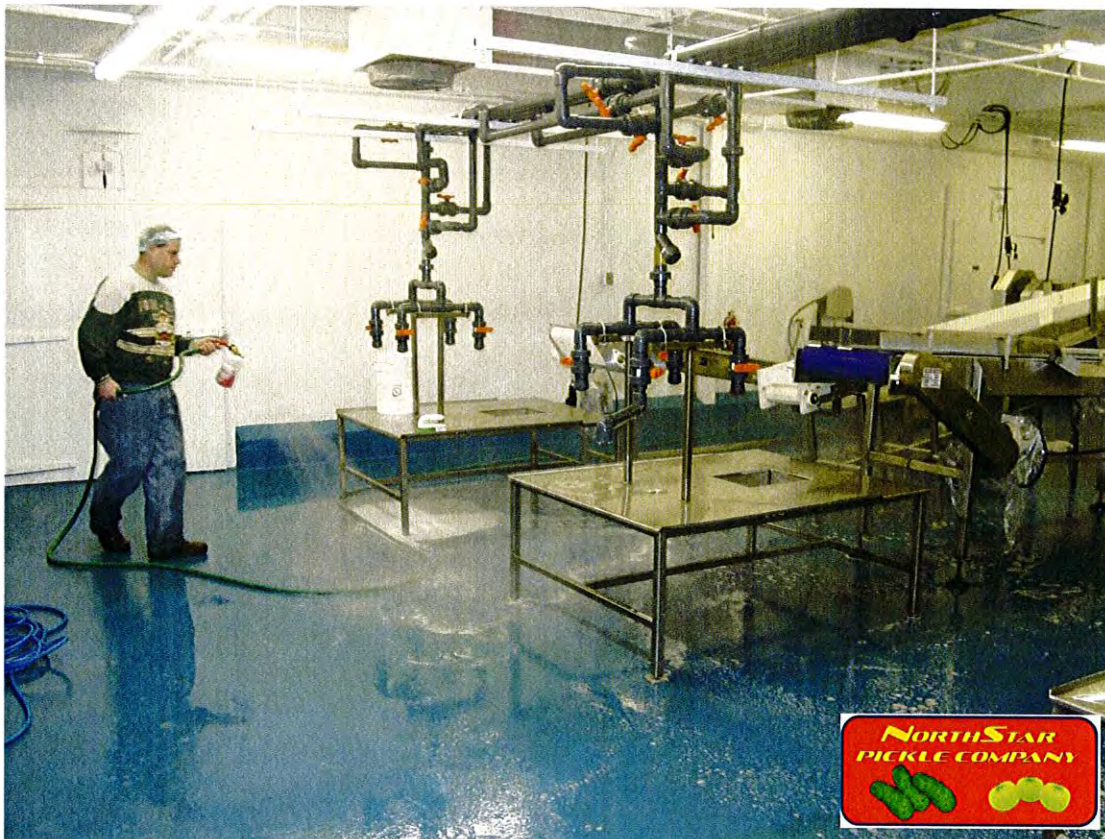


**Welcome to NorthStar:**

**One Goal :**

***"To serve our foodservice partners the best pickle products in the industry"***

- ***Food Quality starts with Good Sanitation, and Cleanliness; our top priorities in our GMP and HACCP plans.***







968 Donata Court

Lake Zurich, IL 60047

Find on map >>

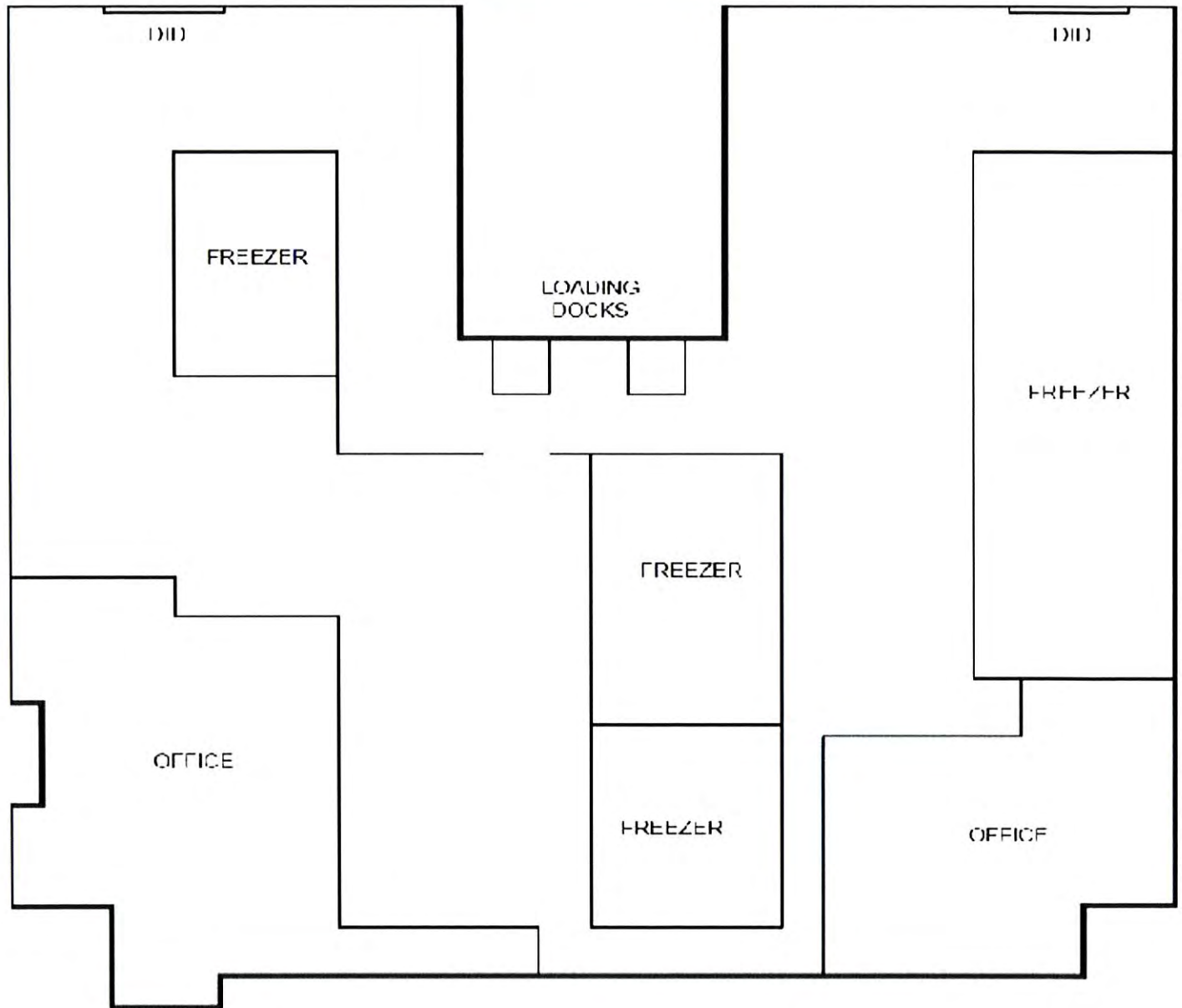
Show street view

## New NorthStar Location

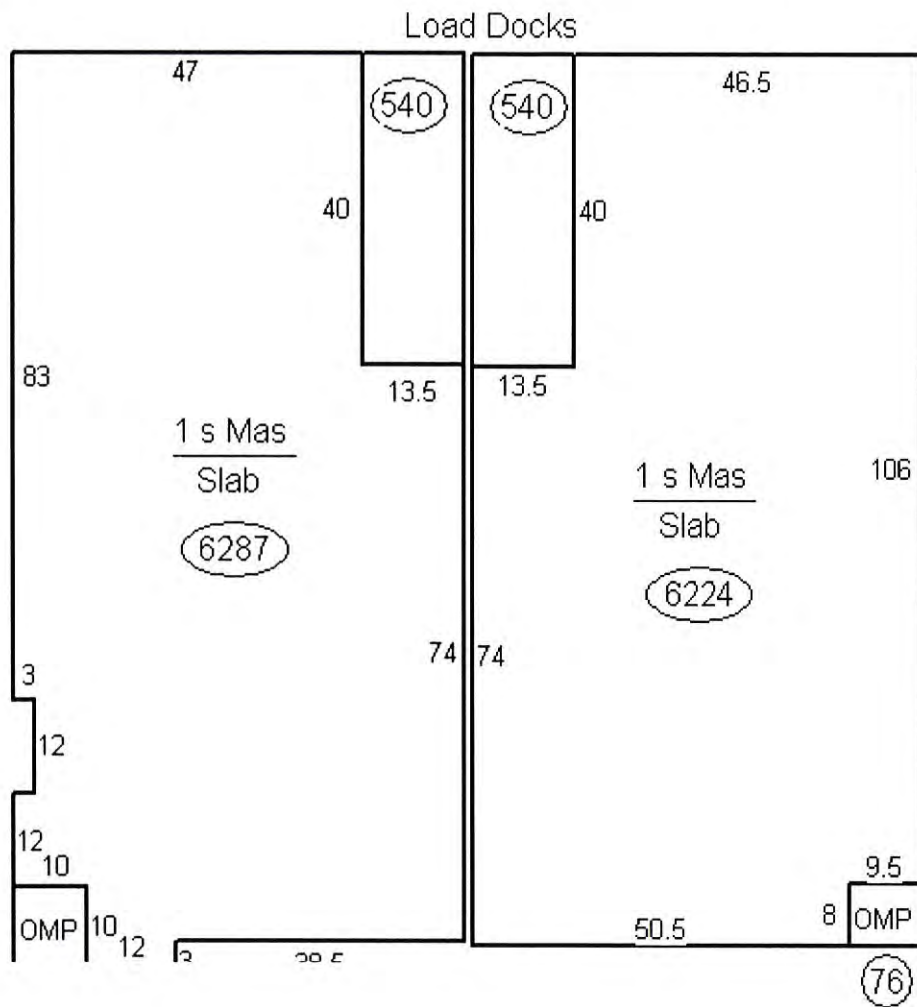








**968 DONATA COURT FLOOR PLAN**



## SLAB FLOOR VIEW DIMENSION





## ABOUT THIS PROPERTY

- >>Building Size: 13,969 SF
- >>Office: 2,350 SF
- >>Refrigeration: Cooler: 2,080 SF; Cooler: 2840 SF
- >>Ceiling Height: 22'
- >>Loading: Two (2) interior docks, Two (2) drive-in doors
- >>Electrical: 800 amps, 480 volt, three-phase
- >>Parking: 25 cars
- >>Year Built: 2008
- >>Floor drains
- >>Walk-in cooler space
- >>Floor drains throughout warehouse

**968 DONATA COURT FLOOR PLAN**



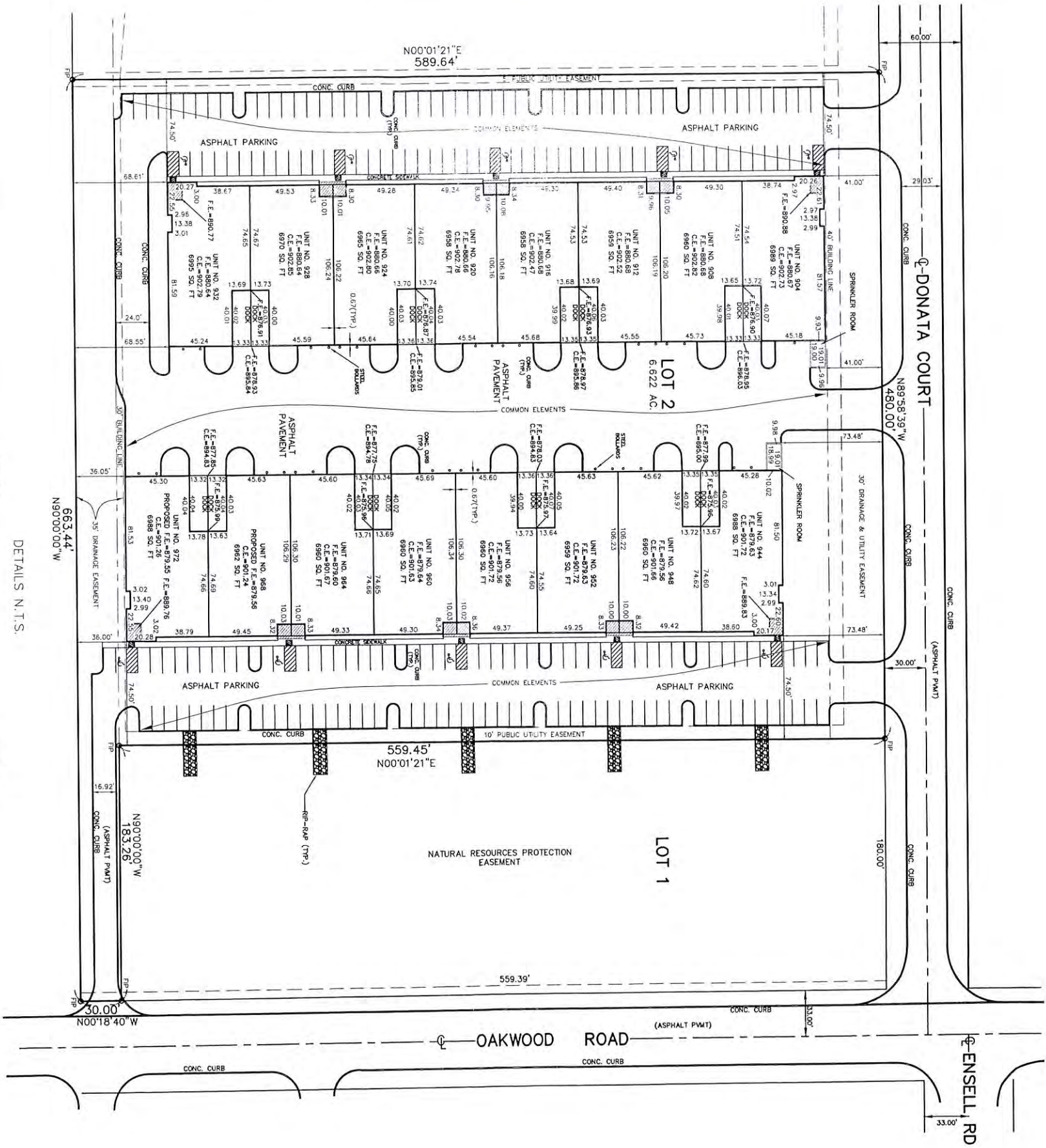


# PROFESSIONAL INDUSTRIAL CAMPUS A CONDOMINIUM

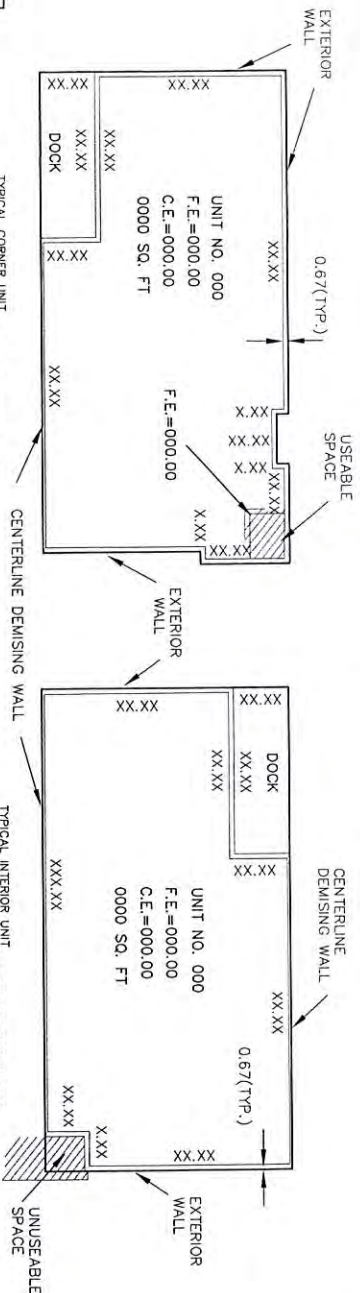


OF

LOT 2 IN DONATA SUBDIVISION, A RESUBDIVISION OF LOT 2 IN E.J. & E. SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 16, TOWNSHIP 43 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 18, 2008 AS DOCUMENT 8029161, IN LAKE COUNTY, ILLINOIS.



DETAILS N.T.S.



NOTES:

- 1. C.E.=CEILING ELEVATION
- 2. F.E.=FLOOR ELEVATION
- 3. PARKING STALL DIMENSIONS ARE FROM FACE OF CURB UNLESS OTHERWISE NOTED
- 4. DIMENSIONS ARE TYPICAL FOR THE UNIT UNLESS SHOWN OTHERWISE.
- 5. ALL EXTERIOR AND INTERIOR WALLS ARE 0.67"

AFTER RECORDING RETURN TO  
PRECISION LAND SURVEYORS, INC.  
603 E. BURNETT ROAD  
ISLAND LAKE, IL. 60042

STATE OF ILLINOIS  
COUNTY OF LAKE )  
I, DAVID A. HEROLD, AN ILLINOIS REGISTERED LAND SURVEYOR, CERTIFY THAT THIS SURVEY AND HEREON IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY AND IS IN ACCORDANCE WITH THE ILLINOIS CONDOMINIUM PROPERTY ACT.  
DATED THIS 14TH DAY OF NOVEMBER, 2007.  
DAVID A. HEROLD, L.P.S.  
REGISTRATION NO. 035-002747  
EXPIRES 11-30-08



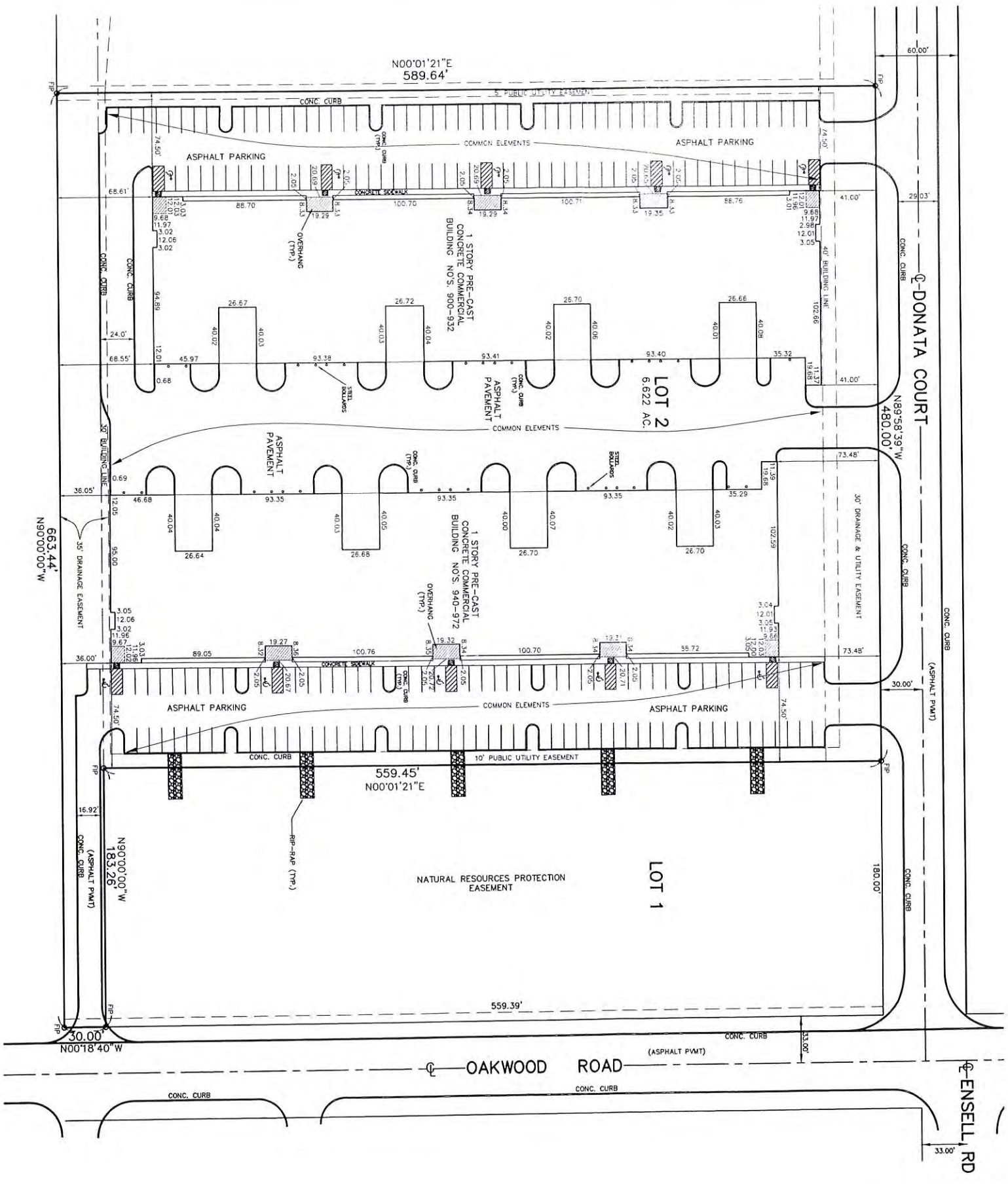


# PROFESSIONAL INDUSTRIAL CAMPUS A CONDOMINIUM



OF

LOT 2 IN DONATA SUBDIVISION, A RESUBDIVISION OF LOT 2 IN E.J. & E. SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 43 NORTH, RANGE 10 EAST OF THE 10TH MERIDIAN, COOK COUNTY, ILLINOIS, TO THE PLAT THEREOF RECORDED JULY 18, 2008 AS DOCUMENT 6029161, IN LAKE COUNTY, ILLINOIS.



REVISED 11-14-07  
PRECISION  
LAND SURVEYORS, INC.  
PROFESSIONAL DESIGN FIRM  
LICENSE #184-004383 EXPIRES 4/30/2009  
603 E. BURNETT ROAD  
ISLAND LAKE, IL. 60042  
(847) 487-0500  
DRAWING NO.: P 060525-3D  
ORDERED BY: FLEX CONSTRUCTION  
DRAWN BY: T.G./B.B.  
FIELDWORK COMPLETED: 9-28-07  
RECORDS FROM: PLAT OF SUBDIVISION  
SCALE: 1"=40'

NOTE:  
C.E. = CEILING ELEVATION  
F.F. = FLOOR ELEVATION  
CONC. CURB = CONCRETE CURB  
ASPHALT PAVT = ASPHALT PAVEMENT  
CEILING ELEVATIONS LISTED BELOW UNIT  
NUMBERS ARE TYPICAL FOR THE UNIT  
UNLESS SHOWN OTHERWISE.

AFTER RECORDING RETURN TO  
PRECISION LAND SURVEYORS, INC.  
603 E. BURNETT ROAD  
ISLAND LAKE, IL. 60042

STATE OF ILLINOIS )  
COUNTY OF LAKE ) S.S.  
I, DAVID A. HEWBO, J.P.L.S.,  
SURVEYOR, CERTIFY THAT THIS SURVEY WAS MADE ON  
THE GROUND, AND THAT THE DRAWING HEREON IS A TRUE  
AND CORRECT REPRESENTATION OF SAID SURVEY AND IS  
IN ACCORDANCE WITH THE ILLINOIS CONDOMINIUM  
PROPERTY ACT.  
DATED THIS 14TH DAY OF NOVEMBER, 2007.  
DAVID A. HEWBO, J.P.L.S.  
REGISTRATION NO. 035-002747  
EXPIRES 11-30-08





70 E. Main Street  
Lake Zurich, IL 60047

Phone: (847) 540-1698  
Fax: (847) 540-1769

### STAFF REPORT

To: Chairperson Jackson and Members of the Plan Commission  
From: Sam Hubbard, Village Planner  
CC: Daniel A. Peterson, Director of Building & Zoning  
Scott Uhler, Village Attorney  
Date: October 11, 2013  
Re: **Zoning Application for NorthStar Pickle, 968-972 Donata Ct.**

---

**Summary:** Jeff Oziemkowski (the "*Applicant*") is the co-founder of NorthStar Pickle, and is proposing the manufacturing of Pickled Fruits and Vegetables, Vegetable Sauces and Seasonings, and Salad Dressing (SIC 2035) at 968-972 Donata Court and legally described in **Exhibit A** attached hereto (the "*Subject Property*").

The Applicant filed an application with the Village of Lake Zurich dated September 16, 2013, (the "*Application*") seeking the following approval:

- Special Use Permit for manufacturing of pickles and pickled tomatoes (included within SIC #2035).

The Subject Property is within the Village's I-1 Limited Industrial District.

Pursuant to public notice published on September 26, 2013, in the *Lake Zurich Courier*, a public hearing was scheduled with the Lake Zurich Plan Commission on October 16, 2013, to consider the Application. The Village posted a public hearing sign on the Subject Property (**Exhibit B**).

