

VILLAGE OF BARTLETT
BOARD AGENDA
OCTOBER 1, 2019
7:00 P.M.

1. CALL TO ORDER
2. ROLL CALL
3. INVOCATION
4. PLEDGE OF ALLEGIANCE
5. *CONSENT AGENDA*

All items listed with an asterisk are considered to be routine and will be enacted by one motion. There will be no separate discussion of these items unless a Board member so requests, in which event, the item will be removed from the General Order of Business and considered at the appropriate point on the agenda.*

6. MINUTES: Board & Committee Minutes – September 17, 2019
- *7. BILL LIST: October 1, 2019
8. TREASURER'S REPORT: None
9. PRESIDENT'S REPORT:
 - A. Passport to Adventure Winners
 - B. Commission Appointment
10. QUESTION/ANSWER: PRESIDENT & TRUSTEES
11. TOWN HALL: (Note: Three (3) minute time limit per person)
12. STANDING COMMITTEE REPORTS:
 - A. BUILDING & ZONING COMMITTEE, CHAIRMAN HOPKINS
 1. Ordinance Approving a Site Plan, Granting Special Use Permits and Granting Variations to Allow a Restaurant at 121 W. Railroad Avenue (More Brewing)
 - B. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE, CHAIRMAN GABRENYA
 1. None
 - C. FINANCE & GOLF COMMITTEE, CHAIRMAN DEYNE
 - *1. Resolution Waiving Bids and Approving of the Purchase of Golf Course Mowers and the Trade-In of Surplus Property
 - D. LICENSE & ORDINANCE COMMITTEE, CHAIRMAN REINKE
 1. Ordinance Amending the Bartlett Municipal Code Title 3, Business and License Regulations to Add New Chapter 32: Animal Sale Restrictions
 - E. POLICE & HEALTH COMMITTEE, CHAIRMAN CARBONARO
 1. None
 - F. PUBLIC WORKS COMMITTEE, CHAIRMAN CAMERER
 - *1. Resolution Approving of the License Agreement Between the Village of Bartlett and More Dusty, LLC
 - *2. Purchase of a 2019 Ford F-350 XL 4X2 Pick Up Truck
13. NEW BUSINESS
14. QUESTION/ANSWER: PRESIDENT & TRUSTEES
15. ADJOURNMENT



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

1. CALL TO ORDER

President Wallace called the regular meeting of September 17, 2019 of the President and Board of Trustees of the Village of Bartlett to order on the above date at 7:00 p.m. in the Council Chambers.

2. ROLL CALL

PRESENT: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke and President Wallace

ABSENT: Trustee Gabrenya

ALSO PRESENT: Village Administrator Paula Schumacher, Economic Development Coordinator Tony Fradin, Sr. Management Analyst Sam Hughes, Management Analyst Joey Dienberg, Finance Director Todd Dowden, Planning & Development Services Director Roberta Grill, Director of Public Works Dan Dinges, Public Works Engineer Bob Allen, Building Director Brian Goralski, Grounds Superintendent Kevin DeRoo, Police Chief Patrick Ullrich, Deputy Chief Geoff Pretkelis, Deputy Chief Jim Durbin, Village Attorney Bryan Mraz and Village Clerk Lorna Giles.

3. INVOCATION – Pastor Rob Ritacco from Jesus Journey Church gave the invocation.

4. PLEDGE OF ALLEGIANCE

5. CONSENT AGENDA

President Wallace stated that all items marked with an asterisk on the Agenda are considered to be routine and will be enacted by one motion. He further stated that there will be no separate discussion of these items unless a Board member so requests, in which event, that item will be removed from the Consent Agenda and considered at the appropriate point on the Agenda. He asked if there were any items a Board member wished to remove from the Consent Agenda, or any items a Board member wished to add to the Consent Agenda.

Trustee Camerer stated that he would like to add Resolution 2019-74-R, a Resolution Approving the Engineering Services Agreement Between the Village of Bartlett and Strand Associates, Inc. as well as a contract for the purchase of a 2019 Ventrac Multipurpose Mowing/Snow Machine from Burris Equipment Co. in Joliet, IL.



**VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019**

President Wallace then recited each item that was on the Consent Agenda, including the nature of the matters being considered and other information to inform the public of matters being voted upon. He then stated that he would entertain a motion to approve the Amended Consent Agenda, and the items designated to be approved by consent therein.

Trustee Deyne moved to amend the Consent Agenda and that motion was seconded by Trustee Carbonaro.