**Background:** On March 5, 2008, the Applicant appeared before the Plan Commission for Special Use Permit approval for the same activity, but on property located at 320 E. Main St. The Plan Commission unanimously voted to recommend approval of the Special Use Permit at the 2008 meeting. Unfortunately, issues arose with the lease of the property and the applicant was not able to secure the unit at 320 E. Main St. Due to the inability of the Applicant to locate within Lake Zurich in 2008, the Special Use Permit lapsed.

**Preliminary Findings:** Detailed staff reviews from Building and Zoning, Public Works, Police Department, Fire/Rescue Department, and Manhard Engineering are attached.

Village staff has checked with the Village of Mundelein where NorthStar Pickle is currently located. Staff within Mundelein has confirmed that NorthStar Pickle has been an excellent neighbor and that they were not aware of any complaints of unpleasant odors coming from the NorthStar facility.

The Applicant has prepared a response letter to the staff reviews, which is included within the packet. Additionally, Public Works has revised their review based on a subsequent site visit and a second review letter is included within the packet.

**Recommendation:** Your recommendations should be based on the standards included in Section 19-103 of the Zoning Code for Standards for Special Use Permits.

*Please refer to **Exhibit C** for Staff's responses to these zoning standards. The Zoning Code requires that a recommendation of approval should be made only after all standards of have been met. Based on Staff's review, all of the standards for approval **have** been met and therefore staff recommends the Plan Commission make the standards found in **Exhibit C** a part of the official record for the Application.*

Staff recommends approval of Special Use Permit subject any conditions that may be discussed at the public hearing.

Should you have any questions, please call me at 847-540-1759.



**EXHIBIT A**  
**LEGAL DESCRIPTION OF SUBJECT PROPERTY**

LOT 2 IN DONATA SUBDIVISION, A RESUBDIVISION OF LOT 2 IN E.J. & E. SUBDIVISION, OF PART OF THE NORTHWEST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  AND THE NORTHEAST  $\frac{1}{4}$  OF THE SOUTHWEST  $\frac{1}{4}$  OF SECTION 16, TOWNSHIP 43 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 18, 2006 AS DOCUMENT #6029161, IN LAKE COUNTY, ILLINIOS.

**EXHIBIT B**  
**PHOTO OF SIGN POSTING**



**EXHIBIT C**  
**REVIEW OF COMPLIANCE WITH ZONING STANDARDS**  
**FOR 968 – 972 DONATA COURT**

**19-103 STANDARDS FOR SPECIAL USE PERMITS**

A. General Standards. No special use permit shall be recommended or granted pursuant to this Chapter unless the applicant shall establish that:

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

**Staff Response:** Standard met. One of the purposes of the Zoning Code is to foster the goals and policies of the Village's Official Comprehensive Plan. One of the goals within the Comprehensive Plan is to concentrate industrial/employment uses within the northeast section of the Village. The proposed location of NorthStar Pickle is within the industrial park in the northeast part of the Village and therefore is consistent with the Comprehensive Plan.

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

**Staff Response:** Standard met. The proposed use is consistent with the industrial character of the area. Being that the entire operation is contained indoors, no noxious odors will escape and the use will not create substantial or undue adverse effects on neighboring properties.

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

**Staff Response:** Standard met. The Subject Property is already improved with the current building, which was constructed to accommodate industrial users. The proposed use will not interfere with the neighboring property.

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

**Staff Response:** Standard met. The proposed special use is located in an area that is already developed and is adequately served by public facilities and services. The proposed use will have no impact on parks, libraries, and schools.

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



**Staff Response:** Standard met. The proposed use and development will not have a significant impact on traffic and, given its location within the industrial park, will not increase traffic through residential streets.

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

**Staff Response:** Standard met. The site is already improved with a structure and the proposed use will not result in the destruction, loss, or damage of any natural, scenic, or historic feature of significant importance.

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

**Staff Response:** Staff has reviewed the development proposal and determined that it complies with all additional standards imposed on it by the particular provision of this code authorizing its use.

- B. Special Standards for Specified Special Uses. When the district regulations authorizing any special use in a particular district impose special standards to be met by such use in such district, a permit for such use in such district shall not be recommended or granted unless the applicant shall establish compliance with such special standards.

**Staff Response:** There are no additional district regulations for the proposed special use in the I-1 district and therefore this standard has been met.

- C. Considerations. In determining whether the applicant's evidence establishes that the foregoing standards have been met, the Plan Commission and the Board of Trustees shall consider:

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

**Staff Response:** Standard met. The proposed use will locate approximately 10 - 15 jobs within the community, which is good for the general welfare of the neighborhood and community.

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

**Staff Response:** Staff has not identified a location as more appropriate for the proposed special use in comparison to the proposed site. Therefore this standard has been met.

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

**Staff Response:** Standard met. The building and infrastructure have already been constructed and were designed to include landscaping and utilize a site layout that would mitigate adverse impacts.

## ZONING REVIEW

PROJECT: NORTH STAR PICKLE COMPANY - SPECIAL USE PERMIT  
LOCATION: 968 DONATA COURT  
REVIEWED BY: MARY MEYER  
DATE: OCTOBER 8, 2013  
DOCUMENT  
REVIEWED: APPLICATION DATED 9/16/13 WITH ATTACHMENTS,  
ZONING CODE, LAND DEVELOPMENT CODE

North Star Pickle Company approached the Village a couple of years ago to relocate their business to the industrial district. They have since changed their proposed location to 968 Donata Court, which was previously occupied by Leonardi's Pizza. North Star Pickle Company manufactures/processes pickles, tomatoes and sauerkraut. Review is as follows:

- 1) Zoning: I-1 Limited Industrial
- 2) Use: Manufacturer/processor of pickles, tomatoes and sauerkraut (SIC #203) – permitted via Special Use permit.  
  
Note: This use is listed as a permitted use under the proposed industrial amendments of the Zoning Code.
- 3) Parking: Parking appears to be adequate with the 25 spaces allotted for up to 15 employees anticipated. Provide parking data for square footage of warehouse area, assembly and office.
- 4) Use Restrictions: Details of the operation are included in the September 12, 2013 cover letter from North Star Pickle Company

### Conclusion

- Consideration for Special Use permit to a resale shop for Catherine Johansson at 361 S. Rand Road shall be based on standards outlined in Zoning Code 19-103.
- Additional restrictions according to Municipal Code 3-2-14 shall be adhered to.





Civil Engineering  
Surveying  
Water Resources Management  
Water & Wastewater Engineering  
Supply Chain Logistics  
Construction Management  
Environmental Sciences  
Landscape Architecture  
Land Planning

## MEMO

**To: Sam Hubbard, Village Planner**

**From: Peter Stoehr, P.E.**

**Date: September 25, 2013**

**Re: Engineering Review of SUP/Amendment – [REDACTED]  
[REDACTED]  
968 Donata Court, Lake Zurich, Illinois 60047**

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The following information was submitted for review:

1. One (1) copy of Professional Industrial Campus Condominium Survey by David Hembd, I.P.L.S. dated 11/14/2007.
2. One Legal Description of 968 and 972 Donata Court, Lake Zurich, IL.
3. One letter to the Planning Commission from NorthStar Pickle Company dated 09/12/2013.
4. Pages 14-18 of the Lake Zurich Annexation and Zoning Application signed by Scherston Real Estate Investments on September 13, 2013.

Based on a review of the submitted information, Manhard Consulting, Ltd offers the following comments:

1. The property owner shall ensure that the existing stormwater drainage pattern is maintained.
2. The Legal Description appears in error and shall be revised. The subject property is actually part of Lot 2 in the Donata Subdivision, a re-subdivision of Lot 2 in the EJ & E Subdivision, etc. as indicated on the Condominium Survey.
3. There is an inconsistency in addresses that should be corrected. The project location is indicated as 968 Donata Court in some places in the documents and then 968 & 972 Donata in others.

Engineering approvals are contingent upon the approvals of the Building and Zoning Department.

p:\lz1\documents\correspondence\968 and 972 donata court sup\hubbard-m092513s.doc

Manhard Consulting, Ltd.

900 Woodlands Parkway • Vernon Hills, Illinois 60081

tel: (847) 634-5550 • fax: (847) 634-0095 • www.manhard.com

ARIZONA • CALIFORNIA • COLORADO • GEORGIA • ILLINOIS • INDIANA • MARYLAND • NEVADA • VIRGINIA

PART  
OF

DONATA  
SUB

A RESUB  
OF THE

LOT 2  
IN

**LEGAL DESCRIPTION OF 968 & 972 DONATA COURT LAKE ZURICH, IL**

LOT 2 IN THE EJ&E SUBDIVISION, OF THAT PART OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4  
AND THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 SECTION IN THE TOWNSHIP 43 NORTH,  
RANGE, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO BEING PART OF LOT 11 AND LOT 12  
ECHOOL TRUSTEE'S SUBDIVISION OF SECTION 15 TOWNSHIP 43 NORTH, RANGE 10 EAST OF THE  
THIRD PRINCIPAL MERIDIAN. ACCORDING TO THE PLAT THEREOF RECORDED ~~JUNE 20, 2002~~ **JULY 18, 2006**  
AS DOCUMENT 4978584 IN LAKE COUNTY ILLINOIS.

10

6029161

OF

18

**NAME**

TREDGAR FILM PRODUCTS  
ELEVATORS USA  
MMCAT LLC  
GPE LLC  
TISHKA-K CORP  
KEIF LLC  
KEIF LLC  
OSLO DEVELOPMENT LTD PARTNERSHIP

**ADDRESS**

351 Oakwood Rd, Lake Zurich, IL 60047  
932 Donata Ct, Lake Zurich, IL 60047  
964 Donata Ct, Lake Zurich, IL 60047  
924 Donata Ct, Lake Zurich, IL 60047  
960 Donata Ct, Lake Zurich, IL 60047  
928 Donata Ct, Lake Zurich, IL 60047  
924 Donata Ct, Lake Zurich, IL 60047  
956 Donata Ct, Lake Zurich, IL 60047

**PIN**  
**INFORMATION**

1416300008  
1416302020  
1416302026  
1416302018  
1416302025  
1416302019  
1416302018  
1416302024



# Memo

**To:** Sam Hubbard, Village Planner  
**From:** Betty Harrison, EQC Supervisor  
**CC:**  
**Date:** October 4, 2013  
**Re:** Staff Review – October 16<sup>th</sup> Plan Commission Meeting

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1. Northstar Pickle – Applicant denoted that they package pickles, tomatoes and sauerkraut. Under the Code of Federal Regulations (CFR), the canning and cutting of sauerkraut is a categorical point source discharger. This is denoted in 40 CFR 407.70. Additionally, it is unknown what is contained in the discharge from the processing of the pickles and tomatoes. As a categorical discharger, certain parameters must be met with what is discharged to the sanitary sewer. Being a categorical discharger means that Northstar Pickle is considered a "Significant Industrial User (SIC) to the Village of Lake Zurich's wastewater collection and transportation system and the Lake County treatment system. Applicant is subject to the Village of Lake Zurich sewer use and pretreatment regulations ordinance 94-10-695, requirements of the Lake county POTW and will be required to obtain all necessary construction and operating permits from the IEPA.

**Village of Lake Zurich**

**Patrick M. Finlon**  
Chief of Police



*Serving with Pride*

**Police Department**

**Patrol Division**

**Interdepartmental Memorandum**  
**Commander David M. Bradstreet**

**September 27, 2013**

**To:** Sam Hubbard  
**Subject:** Northstar Pickle

Representatives from the Police Department have reviewed the plans and do not have any recommendations at this time.

Respectfully

A handwritten signature in black ink, appearing to read "dbr/114".

David M. Bradstreet  
Commander of Administration



## **VILLAGE OF LAKE ZURICH FIRE RESCUE DEPARTMENT**

### **FIRE PREVENTION BUREAU**

**1075 OLD MCHENRY ROAD, LAKE ZURICH, ILLINOIS 60047**

**PHONE: 847.540.5073 • WWW.LZFIRERESCUE.ORG**

**JOHN M. BZDUSEK SR., DEPUTY FIRE MARSHAL**

October 8, 2013

Daniel Peterson, Director  
Building & Zoning Department  
70 E. Main St.  
Lake Zurich, IL 60047

Re: PR13-216      Northstar Pickle - Preliminary

The Fire Prevention Bureau has reviewed the proposed interior build out plans for Northstar Pickle, 968-972 Donata Ct. in Lake Zurich, IL. The following items have been noted in this review.

1. Plans and specifications for the modification of the sprinkler protection system shall be submitted for review and approval. A permit needs to be obtained before any work on the sprinkler system can begin.

225 ILCS 325 3d

LZBC: 903.2

2. Plans and specifications for the modification of the existing fire alarm system need to be submitted for review and approval. Visual indicating devices shall be required in the bathrooms.

LZBC: 903.4

3. Any retail occupancy with commercial kitchen appliances shall require a permit for the installation of an automatic fire suppression system for the kitchen exhaust hood as specified in the Lake Zurich Building Code. All installations shall meet UL 300 standards. Request written response be submitted verifying that the hood system shall be provided.

LZBC: 903.4.1

4. Village Ordinance 2009-01-609 requires that all Fire System Contractors working on a fire protection system register. An application for registration will be sent with this review. Completion of the registration application, copies of required certification or license, and the fee for registration are required prior to issuance of any permit.

## **VILLAGE OF LAKE ZURICH FIRE RESCUE DEPARTMENT**

**321 S. BUESCHING ROAD, LAKE ZURICH, ILLINOIS 60047-3226**

**PHONE: 847.540.5070 • WWW.LZFIRERESCUE.ORG**

**DAVID P. WHELOCK, FIRE CHIEF/DIRECTOR**

5. Emergency lighting and exit signs shall be provided for all exiting requirements including toilet rooms. Emergency lighting is required for all exit discharge areas immediately adjacent to exit doors in occupancies that require two or more exits. Final approval of exit sign placement and emergency lighting shall be subject to a field inspection.

IFC 1006.1

6. A minimum 2A 10BC portable fire extinguisher shall be provided for every 3,000 square feet with no more than 75 feet of travel distance to reach an extinguisher.

IFC 906

7. Two sets of keys for tenant space shall be provided for placement in the Knox box for emergency access. Keyed access shall be provided through all rear doors. All exterior doors shall be equipped with hardware that allows exterior access with the use of a master key.

LZBC 506.1

8. Request that information on the material storage plans and materials are submitted for review. (i.e. storage materials, quantity, type of storage, flammable or combustible liquids, tires, etc.) **We will need to verify sprinkler density as to type and height of storage.**
9. Sprinkler and/or zone maps shall be provided to display all new modifications to systems by the buildout.

Based on the information provided, the build-out plans **COMPLY AS NOTED**

A response letter and/or revised plan for the above noted items shall be resubmitted for review and approval.

Please contact the Bureau office at (847) 540-5073, if you have any questions or comments.

Sincerely,

John M. Bzdusek Sr.  
Deputy Fire Marshal  
Fire Prevention Bureau  
john.bzdusek@lakezurich.org





October 9, 2013

Attn: Mr. Tim Jackson Chairperson Planning Commission

Attn: Mr. Daniel Peterson Director of Building and Zoning

Attn: Mr. Sam Hubbard Village Planner

Village of Lake Zurich, Illinois

Attention Planning Commission:

**Zoning:**

1. PICKLES, SAUCES, and SALAD DRESSINGS. Our building use will consist of the packing of Refrigerated overnight Pickles, Tomatoes, and the repacking of finished Sauerkraut.
2. NorthStar Pickle's HACCP plan does not allow the truck doors to be open except when loading or unloading trucks.
3. The location of the industrial building condo complex is zoned I-1
4. The building has floor drains, electrical drops, and refrigeration all in good repair and compatible with our needs.
5. The interior upgrades will consist of a cleanup, fresh coat of paint, and a resurfacing of the epoxy floor in our production area. RPZ valves will be installed on in bound water lines for production and hot water tanks.

6. There are no exterior changes planned or needed for the property.
7. It is understood that any outdoor storage is prohibited, and that all dumpsters shall be stored outside within the approved designated dumpster areas.
8. We emit no odors, discharge any hazardous waste, and do not attract rodents.
9. We will obtain any necessary permits for changes or upgrades that are required.

**Police Department:**

1. We will comply with all required regulations and guidelines. Our plant will be alarmed and monitored by LUX Security.
2. Two sets of keys will be placed in the Proper Knox boxes for emergency access.

**Fire Department:**

1. The building is a condo unit located next to existing businesses as such the alarm system should be in compliance with current code and the building should have a fully up to date sprinkler system. Any updates or modifications which need to be made to the sprinkler system we will in course submit the necessary plans and obtain the necessary permits.
2. The building is a condo unit located next to existing businesses as such the alarm system should be in compliance with current code and the building should have a fully up to date alarm system. Any updates or modifications which need to be made to the alarm system we will in course submit the necessary plans and obtain the necessary permits. Including the visual indicating devices in all restrooms.
3. We are not a retail operation and will have no cooking in our unit.
4. We will assure that any fire system contractor we utilize will be registered with the Village, before any work begins.
5. We will comply with the Fire Department pertaining to Emergency Exit Lighting codes.



6. It is understood that a minimum 2A 10BC portable fire extinguisher shall be provided for every 75 feet of travel distance and at least one for every 3000 square feet.
7. Two sets of keys will be placed in the Proper Knox boxes for emergency access.
8. A full list of products, chemicals and their MSDA sheets will be provided.
9. A finished sprinkler and or zone maps will be provided to the Fire Department so they can be used in the department's emergency pre-plan design.

### **Public Works:**

1. Clarifying the use of Sauerkraut in our sales mix, we are not the manufacturer of the sauerkraut, rather we purchase the finished product from the Ripon Pickle Company in Ripon, Wisconsin our label is added to the already finished product and packaging and is ready for shipment.
2. It is understood that any outdoor storage is prohibited, and that all dumpsters shall be stored outside within the approved designated dumpster areas.
3. We emit no odors, discharge any hazardous waste, and do not attract rodents.

# Memo

**To:** Sam Hubbard, Village Planner  
**From:** Betty Harrison, EQC Supervisor  
**CC:**  
**Date:** October 10, 2013  
**Re:** Staff Review – October 16<sup>th</sup> Plan Commission Meeting

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1. Northstar Pickle – On October 10, 2013, I took a tour of the Northstar Pickle facility in Mundelein. The sauerkraut is not produced at that location. It is received in drums and repacked. The pickle process is a very clean operation. The brine for the pickles is produced on site then dispensed into containers with the cucumbers. None of the brine is discharged to the sanitary sewer system. I found this process to be very clean with a minimal discharge of dirty water from the production process. As per the Industrial Pretreatment Ordinance, this facility is in compliance.



Community Services Dept.

- Building & Zoning
- Public Works

505 Telser Road  
Lake Zurich, IL 60047



Phone: (847) 540-1696

Fax: (847) 726-2182

Web: [www.LakeZurich.org](http://www.LakeZurich.org)

MEMORANDUM

Date: October 28, 2013

To: Jason T. Slowinski, Village Manager

From: Daniel A. Peterson, Building & Zoning Manager

Subject: Zoning Application for Giovannini Residence – 70 E. Harbor Drive

**Issue:** Matt and Aggie Giovannini (the “Owners” and “Applicants”), collectively referred to as the Applicants of 70 E. Harbor Drive are seeking relief from a certain zoning code requirement. They have proposed construction of a third stall garage addition which is required to maintain a 7 foot side yard setback in their subdivision and they have proposed a 5 foot side yard setback. They have a double lot which is very deep, however the placement of their house is skewed to one side leaving only 5 feet for the garage addition. A variation is sought for relief from Zoning Code:

1. To reduce the minimum required interior side yard for an addition pursuant to Subparagraph 3-111C2 of the Zoning Code, from 7 feet to 5 feet;

The Subject Property is currently in the Village’s R-5 Single Family Zoning District.

**Analysis:** The Lake Zurich Zoning Board of Appeals conducted a public hearing on October 17, 2013, and unanimously recommended that the Board of Trustees approve the Application for side yard reduction for the proposed addition from 7 feet to 5 feet.

**Recommendations:**

1. Approval of Variation. The Mayor and Board of Trustees, pursuant to the authority vested in them under the laws of the State of Illinois and Chapters 17 of the Lake Zurich Zoning Code, hereby approves An Ordinance Granting a Variation for 70 E. Harbor Drive.

**LAKE ZURICH ZONING BOARD OF APPEALS**  
**FINDINGS & RECOMMENDATIONS**  
**FOR GIOVANNINI RESIDENCE – 70 E. HARBOR DRIVE**  
October 17, 2013

The Zoning Board of Appeals recommends adoption of variation for the Giovannini property, 70 E. Harbor Drive, subject to and including the terms, conditions and findings contained in the attached Staff Report dated October 11, 2013 for this matter with the following additions, changes and modifications:

No changes proposed to requested variation

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Vincent McCormack, Chairperson

**ORDINANCE NO. 2013-11 -923**

***An Ordinance Granting a Variation for  
70 E. Harbor Drive***

WHEREAS, Matt and Aggie Giovannini ("Applicants") are the owners of the property commonly known as 70 E. Harbor Drive and legally described in Exhibit A attached hereto (the "Subject Property"); and

WHEREAS, the Applicants filed an Application with the Village of Lake Zurich dated September 12, 2013, ("Application") seeking the following approval for constructing an addition:

- A. Reduction of the interior side yard requirements from 7 feet to 5 feet pursuant to Lake Zurich Zoning Code Subparagraph 3-111C2;

WHEREAS, the Subject Property is zoned in the R-5 Single Family Residential District; and

WHEREAS, the Lake Zurich Zoning Board of Appeals conducted a public hearing on October 17, 2013, to consider the Application and all of the facts and circumstances affecting the application, including staff reports and recommendations, which the Zoning Board of Appeals has adopted as their own findings; and recommended approval subject to the conditions set forth in Section 2 of this Ordinance; and

WHEREAS, on November 4, 2013, the Mayor and Board of Trustees have considered the findings and recommendations of the Zoning Board of Appeals and have considered the recommendations of the Zoning Board of Appeals and Village staff, have considered all of the facts and circumstances affecting the Application, and have determined that the Application satisfies the applicable standards in the Lake Zurich Zoning Code.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Lake Zurich, Lake County, Illinois, as follows:

SECTION 1: The foregoing recitals are incorporated herein as findings of the Mayor and Board of Trustees.

SECTION 2: The Mayor and Board of Trustees does hereby grant to the Applicants a variation for the Subject Property reducing the minimum required interior side yard pursuant to Subparagraph 3-111C2 of the Zoning Code from 7 feet to 5 feet, to allow construction of an addition as indicated on the plat of survey subject to all of the following conditions:

- A. The grant of a variation does not authorize any work on the Subject Property, but rather merely authorizes the filing and processing of permits that may be required for such work. The Applicants shall submit all applicable building plans, and all other required materials, in a timely manner to the appropriate parties, which materials shall be prepared in compliance with all applicable Village codes and ordinances.

- B. The Subject Property shall be developed in strict compliance with all applicable building and zoning codes and regulations except only as varied specifically hereby.

SECTION 3: The findings, recommendations and conditions of the Zoning Board of Appeals and staff reports and filings provided to the Zoning Board of Appeals are hereby accepted as the Board's own and shall be made a part of the official record for the Application and are attached hereto as Exhibit B.

SECTION 4: The variation granted in Section 2 of this Ordinance may be revoked by the Board of Trustees on the violation of any term, restriction, or condition of this Ordinance or of any applicable Village code or regulation.

SECTION 5: This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form (which publication is hereby authorized) as provided by law.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_ 2013.

Voting Aye:  
Voting Nay:  
Absent:  
Abstain:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_ 2013.

\_\_\_\_\_  
Thomas M. Poynton, Mayor

ATTEST:

\_\_\_\_\_  
Village Clerk Kathleen Johnson

(SEAL)

Published: \_\_\_\_\_

## EXHIBIT A – LEGAL DESCRIPTION

### 70 E. Harbor Drive

Parcel 1: Lot 11 in Block 10 in Chasewood Unit 111, being a Subdivision in the Southwest Quarter of Section 28, Township 43 North, Range 10, East of the Third Principal Meridian, according to the plat thereof recorded November 12, 1985 as Document 2398599, in Lake County, Illinois

Parcel 2: That part of the Southwest Quarter of Section 28, Township 43 North, Range 10, East of the Third Principal Meridian, described as follows: beginning at the Northeast corner of Lot 11 in Chasewood Unit 111 as recorded in the recorder's office of Lake County, Illinois, on November 12, 1985 per Document 2398599; thence North 89 degrees 57 minutes 00 seconds east a distance of 128.70 feet to a point on the East line of the Southwest Quarter of Section 28; thence South 00 degrees 03 minutes 00 seconds East, a distance of 127.86 feet, to a point; thence 78 degrees 12 minutes 53 seconds West, a distance of 131.50 feet to the Southeast corner of said Lot 11; thence North 00 degrees 03 minutes 00 seconds West, a distance of 100.88 feet to the point of beginning, in Lake County, Illinois



## **EXHIBIT B – FINDINGS AND RECOMMENDATIONS**

**Zoning Board of Appeals Findings and Recommendations to be  
attached**


**Building & Zoning Dept.**  
70 E. Main Street  
Lake Zurich, IL 60047-3226



Phone: (847) 540-1698  
Fax: (847) 540-1769  
Web: [www.volz.org](http://www.volz.org)

**MEMORANDUM**

**TO:** Chairman McCormack  
Zoning Board of Appeals Members

**FROM:** Daniel A. Peterson   
Building & Zoning Manager

**DATE:** October 11, 2013

**RE:** 70 E. Harbor Drive – Giovannini Residence

Matt and Aggie Giovannini purchased their house at 70 E. Harbor last year. They have proposed an addition for a third stall added to the garage. Their subdivision requires a 7 foot side yard setback and a 5 foot setback is proposed, requiring relief for 2 feet. Manhard, the Village's engineering consultants, has reviewed the proposal and has no concern provided the owners maintain the existing stormwater drainage pattern.

Relief is sought from the following Zoning Code section:

- Zoning Code Subparagraph 3-111C2 to reduce the required interior side yard for an addition from 7 feet to 5 feet

I submit this application and all pertinent documentation to the Zoning Board of Appeals for review and recommendation.

**Enclosures**

9/12/13	Application with cover letter and attachments
10/11/13	Zoning review
9/23/13	Engineering review

## ZONING REVIEW

PROJECT: GIOVANNINI RESIDENCE  
LOCATION: 70 E. HARBOR DR.  
REVIEWED BY: MARY MEYER  
DATE: OCTOBER 11, 2013  
DOCUMENTS  
REVIEWED: APPLICATION DATED 9/12/13 WITH ATTACHMENTS, ZONING CODE,  
LAND DEVELOPMENT CODE

Matt and Aggie Giovannini are the recent owners of 70 E. Harbor Drive. They have proposed a third stall added to their garage. As illustrated on their plat of survey, the location of their house on the double lot provides limited expansion for the garage. Their subdivision requires a minimum 7 foot side yard setback and a 5 foot yard is proposed; a 2 foot variation is sought. Review is as follows:

- 1) Zoning: R-5 Single Family
- 2) Minimum Interior Side Yard:

Required:	7 feet
Proposed:	5 feet; <u>2 foot variation sought</u>

### Conclusion

Consideration for variation to reduce the required interior side yard from 7 feet to 5 feet for an addition to the existing attached garage shall be based on standards outlined in Zoning Code Chapter 17.

To: Building and Zoning Department

70 E. Harbor Street

Lake Zurich IL 60047

Re: Zoning Variance

We are recent new homeowners of Lake Zurich (coming up on a year), but have already fallen in love with everything that it is to be living in this beautiful and welcoming area. When my wife and I were looking for a home for our soon to be expanding family, we immediately fell in love with our now current residence. With almost everything we were looking for, not only with the actual house, but an amazing neighborhood, welcoming neighbors and top rated schooling that we hope to have our future young-ones a part of. The only struggle is our garage space situation, and are looking to correct it with a 3<sup>rd</sup> car garage addition.

We would like to put an additional 3<sup>rd</sup> garage space on the south side of our home. This would give us the ability to have our vehicles in enclosed and also improve the overall appearance of our home's curb appeal and reduce the need to "jockey" vehicles off our driveway. Many of our neighbors have already made this similar addition. What we would like to ask is if we could be granted a 2-foot variance that would put our set back at 5 feet and allow us to make a standard usable sized garage space. According to the city code we need to have a 7- foot setback. Though we love our homes layout and the amazing lot size, the builder unfortunately set the home off center and pushed it about 8 feet to the south end of the property instead of centering it. If this was not the case we would not require the variance.

We plan to have our 3<sup>rd</sup> garage set-in about 18 inches deeper than the current garage, accenting it nicely. We do not plan to have windows on the outer wall and we plan to landscape it nicely to keep appearance and privacy accordingly.

After much investigation allowing us the variance would help us out tremendously. To try to complete this addition without it would be almost impossible and would take a direct downgrade to the overall appearance of the home if we attempted.

We sincerely thank all of you for your consideration.

The block contains two handwritten signatures in black ink. The first signature is 'Matt' and the second is 'Aggie Giovannini', with the word 'and' written between them.

Matt and Aggie Giovannini



	<b>ANNEXATION AND ZONING APPLICATION</b> Building & Zoning Department Planning & Development Division 70 E. Main Street Lake Zurich, IL 60047 Phone: (847) 540-1698 Fax: (847) 540-1769
---	---

(Please Type or Print)

1. Address of Subject Property: 70 E Harbor
2. Legal description: Lot \_\_\_\_\_ Block \_\_\_\_\_ Subdivision See Attached

Please attach complete legal description and email a copy to planning staff at [sam.hubbard@lakezurich.org](mailto:sam.hubbard@lakezurich.org) (for PC) and to [mary.meyer@lakezurich.org](mailto:mary.meyer@lakezurich.org) (for ZBA).

Property dimensions are: \_\_\_\_\_ ft. by \_\_\_\_\_ ft. = irregular - see Attached square feet

If more than two acres, then give area in acres: N/A

3. Property Identification number(s): 14-28-315-070/14-28-315-089

4. Owner of record is: \_\_\_\_\_ Phone: \_\_\_\_\_

Fax: \_\_\_\_\_ E-Mail \_\_\_\_\_

Address: 70 E. Harbor Dr. Lake Zurich IL 60047

4. Applicant is (if different from owner): (SAME) Phone: \_\_\_\_\_

Fax: \_\_\_\_\_ E-Mail \_\_\_\_\_

Address: \_\_\_\_\_

6. Applicant's interest in the property: \_\_\_\_\_  
(owner, agent, contractor, Realtor, etc.)

**7. THE FOLLOWING ACTION IS REQUESTED:**

Please provide a detailed explanation in a separate cover letter, explaining each zoning standard as it relates to the following applications. For Lake Zurich Zoning Code visit [volz.org](http://volz.org) and look under Planning & Development webpage.

**A. VILLAGE BOARD APPLICATION TO ANNEX CERTAIN TERRITORY**

All land annexed to the Village is classified automatically after such annexation in the R-1\2 Single Family Residential District. The owner must file an application for a Zoning Map amendment if he or she desires a different zoning classification for the Subject Property.

- ☐ Petition to Annex certain Territory (Please complete attached petition)
- ☐ Application to Annex certain Territory



## B. PLAN COMMISSION APPLICATIONS

☐ Zoning Code **Map** Amendment for \_\_\_\_\_

Zoning Code **Text** Amendment for \_\_\_\_\_

(See Section 18-103 of the Lake Zurich Zoning Code for specific standards. In general, The Plan Commission will evaluate the consistency of the proposed amendment with the purposes of the Zoning Code and the community need for the proposed amendment, uses, and development. If a specific parcel is the subject of this amendment, then provide the additional information listed in Section 18-103C.)

☐ Special Use Permit/Amendment for \_\_\_\_\_

(See Section 19-103 of the Lake Zurich Zoning Code for specific standards. The Plan Commission also will consider whether the proposed special use is deemed necessary for the public convenience at the particular location and whether alternative locations have been evaluated.)

☐ Site Plan Approval/Major Adjustment/Amendment

(See Section 20-103 of the Lake Zurich Zoning Code for specific standards.)

☐ Exterior Appearance/Amendment

(See Section 21-103 of the Lake Zurich Zoning Code for specific standards.)

☐ Planned Unit Development/Major Adjustment/Amendment

(Planned Unit Developments are a distinct category of special use and are intended to create a more desirable environment than through strict application of the zoning and subdivision regulations. See Section 22-105 of the Lake Zurich Zoning Code for specific standards. Please list all the 'modifications' requested in the cover letter. Planned Unit Developments also require the provision of compensating amenities to the Village.)

☐ Preliminary and Final Plat of Subdivision/Amendment

(See Sections 10-5-2 and 10-5-9 of the Land Development Code for specific standards.)

☐ Modification to the Land Development Code (includes retaining walls more than 2 feet in height)

(See Section 10-6-18 of the Land Development Code for specific standards.)

## C. ZONING BOARD OF APPEALS APPLICATION

☐ Variation for Reducing interior side yard for garage addition, from required 7' to 5'

(Illinois State Law requires that in order for a Variation to be granted a land-related hardship must be proven by a positive Finding of Fact for certain criteria. See Section 17-104 of the Lake Zurich Zoning Code for specific standards. Please indicate what your specific hardships are in the cover letter. Self-inflicted hardships are not eligible for a variance.)

## D. COMPREHENSIVE PLAN APPLICATION

☐ Comprehensive Plan **Map** Amendment for \_\_\_\_\_

☐ Comprehensive Plan **Text** Amendment for \_\_\_\_\_

Please complete the following for all applications.

8. All existing uses and improvements on the property are: Single Family Residence

9. The proposed uses on the property are: Addition to existing attached garage (3<sup>rd</sup> stall proposed)

10 List any covenants, conditions, or restrictions concerning the use, type of improvements, setbacks, area, or height requirements placed on the Subject Property and now of record and the date of expiration of said restrictions:

N/A

11. Describe any contract or agreement of any nature relevant to the sale or disposal of the Subject Property:

N/A

12. Protected Soils: Identify all soils on the Subject Property that are subject to natural resource protection standards. (See Sections 8-302 and 8-303 of the Zoning Code.)

N/A

13. List the owners of record of all properties located within 250 feet (excluding all Public Right-of-Ways) of the Subject Property. If property is held in a Trust, give the Trust Number and Bank name and address.

**These parties should be notified by the Applicant prior to the public hearing.** (Refer to detailed instructions on Page 7.) Staff will provide the required notice to the Applicant. The required sign(s) will be erected by the Village of Lake Zurich.

Property Identification Number (PIN)	Owner's Name	Mailing Address
<u>See Attached</u>		



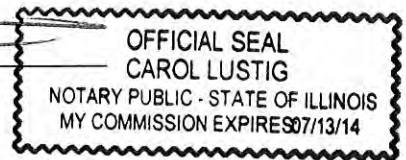

(if more space is needed, please attach a separate sheet of paper.)

**THE APPLICANT'S SIGNATURE BELOW INDICATES THE INFORMATION CONTAINED IN THIS APPLICATION AND ON ANY ACCOMPANYING DOCUMENTS IS TRUE AND CORRECT.**

**THE APPLICANT ALSO ACKNOWLEDGES IF THE CONSULTANT EXPENSES EXCEED THE INITIAL ESCROW DEPOSIT, THE APPLICANT WILL REIMBURSE THE ACCOUNT IMMEDIATELY.**

Matthew Giovanni  
(Name of applicant)

[Signature]  
(Signature of applicant)



Subscribed and sworn to before me this 12 day of Sept, 2013

[Signature]  
(Notary Public)

My Commission Expires 7-13-14

\_\_\_\_\_  
(Name of Owner, if different)

\_\_\_\_\_  
(Signature of Owner, if different)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 2012.

\_\_\_\_\_  
(Notary Public)

My Commission Expires \_\_\_\_\_

**\*\*\*Official Use Only\*\*\***

Zoning Case Number: \_\_\_\_\_ Date of Public Hearing: \_\_\_\_\_

Application Fees: \_\_\_\_\_ Annexation Fees: \_\_\_\_\_

Escrow Deposit for consultant fees: \_\_\_\_\_

Is a Courtesy Review by the Village Board required? ☐ Yes ☐ No

Traffic study required? ☐ Yes ☐ No

Any impact fees/contributions required? ☐ Yes ☐ No

Compensation amenities required? ☐ Yes ☐ No

Application accepted by: \_\_\_\_\_ Date: \_\_\_\_\_



Our Home 70 E. Harbor Dr

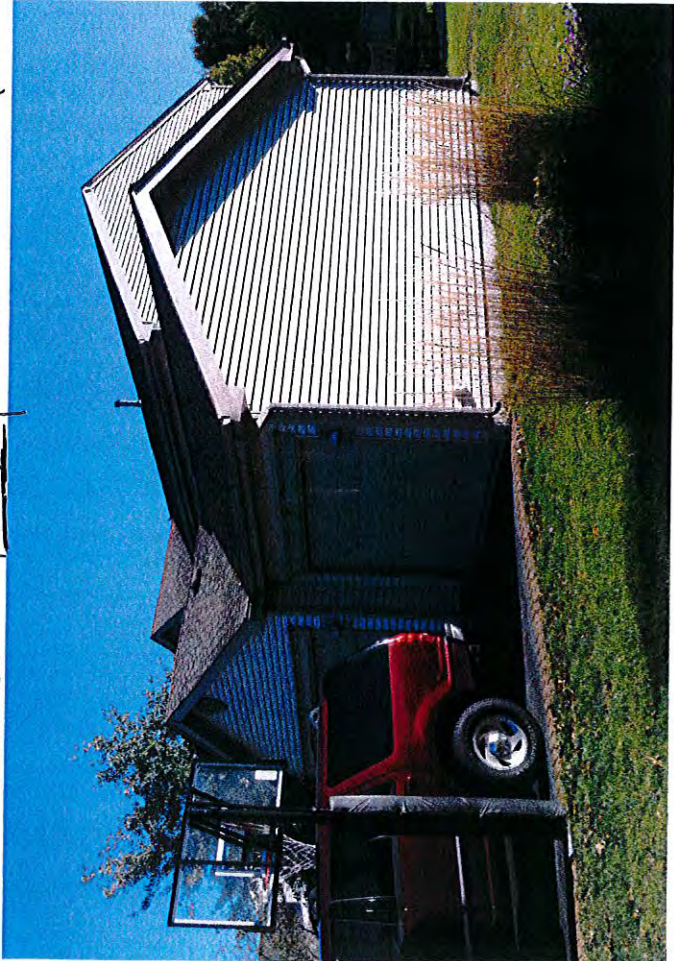




68 E Harbor - Primary Elevation Example



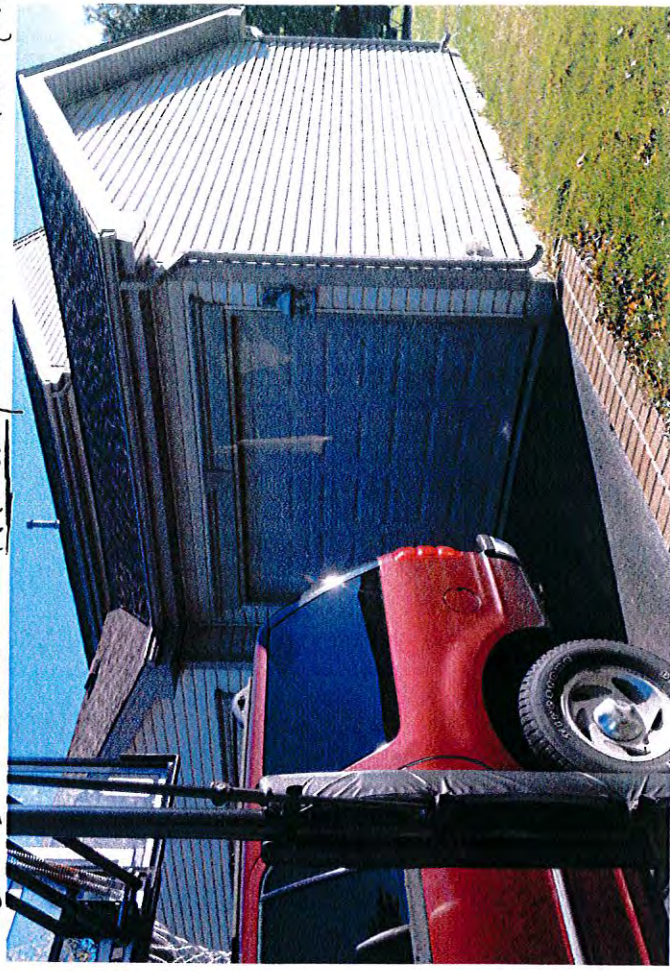
68 E Harbor - Primary elevation example



93 E. Harbor - car addition but not primary elevation example



68 E. Harbor - Primary Elevation Example

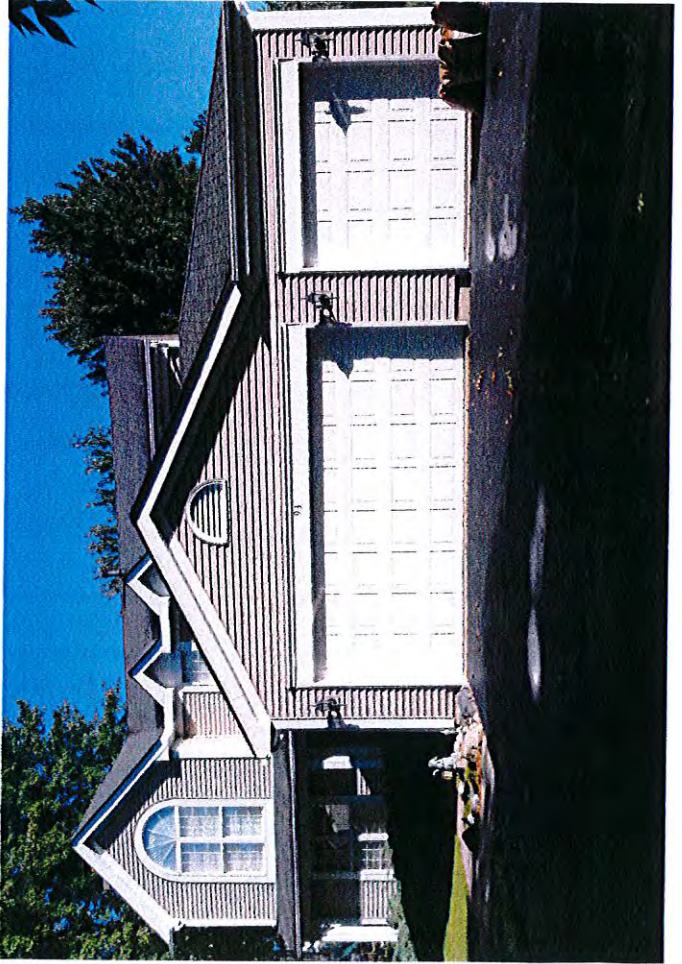




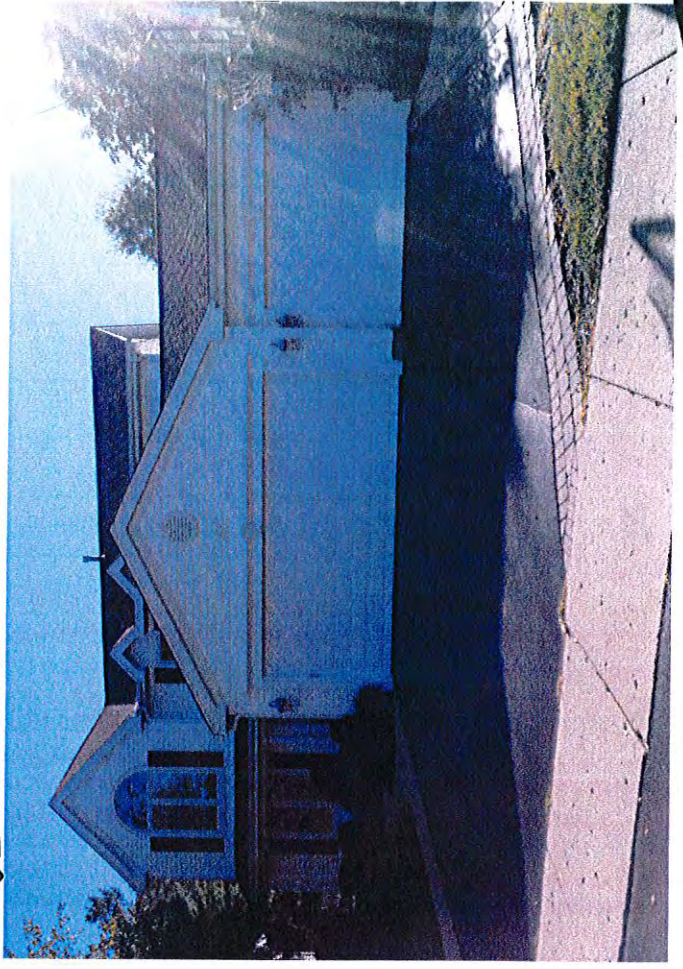
62 E Harbor



93 E Harbor



62 E Harbor



Homes on neighborhood block  
with similar 3<sup>rd</sup> stall garages.  
These are not primary elevation  
examples, but reference points to  
additions on block only



033

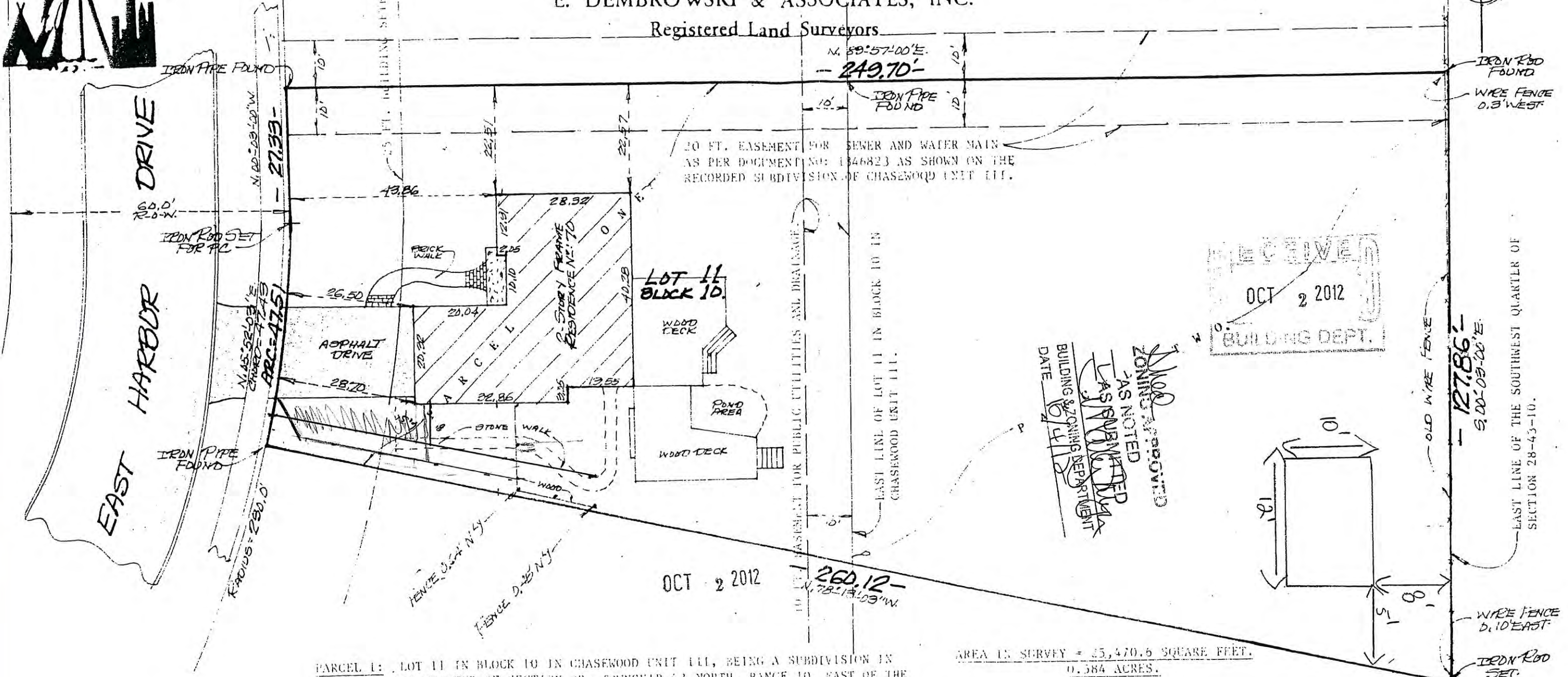
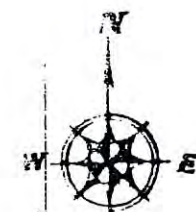


# PLAT OF SURVEY

ARCHITECTURAL INDUSTRIAL LOTS FARMS SUBDIVISIONS MORTGAGE CONDOMINIUMS

BY  
E. DEMBROWSKI & ASSOCIATES, INC.  
Registered Land Surveyors

COMMONLY KNOWN AS 70 EAST HARBOR DRIVE,  
LAKE ZURICH, ILLINOIS.