ROLL CALL VOTE TO AMEND THE CONSENT AGENDA AND CONSENT ITEMS THEREIN

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

Trustee Camerer moved to approve the Amended Consent Agenda and that motion was seconded by Trustee Hopkins.

ROLL CALL VOTE TO APPROVE THE AMENDED CONSENT AGENDA AND CONSENT ITEMS THEREIN

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

6. MINUTES

Trustee Deyne moved to approve the Board and Committee minutes from September 3, 2019 and that motion was seconded by Trustee Carbonaro.

ROLL CALL VOTE TO APPROVE THE BOARD/COMMITTEE MINUTES FROM SEPTEMBER 3, 2019

AYES: Trustees Camerer, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
ABSTAIN: Trustee Carbonaro
MOTION CARRIED

7. BILL LIST – Covered and approved under the Consent Agenda



**VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019**

8. TREASURER'S REPORT

Finance Director Todd Dowden stated that this was the July, 2019 Treasurer's Report. He then presented the Municipal Sales Tax Report through May, 2019, and stated that it totaled \$205,572 and was up \$5,531 from the previous month last year. Motor Fuel Tax distribution through June, 2019 totaled \$76,204 and was down \$3,388 from the previous month last year.

Trustee Hopkins inquired if the MFT fund was based on per capita.

Mr. Dowden stated that it was and is distributed per capita.

Trustee Hopkins asked when the next census would be.

Mr. Dowden stated in 2020.

Trustee Hopkins asked if he thought the amount would go up.

Mr. Dowden stated that he didn't know if it would go up compared to the rest of the state but it is divided up across the state.

9. PRESIDENT'S REPORT

President Wallace stated that with the advice and consent of the Village Board, he reappoints the following individual to the term indicated beginning September 17, 2019.

Police Pension – 2 Year Term

	<u>Years Served</u>
Michael Poremba	2 Years

Trustee Deyne motioned to consent to the re-appoint of Michael Poremba to the Police Pension Board and that motion was seconded by Trustee Hopkins.

ROLL CALL VOTE TO CONSENT TO THE RE-APPOINTMENT OF MICHAEL POREMBA TO THE POLICE PENSION BOARD

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke

NAYS: None

ABSENT: Trustee Gabrenya

MOTION CARRIED



**VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019**

Bike and Run Plan Advisory – 3 Year Term

Barry Krall

Trustee Deyne motioned to consent to the appointment of Barry Krall to the Bike and Run Plan Advisory and that motion was seconded by Trustee Camerer.

ROLL CALL VOTE TO CONSENT TO THE APPOINTMENT OF BARRY KRALL TO THE BIKE AND RUN PLAN ADVISORY

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

Zoning Board of Appeals – 5 Year Term

Charlie Deveaux

Trustee Camerer motioned to consent to the appointment of Charlie Deveaux to the Zoning Board of Appeals and that motion was seconded by Trustee Deyne.

ROLL CALL VOTE TO CONSENT TO THE APPOINTMENT OF CHARLIE DEVEAUX TO THE ZONING BOARD OF APPEALS

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

President Wallace thanked them for their service to the Village.

President Wallace stated that he was pleased to recognize the winners of the 2019 Pride in Ownership Awards. The program started in 1996 to recognize resident's doing an outstanding job maintaining their property. The Village calls for nominees at the beginning of the summer and volunteer judges visit all of the nominated properties evaluating them on general appearance, landscaping, curb appeal and creativity. He announced the following winners and presented them with a yard sign and Ace Hardware gift card.



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

Single Family Winners:

- 1st Place: Mr. & Mrs. Mann, 1333 Turfway Lane
2nd Place: Mr. & Mrs. M. Ficarella, 169 Primrose Lane
3rd Place: Mr. & Mrs. Timothy Hund, 612 Winchester Court

Commercial Property:

- 1st Place: Artis Senior Living of Bartlett, 1035 S. IL Route 59

He congratulated all of the nominated and winning property owners and thanked them for helping to keep Bartlett beautiful.

President Wallace stated that the Tri-Village Garden Club of Bartlett, Hanover Park and Streamwood recently conducted a Benefit Garden Walk to raise money for "We Grow Dreams", a non-profit program located in West Chicago designed to provide people with disabilities the opportunity to lead fulfilling lives and to train and work in a supportive, safe, and caring environment. To honor the homeowners for allowing the club to use their garden for the walk, the Tri-Village Garden Club would like to present a plaque to each homeowner for their generosity. The Tri-Village Garden Club will also be recognizing artists that have been a part of Arts in Bartlett as part of their "Porches, Gardens and Landmarks" of Bartlett Project.