PARCEL 1: LOT 11 IN BLOCK 10 IN CHASEWOOD UNIT III, BEING A SUBDIVISION IN THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 43 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 12, 1985 AS DOCUMENT 2398599, IN LAKE COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF THE SOUTHWEST QUARTER OF SECTION 28, TOWNSHIP 43 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 11 IN CHASEWOOD UNIT III AS RECORDED IN THE RECORDER'S OFFICE OF LAKE COUNTY, ILLINOIS, ON NOVEMBER 12, 1985 PER DOCUMENT 2398599; THENCE NORTH 89 DEGREES 57 MINUTES 00 SECONDS EAST A DISTANCE OF 128.70 FEET TO A POINT ON THE EAST LINE OF THE SOUTHWEST QUARTER OF SECTION 28; THENCE SOUTH 00 DEGREES 03 MINUTES 00 SECONDS EAST, A DISTANCE OF 127.86 FEET, TO A POINT; THENCE 78 DEGREES 12 MINUTES 53 SECONDS WEST, A DISTANCE OF 131.50 FEET TO THE SOUTHEAST CORNER OF SAID LOT 11; THENCE NORTH 00 DEGREES 03 MINUTES 00 SECONDS WEST, A DISTANCE OF 100.88 FEET TO THE POINT OF BEGINNING, IN LAKE COUNTY, ILLINOIS.

AREA IN SURVEY = 25,470.6 SQUARE FEET,  
0.584 ACRES.

STATE OF ILLINOIS)  
(COUNTY OF McHENRY)

WE, E. DEMBROWSKI & ASSOCIATES, DO HEREBY CERTIFY THAT A SURVEY HAS BEEN MADE UNDER ITS DIRECTION BY A REGISTERED PROFESSIONAL ILLINOIS LAND SURVEYOR OF THE PROPERTY DESCRIBED HEREON, AND THE PLAT HEREON DRAWN IS A REPRESENTATION OF SAID SURVEY, IN WHICH ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. THIS SURVEY DOES NOT CONFORM TO THE MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

E. DEMBROWSKI & ASSOCIATES, INC.  
1101 PADDOCK RD.  
SPRING GROVE, IL. 60081-9472  
PHONE: 847-540-9371 / 815-675-0661  
FAX NO: 847-540-9375 / 815-675-0662

REGISTERED ILLINOIS LAND SURVEYOR  
NO. 035-00302  
EUGENE M. DEMBROWSKI  
LICENSE EXPIRES NOVEMBER 30, 2012.

NOTE  
\* DIMENSIONS ARE NOT TO BE ASSUMED OR SCALED  
\* COMPARE ALL POINTS BEFORE BUILDING AND REPORT ANY DISCREPANCY IMMEDIATELY  
\* THE LEGAL DESCRIPTION SHOWN HEREON WAS SUBMITTED TO THE SURVEYOR FOR USE IN PREPARATION OF THIS SURVEY AND MUST BE COMPARED TO THE DEED OR TITLE COMMITMENT

Order No. 120114  
Scale: 1 inch = 20 feet  
Date JULY 19, 2012  
Ordered by JEFFERY M. CLERY, ATTY.



## Community Services Dept.

- Building & Zoning
  - Public Works
- 505 Telser Road  
Lake Zurich, IL 60047



Phone: (847) 540-1696  
Fax: (847) 726-2182  
Web: [www.LakeZurich.org](http://www.LakeZurich.org)

## MEMORANDUM

Date: October 28, 2013

To: Jason T. Slowinski, Village Manager

From: Daniel A. Peterson, Building & Zoning Manager

Subject: Zoning Application for Lindberg Residence – 567 Chesterfield Lane

**Issue:** Chris and Jennifer Lindberg (the “Owners” and “Applicants”), collectively referred to as the Applicants of 567 Chesterfield Lane are seeking relief from a certain zoning code requirement. They have proposed construction of a third stall garage and mudroom addition which is required to maintain a 10 foot side yard setback in their subdivision and they have proposed a 5 foot side yard setback. Initially they sought to maintain an 8 foot side yard setback but further analysis of their property indicated the need for a 5 foot side yard setback. Their lot is reverse-pie shaped resulting in a very large front yard with a limited side yard. A variation is sought for relief from Zoning Code:

1. To reduce the minimum required interior side yard for an addition pursuant to Subparagraph 3-111C2 of the Zoning Code, from 10 feet to 5 feet;

The Subject Property is currently in the Village’s R-5 Single Family Zoning District.

**Analysis:** The Lake Zurich Zoning Board of Appeals conducted a public hearing on October 17, 2013, and recommended by 4-1 vote that the Board of Trustees approve the Application for side yard reduction for the proposed addition from 10 feet to 5 feet. Neighbors on adjacent sides of this property – Mary Heffernan of 571 Chesterfield and Tom and Donna Dudal of 561 Chesterfield submitted letters in support of the variation.

**Recommendations:**

1. Approval of Variation. The Mayor and Board of Trustees, pursuant to the authority vested in them under the laws of the State of Illinois and Chapters 17 of the Lake Zurich Zoning Code, hereby approves An Ordinance Granting a Variation for 567 Chesterfield Lane.

**LAKE ZURICH ZONING BOARD OF APPEALS**  
**FINDINGS & RECOMMENDATIONS**  
**FOR LINDBERG RESIDENCE – 567 CHESTERFIELD LANE**

October 17, 2013

The Zoning Board of Appeals recommends adoption of variation for the Lindberg property, 567 Chesterfield, subject to and including the terms, conditions and findings contained in the attached Staff Report dated October 11, 2013 for this matter with the following additions, changes and modifications:

The relief granted is to reduce the required side yard setback for an addition from 10 feet to 5 feet and not to 8 feet as initially requested.

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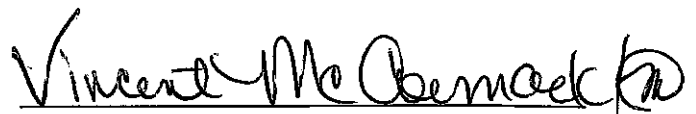
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Vincent McCormack, Chairperson



**ORDINANCE NO. 2013-11 - 924**

***An Ordinance Granting a Variation for  
567 Chesterfield Lane***

WHEREAS, Chris and Jennifer Lindberg ("Applicants") are the owners of the property commonly known as 567 Chesterfield Lane and legally described in Exhibit A attached hereto (the "Subject Property"); and

WHEREAS, the Applicants filed an Application with the Village of Lake Zurich dated September 16, 2013, ("Application") seeking the following approval for constructing an addition:

- A. Reduction of the interior side yard requirements from 10 feet to 8 feet pursuant to Lake Zurich Zoning Code Subparagraph 3-111C2;

WHEREAS, the Subject Property is zoned in the R-5 Single Family Residential District; and

WHEREAS, the Lake Zurich Zoning Board of Appeals conducted a public hearing on October 17, 2013, to consider the Application and all of the facts and circumstances affecting the application, including staff reports and recommendations, which the Zoning Board of Appeals has adopted as their own findings; and recommended approval subject to the conditions set forth in Section 2 of this Ordinance; and

WHEREAS, on November 4, 2013, the Mayor and Board of Trustees have considered the findings and recommendations of the Zoning Board of Appeals and have considered the recommendations of the Zoning Board of Appeals and Village staff, have considered all of the facts and circumstances affecting the Application, and have determined that the Application satisfies the applicable standards in the Lake Zurich Zoning Code.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Lake Zurich, Lake County, Illinois, as follows:

SECTION 1: The foregoing recitals are incorporated herein as findings of the Mayor and Board of Trustees.

SECTION 2: The Mayor and Board of Trustees does hereby grant to the Applicants a variation for the Subject Property reducing the minimum required interior side yard pursuant to Subparagraph 3-111C2 of the Zoning Code from 10 feet to 5 feet and not to 8 feet as initially sought, to allow construction of an addition as indicated on the plat of survey subject to all of the following conditions:

- A. The grant of a variation does not authorize any work on the Subject Property, but rather merely authorizes the filing and processing of permits that may be required for such work. The Applicants shall submit all applicable building plans, and all other required materials, in a timely manner to the appropriate parties, which materials shall be prepared in compliance with all applicable Village codes and ordinances.

- B. The Subject Property shall be developed in strict compliance with all applicable building and zoning codes and regulations except only as varied specifically hereby.

SECTION 3: The findings, recommendations and conditions of the Zoning Board of Appeals and staff reports and filings provided to the Zoning Board of Appeals are hereby accepted as the Board's own and shall be made a part of the official record for the Application and are attached hereto as Exhibit B.

SECTION 4: The variation granted in Section 2 of this Ordinance may be revoked by the Board of Trustees on the violation of any term, restriction, or condition of this Ordinance or of any applicable Village code or regulation.

SECTION 5: This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form (which publication is hereby authorized) as provided by law.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_ 2013.

Voting Aye:

Voting Nay:

Absent:

Abstain:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_ 2013.

\_\_\_\_\_  
Thomas M. Poynton, Mayor

ATTEST:

\_\_\_\_\_  
Village Clerk Kathleen Johnson

(SEAL)

Published: \_\_\_\_\_

## **EXHIBIT A – LEGAL DESCRIPTION**

### **567 Chesterfield Lane**

**Lot 96 in Braemar Unit 2, being a Subdivision of part of the Northeast quarter of Section 30, Township 43 North, Range 10, East of the Third Principal Meridian, according to the plat thereof recorded May 3, 1988 as Document No. 2678607 in Lake County, Illinois**



## **EXHIBIT B – FINDINGS AND RECOMMENDATIONS**

**Zoning Board of Appeals Findings and Recommendations to be  
attached**


**Building & Zoning Dept.**  
70 E. Main Street  
Lake Zurich, IL 60047-3226



Phone: (847) 540-1698  
Fax: (847) 540-1769  
Web: [www.volz.org](http://www.volz.org)

**MEMORANDUM**

**TO:** Chairman McCormack  
Zoning Board of Appeals Members

**FROM:** Daniel A. Peterson   
Building & Zoning Manager

**DATE:** October 11, 2013

**RE:** 567 Chesterfield Lane – Lindberg Residence

Chris and Jennifer Lindberg have lived at 567 Chesterfield since 2006. They have proposed an addition which will include a mud room and a third stall added to the garage. The existing shed will be relocated. Their subdivision requires a 10 foot side yard setback and an 8 foot setback is proposed, requiring relief for 2 feet. Manhard, the Village's engineering consultants, has reviewed the proposal and has no concern provided the owners maintain the existing stormwater drainage pattern.

The adjacent neighbor located closest to the proposed addition, Mary Heffernan, submitted a letter dated September 25, 2013 in support of the requested variation.

Relief is sought from the following Zoning Code section:

- Zoning Code Subparagraph 3-111C2 to reduce the required interior side yard for an addition from 10 feet to 8 feet

I submit this application and all pertinent documentation to the Zoning Board of Appeals for review and recommendation.

**Enclosures**

9/16/13	Application with cover letter and attachments
10/11/13	Zoning review
9/23/13	Engineering review
9/25/13	Letter from Mary Heffernan

## ZONING REVIEW

PROJECT: LINDBERG RESIDENCE  
LOCATION: 567 CHESTERFIELD  
REVIEWED BY: MARY MEYER  
DATE: OCTOBER 11, 2013  
DOCUMENTS  
REVIEWED: APPLICATION DATED 9/16/13 WITH ATTACHMENTS, ZONING CODE,  
LAND DEVELOPMENT CODE

Chris and Jennifer Lindberg have lived at 567 Chesterfield for seven years. They have proposed a third stall added to their garage as well as construction of a mud room. The existing shed would be relocated. Their subdivision requires a minimum 10 foot side yard setback and an 8 foot yard is proposed; a 2 foot variation is sought. Review is as follows:

- 1) Zoning: R-5 Single Family
- 2) Minimum Interior  
Side Yard: Required: 10 feet  
Proposed: 8 feet; 2 foot variation sought

### Conclusion

Consideration for variation to reduce the required interior side yard from 10 feet to 8 feet for an addition to the existing attached garage and construction of mud room shall be based on standards outlined in Zoning Code Chapter 17.



Civil Engineering  
Surveying  
Water Resources Management  
Water & Wastewater Engineering  
Supply Chain Logistics  
Construction Management  
Environmental Sciences  
Landscape Architecture  
Land Planning

## MEMO

**To:** Building and Zoning Department

**From:** Peter Stoehr, P.E.

**Date:** September 23, 2013

**Re:** Engineering Review - [REDACTED]  
567 Chesterfield Lane

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The following information was submitted for review:

1. One (1) copy of the Annexation and Zoning Application for 567 Chesterfield signed by applicant Christopher Lindberg on September 16, 2013.
2. One (1) copy of Plat of Survey by Jens K. Doe dated March 9, 2006 without proposed addition or driveway revision shown.

Based on a review of the submitted information, Manhard Consulting, Ltd offers the following comments:

1. The property owner shall ensure that the existing stormwater drainage pattern is maintained during construction and upon completion of building addition.

Manhard Consulting, Ltd.

900 Woodlands Parkway • Vernon Hills, Illinois 60061

tel: (847) 634-5550 • fax: (847) 634-0095 • [www.manhard.com](http://www.manhard.com)

ARIZONA • CALIFORNIA • COLORADO • GEORGIA • ILLINOIS • INDIANA • MARYLAND • NEVADA • VIRGINIA



September 25, 2013

Village of Lake Zurich  
70 E. Main St  
Lake Zurich, IL 60047

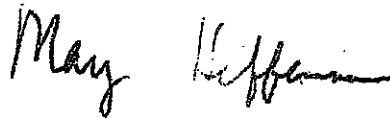
To Whom It May Concern:

I am writing this letter to show my support for the variation that Chris & Jenny Lindberg have asked from the village. We have been neighbors and friends for over six years and I have seen their family grow and understand the need for the mudroom and garage additions. I understand that these additions will sit outside the village guidelines for side yard set backs and not be the fully intended ten feet between property lines. The anticipated distance will be 6-8 feet from the lot lines and I am OK with this.

As a parent myself, I know the importance of good friends, neighbors, and schools and sincerely support their wishes for a home addition.

If you have any questions, I can be reached at (847)726-7627 or [pinkheff@aol.com](mailto:pinkheff@aol.com).

Mary Heffernan  
571 Chesterfield Ln  
Barrington, IL 60010

A handwritten signature in cursive script that reads "Mary Heffernan". The signature is written in dark ink and is positioned to the right of the printed name and address.

September 15, 2013

Vincent McCormack, Chairperson, Zoning Board of Appeals  
Village of Lake Zurich  
70 E. Main St  
Lake Zurich, IL 60047

Dear Mr. McCormack and Zoning Board of Appeals,

We moved to Lake Zurich in April 2006 and have loved living in the area. We have a wonderful home, great neighborhood, and good friends. We have two small children and look forward to many years ahead with them in our home. As our children have grown, so has our need for storage and living space. We would like to add a mudroom and extend our garage (to a third stall) to accommodate these needs. There are several homes in our neighborhood and surrounding neighborhoods that have made these exact same improvements.

We would like to add to our home, a third stall to our 2 car garage and a mudroom behind the current garage on the south end of the home. The garage would be a standard garage size to fit one car and the mudroom would be approximately 16' by 7'. We currently have 3 vehicles and this would give us the ability to park all the cars in the garage and out of the elements. The mudroom would allow additional storage space and a more functional entry point from the garage, especially during the winter months. According to Lake Zurich village code, we need to have a 10 foot set back on each side of our home. Our home is on a "pie" shaped parcel of land and due to the position on the home on the lot, we would need a variance to build both of these additions (variance needed on side lot, next to 571 Chesterfield). We are asking for a 2-foot variance to complete the additions.

We have researched purchasing a new home with these added amenities, and have determined that we love our neighborhood, home and friends and would much prefer to stay in Lake Zurich and add on to our current home. The variance would allow us to build these additions to suit our needs.

Thank you very much for your consideration.



Chris and Jennifer Lindberg  
567 Chesterfield Ln  
Barrington, IL 60010





## ANNEXATION AND ZONING APPLICATION

Building & Zoning Department  
Planning & Development Division  
70 E. Main Street  
Lake Zurich, IL 60047  
Phone: (847) 540-1698  
Fax: (847) 540-1769

(Please Type or Print)

1. Address of Subject Property: 567 CHESTERFIELD LN, BARRINGTON, IL 60010  
2. Legal description: Lot 96 Block unit 2 Subdivision BRAEMAR

Please attach complete legal description and email a copy to planning staff at [gadde@volz.org](mailto:gadde@volz.org) (for PC packets) and to [mever@volz.org](mailto:mever@volz.org) (for ZBA packets).

Property dimensions are: \_\_\_\_\_ ft. by \_\_\_\_\_ ft. = 10540 square feet

If more than two acres, then give area in acres: \_\_\_\_\_

3. Property Identification number(s): 14-30-211-024  
4. Owner of record is: CHRISTOPHER & JENNIFER LINDBERG Phone: 847-540-7282  
Fax: \_\_\_\_\_ E-Mail jennifer.lindberg2@yahoo.com  
Address: 567 CHESTERFIELD LN, BARRINGTON, IL 60010

4. Applicant is (if different from owner): \_\_\_\_\_ Phone: \_\_\_\_\_  
Fax: \_\_\_\_\_ E-Mail \_\_\_\_\_  
Address: \_\_\_\_\_

6. Applicant's interest in the property: Owner  
(owner, agent, contractor, Realtor, etc.)

### 7. THE FOLLOWING ACTION IS REQUESTED:

Please provide a detailed explanation in a separate cover letter, explaining each zoning standard as it relates to the following applications. For Lake Zurich Zoning Code visit [volz.org](http://volz.org) and look under Planning & Development webpage.

#### A. VILLAGE BOARD APPLICATION TO ANNEX CERTAIN TERRITORY

All land annexed to the Village is classified automatically after such annexation in the R-1\2 Single Family Residential District. The owner must file an application for a Zoning Map amendment if he or she desires a different zoning classification for the Subject Property.

- ☐ Petition to Annex certain Territory (Please complete attached petition)  
☐ Application to Annex certain Territory



## B. PLAN COMMISSION APPLICATIONS

- ☐ Zoning Code **Map** Amendment for \_\_\_\_\_  
Zoning Code **Text** Amendment for \_\_\_\_\_

(See Section 18-103 of the Lake Zurich Zoning Code for specific standards. In general, The Plan Commission will evaluate the consistency of the proposed amendment with the purposes of the Zoning Code and the community need for the proposed amendment, uses, and development. If a specific parcel is the subject of this amendment, then provide the additional information listed in Section 18-103C.)

- ☐ Special Use Permit/Amendment for \_\_\_\_\_

(See Section 19-103 of the Lake Zurich Zoning Code for specific standards. The Plan Commission also will consider whether the proposed special use is deemed necessary for the public convenience at the particular location and whether alternative locations have been evaluated.)

- ☐ Site Plan Approval/Major Adjustment/Amendment

(See Section 20-103 of the Lake Zurich Zoning Code for specific standards.)

- ☐ Exterior Appearance/Amendment

(See Section 21-103 of the Lake Zurich Zoning Code for specific standards.)

- ☐ Planned Unit Development/Major Adjustment/Amendment

(Planned Unit Developments are a distinct category of special use and are intended to create a more desirable environment than through strict application of the zoning and subdivision regulations. See Section 22-105 of the Lake Zurich Zoning Code for specific standards. Please list all the 'modifications' requested in the cover letter. Planned Unit Developments also require providing compensating amenities to the Village.)

- ☐ Preliminary and Final Plat of Subdivision/Amendment

(See Sections 10-5-2 and 10-5-9 of the Land Development Code for specific standards.)

- ☐ Modification to the Land Development Code (includes retaining walls more than 2 feet in height)

(See Section 10-6-18 of the Land Development Code for specific standards.)

## C. ZONING BOARD OF APPEALS APPLICATION

- ☒ Variation for Side yard set back. 2 foot Variance to accommodate  
garage & mudroom

(Illinois State Law requires that in order for a Variation to be granted a land-related hardship must be proven by a positive Finding of Fact for certain criteria. See Section 17-104 of the Lake Zurich Zoning Code for specific standards. Please indicate what your specific hardships are in the cover letter. Self-inflicted hardships are not eligible for a variance.)

## D. COMPREHENSIVE PLAN APPLICATION

- ☐ Comprehensive Plan **Map** Amendment for \_\_\_\_\_

- ☐ Comprehensive Plan **Text** Amendment for \_\_\_\_\_



Please complete the following for all applications.

8. All existing uses and improvements on the property are: Single family residence

9. The proposed uses on the property, if this application is approved are: Storage & living space

10. Covenants, Conditions, or Restrictions List any covenants, conditions, or restrictions concerning the type of improvements, setbacks, area, or height requirements placed on the Subject Property and now of record and the date of expiration of said restrictions:

none

11. Contract or Agreement Describe any contract or agreement of any nature relevant to the sale or disposal of the Subject Property:

none

12. Protected Soils: Identify all soils on the Subject Property that are subject to natural resource protection standards. (See Sections 8-302 and 8-303 of the Zoning Code.)

13. List the owners of record of all properties located within 250 feet, excluding all Public Right-of-Ways of the Subject Property. (If property is held in a Trust, give the Trust Number and Bank name and address.)

These parties should be notified by the Applicant prior to the public hearing. (Refer to detailed instructions on Page 7.) Staff will provide the required notice to the Applicant. The required sign(s) will be erected by the Village of Lake Zurich.

Property Identification Number (PIN)	Owner's Name	Mailing Address
	See attached.	


(If more space is needed, please attach a separate sheet of paper.)

**THE APPLICANT'S SIGNATURE BELOW INDICATES THE INFORMATION CONTAINED IN THIS APPLICATION AND ON ANY ACCOMPANYING DOCUMENTS IS TRUE AND CORRECT.**

**THE APPLICANT ALSO ACKNOWLEDGES IF THE CONSULTANT EXPENSES EXCEED THE INITIAL ESCROW DEPOSIT, THE APPLICANT WILL REIMBURSE THE ACCOUNT IMMEDIATELY.**

CHRISTOPHER R LINDBERGH  
(Name of applicant)

[Signature]  
(Signature of applicant)

Subscribed and sworn to before me this 16 day of September, 2012. 2013

[Signature] My Commission Expires 4/16/2015  
(Notary Public)

**"OFFICIAL SEAL"**  
Christine Knutson Franson  
Notary Public, State of Illinois  
My Commission Expires 4/16/2015

C  
(Name of Owner, if different) (Signature of Owner, if different)

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 2012.

\_\_\_\_\_  
(Notary Public) My Commission Expires \_\_\_\_\_

**\*\*\*Official Use Only\*\*\***

Zoning Case Number: \_\_\_\_\_ Date of Public Hearing: \_\_\_\_\_

Application Fees: \_\_\_\_\_ Annexation Fees: \_\_\_\_\_

Escrow Deposit for consultant fees: \_\_\_\_\_

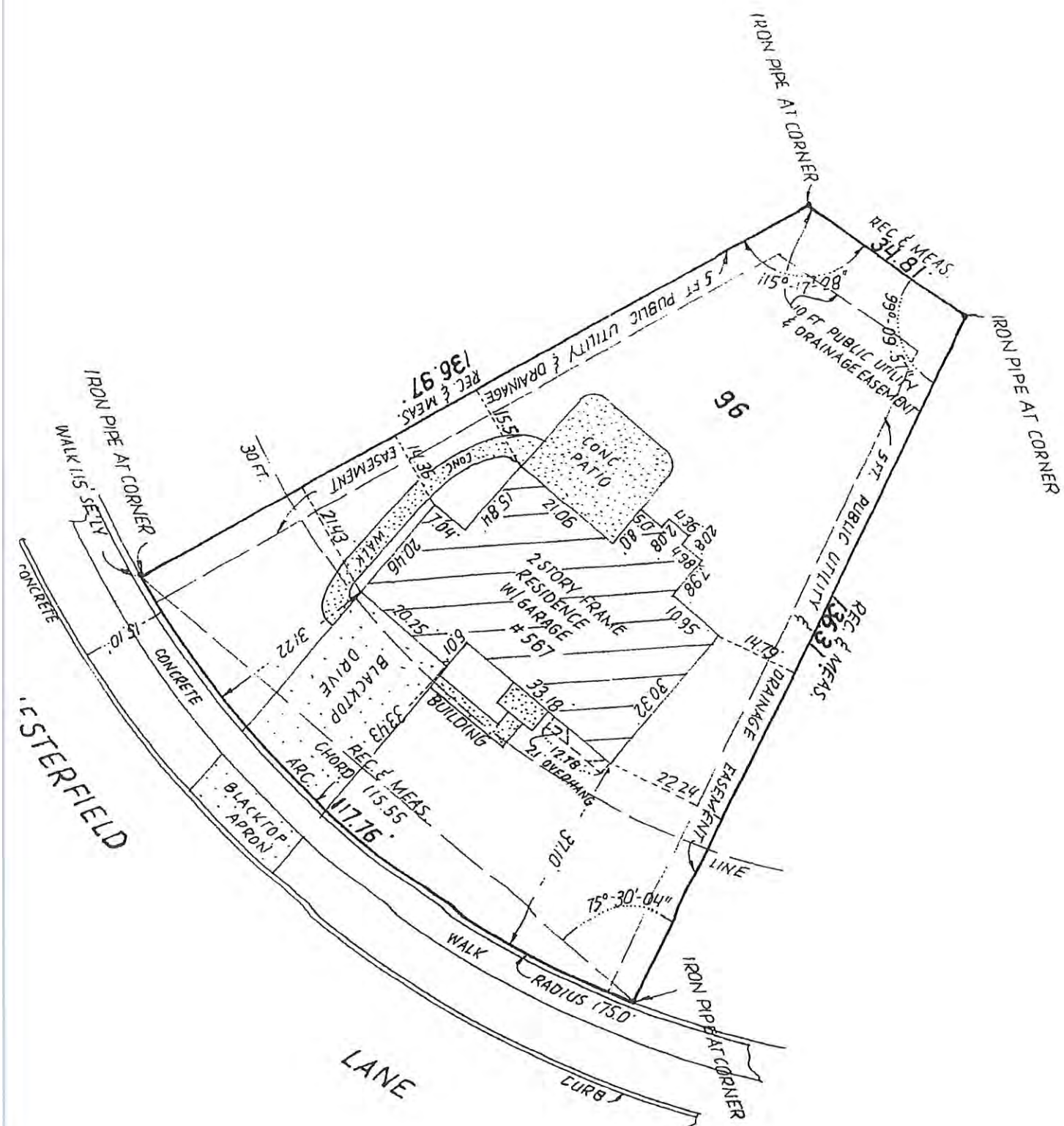
Is a Courtesy Review by the Village Board required? ☐ Yes ☐ No

Traffic study required? ☐ Yes ☐ No

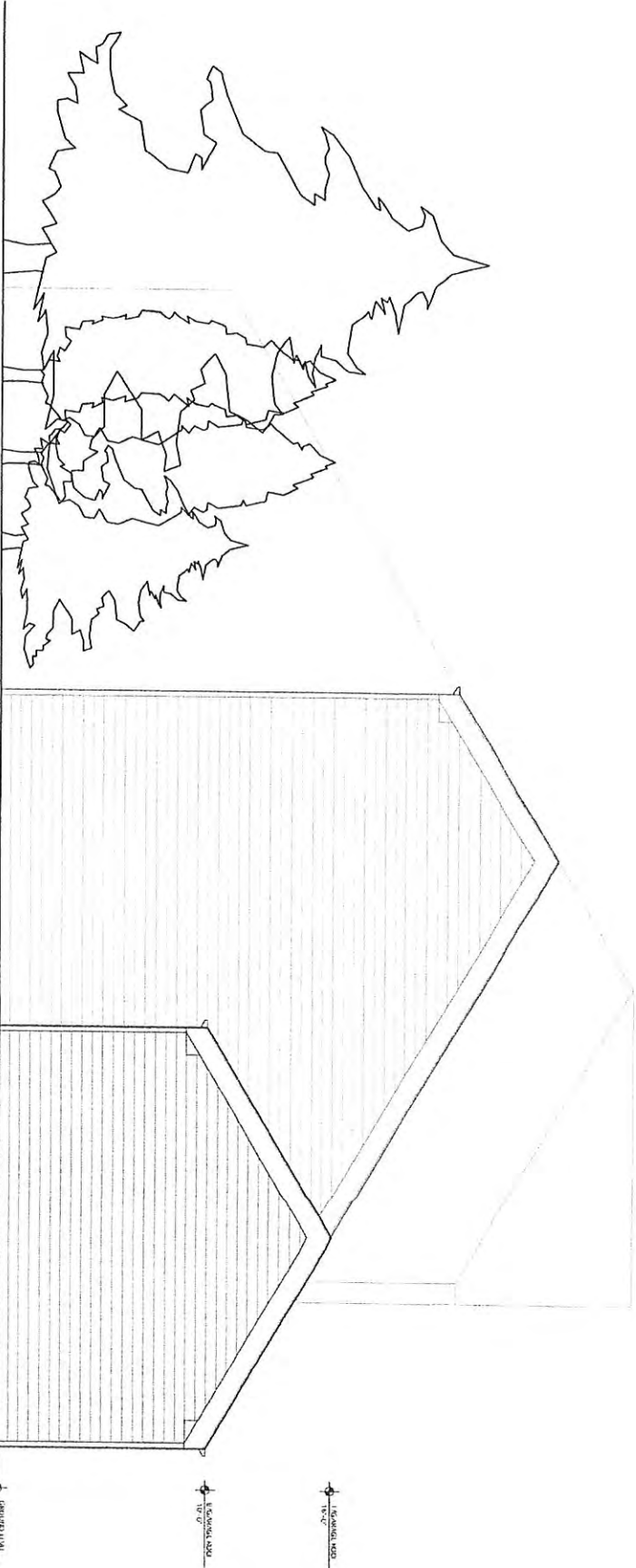
Any impact fees/contributions required? ☐ Yes ☐ No

Compensation amenities required? ☐ Yes ☐ No

Application accepted by: \_\_\_\_\_ Date: \_\_\_\_\_



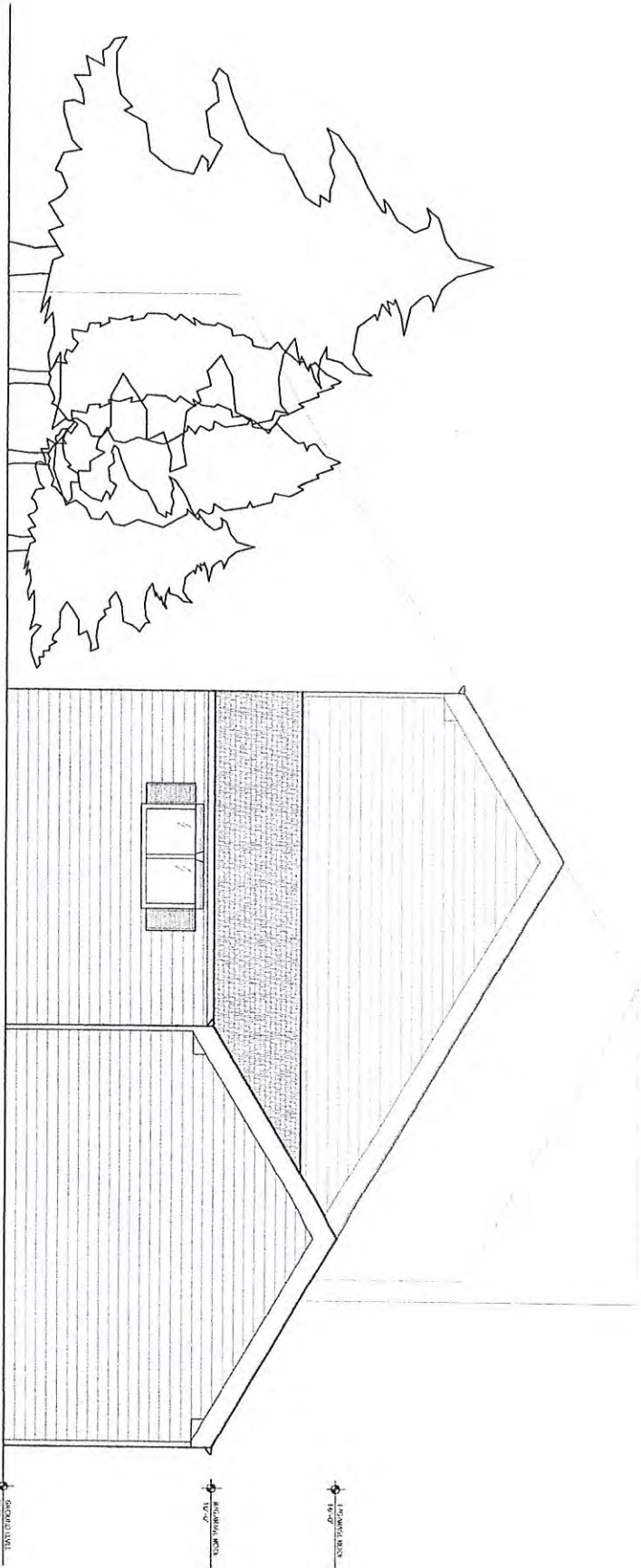




EXISTING ELEVATION - SIDE VIEW



NEW ELEVATION - SIDE VIEW





Our current home, 569 Chesterfield Ln

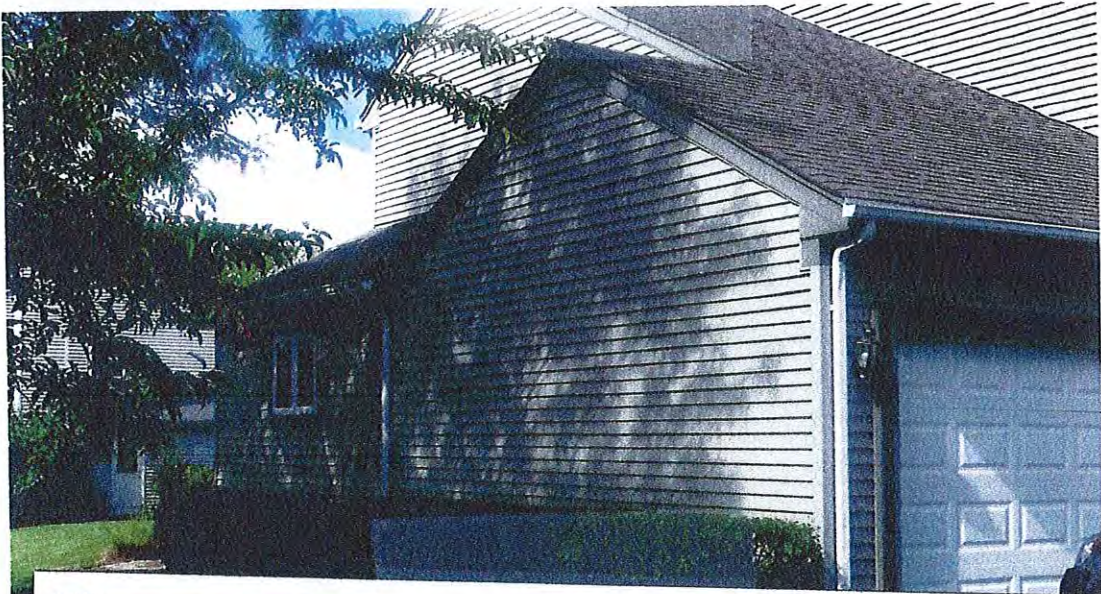


Shed to be  
relocated to  
other side  
of home





proposed mudroom location & appearance #2





proposed third stall garage



Mudroom - 16ft x 7ft.

Garage - 12ft x 20ft.



51

October 16, 2013

Vincent McCormack, Chairperson, Zoning Board of Appeals  
Village of Lake Zurich  
70 E. Main St  
Lake Zurich, IL 60047

Dear Mr. McCormack and Zoning Board of Appeals,

We have previously asked for a 2 foot variance from the Village of Lake Zurich to accommodate a mudroom addition and third stall garage. After additional estimates and planning, we have determined that a 5 foot variance is needed for the garage space. The anticipated dimensions of the garage are approximately 10 ft x 20 ft and with the shape of our lot, position of our home, and current roof line, the additional garage would require a variance of 5 feet.

Thank you very much for your consideration.

The block contains two handwritten signatures in cursive. The first signature is on the left, followed by a large, stylized flourish. The second signature is to the right of the flourish and appears to read "Jennifer Lindberg".

Chris and Jennifer Lindberg  
567 Chesterfield Ln  
Barrington, IL 60010

Date: October 15, 2013

To: Village of lake Zurich

From: Tom & Donna Dudal, 561 Chesterfield Lane

Subject: Variance request for 567 Chesterfield Lane

To whom it may concern,

We are without question in favor of granting this variance.

It is refreshing to see improvements like this in our neighborhood.

Lake Zurich granted us a similar variance some fifteen years ago.

Tom Dudal  
Donna Dudal

---

**VILLAGE OF LAKE ZURICH**  
Semi-Monthly Warrant Report  
**November 4, 2013**  
**Warrant Total - \$1,078,617.41**

---

**Payment Request(s) Exceeding 5% of Total Warrant**

- Payment to:
  - Vendor: Lake County Public Works Dept.
  - Fund: Water / Sewer
  - Reference: Page 14
  - Amount: \$507,376.08
  - %Warrant: 47.04%

LCTC Collections
  
- Payment to:
  - Vendor: United Healthcare Insurance Co.
  - Fund: Medical Self Insurance
  - Reference: Page – Manual Check List
  - Amount: \$162,601.90
  - %Warrant: 15.08%

Health Insurance – December 2013
  
- Payment to:
  - Vendor: Peapod, LLC
  - Fund: Water / Sewer
  - Reference: Page 6
  - Amount: \$95,998.00
  - %Warrant: 8.90%

3<sup>rd</sup> Qtr 2013 Sales Tax

Scheduled Payments \$765,975.98 or 71.01% of Total Warrant Presented for Payment.



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**Village of Lake Zurich**  
Semi-Monthly Warrant Report  
**Total by Fund - Warrant Dated November 4, 2013**

---

Fund	Fund Title	Total
101	GENERAL FUND	242,367.93
202	MOTOR FUEL TAX	15,046.46
210	TIF TAX ALLOCATION FUND	3,857.50
310	TIF DEBT SERVICE	500.00
401	CAPITAL PROJECT	29,618.87
402	PARK IMPROVEMENT	32,438.57
405	NHRST CAPITAL PROJECTS	3,285.01
410	TIF REDEVELOPMENT	52.00
501	WATER/SEWER	542,626.05
601	MEDICAL SELF INSURANCE	193,035.93
603	RISK MANAGEMENT INS	7,086.59
710	PERFORMANCE ESCROW	1,082.63
714	SSA #11 LZ PINES SUB	149.61
720	PAYROLL CLEARING	7,470.26

Warrant Total - 1,078,617.41

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**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Total by Fund - Warrant Dated November 4, 2013**

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Printed Date: 10/29/2013

Fund	Fund Title	Total
101	GENERAL FUND	204,019.81
202	MOTOR FUEL TAX	15,046.46
210	TIF TAX ALLOCATION FUND	3,857.50
310	TIF DEBT SERVICE	500.00
401	CAPITAL PROJECT	29,618.87
402	PARK IMPROVEMENT	32,194.57
405	NHRST CAPITAL PROJECTS	3,285.01
410	TIF REDEVELOPMENT	52.00
501	WATER/SEWER	541,240.05
601	MEDICAL SELF INSURANCE	30,434.03
603	RISK MANAGEMENT INS	7,086.59
710	PERFORMANCE ESCROW	60.63
714	SSA #11 LZ PINES SUBDV	149.61
720	PAYROLL CLEARING	7,470.26

Warrant Total - \$875,015.39

**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37 AM

**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 10113001 -FINANCIAL ADMIN</b>				
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	CREDIT - CHAIRS	(105.00)
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	CHAIRS - TESTING	105.00
5412	BANK & CREDIT CARD FEES	EHLERS INVESTMENT PARTNERS LLC	INVESTMENT MANAGER FEES -	625.75
5353	OFFICE SUPPLIES	WAREHOUSE DIRECT, INC	COPY PAPER (4)	110.00
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	CHAIRS - TESTING	198.99
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	CREDIT -RTN PADS	(5.86)
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	CREDIT - RTN CHAIRS	(198.99)
5274	MAINT-EQUIPMENT	PITNEY BOWES - LEASE	METER LEASE	59.00
5351	POSTAGE & SHIPPING	FEDERAL EXPRESS CORPORATION	SHIPPING - CAMERA	67.67
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	MISC ITEMS	65.88
<u>Program Total</u>				<u>922.44</u>
<b>Program: 10117017 -TECHNOLOGY</b>				
5570	CAPITAL LEASE	US BANK EQUIPMENT FINANCE	COPIER LEASE	1,007.36
5313	TELEPHONE	COMCAST CABLE	PW - INTERNET	89.85
5219	OTHER PROFESSIONAL SVCS	LEADINGIT SOLUTIONS	SUPPORT AGREEMENT	2,863.00
5321	COMPUTER SUPPLIES	INSIGHT PUBLIC SECTOR, INC	HP 2520 SWITCH	437.35
5313	TELEPHONE	COMCAST CABLE	PW - INTERNET	89.85
5313	TELEPHONE	COMCAST CABLE	PD INTERNET	101.98
5219	OTHER PROFESSIONAL SVCS	KOVACH, VERONICA L	ZBA MTG 10-17-13	15.00
5219	OTHER PROFESSIONAL SVCS	KOVACH, VERONICA L	PC MTG 10-16-13	36.00
5219	OTHER PROFESSIONAL SVCS	KOVACH, VERONICA L	VB MTG 10-7-13	30.00
5321	COMPUTER SUPPLIES	INSIGHT PUBLIC SECTOR, INC	NETWORKING EQUIPMT	1,268.77
5313	TELEPHONE	CALL ONE	ANALOG LINES - OCT	2,334.27
5219	OTHER PROFESSIONAL SVCS	KOVACH, VERONICA L	VB MTG 10-21-13	24.00
5551	COMPUTER SOFTWARE	UNITRENDS, INC	SOFTWARE SUPPORT	1,194.00
5219	OTHER PROFESSIONAL SVCS	GRANICUS	WEB HOSTING-NOV	1,020.00
5321	COMPUTER SUPPLIES	INSIGHT PUBLIC SECTOR, INC	MONITORS	518.75
5313	TELEPHONE	AT & T	VH ELEVATOR	63.10
<u>Program Total</u>				<u>11,093.28</u>
<b>Program: 10124001 -POLICE ADMIN</b>				
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	496.91
5155	MEMBERSHIPS & SUBSCRIP	PADDOCK PUBLICATIONS INC.	DAILY HERALD SUBSCRIPTION	34.00
5355	UNIFORMS	AVERILL'S SHARPER UNIFORMS	LAWTON: SWEATER VEST.	56.50
5155	MEMBERSHIPS & SUBSCRIP	IL FIRE & POLICE COMMISSION	ANNUAL MEMBERSHIP FEE	375.00
5271	MAINT-BLDGS & GROUNDS	BEST QUALITY CLEANING INC.	PD - CLEANING SERVICE	1,295.00
5355	UNIFORMS	GALL'S INC.	LAWTON: BELT AND FIVE PAN	241.95
5153	TRAINING & BUSINESS MTGS	PRI MANGEMENT GROUP	RECORDS DIVISION TRAINING	375.00
5271	MAINT-BLDGS & GROUNDS	OTIS ELEVATOR COMPANY	QUARTERLY MAINTENANCE AGR	800.82
5272	MAINT-LAWN & LANDSCAPING	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	726.22
5353	OFFICE SUPPLIES	RUNCO OFFICE SUPPLY & EQUIPMENT	OFFICE SUPPLIES, INVOICE	171.16
5271	MAINT-BLDGS & GROUNDS	SHERMAN MECHANICAL INC	HVAC REPAIR	2,368.00
<u>Program Total</u>				<u>6,940.56</u>
<b>Program: 10124021 -OPERATIONS</b>				
5355	UNIFORMS	ELEGANT EMBROIDERY/MELON INK	YUNDT: SEWING/EMBROIDERY	61.00
5274	MAINT-EQUIPMENT	WALZ EQUIPMENT COMPANY	PORTABLE SCALE CERTIFICAT	1,560.00



**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37 AM

**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
5157	MILEAGE REIMBURSEMENT	KNIGHT, SHAUN	PARKING REIMBURSEMENT - A	32.00
5153	TRAINING & BUSINESS MTGS	NORTHEAST MULTI-REGIONAL TRNG.	TRAINING, 40 HOUR LAW REV	100.00
5274	MAINT-EQUIPMENT	INTOXIMETER INC.	GAS TANK FOR INTOX EC/IR	196.50
5355	UNIFORMS	UNIFORMITY INC.	UNIFORM ALLOWANCE, INVOIC	150.80
5157	MILEAGE REIMBURSEMENT	KNIGHT, SHAUN	PARKING REIMBURSEMENT - A	40.00
5355	UNIFORMS	GALL'S INC.	FROST: DRESS SHOES.	121.75
5355	UNIFORMS	THE UPS STORE	MARRA; SHIPPING FOR RETUR	10.62
5355	UNIFORMS	UNIFORMITY INC.	UNIFORM ALLOWANCE, INVOIC	26.51
<b>Program Total</b>				<b>2,299.18</b>

**Program: 10124022 -COMMUNICATIONS**

5313	TELEPHONE	AT & T	Z LINE - 708Z48000110	323.80
5313	TELEPHONE	AT & T	Z LINE - 847R26063110	2,535.49
5313	TELEPHONE	AT & T	ZLINE - 708Z48300110	183.49
5313	TELEPHONE	AT & T	Z LINE - 708Z48001910	3,114.61
5313	TELEPHONE	AT & T	Z LINE - 708Z82001310	410.47
5313	TELEPHONE	AT & T	ZLINE - 847Z99568310	992.37
<b>Program Total</b>				<b>7,560.23</b>

**Program: 10124023 -CRIME PREVENTION**

5219	OTHER PROFESSIONAL SVCS	WEST PUBLISHING GROUP	CLEAR FEE - BACKGROUND IN	137.45
5153	TRAINING & BUSINESS MTGS	DANIELSON, KURT	REGISTRATION FEE FOR IAFC	40.00
5355	UNIFORMS	DANIELSON, KURT	MISC CLOTHING ITEMS FOR I	225.69
<b>Program Total</b>				<b>403.14</b>

**Program: 10125001 -FIRE/RESCUE-ADMIN**

5271	MAINT-BLDGS & GROUNDS	ANDERSON PEST SOLUTIONS	QUARTERLY PEST CONTROL	59.27
5355	UNIFORMS	CRAFT MASTER ENGRAVING	PASSPOT TAGS FOR DIVISION	50.50
5313	TELEPHONE	CALL ONE	ANALOG LINES - OCT	291.24
5570	CAPITAL LEASE	US BANK EQUIPMENT FINANCE	COPIER LEASE	217.59
5355	UNIFORMS	ABSOLUTELY CUSTOM	UNIFORMS	200.00
5355	UNIFORMS	CRAFT MASTER ENGRAVING	SHIPPING	5.37
5354	SMALL TOOLS & EQUIP	SEARS	TOOLS	318.31
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	257.82
5271	MAINT-BLDGS & GROUNDS	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	140.76
5413	EMPLOYEE EXAMS	PERSONNEL STRATEGIES, LLC	JOYCE BOECKMANN PSYCH EXA	1,000.00
<b>Program Total</b>				<b>2,540.86</b>

**Program: 10125032 -FIRE SUPPRESSION**

5355	UNIFORMS	AIR ONE EQUIPMENT	TURNOUT BOOTS 10.5 EEE (H	325.00
5355	UNIFORMS	W S DARLEY & COMPANY	GEAR	7,162.87
5153	TRAINING & BUSINESS MTGS	METROPOLITAN FIRE CHIEFS ASSN.	TUITION FOR THE NEW FIREF	25.00
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	202.58
5355	UNIFORMS	GALL'S INC.	SHIPPING	19.99
5277	MAINT-OTHER	INTERNATIONAL FIRE EQUIPMENT	SCBA HYDROTEST	45.57
5355	UNIFORMS	GALL'S INC.	PERSONAL TACTICAL GEAR BA	239.94
5355	UNIFORMS	ABSOLUTELY CUSTOM	UNIFORMS	279.36
5355	UNIFORMS	AIR ONE EQUIPMENT	SHIPPING	9.00
5355	UNIFORMS	AIR ONE EQUIPMENT	SHIPPING	9.00
5277	MAINT-OTHER	AIR ONE EQUIPMENT	BREATHING TEST	135.00

**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
5355	UNIFORMS	AIR ONE EQUIPMENT	FIRE FIGHTER'S HELMET (HA	219.00
<b>Program Total</b>				<b>8,672.31</b>

**Program: 10125033 -EMS**

5355	UNIFORMS	ABSOLUTELY CUSTOM	UNIFORMS	279.36
5550	MACHINERY & EQUIPMENT	VEETRONIX, INC	SHIPPING	8.25
5550	MACHINERY & EQUIPMENT	VEETRONIX, INC	PROGRAMMING KIT	50.00
5550	MACHINERY & EQUIPMENT	VEETRONIX, INC	RSO RELAY BOARD	35.00
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	119.80
5550	MACHINERY & EQUIPMENT	VEETRONIX, INC	TONE ALERT RECEIVER	310.00
5219	OTHER PROFESSIONAL SVCS	NC INC.	AMB COLLECTION FEES	320.53
5151	LICENSING/CERTIFICATIONS	NORTHWEST COMMUNITY HOSPITAL	E SYSTEM ENTRY FEE - MICHEH	75.00
5357	MEDICAL SUPPLIES	MEDTRONIC PHYSIO-CONTROL CORP.	6 WIRE PRECORDIAL LEAD	140.80
<b>Program Total</b>				<b>1,338.74</b>

**Program: 10125034 -SPECIAL RESCUE**

5152	CONFERENCES & SEMINARS	FIRE INVESTIGATOR STRIKE FORCE	TUITION FOR 4 INVESTIGATO	120.00
<b>Program Total</b>				<b>120.00</b>

**Program: 10125035 -FIRE PREVENTION BUREAU**

5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	160.66
<b>Program Total</b>				<b>160.66</b>

**Program: 10128001 -B & Z ADMIN**

5219	OTHER PROFESSIONAL SVCS	SUSAN R. PILAR CSR	COURT REP-MTG 10-16	150.00
5219	OTHER PROFESSIONAL SVCS	SNI COMPANIES	TEMP - JOZWIAK	548.57
5219	OTHER PROFESSIONAL SVCS	SUSAN R. PILAR CSR	ZBA - 10-17-13	150.00
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	195.72
5353	OFFICE SUPPLIES	RUNCO OFFICE SUPPLY & EQUIPMENT	BOXES	399.75
5570	CAPITAL LEASE	KIP AMERICA INC	WIDE FORMAT COPIER LEASE	260.81
<b>Program Total</b>				<b>1,704.85</b>

**Program: 10128080 -B & Z**

4321	BUILDING PERMITS	LORITZ, JANICE	CXL PERMIT	55.00
4321	BUILDING PERMITS	WHITE, GERALDINE	CXL PERMIT	65.00
<b>Program Total</b>				<b>120.00</b>

**Program: 10136001 -PW ADMIN**

5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	SUPPLIES	41.14
5353	OFFICE SUPPLIES	RUNCO OFFICE SUPPLY & EQUIPMENT	C/S IN-OUT BOARD	41.05
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	154.32
5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	37.18
5155	MEMBERSHIPS & SUBSCRIP	APWA	APWA RENEWAL	628.00
5413	EMPLOYEE EXAMS	NORTHWEST COMMUNITY HEALTH SV	DOT TESTING	205.00
5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	37.18
<b>Program Total</b>				<b>1,143.87</b>

**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37 AM

**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 10136042 -PARK MAINTENANCE</b>				
5311	ELECTRICITY	COMMONWEALTH EDISON	WICKLOW IRRIGATION	15.39
5312	NATURAL GAS	NICOR GAS	GAS KUECHMAN PARK	160.71
5311	ELECTRICITY	COMMONWEALTH EDISON	PARK ELECTRIC	65.57
5311	ELECTRICITY	COMMONWEALTH EDISON	CONCESSION ELECTRIC	1.58
5272	MAINT-LAWN & LANDSCAPING	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	6,295.17
5271	MAINT-BLDGS & GROUNDS	BEST QUALITY CLEANING INC.	PK - CLEANING SERVICE	1,365.00
5325	BLDG & GROUND MAINT SUPPL	CRESCENT ELECTRIC SUPPLY CO.	PAULUS PARK LIGHT	88.06
<b>Program Total</b>				<b>7,991.48</b>
<b>Program: 10136043 -MUNICIPAL PROPERTY MAINT</b>				
5311	ELECTRICITY	COMMONWEALTH EDISON	11 SOUTH OLD RAND	19.36
5311	ELECTRICITY	COMMONWEALTH EDISON	11 SOUTH OLD RAND	49.11
5311	ELECTRICITY	COMMONWEALTH EDISON	15 SOUTH OLD RAND	35.00
5325	BLDG & GROUND MAINT SUPPL	HOME DEPOT CREDIT SERVICES	505 VEHICLE STORAGE LIGHT	41.34
5312	NATURAL GAS	NICOR GAS	133 W MAIN GAS	29.06
5311	ELECTRICITY	COMMONWEALTH EDISON	15 SOUTH OLD RAND	35.62
5312	NATURAL GAS	NICOR GAS	21 S OLD RAND GAS	27.99
5311	ELECTRICITY	COMMONWEALTH EDISON	15 SOUTH OLD RAND	52.07
5271	MAINT-BLDGS & GROUNDS	PRECISION LOCK & SAFE	505 KEYS	323.00
5271	MAINT-BLDGS & GROUNDS	BEST QUALITY CLEANING INC.	VH - CLEANING SERVICES	795.00
5271	MAINT-BLDGS & GROUNDS	BEST QUALITY CLEANING INC.	PW - CLEANING SERVICES	745.00
5312	NATURAL GAS	NICOR GAS	133 W MAIN GAS	28.00
5271	MAINT-BLDGS & GROUNDS	BRIGHT LIGHT SIGN COMPANY	SIGN REPAIRS 505	258.96
5312	NATURAL GAS	NICOR GAS	11 S OLD RAND GAS	32.28
5311	ELECTRICITY	COMMONWEALTH EDISON	7 E MAIN	25.81
5311	ELECTRICITY	COMMONWEALTH EDISON	133 W MAIN	17.84
<b>Program Total</b>				<b>2,515.44</b>
<b>Program: 10136044 -RIGHT OF WAY MAINT</b>				
5261	MAINT-STREETS	SHERWIN INDUSTRIES INC.	STREET SIGNS FARM BRIDGE/	81.03
5272	MAINT-LAWN & LANDSCAPING	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	1,807.00
5358	SAFETY SUPPLIES	SHERWIN INDUSTRIES INC.	BARRICADES	140.70
<b>Program Total</b>				<b>2,028.73</b>
<b>Program: 10136045 -SNOW &amp; ICE CONTROL</b>				
5550	MACHINERY & EQUIPMENT	CONCEPT TO PROJECT MANAGEMENT	PUMP FOR LIQUID DEICING	988.10
<b>Program Total</b>				<b>988.10</b>
<b>Program: 10136047 -STORM WATER CTRL</b>				
5272	MAINT-LAWN & LANDSCAPING	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	774.23
<b>Program Total</b>				<b>774.23</b>
<b>Program: 10136071 -VEHICLE MAINTENANCE</b>				
5346	LUBRICANTS & FLUIDS	NAPAAUTO PARTS	DEX COOL 332	29.98
5346	LUBRICANTS & FLUIDS	AEC FIRE SAFETY & SECURITY	RESCUE TOOL OIL	157.50
5326	AUTO PARTS & SUPPLIES	LAKE ZURICH RADIATOR & A/C	RADIATOR 108	167.55
5326	AUTO PARTS & SUPPLIES	LAKE ZURICH RADIATOR & A/C	R5ADIATOR 332	174.00
5219	OTHER PROFESSIONAL SVCS	MIKE'S TOWING	13 SAFETY INSPECTIONS	332.00



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**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
5326	AUTO PARTS & SUPPLIES	SPRING ALIGN OF PALATINE INC.	SPRINGS 3296	354.22
5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	30.63
5327	EQUIP MAINT PART&SUPPLIES	INTERSTATE BATTERY	HAND LIGHT BATTERY	19.99
5327	EQUIP MAINT PART&SUPPLIES	BURRIS EQUIPMENT COMPANY	KUBOTA LINK	187.10
5326	AUTO PARTS & SUPPLIES	MONROE TRUCK EQUIPMENT	HYDRAULIC FILTERS	179.14
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	ISOLATOR MOUNT 210	112.65
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	PIVOT PINS 210	69.06
5326	AUTO PARTS & SUPPLIES	CHICAGO INTERNATIONAL TRUCKS	BRAKE VALVE 323	220.88
5326	AUTO PARTS & SUPPLIES	CHICAGO INTERNATIONAL TRUCKS	GASKET 323	26.55
5326	AUTO PARTS & SUPPLIES	GROSSINGER CHEVROLET	GASKET 332	49.64
5326	AUTO PARTS & SUPPLIES	GROSSINGER CHEVROLET	MOTOR MOUNT 3296	139.49
5326	AUTO PARTS & SUPPLIES	O'REILLY AUTOMOTIVE STORES, INC	STEERING PARTS 3296	194.97
5326	AUTO PARTS & SUPPLIES	O'REILLY AUTOMOTIVE STORES, INC	SHACKLE KIT 3296	95.82
5342	FUELS	BELL FUELS INC.	FUEL	10,058.98
5342	FUELS	BELL FUELS INC.	FUEL	9,989.54
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	CREDIT - CORE RTN	(45.00)
5326	AUTO PARTS & SUPPLIES	O'REILLY AUTOMOTIVE STORES, INC	CREDIT	(5.71)
5346	LUBRICANTS & FLUIDS	KELLER-HEARTT OIL	15W40 OIL	1,851.20
5346	LUBRICANTS & FLUIDS	KELLER-HEARTT OIL	ATF	1,000.90
5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	35.63
5327	EQUIP MAINT PART&SUPPLIES	INTERSTATE BATTERY	BATTERY 296 HAND LIGHT	22.95
5273	MAINT-VEHICLES	LAKE ZURICH RADIATOR & A/C	FLUSH COOLING SYSTEM 108	245.15
5328	OTHER MAINT PARTS&SUPPLY	ADAMS STEEL SERVICE INC.	STEEL 332	13.00
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	BOOTS 108	31.16
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	PLUGS 117	22.92
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	OIL FILTER	30.60
5328	OTHER MAINT PARTS&SUPPLY	NAPAAUTO PARTS	AIR CHUCK	10.25
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	FILTER	40.77
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	LIGHT SOCKET 3291	23.49
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	TRANS FILTER	216.20
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	TRANS FILTER	54.05
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	FUEL FILTER	11.30
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	AIR FILTER	38.10
5326	AUTO PARTS & SUPPLIES	O'REILLY AUTOMOTIVE STORES, INC	SHOCKS 296	107.56
5326	AUTO PARTS & SUPPLIES	O'REILLY AUTOMOTIVE STORES, INC	BULBS	29.32
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	CREDIT - RETURNS	(116.44)
5327	EQUIP MAINT PART&SUPPLIES	J DOHENY, INC	CLAMPS 532	71.85
5219	OTHER PROFESSIONAL SVCS	MIKE'S TOWING	SAFETY TESTS*	103.00
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	VALVE 3214	78.54
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	ALARMS 3210	91.13
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	CAB LATCH 3214	176.50
5326	AUTO PARTS & SUPPLIES	GLOBAL EMERGENCY PRODUCTS INC.	SPACER 3210	18.59
5354	SMALL TOOLS & EQUIP	SEARS	CREDIT - RTN PLIER	(17.47)
5326	AUTO PARTS & SUPPLIES	CHICAGO INTERNATIONAL TRUCKS	ING.SWITCH 3241	106.10
5326	AUTO PARTS & SUPPLIES	BONNELL INDUSTRIES	FORCE SYSTEM COVER 334	655.57
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	IAC 3296	129.26
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	STARTER/ALT. 3296	279.68
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	BOOSTER 332	520.60
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	SPARK PLUGS 332	41.04
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	TUNE UP PARTS 332	122.53
5326	AUTO PARTS & SUPPLIES	PRECISION SERVICE & PARTS, INC	BRAKE BOOSTER 332	472.43
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	GASKET SET 332	72.50
5346	LUBRICANTS & FLUIDS	NAPAAUTO PARTS	OIL	90.93
5326	AUTO PARTS & SUPPLIES	NAPAAUTO PARTS	WIRE SET 332	63.25

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**Fund: 101 - GENERAL FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
5326	AUTO PARTS & SUPPLIES	NAPA AUTO PARTS	AIR FILTER	12.74
5326	AUTO PARTS & SUPPLIES	NAPA AUTO PARTS	FILTERS	245.17
5326	AUTO PARTS & SUPPLIES	NAPA AUTO PARTS	FILTERS	151.17
5326	AUTO PARTS & SUPPLIES	NAPA AUTO PARTS	HOSE 332	20.47
<b>Program Total</b>				<b>29,712.67</b>

**Program: 10148082 -ECONOMIC DEVELOPMENT**

5417	SALES TAX REBATES	PEAPOD LLC.	3RD QUARTER 2013 SALES TA	95,998.00
<b>Program Total</b>				<b>95,998.00</b>

**Program: 10167001 -PARK & REC ADMIN**

5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	33.94
5353	OFFICE SUPPLIES	STAPLES BUSINESS ADVANTAGE	MISC. ITEMS	251.96
<b>Program Total</b>				<b>285.90</b>

**Program: 10167920 -SPECIAL RECREATION**

5242	SRA PROGRAMS	CHICAGOLAND PAVING	PARKING LOT COUNTRYSIDE W	13,193.00
<b>Program Total</b>				<b>13,193.00</b>

**Program: 10167940 -PRESCHOOL**

5414	RENTALS	ST PETER'S CHURCH	TERRIFIC 2'S - FACILITY R	280.00
<b>Program Total</b>				<b>280.00</b>

**Program: 10167960 -CAMPS**

5241	PROGRAM SVCS	BARRINGTON TRANSPORTATION CO.	TRANSPORTATION FOR CAMP F	4,076.75
<b>Program Total</b>				<b>4,076.75</b>

**Program: 10167975 -SPECIAL INTEREST & EVENTS**

5361	PROGRAM SUPPLIES	HOME DEPOT CREDIT SERVICES	SUPPLIES FOR MONSTER BASH	37.94
5241	PROGRAM SVCS	MORETTI, KATE	MUSIC LESSONS	567.00
5361	PROGRAM SUPPLIES	HOME DEPOT CREDIT SERVICES	MONSTER BASH SUPPLIES	59.78
5241	PROGRAM SVCS	HOME DEPOT CREDIT SERVICES	MONSTER BASH SUPPLIES	18.67
<b>Program Total</b>				<b>683.39</b>

**Program: 10167985 -FITNESS**

5241	PROGRAM SVCS	KONDIC, JENNIFER	YOGA INSTRUCTOR-FALL SESS	472.00
<b>Program Total</b>				<b>472.00</b>

<b>Fund Total</b>				<b>204,019.81</b>
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**Fund: 202 - MOTOR FUEL TAX**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 20236044 -RIGHT OF WAY MAINTENANCE</b>				
5261	MAINT-STREETS	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	4,233.17
<u>Program Total</u>				<u>4,233.17</u>
<b>Program: 20236046 -STREET/TRAFFIC LIGHTS</b>				
5311	ELECTRICITY	COMMONWEALTH EDISON	STREET LIGHT ELECTRIC	859.00
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	STREET LIGHTS	9,954.29
<u>Program Total</u>				<u>10,813.29</u>
Fund Total				15,046.46



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**Fund: 210 - TIF TAX ALLOCATION FUND**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 21012001 -TIF - ADMINISTRATION</b>				
5219	OTHER PROFESSIONAL SVCS	TESKAASSOCIATES	TIF DOWNTOWN REDEVELOPMEN	2,782.50
<u>Program Total</u>				<u>2,782.50</u>
<b>Program: 21036043 -TIF PROPERTY MAIN</b>				
5271	MAINT-BLDGS & GROUNDS	CASPER, JOHN	PARKING LOT AGREEMENT 26-	1,075.00
<u>Program Total</u>				<u>1,075.00</u>
Fund Total				3,857.50

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**Fund: 310 - TIF DEBT SERVICE**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 31070049 -TIF DEBT</b>				
5640	PAYING AGENT FEES	WELLS FARGO BANK	PAYING AGENT FEES SERIES	250.00
5640	PAYING AGENT FEES	WELLS FARGO BANK	PAYING AGENT FEES SERIES	250.00
<u>Program Total</u>				<u>500.00</u>
<u>Fund Total</u>				<u>500.00</u>

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**Fund: 401 - CAPITAL PROJECT**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 40136043 -CIP - MUNICIPAL PROPERTY</b>				
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		505 OFFICE BUILDOUT PAINT	3.72
5530	BLDG & BLDG IMPROVEMENTS ALL AMERICAN EXTERIOR SOLUTIONS		505 OFFICE HVAC	950.00
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		505 OFFICE-SUPPLIES	251.50
5530	BLDG & BLDG IMPROVEMENTS SHERWIN WILLIAMS		505 OFFICE BUILDOUT PAINT	384.21
5530	BLDG & BLDG IMPROVEMENTS FLOORING AMERICA		505 OFFICE-FLOORING	254.23
5530	BLDG & BLDG IMPROVEMENTS CHRISTOPHER W. WAGNER		C/S OFFICE BUILDOUT ELECT	320.97
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		SANDING SUPL -505 OFC	51.46
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		505 OFFICE-ELECTRICAL	1,015.54
5530	BLDG & BLDG IMPROVEMENTS CHRISTOPHER W. WAGNER		505 OFFICE BUILDOUT ELECT	824.84
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		CLAMP/CONDUIT-505	5.98
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		PIGMENTED BOX - 505	21.80
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		DRYWALL - 505	111.72
5530	BLDG & BLDG IMPROVEMENTS SHERWIN WILLIAMS		505 OFFICE	220.37
5530	BLDG & BLDG IMPROVEMENTS RENTAL MAX LLC		505 OFFICE - MANLIFT	648.00
5530	BLDG & BLDG IMPROVEMENTS SHERWIN WILLIAMS		C/S OFFICE BUILDOUT PAINT	177.95
5530	BLDG & BLDG IMPROVEMENTS HOME DEPOT CREDIT SERVICES		505 OFFICE-NIPS/VALVE	15.89
<b>Program Total</b>				<b>5,258.18</b>
<b>Program: 40136044 -RIGHT OF WAY MAINTENANCE</b>				
5520	LAND IMPROVEMENTS	CIORBA GROUP INC.	ENGINEERING CN NOISEWALL	5,655.69
5520	LAND IMPROVEMENTS	DURA BILT FENCE II, INC	SAFTEY FENCING D95 CN MIT	18,705.00
<b>Program Total</b>				<b>24,360.69</b>
<b>Fund Total</b>				<b>29,618.87</b>



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**Fund: 402 - PARK IMPROVEMENT**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 40267900 -PARK IMP</b>				
5219	OTHER PROFESSIONAL SVCS	SIGNSCAPES	PAULUS PARK PLAYGROUND SI	390.00
5520	LAND IMPROVEMENTS	CHICAGOLAND PAVING	COUNTRYSIDE WEST	31,804.57
<u>Program Total</u>				<u>32,194.57</u>

			<b>Fund Total</b>	<b>32,194.57</b>
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**Fund: 405 - NHRST CAPITAL PROJECTS**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 40536044 -NHR PW ROW</b>				
5343	CONCRETE & ASPHALT	GESKE & SONS INC	BLACKTOP	392.45
5343	CONCRETE & ASPHALT	GESKE & SONS INC	BLACKTOP	427.63
5344	SAND & GRAVEL	DRR CONSTRUCTION COMPANY	SAND/GRAVEL SPLIT U/GS	1,019.13
5343	CONCRETE & ASPHALT	FISCHER BROS. FRESH CONCRETE INC	CONCRETE	722.90
5343	CONCRETE & ASPHALT	FISCHER BROS. FRESH CONCRETE INC	CONCRETE	722.90
<u>Program Total</u>				<u>3,285.01</u>

Fund Total				3,285.01
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**Fund: 410 - TIF REDEVELOPMENT**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
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**Program: 41036043 -TIF - PW - CIP - PROPERTY**

5520	LAND IMPROVEMENTS	MULTIPLE CONCRETE ACCESS CORP	DEMOLITION RESTORATION	52.00
			<u>Program Total</u>	<u>52.00</u>

			Fund Total	52.00
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**Fund: 501 - WATER/SEWER**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
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**Program: 501 -WATER/SEWER**

2016	LC CONNECTION FEES PAY	SCHNEIDER GRAPHICS	REF: LC CONECT OVRPMT	4,001.00
2017	LCTC PAYABLE	LAKE COUNTY PUBLIC WORKS DEPT.	LCTC COLLECTIONS	507,376.08
<b>Program Total</b>				<b>511,377.08</b>

**Program: 50156001 -UTILITIES-ADMIN**

5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	38.41
5322	CUSTODIAL SUPPLIES	HOME DEPOT CREDIT SERVICES	SWIFFER SWEEPER	9.97
5355	UNIFORMS	CINTAS CORPORATION LOC. 355	UNIFORMS	33.41
5355	UNIFORMS	PROSAFETY	HEAVYWEIGHT HOODED SWEATS	255.00
5355	UNIFORMS	PROSAFETY	HEAVYWEIGHT HOODED SWEATS	53.00
5355	UNIFORMS	PROSAFETY	SHIPPING	11.05
5313	TELEPHONE	AT & T	Z LINE - 847Z97190210	183.49
5640	PAYING AGENT FEES	WELLS FARGO BANK	PAYING AGENT FEES SERIES	250.00
5570	CAPITAL LEASE	US BANK EQUIPMENT FINANCE	COPIER LEASE	40.30
5155	MEMBERSHIPS & SUBSCRIP	J U L I E INC.	QUARTERLY BILLING OF 2013	1,831.74
5314	CELL PHONES & PAGERS	VERIZON WIRELESS	CELL PHONES	251.83
<b>Program Total</b>				<b>2,958.20</b>

**Program: 50156054 -WATER PROD/STORAGE**

5359	OTHER SUPPLIES	HOME DEPOT CREDIT SERVICES	WD 40 LUBRICANT	9.94
5312	NATURAL GAS	NICOR GAS	NATURAL GAS	152.15
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	3,546.48
5341	CHEMICALS	MORTON SALT, INC	BULK WATER CONDITIONING R	1,920.24
5312	NATURAL GAS	NICOR GAS	WELL 12	90.04
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	3,769.17
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	2,436.99
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	4,005.17
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	3,563.62
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/WELLS	1,153.62
5271	MAINT-BLDGS & GROUNDS	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	565.65
<b>Program Total</b>				<b>21,213.07</b>

**Program: 50156055 -WATER DISTRIBUTION**

5344	SAND & GRAVEL	DRR CONSTRUCTION COMPANY	SAND/GRAVEL	1,019.13
5327	EQUIP MAINT PART&SUPPLIES	BCB GROUP, INC	"D" BATTERIES	68.39
5328	OTHER MAINT PARTS&SUPPLY	U S A BLUEBOOK	CREDIT - PIPETTOR	(101.96)
5328	OTHER MAINT PARTS&SUPPLY	U S A BLUEBOOK	FREIGHT	13.29
5328	OTHER MAINT PARTS&SUPPLY	U S A BLUEBOOK	1 LB FOOD GRADE ANTI-SEIZ	74.85
5328	OTHER MAINT PARTS&SUPPLY	U S A BLUEBOOK	PIPETTOR	101.96
5327	EQUIP MAINT PART&SUPPLIES	BCB GROUP, INC	"C" BATTERIES	27.98
<b>Program Total</b>				<b>1,203.64</b>

**Program: 50156056 -METER READING**

5333	METERS PARTS & SUPPLIES	HD SUPPLY WATERWORKS LTD.	1" CONNECTORS	75.00
<b>Program Total</b>				<b>75.00</b>



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**Fund: 501 - WATER/SEWER**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 50156066 -LIFT STATIONS</b>				
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	131.46
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	40.39
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	63.48
5311	ELECTRICITY	COMMONWEALTH EDISON	CHURCH ST LIFT STATION	130.82
5328	OTHER MAINT PARTS&SUPPLY	FASTENAL COMPANY	EZLOCK WIRE INSERTS	10.08
5328	OTHER MAINT PARTS&SUPPLY	HOME DEPOT CREDIT SERVICES	ELECTRICAL TAPE	4.97
5328	OTHER MAINT PARTS&SUPPLY	HOME DEPOT CREDIT SERVICES	DUCK TAPE	13.94
5271	MAINT-BLDGS & GROUNDS	HOME DEPOT CREDIT SERVICES	PT 2X4X8	8.01
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	63.48
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	48.22
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	114.97
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	578.64
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	27.76
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	632.26
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	233.95
5311	ELECTRICITY	COMMONWEALTH EDISON	MIDLOTHIAN SEWER FLOW MET	25.22
5341	CHEMICALS	UNITED LABORATORIES	98404 LIBERATOR	995.70
5341	CHEMICALS	UNITED LABORATORIES	85604 BIO-ACCEL	995.70
5341	CHEMICALS	UNITED LABORATORIES	FREIGHT	55.47
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	41.62
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	96.50
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	33.38
5311	ELECTRICITY	CONSTELLATION NEW ENERGY, INC.	ELECTRICITY/LIFT & PUMP S	39.22
5311	ELECTRICITY	COMMONWEALTH EDISON	VACUUM PRIME STRUCTURE	27.82
<b>Program Total</b>				<b>4,413.06</b>

**Fund Total**

**541,240.05**

**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 601 - MEDICAL SELF INSURANCE**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 60112010 -MEDICAL SELF INS FUND</b>				
5232	LOCAL 150 HEALTH INS PREM	MIDWEST OPERATING ENG L/150	LOCAL 150 - SINGLE	5,412.33
5218	MEDICAL ADMINISTRATION FE	EMPLOYEE BENEFITS CORPORATION	HRA PLAN FEE	50.00
5218	MEDICAL ADMINISTRATION FE	EMPLOYEE BENEFITS CORPORATION	COBRA ADMIN FEE	135.85
5232	LOCAL 150 HEALTH INS PREM	MIDWEST OPERATING ENG L/150	LOCAL 150- FAMILY	24,665.85
5218	MEDICAL ADMINISTRATION FE	EMPLOYEE BENEFITS CORPORATION	PLAN ADMIN FEE	170.00
<u>Program Total</u>				<u>30,434.03</u>

			<b>Fund Total</b>	<b>30,434.03</b>
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**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 603 - RISK MANAGEMENT INS**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
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**Program: 60312010 -RISK MANAGEMENT INS FUND**

5222	INSURANCE CLAIMS	I R M A	SEPT DEDUCTIBLE	4,086.59
5222	INSURANCE CLAIMS	METROPOLITAN INDUSTRIES INC.	TEMP CONTROL PANEL	3,000.00
<u>Program Total</u>				<u>7,086.59</u>

Fund Total	7,086.59
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**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 710 - PERFORMANCE ESCROW**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 710 -PERFORMANCE ESCROW</b>				
2501	BUILDING DEPOSITS	WHITE, GERALDINE	CXL PERMIT	50.00
2528	VH CABLE TV EQUIP REPL	COMCAST CABLE	ADDITIONAL OUTLET	10.63
<u>Program Total</u>				<u>60.63</u>

Fund Total				60.63
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**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 714 - SSA #11 LZ PINES SUBDV**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
<b>Program: 71410099 -SSA #11 LZ PINES</b>				
5262	SWEEPING & MOWING	SEBERT LANDSCAPING COMPANY	LANDSCAPING CONTRACT	149.61
<u>Program Total</u>				<u>149.61</u>
Fund Total				149.61

**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Warrant Date: 11/04/2013**

Report Run Date: 10/29/2013  
Time: 09:37AM

**Fund: 720 - PAYROLL CLEARING**

Account Code	Account Title	Vendor Name	Payable Description	Payment Amount
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**Program: 720 -PAYROLL CLEARING**

2039	100% EE COVERED BENEFITS	UNITED HEALTHCARE INSURANCE CO.	DENTAL - OCT	6,370.86
2039	100% EE COVERED BENEFITS	UNITED HEALTHCARE INSURANCE CO.	VISION - OCT	1,099.40
<u>Program Total</u>				<u>7,470.26</u>

Fund Total	7,470.26
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## YTD Vendor Payments

Date: 10/29/2013

Vendor Number	Vendor Name	Current Payment	YTD Amount Paid
2100	ABSOLUTELY CUSTOM	758.72	1,503.92
995	ADAMS STEEL SERVICE INC.	13.00	4,022.61
1260	AEC FIRE SAFETY & SECURITY	157.50	351.70
2451	AIR ONE EQUIPMENT	697.00	4,154.00
3236	ALL AMERICAN EXTERIOR SOLUTIONS	950.00	49,403.10
4055	ANDERSON PEST SOLUTIONS	59.27	785.44
4953	APWA	628.00	628.00
3683	AT & T	7,806.82	49,946.11
6125	AVERILL'S SHARPER UNIFORMS	56.50	56.50
8218	BARRINGTON TRANSPORTATION CO.	4,076.75	5,640.75
8390	BCB GROUP, INC	96.37	455.43
8850	BELL FUELS INC.	20,048.52	179,703.64
9219	BEST QUALITY CLEANING INC.	4,200.00	30,189.00
10275	BONNELL INDUSTRIES	655.57	655.57
10780	BRIGHT LIGHT SIGN COMPANY	258.96	458.96
11750	BURRIS EQUIPMENT COMPANY	187.10	5,332.19
12503	CALL ONE	2,625.51	17,213.43
99101	CASPER, JOHN	1,075.00	1,075.00
29301	CHICAGO INTERNATIONAL TRUCKS	353.53	1,964.16
13918	CHICAGOLAND PAVING	44,997.57	44,997.57
91948	CHRISTOPHER W. WAGNER	1,145.81	6,657.20
14252	CINTAS CORPORATION LOC. 355	212.44	3,257.38
14265	CIORBA GROUP INC.	5,655.69	30,438.01
15258	COMCAST CABLE	292.31	1,289.03
15271	COMMONWEALTH EDISON	1,360.21	11,209.49
15292	CONCEPT TO PROJECT MANAGEMENT	988.10	988.10
26590	CONSTELLATION NEW ENERGY, INC.	30,574.67	231,636.93
15950	CRAFT MASTER ENGRAVING	55.87	55.87
16070	CRESCENT ELECTRIC SUPPLY CO.	88.06	1,675.30
17260	DANIELSON, KURT	265.69	468.66
19330	DRR CONSTRUCTION COMPANY	2,038.26	9,857.93
19684	DURA BILT FENCE II, INC	18,705.00	18,705.00
15283	EHLERS INVESTMENT PARTNERS LLC	625.75	5,589.97
23225	ELEGANT EMBROIDERY/MELON INK	61.00	5,606.50
23830	EMPLOYEE BENEFITS CORPORATION	355.85	3,357.95
27515	FASTENAL COMPANY	10.08	1,632.41
27670	FEDERAL EXPRESS CORPORATION	67.67	238.84
28326	FIRE INVESTIGATOR STRIKE FORCE	120.00	345.00
28349	FISCHER BROS. FRESH CONCRETE INC.	1,445.80	12,504.85
28612	FLOORING AMERICA	254.23	254.23
30240	GALL'S INC.	623.63	8,186.82
80863	GESKE & SONS INC	820.08	11,490.39
30953	GLOBAL EMERGENCY PRODUCTS INC.	546.47	8,726.29
32395	GRANICUS	1,020.00	7,140.00
27540	GROSSINGER CHEVROLET	189.13	4,283.20
92422	HD SUPPLY WATERWORKS LTD.	75.00	21,397.38
37025	HOME DEPOT CREDIT SERVICES	1,682.17	10,360.13
43110	I R M A	4,086.59	14,781.29

# YTD Vendor Payments

Date: 10/29/2013

Vendor Number	Vendor Name	Current Payment	YTD Amount Paid
41787	IL FIRE & POLICE COMMISSION	375.00	375.00
42369	INSIGHT PUBLIC SECTOR, INC	2,224.87	10,593.56
42392	INTERNATIONAL FIRE EQUIPMENT	45.57	2,793.55
42395	INTERSTATE BATTERY	42.94	272.63
42400	INTOXIMETER INC.	196.50	196.50
18813	J DOHENY, INC	71.85	8,646.92
47670	J U L I E INC.	1,831.74	5,495.22
48745	KELLER-HEARTT OIL	2,852.10	8,163.76
49340	KIP AMERICA INC	260.81	1,825.67
49962	KNIGHT, SHAUN	72.00	72.00
50193	KONDIC, JENNIFER	472.00	1,994.90
50265	KOVACH, VERONICA L	105.00	411.00
51258	LAKE COUNTY PUBLIC WORKS DEPT.	507,376.08	1,621,658.01
51277	LAKE ZURICH RADIATOR & A/C	586.70	723.68
51810	LEADINGIT SOLUTIONS	2,863.00	20,041.00
99819	LORITZ, JANICE	55.00	55.00
70670	MEDTRONIC PHYSIO-CONTROL CORP.	140.80	8,216.26
56797	METROPOLITAN FIRE CHIEFS ASSN.	25.00	25.00
56826	METROPOLITAN INDUSTRIES INC.	3,000.00	42,315.00
57045	MIDWEST OPERATING ENG L/150	30,078.18	30,078.18
57095	MIKE'S TOWING	435.00	1,833.00
58060	MONROE TRUCK EQUIPMENT	179.14	179.14
58240	MORETTI, KATE	567.00	2,142.50
58269	MORTON SALT, INC	1,920.24	79,420.93
58930	MULTIPLE CONCRETE ACCESS CORP	52.00	1,175.35
59770	NAPA AUTO PARTS	1,017.45	10,887.56
59907	NC INC.	320.53	778.33
61214	NICOR GAS	520.23	14,786.77
61205	NORTHEAST MULTI-REGIONAL TRNG.	100.00	5,150.00
61225	NORTHWEST COMMUNITY HEALTH SVC	205.00	5,351.00
61224	NORTHWEST COMMUNITY HOSPITAL EMS	75.00	150.00
66520	O'REILLY AUTOMOTIVE STORES, INC	421.96	6,480.09
695	OTIS ELEVATOR COMPANY	800.82	2,801.85
68771	PADDOCK PUBLICATIONS INC.	34.00	375.55
69690	PEAPOD LLC.	95,998.00	284,723.24
70035	PERSONNEL STRATEGIES, LLC	1,000.00	3,000.00
70901	PITNEY BOWES - LEASE	59.00	413.00
2140	PRECISION LOCK & SAFE	323.00	701.00
71753	PRECISION SERVICE & PARTS, INC	1,551.70	4,619.97
71907	PRI MANGEMENT GROUP	375.00	375.00
71990	PROSAFETY	319.05	687.24
74018	RENTAL MAX LLC	648.00	4,360.62
76143	RUNCO OFFICE SUPPLY & EQUIPMENT CO.	611.96	10,739.08
99817	SCHNEIDER GRAPHICS	4,001.00	4,001.00
77911	SEARS	300.84	349.66
77930	SEBERT LANDSCAPING COMPANY	14,691.81	68,158.42
78520	SHERMAN MECHANICAL INC	2,368.00	26,030.15
78543	SHERWIN INDUSTRIES INC.	221.73	3,393.91



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**YTD Vendor Payments**

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Date: 10/29/2013

Vendor Number	Vendor Name	Current Payment	YTD Amount Paid
78545	SHERWIN WILLIAMS	782.53	1,165.01
79038	SIGNSCAPES	390.00	1,145.00
80178	SNI COMPANIES	548.57	5,360.02
80790	SPRING ALIGN OF PALATINE INC.	354.22	354.22
76921	ST PETER'S CHURCH	280.00	840.00
81070	STAPLES BUSINESS ADVANTAGE	353.12	4,928.86
70839	SUSAN R. PILAR CSR	300.00	1,237.50
83788	TESKA ASSOCIATES	2,782.50	11,248.92
54419	THE UPS STORE	10.62	223.96
88845	U S A BLUEBOOK	88.14	274.05
88115	UNIFORMITY INC.	177.31	10,499.01
88131	UNITED HEALTHCARE INSURANCE CO.	7,470.26	1,015,860.00
88137	UNITED LABORATORIES	2,046.87	2,046.87
88155	UNITRENDS, INC	1,194.00	1,194.00
88855	US BANK EQUIPMENT FINANCE	1,265.25	8,856.75
90032	VEETRONIX, INC	403.25	403.25
90050	VERIZON WIRELESS	1,873.58	13,842.99
95830	W S DARLEY & COMPANY	7,162.87	14,871.13
92130	WALZ EQUIPMENT COMPANY	1,560.00	1,560.00
92335	WAREHOUSE DIRECT, INC	110.00	1,852.80
92816	WELLS FARGO BANK	750.00	750.00
93160	WEST PUBLISHING GROUP	137.45	2,097.90
99818	WHITE, GERALDINE	115.00	115.00
<u>Report Total:</u>		<u>875,015.39</u>	

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**Village of Lake Zurich**  
**Semi-Monthly Warrant Report**  
**Manual Checks 10-16-13 thru 10-29-13**

95410	BAYTREE LEASING COMPANY, LLC	10/25/2013	2,863.00
95411	BAYTREE LEASING COMPANY, LLC	10/25/2013	666.00
95412	GARCIA, NOEL	10/25/2013	10.00
95413	SIGN LAB	10/25/2013	143.51
95414	KLEIN THORPE & JENKINS	10/25/2013	7,305.00
95415	JOHN PEDERSEN CONSTRUCTION, LLC	10/25/2013	100.00
95416	STATE TREASURER	10/25/2013	25,599.00
95417	STONE, JOSEPH	10/25/2013	50.00
95418	STATE TREASURER	10/25/2013	90.72
95419	UNITED HEALTHCARE INSURANCE CO.	10/25/2013	162,601.90
95420	ZUKOWSKI ROGERS FLOOD MC ARDLE	10/25/2013	680.00
WT000134	INLAND BANK	10/17/2013	3,492.89

**Report Total:**      \$    203,602.02

Community Services Dept.  
• Building & Zoning  
• Public Works  
505 Telser Road  
Lake Zurich, IL 60047




AGENDA ITEM 8B

Phone: (847) 540-1696  
Fax: (847) 726-2182  
Web: [www.LakeZurich.org](http://www.LakeZurich.org)

## MEMORANDUM

Date: October 24, 2013

To: Jason T. Slowinski, Village Manager 

From: Steve Schmitt, Utilities Superintendent

Copy: Michael J. Earl, Director of Community Services

Subject: Approval of Pump Repair - Northwest Pump Station

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**Issue:** On September 7, 2012, Pump #1 at the Northwest Pump Station failed during normal operating conditions. On September 10, 2012, Pump #1 was replaced with the spare pump for the Northwest Pump Station returning the station to full capability. The 2013/2014 budget includes \$33,500 for pump repairs, for which \$17,683 remains.

**Background:** Pump #1 is 19 years old and original to the pump station with no previous repairs. There are two qualified service providers in our area for the Flygt (pronounced flight) pumps: HydroAire Service and Xylem Water Solutions (formerly ITT Flygt). ITT Flygt was previously a proprietary vendor. Staff is familiar with both vendors and recently used HydroAire Service more frequently for other Flygt pump repairs due to their technical expertise and repair cost strategy (repair components verses replacement when possible).

**Analysis:** In order to obtain a repair cost estimate for this size pump, there is a fee for disassembly, cleaning, inspection and the motor test which must be performed prior to determining if the pump is repairable. The Village is currently obligated to HydroAire for this service for a fee of \$2,590. The pump repair estimate from HydroAire is an additional \$21,490 for a total of \$24,080. Staff believes the fee and quote is reasonable and fair. A similar repair was conducted in 2012 by Xylem Water Solutions at a cost of \$33,581. Approval of this recommendation will result in an over expenditure for the pump repairs account of \$6,397.

**Recommendation:** Based on the above analysis, staff recommends the Village Board accept the repair estimate quotation from HydroAire Service in the amount of \$24,080.

w/ Attachments:  
HydroAire quote dated October 22, 2013 (4 pages)





Engineering Pumps for  
Better Performance and Longer Life

1126 W. 40th Street, Chicago, IL 60609-2505  
Phone: (773) 890-9300 Fax: (773) 890-9302

To: STEVE SCHMITT

Email: schmitt@volz.org

Co.: VILLAGE OF LAKE ZURICH

Date: 10/22/13

From: VILAS SHINDE

CC: ANTHONY JARVIS / BEN  
ROBERSON

Subj: REPAIR PROPOSAL FOR FLYGT CP3230.721 PUMP

Pages: 4

REF: SO # 7117

**Flygt CP 3230.721, IMP # 325, 8", 147 HP, 1750 RPM, S/n: 9350152**

The above pump, picked up from your facility and brought to our shop, has been inspected. During the inspection the motor was found to be contaminated with water. The motor was steam cleaned, dried, baked and Hi-pot tested and found to be serviceable. The seals and bearings are contaminated and need to be replaced. The motor cooling jacket has a hole in it. There is severe erosion damage on the impeller hub, shaft and oil housing bottom. We suspect the damage was caused by air entering the cooling system through the hole in the jacket. The impeller and shaft both need to be replaced. The damage on the oil housing bottom can be epoxy repaired. The cooling jacket requires welding and epoxy repair. The casing wear ring and the impeller wear rings are worn and need to be replaced. The cable grip on the power cable is damaged and would be replaced with new.



**Hole in the cooling jacket**

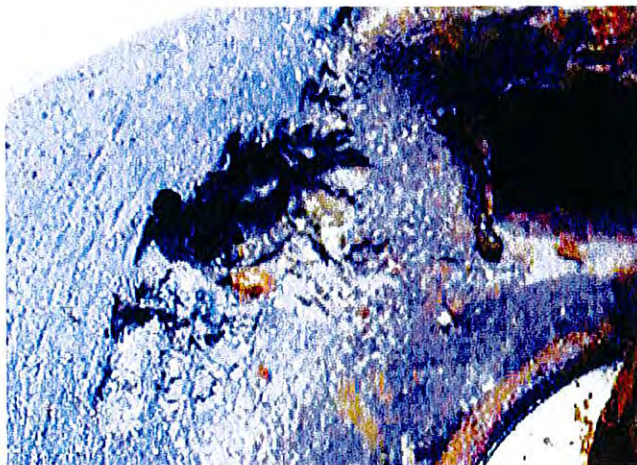




Cavitation damage on impeller hub



Cavitation damage on the shaft



Cavitation damage on oil housing bottom



**Worn casing wear ring**



**Damaged cable grip**

Based on our inspection we propose the following repair work scope:

- Pick up pump
- Clean, disassemble and inspect pump
- Clean, dry, bake and Hi-pot test stator
- Bead blast housings
- Supply and install new shaft
- Supply and install new impeller with new wear ring
- Supply and install new Bronze casing wear ring
- Supply and install new upper and lower bearings
- Supply and install new upper and lower mechanical seals
- Weld and epoxy repair cooling jacket
- Epoxy repair damage on oil housing bottom
- Supply and install new cable grip for the power cable
- Supply and install required o-rings and lubricants
- Assemble, floor test and paint pump (return & install by others)

Price for disassembly, cleaning, inspection & hi-pot test of pump	\$2,590.00
Price for repair of pump per above mentioned work scope	\$21,490.00
<b>Total</b>	<b>\$24,080.00</b>

Based upon the parts lead time, the repairs could be completed within 12 to 14 weeks after receipt of authorization to proceed. Taxes are not included in the above prices. Attached Hydroaire's standard terms & conditions of sale apply.

Thank you for the opportunity to be of service.





1126 W. 40th Street, Chicago, IL 60609-2505  
Phone: (773) 890-9300 Fax: (773) 890-9302

Engineering Pumps for  
Better Performance and Longer Life

**Page:4**

### **STANDARD TERMS AND CONDITIONS**

1. Unless otherwise expressly stated herein, this quotation shall expire thirty (30) days from this date.
2. The merchandise offered in this quotation is warranted in accordance with the terms of HydroAire's standard warranty, which is hereby made part of the quotation.
3. All prices exclude taxes of every kind and nature, all of which taxes shall be paid by the buyer unless a proper exemption certificate is furnished by the buyer. Prices are subject to adjustment to conform to manufacturer's established prices in effect at the time of shipment unless it is tax exempt.
4. Unless otherwise expressly specified herein, the terms of payment shall be balance within (10) days after the shipment.
5. The company shall not be liable in any manner for any delay in performance of shipping due to fire, act of God, strikes, lockouts, other labor difficulties, any acts of governmental or military authorities, delays in transportations or procuring material, or cause of any kind beyond the control of the company.
6. Title of the merchandise and risk of loss or damage shall pass to the buyer upon tender of delivery by the company of its manufacturer except that a security interest in the merchandise of any replacement thereof shall remain in the company until the full price has been paid. Buyer agrees to perform all acts necessary to perfect and maintain security interest.
7. Neither party shall be liable to the other for any special, consequential, incident or indirect damages or penalties and no liquidated damages provision shall be applicable under this quotation for any cause.
8. This document and the other documents specified referred to herein constitute the entire proposal of the company and shall not be modified except in writing.

70 E. Main Street  
Lake Zurich, IL 60047



AGENDA ITEM 8C  
Phone: (847) 438-5141  
Fax: (847) 540-1768  
Web: www.LakeZurich.org

## MEMORANDUM

Date: October 29, 2013  
To: Jason T. Slowinski, Village Manager  
From: Steven J. Paulus, Fleet Services Superintendent  
CC: Michael J. Earl, Director Community Services  
Patrick Finlon, Police Chief  
Subject: Purchase of Two Police Vehicles

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**Issue:** Purchase of two new Police Interceptors, replacing two existing vehicles.

**Background:** The FY 2013/2014 budget contains \$60,000 to replace two Police Department patrol cars. The first car to be replaced is a 2006 Ford Crown Victoria Police Interceptor. This is the oldest patrol car in the fleet. This car has 158,000 miles and 7,300 idle hours (1 idle hour equals 30 miles) for a total of 399,000 miles. The second car is a 2008 Ford Crown Victoria Police interceptor with 119,000 miles and 5,400 idle hours, for a total of 281,000 miles. Both cars have seen increased maintenance costs and many items are wearing out. Neither car is expected to be kept within the fleet and will be auctioned.

**Analysis:** Proposed is the purchase of two Ford Police Interceptors, one a sedan and one a utility. The Police Department has vehicles in the fleet which are similar to the proposed vehicles, which were purchased in 2012. All of the recently purchased vehicles have performed very well. The sedans have been down sized from the old Crown Victoria Police Interceptor and some taller officers have a hard time entering and exiting the sedans. This is prompting the need for the larger utility vehicle. Both models have many interchangeable parts, including brakes; wheels; tires and filters reducing needed inventory. Both vehicles will be all wheel drive and have the same engines to further emphasize the standardization of the fleet and the desire to reduce operating costs.

**Recommendation:** Purchase one 2014 Ford Police Interceptor Sedan in the amount of \$24,721 and one 2014 Ford Police Interceptor Utility in the amount of \$26,451 from Currie Motors under the Suburban Purchasing Cooperative Contract #'s 121 and 122 respectively.

w/ Attachments: 2014 Interceptor Vehicle Description







## **2014 Ford Utility Police Interceptor AWD Contract # 122**



### **Currie Motors Fleet**

**"Nice People To Do Business With"**

**Your Full-Line Municipal Dealer**

**Through November 8, 2013**

**Currie Motors Fleet  
Ph: 815-4649200**

**[www.curriefleet.com](http://www.curriefleet.com)**

**Tom Sullivan  
Fx: 815-464-7500**



## **2014 Ford Utility Police Interceptor AWD**

**\$24,558.00**

3.7 TI-VCT V6 FFV  
6-Speed Automatic  
Rear recovery hooks  
Independent front/rear suspension  
Engine Oil Cooler  
18.6 gallon fuel tank  
Engine Hour Meter  
220 Amp Generator  
78 Amp Hour Battery  
Lower black body side cladding  
Dual Exhaust  
Black spoiler  
Electric Power Assist Steering  
Acoustic laminated windshield  
18" Tires and Wheels  
Fixed glass lift gate  
Full Size Spare  
AM/FM/CD  
Roll curtain airbag  
Safety Canopy W/Roll Over  
Sensor  
Anti-Lock Brakes With Advanced  
Trac and traction control  
Bi functional projector headlamps  
LED tail lamps  
2<sup>nd</sup>/3<sup>rd</sup> Row Privacy Glass  
My Ford police cluster  
All-Wheel Drive  
Manual folding power mirror  
Fold flat 60/40 rear vinyl bench  
Single zone manual Climate  
Control

Power Windows  
Power Locks  
Cruise Control/Tilt Wheel  
Calibrated Speedometer  
Column Shift  
Work Task Light red/white  
Simple fleet key  
Power Adjustable Pedals  
Two-Way Radio Pre-Wire  
Particulate air filter  
Power Pig tail  
Delivery Within 30 Miles

### **Standard Warranty:**

Basic: 3 Years/ 36,000 Miles  
Drivetrain: 5 Years/100,000 Miles  
Corrosion: 5 Years/ Unlimited  
Miles  
Emissions: 8 Years/80,000 Miles  
Roadside Assistance:  
5Years/60,000 Mile



Please enter the following:

Ford Fleet Number

\_\_\_\_\_

Contact Name

\_\_\_\_\_

Phone Number

\_\_\_\_\_

Purchase Order Number

\_\_\_\_\_

State Tax Exempt Number

\_\_\_\_\_

PLEASE SUBMIT P.O. TO:

*Currie Motors*  
9423 W. Lincoln Hwy  
Frankfort, IL 60423  
PHONE: (815)464-9200 FAX: (815) 464-7500  
Contact Person: Tom Sullivan  
CurrieFleet@gmail.com  
www.CurrieFleet.com

**Optional Equipment:**

<input checked="" type="checkbox"/>	Spot Light Drivers Side Incandescent	\$215.00
<input type="checkbox"/>	Daytime Running Lights	\$38.00
<input type="checkbox"/>	Spot Light Drivers Side LED Bulb	\$395.00
<input type="checkbox"/>	Dual Spot Lights Incandescent	\$298.00
<input type="checkbox"/>	Dual Spot Lights LED Bulb	\$527.00
<input type="checkbox"/>	Code 3 Light Bar – loose shipped	\$1,670.00
<input type="checkbox"/>	Whelen Light Bar – loose shipped	\$1,475.00
<input type="checkbox"/>	Control Box For Lights – loose shipped	\$175.00
<input type="checkbox"/>	Two Tone Vinyl Package	\$794.00
<input type="checkbox"/>	4-Doors/Roof Accent Paint	\$1,795.00
<input type="checkbox"/>	Vinyl Word Wrap "Police"	\$726.00
<input type="checkbox"/>	16" Push Bumpers	\$665.00
<input type="checkbox"/>	18" Full Wheel Face Covers	\$51.00
<input checked="" type="checkbox"/>	Pre-wiring grill lamp, siren, speaker	\$50.00
<input type="checkbox"/>	100 Watt siren/speaker	\$300.00
<input checked="" type="checkbox"/>	Keyed Alike	\$44.00
<input type="checkbox"/>	Ballistic drivers door panel	\$1,448.00
<input type="checkbox"/>	Ballistic front door panels	\$2,794.00
<input type="checkbox"/>	Rear view camera	\$503.00
<input type="checkbox"/>	Sync & Reverse sensing	\$529.00
<input type="checkbox"/>	Lockable gas cap	\$20.00
<input type="checkbox"/>	Blind spot monitoring-requires Sync	\$490.00
<input type="checkbox"/>	Remote keyless entry n/a with keyed alike	\$255.00
<input checked="" type="checkbox"/>	Reverse sensing	\$254.00
<input type="checkbox"/>	Engine block heater	\$35.00
<input type="checkbox"/>	1 <sup>st</sup> /2 <sup>nd</sup> row carpet	\$107.00
<input type="checkbox"/>	Rear handles & locks inoperable	\$35.00

Currie Motors Fleet  
Ph: 815-4649200

[www.curriefleet.com](http://www.curriefleet.com)

Tom Sullivan  
Fx: 815-464-7500





<input type="checkbox"/>	Rear window switches delete	\$35.00
<input type="checkbox"/>	Hidden door lock plunger	\$119.00
<input type="checkbox"/>	Remappable (4) switches	\$155.00
<input type="checkbox"/>	Rear console plate	\$35.00
<input type="checkbox"/>	Auxiliary A/C	\$568.00
<input type="checkbox"/>	Radio suppression straps	\$135.00
<input checked="" type="checkbox"/>	Over-ride switch	\$285.00
<input type="checkbox"/>	All weather mats	\$100.00
<input type="checkbox"/>	Patriot prisoner partition – loose shipped	\$705.00
<input type="checkbox"/>	Patriot prisoner rear seat/barrier – loose shipped	\$1,250.00
<input type="checkbox"/>	Rustproof & Undercoat	\$395.00
<input type="checkbox"/>	Remote start	\$450.00
<input type="checkbox"/>	Scotch guard	\$125.00
<input type="checkbox"/>	Roof rack side rails	\$100.00
<input type="checkbox"/>	Hidden door lock plunger w/inop handles	\$279.00
<input checked="" type="checkbox"/>	Dome lamp red/white cargo area	\$43.00
<input type="checkbox"/>	CD-Rom service manual	\$295.00
<input checked="" type="checkbox"/>	Delivery over 30 miles	\$125.00
<input type="checkbox"/>	License and Title fees MP plates	\$220.00

### Optional Packages:

<input type="checkbox"/>	<b>Police Wire Harness Connector Kit – Front</b> For connectivity to Ford PI Package solutions includes: <ul style="list-style-type: none"> <li>• (2) Male 4-pin connectors for siren</li> <li>• (5) Female 4-pin connectors for lighting/siren/speaker</li> <li>• (1) 4-pin IP connector for speakers</li> <li>• (1) 4-pin IP connector for siren controller connectivity</li> <li>• (1) 8-pin sealed connector</li> <li>• (1) 14-pin IP connector</li> </ul>	\$125.00
<input type="checkbox"/>	<b>Police Wire Harness connector Kit – Rear</b> For connectivity to Ford PI Package solutions includes: <ul style="list-style-type: none"> <li>• (1) 2-pin connector for rear lighting</li> <li>• (1) 2-pin connector</li> <li>• (6) Female 4-pin connectors</li> <li>• (6) Male 4-pin connectors</li> <li>• (1) 10-pin connector</li> </ul>	\$150.00
<input type="checkbox"/>	<b>Police Interior Upgrade Package-65U</b> Note: See upfitters guide for further info Includes: Cloth rear seats, Floor mats front & rear, 1 <sup>st</sup> row and 2 <sup>nd</sup> row carpet floor covering, Full floor console with unique police finish panels (not available with 67G 67H 67U)	\$390.00
<input checked="" type="checkbox"/>	<b>Front Headlamp Lighting Solution-66A</b> Includes: Two front integrated LED lights for Wig-Wag simulation-does not include controller (not available with 67H)	\$877.00
<input type="checkbox"/>	<b>Front Headlamp Housing Only-86P</b> Pre-drilled side marker holes (does not include lights)	\$120.00



<input type="checkbox"/>	<b>Tail Lamp Lighting Solution-66B</b> Includes two rear integrated LED lights (in tail lamps does not include controller)	\$392.00
<input type="checkbox"/>	<b>Rear Lighting Solution-66C</b> Includes two backlit flashing LED lights (mounted to inside lift gate glass), two lift gate flashing LED lights (not available with Police Interceptor package 67H)	\$437.00
<input type="checkbox"/>	<b>Ultimate Wiring Package</b> Includes the following: <ul style="list-style-type: none"> <li>• Rear console mounting plate (85R)-contours through 2<sup>nd</sup> row; channel for wiring</li> <li>• Pre-wiring for grille LED lights, siren and speaker (60A)</li> <li>• Wiring harness I/P to rear (overlay)</li> <li>• (2) light cables-supports up to (6) LED lights (engine compartment/grille)</li> <li>• (2) 50-amp battery and ground circuits in RH rear-quarter</li> <li>• (1) 10-amp siren/speaker circuit engine cargo area</li> <li>• Rear hatch/cargo area wiring-supports up to (6) rear LED lights</li> </ul> Recommend police wire harness connector kits 47C & 21P	\$540.00
<input type="checkbox"/>	<b>Cargo Wiring Upfit Package-67G</b> <ul style="list-style-type: none"> <li>• Rear Console Mounting Plate</li> <li>• Wiring overlay harness w/lighting &amp; siren interface connections</li> <li>• Vehicle engine harness: 2-light connectors, 2-grill light connectors, 2-50 amp battery ground circuits in power junction box, 2-10 amp siren/speaker circuit</li> <li>• Whelen lighting PCC8R control head</li> <li>• Whelen PCC8R Light Relay Center</li> <li>• Whelen specific cable connects PCC8R to control head</li> <li>• Pre-wiring for grill lights siren and speaker</li> </ul> (not available with 65U 67H and 67U)	\$1,139.00
<input type="checkbox"/>	<b>Ready for the Road Package-67H</b> <b>All-in Complete Package-Includes Police Interceptor Packages 66A 66B 66C plus</b> <ul style="list-style-type: none"> <li>• Whelen Cencom light controller</li> <li>• Whelen Cencom relay center/siren amp with traffic advisor</li> <li>• Light controller/relay Cencom wiring</li> <li>• Grille LED Lights</li> <li>• 100 Watt Siren/Speaker</li> <li>• (9) I/O digital Serial Cable (console to cargo)</li> <li>• Hidden door lock plunger &amp; rear door handles inoperable</li> <li>• Rear console mounting plate</li> </ul> (not available with 66A 66B 66C 67G 67U)	\$3,102.00



### Optional Maintenance Coverage:

<input type="checkbox"/>	ESP Limited Maintenance Plan 75,000 miles, 5000 mile interval	\$754.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 100,000 miles, 5000 mile interval	\$882.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 125,000 miles, 5000 mile interval	\$1,163.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 150,000 miles, 5000 mile interval	\$1,269.00
<input type="checkbox"/>	ESP Extended Warranty Base Care 5-year 100,000 miles	\$1,710.00

### Options – Exterior

<input type="checkbox"/>	Dark Blue
<input type="checkbox"/>	Lt. Blue Metallic
<input type="checkbox"/>	Kodiak Brown
<input type="checkbox"/>	Light Grey
<input type="checkbox"/>	Ingot Silver
<input checked="" type="checkbox"/>	Black
<input type="checkbox"/>	Oxford White
<input type="checkbox"/>	Med. Titanium
<input type="checkbox"/>	Royal Blue
<input type="checkbox"/>	Sterling Grey

### Options – Interior

<input checked="" type="checkbox"/>	Charcoal Black w/vinyl rear	
<input type="checkbox"/>	Charcoal Black w/cloth rear	\$55.00

COMPLETE UNITS IN STOCK FOR IMMEDIATE DELIVERY CAN BE VIEWED  
ON OUR WEBSITE AT [WWW.CURRIEFLEET.COM](http://WWW.CURRIEFLEET.COM)



## **2014 Ford Interceptor Sedan Police Package AWD**

**\$22,986.00**

3.5L TI-VCT V6 FFV  
6-Speed Automatic  
Heavy Duty Power train Mounts  
Heavy Duty Cooling  
Engine Oil Cooler  
Auxiliary Transmission Oil Cooler  
Engine Hour Meter  
220 Amp Generator  
750 CCA Battery  
Radio Noise Suppression  
Dual Exhaust-Quasi  
Cap less Fuel Filler  
Electric Power Assist Steering  
Front & Rear Stabilizer Bars  
18" Tires and Wheels  
Hub Caps  
Full Size Spare  
Under Carriage Deflector Plates  
Side-Impact Air Bags  
Safety Canopy W/Roll Over  
Sensor  
Anti-Lock Brakes With Traction  
Control  
Headlights-Projector Halogen  
Halogen Tail Lamps  
Halogen Deck Lid Lamps  
Driver's Side Spot Lamp

Power Remote Control Mirrors  
Solar Tinted Glass  
Air Conditioner  
Power Windows  
Power Locks  
Cruise Control/Tilt Wheel  
Certified Speedometer  
Column Shift  
Work Task Light  
Door Light Switches Disabled  
Power Adjustable Pedals  
Two-Way Radio Pre-Wire  
Trunk -Flat Load Floor  
Delivery Within 30 Miles

### **Standard Warranty:**

Basic: 3 Years/ 36,000 Miles  
Drivetrain: 5 Years/100,000 Miles  
Corrosion: 5 Years/ Unlimited  
Miles  
Emissions: 8 Years/80,000 Miles  
Roadside Assistance:  
5 Years/60,000 Mile





**Please enter the following:**

**Ford Fleet Number**

\_\_\_\_\_

**Contact Name**

\_\_\_\_\_

**Phone Number**

\_\_\_\_\_

**Purchase Order Number**

\_\_\_\_\_

**State Tax Exempt Number**

\_\_\_\_\_

**PLEASE SUBMIT P.O. TO:**

**Currie Motors**  
**9423 W. Lincoln Hwy**  
**Frankfort, IL 60423**  
**PHONE: (815) 464-9200 FAX: (815) 464-7500**  
**Contact Person: Tom Sullivan**  
**CurrieFleet@gmail.com**  
**www.CurrieFleet.com**

**Optional Equipment:**

<input checked="" type="checkbox"/>	3.7L V-6 FFV required with AWD	\$97.00
<input type="checkbox"/>	Sedan Police Interceptor FWD	-\$735.00
<input type="checkbox"/>	3.5L GTDI V-6 EcoBoost AWD only	\$2,890.00
<input type="checkbox"/>	Daytime Running Lights	\$44.00
<input type="checkbox"/>	Spot light drivers side LED bulb	\$326.00
<input type="checkbox"/>	Dual spot lights incandescent	\$335.00
<input type="checkbox"/>	Dual spot lights LED bulb	\$526.00
<input type="checkbox"/>	Code 3 light bar – loose shipped	\$1,670.00
<input type="checkbox"/>	Whelen light bar – loose shipped	\$1,475.00
<input type="checkbox"/>	Control box for lights – loose shipped	\$175.00
<input type="checkbox"/>	Two tone vinyl package	\$794.00
<input type="checkbox"/>	4-Doors/roof accent paint	\$1,595.00
<input type="checkbox"/>	Vinyl word wrap "Police"	\$726.00
<input type="checkbox"/>	12" Push bumpers	\$395.00
<input type="checkbox"/>	16" Push bumpers	\$665.00
<input type="checkbox"/>	18" Full wheel face covers	\$52.00
<input checked="" type="checkbox"/>	Pre-wiring grill lamp, siren, speaker	\$50.00
<input type="checkbox"/>	100 Watt siren/speaker	\$290.00
<input checked="" type="checkbox"/>	Keyed Alike	\$44.00
<input type="checkbox"/>	Ballistic drivers door panel	\$1,449.00
<input type="checkbox"/>	Ballistic drivers front door panels	\$2,793.00
<input type="checkbox"/>	Rear view camera – requires Sync	\$240.00
<input type="checkbox"/>	Sync & reverse sensing	\$552.00
<input type="checkbox"/>	Lockable gas cap	\$20.00
<input type="checkbox"/>	Blind spot monitoring -- requires Sync	\$490.00

If we have missed an option or equipment that you need please call Tom Sullivan (815) 464-9200



<input type="checkbox"/>	Remote keyless entry n/a with keyed alike	\$255.00
<input checked="" type="checkbox"/>	Reverse sensing	\$257.00
<input type="checkbox"/>	Engine block heater	\$35.00
<input type="checkbox"/>	Trunk storage vault	\$120.00
<input type="checkbox"/>	Rear handles & locks inoperable	\$35.00
<input type="checkbox"/>	Rear window switches delete	\$35.00
<input type="checkbox"/>	Hidden door lock plunger	\$117.00
<input type="checkbox"/>	Remappable (4) switches	\$150.00
<input type="checkbox"/>	Rear console plate n/a with Interior upgrade PKG	\$35.00
<input type="checkbox"/>	Electronics tray	\$240.00
<input type="checkbox"/>	Trunk circulation fan	\$52.00
<input checked="" type="checkbox"/>	Over-ride switch	\$285.00
<input type="checkbox"/>	All weather mats	\$100.00
<input type="checkbox"/>	Patriot prisoner partition – loose shipped	\$705.00
<input type="checkbox"/>	Patriot prisoner rear seat – loose shipped	\$750.00
<input type="checkbox"/>	Rustproof & undercoat	\$395.00
<input type="checkbox"/>	Remote start	\$450.00
<input type="checkbox"/>	Scotch guard	\$125.00
<input type="checkbox"/>	CD-Rom service manual	\$295.00
<input checked="" type="checkbox"/>	Delivery over 30 miles	\$125.00
<input type="checkbox"/>	License and title fees – MP plate	\$220.00

### Optional Packages:

<input type="checkbox"/>	<b>Police Wire Harness Connector Kit – Front</b> For connectivity to Ford PI package solutions Includes: <ul style="list-style-type: none"> <li>• (2) Male 4-pin connectors for siren</li> <li>• (5) Female 4-pin connectors for lighting/siren/speaker</li> <li>• (1) 4-pin IP connector for speakers</li> <li>• (1) 4-pin IP connector for siren controller connectivity</li> <li>• (1) 8-pin sealed connector</li> <li>• (1) 14-pin IP connector</li> </ul>	\$125.00
<input type="checkbox"/>	<b>Police Wire Harness Connector Kit – Rear</b> For connectivity to Ford PI package solutions includes: <ul style="list-style-type: none"> <li>• (1) 2-pin connector for rear lighting</li> <li>• (1) 2-pin connector</li> <li>• (6) Female 4-pin connectors</li> <li>• (6) Male 4-pin connectors</li> <li>• (1) 10-pin connector</li> </ul>	\$150.00
<input type="checkbox"/>	<b>Ultimate Wiring Package</b> Includes the following: <ul style="list-style-type: none"> <li>• Rear console mounting plate (85R)-contours through 2<sup>nd</sup> row; channel for wiring</li> <li>• Pre-wiring for grille LED lights, siren and speaker (60A)</li> <li>• Wiring harness I/P to rear (overlay)</li> <li>• (2) Light cables-supports up to (6) LED lights (engine compartment/grille)</li> <li>• (2) 50-amp battery and ground circuits in RH rear-quarter</li> </ul>	\$540.00

If we have missed an option or equipment that you need please call Tom Sullivan (815) 464-9200



	<ul style="list-style-type: none"> <li>• (1) 10-amp siren/speaker circuit engine cargo area</li> <li>• Rear hatch/cargo area wiring-supports up to (6) rear LED lights</li> </ul> <p>Recommend Police Wire Harness Connector Kits 47C &amp; 21P</p>	
<input type="checkbox"/>	<b>Police Interior Upgrade Package</b> Includes: cloth rear seats, floor mats front rear, 1 <sup>st</sup> row & wnd row carpet floor covering, full floor console with unique police finish panels (not available with options 854 855 856 857 97D)	\$390.00
<input checked="" type="checkbox"/>	<b>Headlamp Lighting Solution-13P</b> Includes: (2) front integrated LED lights for Wig-Wag simulation (does not include controller)	\$877.00
<input type="checkbox"/>	<b>Front Headlamp Housing Only-13P</b> Pre-drilled side marker holes (does not include lights)	\$120.00
<input type="checkbox"/>	<b>Tail Lamp Lighting Solution-662</b> Includes: (2) rear integrated LED lights (in tail lamps does not include controller)	\$392.00
<input type="checkbox"/>	<b>Rear Lighting Solution-663</b> Includes: (2) backlite flashing LED lights (window mounted on each side of chimsel stop light), (2) decklid inner flashing LED lights	\$437.00
<input type="checkbox"/>	<b>Trunk Upfit Package-854</b> Includes: rear console mounting plate, wiring harness, trunk circulation fan, trunk electronics tray, pre-wiring for grille lamp, siren, and speaker (not available with 855 856 857)	\$672.00
<input type="checkbox"/>	<b>Light Controller Package-855</b> Includes: content from Police Interceptor package 854 plus Whelen light controller (PCC8R), Whelen PCC8R light relay center (trunk mounted), Light controller/relay center wiring, Pre-wiring for grille lamp, siren & speaker (not available with 854 856 857)	\$1,496.00
<input type="checkbox"/>	<b>Ready for the Road Package-856</b> Includes: content from the following Police Interceptor packages 661 662 663 854 plus <ul style="list-style-type: none"> <li>• Whelen Cencom light controller</li> <li>• Whelen Cencom relay center/siren amp (w/Traffic Advisor)</li> <li>• Light controller/relay Cencom Wiring w/additional input/output pigtails</li> <li>• High current pigtail</li> <li>• Whelen specific WECAN cable connected to control head grill linear LED lights red/blue</li> <li>• 100 watt siren/speaker trunk storage vault</li> <li>• Hidden door lock plunger/rear door handles inop</li> <li>• Wiring harness (2) 50 amp battery &amp; ground circuits in trunk</li> </ul> (not available with 854 855 857)	\$3,306.00

If we have missed an option or equipment that you need please call Tom Sullivan (815) 464-9200



### Optional Maintenance Coverage:

<input type="checkbox"/>	ESP Limited Maintenance Plan 75,000 miles, 5000 mile interval	\$754.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 100,000 miles, 5000 mile interval	\$882.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 125,000 miles, 5000 mile interval	\$1,163.00
<input type="checkbox"/>	ESP Limited Maintenance Plan 150,000 miles, 5000 mile interval	\$1,269.00
<input type="checkbox"/>	ESP Extended Warranty Base Care 5-year 100,000 miles	\$1,710.00

### Exterior Colors:

<input type="checkbox"/>	Med. Brown
<input type="checkbox"/>	Dk Toreador Red
<input type="checkbox"/>	Smokestone Metallic
<input type="checkbox"/>	Dark Blue
<input type="checkbox"/>	Lt. Blue Metallic
<input type="checkbox"/>	Kodiak Brown
<input type="checkbox"/>	Light Grey
<input type="checkbox"/>	Ingot Silver
<input checked="" type="checkbox"/>	Black
<input type="checkbox"/>	Oxford White
<input type="checkbox"/>	Med. Titanium
<input type="checkbox"/>	Royal Blue
<input type="checkbox"/>	Sterling Grey

### Interior Colors:

<input checked="" type="checkbox"/>	Charcoal Black w/vinyl rear	N/C
<input type="checkbox"/>	Charcoal Black w/cloth rear	\$55.00

COMPLETE UNITS IN STOCK FOR IMMEDIATE DELIVERY, CAN BE VIEWED  
ON OUR WEBSITE [WWW.CURRIEFLEET.COM](http://WWW.CURRIEFLEET.COM)

If we have missed an option or equipment that you need please call Tom Sullivan (815) 464-9200





70 E. Main Street  
Lake Zurich, IL 60047



AGENDA ITEM

8D

Phone: (847) 438-5141  
Fax: (847) 540-1768  
Web: www.LakeZurich.org

## MEMORANDUM

Date: October 29, 2013

To: Jason T. Slowinski, Village Administrator

From: Sam Hubbard, Village Planner

Cc: Michael J. Earl, Director of Community Services  
Daniel A. Peterson, Manager of Building and Zoning

Subject: Courtesy Review for Zoning Application at 1275 Ensell Rd, GereMarie Addition

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**Issue:** Steve Fox (the "Applicant") is an agent for GereMarie, located at 1275 Ensell Road (the "Subject Property"). The Applicant filed an application with the Village of Lake Zurich dated October 18, 2013, seeking approval of the following:

- (i) A Zoning Code text amendment to Chapter 17 of the Zoning Code to create an allowable variance to Section 10-102 of the Zoning Code, which would permit a loading dock that opens to a building façade that faces a public street within any Industrial Zoning District subject to approval of a variance,
- (ii) A Variance to Section 10-102 of the Zoning Code to permit a loading dock that opens onto a building façade that faces a public street, on the Subject Property located within an I-1 Limited Industrial Zoning District,
- (iii) Exterior Appearance Plans for a building addition on the Subject Property, and
- (iv) Site Plans for a building addition on the Subject Property

The Subject Property is located within the Village's I-1 Limited Industrial District.

Pursuant to the public notice to be published on October 21, 2013, in the *Lake Zurich Courier*, a public hearing will be held with the Lake Zurich Plan Commission on November 20, 2013, to consider the Application should the Board determine that the application merits a public hearing.

**Analysis:** Currently, Chapter 17 of the Zoning Code only allows specific types of variances to a limited number of sections of the Zoning Code. Therefore, if a desired variance to a specific code

requirement isn't listed as one of the eligible variances within Chapter 17, then it is not allowed and the applicant must comply with that section of the code.

The proposed text amendment would add to Chapter 17 the ability of any applicant to seek variance relief from Section 10-102 of the Zoning Code, which regulates the design and location of off street loading spaces. Referral of this application to the Plan Commission is necessary to allow the Applicant to continue to move forward with entitlements to construct the proposed building addition on the Subject Property.

Detailed staff reviews from the Building and Zoning Department, Public Works, Police Department, and Fire/Rescue Department will be provided at the Plan Commission meeting.

**Recommendation:** The Application merits a hearing and consideration by the Lake Zurich Plan Commission. Staff recommends that the Village Board refer the application to the Plan Commission for consideration. Should you have any questions, please call me at 847-540-1759.

w/ Attachments:      Courtesy Review letter from Steve Fox, dated 10/24/2013  
                                 Site Plan  
                                 Location Map

Steve Fox  
GereMarie Corporation  
1275 Ensell Road  
Lake Zurich, IL 60047

October 24 2013

Dan Peterson  
Manager of Lake Zurich Building and Zoning

**RE:** Courtesy Review for our 8,370 s.f. Addition at 1275 Ensell Rd

Dear Dan Peterson

I write on behalf of GereMarie Corporation whose primary business is the design and manufacturing of billet aluminum boat accessories for Master Craft ski & wake board boats. Please accept the following as our submittal for the courtesy review of our proposed 8,370 s.f. one story addition to our existing 127,000 s.f. building at 1275 Ensell rd in the Lake Zurich Corporate Park.

In addition we would also like to request a Text Amendment for the addition of an overhead loading dock door on the North East corner of our addition for the loading and unloading of materials from our vans and box trucks.(Not Semi Trucks)

5 -Sets of 24"X36" w/Rendering

1 of 1 Site Plan

1 of 10 Cover Sheet

2 of 10 Existing Conditions

3 of 10 SWPPP Plan

4 of 10 SWPPP Notes and Details

5 of 10 Geometric Plan

6 of 10 Grading Plan

7 of 10 Utility Plan

8 of 10 Notes

9 of 10 VOLZ Details 1

10 OF 10 VOLZ Details 2

A-1 Existing and Proposed Elevations

A-2 Existing and Proposed Elevations, Plan View

Sight Line

40 Sets 11"x17" w/Rendering

1 of 1 Site Plan

1 of 10 Cover Sheet

2 of 10 Existing Conditions

3 of 10 SWPPP Plan

5 of 10 Geometric Plan

6 of 10 Grading Plan

7 of 10 Utility Plan

A-1 Existing and Proposed Elevations

A-2 Existing and Proposed Elevations,  
Plan View

Sight Line

Thank You

Steve Fox



Location Map