Eileen Lucietto stated that she wanted to introduce each gardener and have them come forward and receive a commemorative plaque suitable for indoor or outdoor display. She made the following award introductions: Maureen Hernandez, "I plant with a love for nature and to please the eye and heart." Sue Stocks, "My garden is truly my sanctuary." Sue has eliminated almost all grassy lawn and even includes an herb bed and vegetable plants. Brenda and Tim Heeley, winner of last year's Pride in Ownership Award. The larger of the two ponds is the highlight of their garden with a sloping area made into a waterfall with a series of terraced beds. Patti Rohlfies, "My garden is a delightful mix of fragrance, the sounds of nature, and colors only Mother Nature can create." also for Patti Brotz "My garden is a Certified Wildlife Habitat." She even raises a few Monarch butterflies each summer and Linda and Walter Groble, their garden also is a Certified Wildlife Habitat. In it there are various water features as well as bird and bee houses.

And last, but certainly not least, she asked all participating artists present to stand and be recognized. Jenny Vogt, who originated the idea of the Porches and Gardens of Bartlett Project, Kate Burlette, Cindy Meir, Marilyn Winters, Marianne Anderson, Linda Kay, and Joanne Barsanti, Kathy Manning. Their creations are on display in this building on the 2nd floor gallery until Nov. 1st. The gallery is open during all hours that the Village Hall is in operation. She encouraged everyone to visit the display.



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

10. QUESTION/ANSWER: PRESIDENT & TRUSTEES

Trustee Deyne stated that he was still getting complaints about Route 59 and Stearns Road.

Public Works Director Dan Dinges stated that they do have some activity going on. The utilities are being moved in the hopes they will start with road construction and complete it by November.

Trustee Hopkins stated that he heard a rumor that Groot is not actually recycling the recyclables. He wanted staff to do some research.

Village Administrator Paula Schumacher stated that what might be fueling that rumor is that the market for recyclables is down but the infrastructure for them to deal with those recyclables is still in place. She would be very surprised if they were landfilling the recyclables because they have to pay for those shipping fees so it would not make any financial sense for them to do that. They would certainly look into it.

Trustee Hopkins asked if the complaints about brush pickup have gone down.

Mr. Dinges stated that people are getting used to bundling. They are still getting complaints and anyone putting out random piles gets a letter. It has been pretty successful. Overall, the complaints are going down and people are getting used to the bundling.

Trustee Deyne asked what the duration of the contract with Groot.

Mr. Dinges stated this is year two of a five year contract.

Trustee Carbonaro stated that three weeks ago he put out a tree branch for pickup that was a 3-1/2" diameter limb that was 40" long. Groot did not pick it up and it had a small sign on it that said to please bundle. It was only one branch. He tied a string around it and left it out there. Once again, it was not picked up. He cut another 2' X 1" branch and tied it together and once again it was not picked up.

Mr. Dinges stated that they would contact Groot and see that it was picked up.

Trustee Camerer stated that he has also had complaints about brush pickup. Is there any time where the village could do a pickup in the town.

Mr. Dinges stated that if you say once or twice per year there will be an unmanageable pile. They recommended if they wanted to get rid of Groot for the brush pickup, they could go out to bid and find a contractor. They have talked to contractors about this and



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

have rough numbers on the costs. All costs will then be relayed back to the residents. We would have to talk to Groot since we are in a contract and see if they would discount the price.

Trustee Camerer asked if it was possible to consider an extra fee to the residents who required a pick up (from the village) for maybe \$50 to get the brush.

Mr. Dinges stated that it gets very inefficient to figure out who is on or off the list. This concern would be that they would be spending a lot of time figuring out who has brush and who doesn't. He recommended a contractor that would do the whole town in whatever frequency we desired.

Trustee Hopkins stated that he would like to look at those options.

President Wallace stated that he truly believed that a lot of these complaints are growing pains from the change but that doesn't mean that residents are wrong. He suggested bringing the numbers before the board and deciding how to go back to Groot for a discount.

11. TOWN HALL - None

12. STANDING COMMITTEE REPORTS

A. BUILDING & ZONING COMMITTEE, CHAIRMAN HOPKINS

Trustee Hopkins stated that there was no report.

B. COMMUNITY & ECONOMIC DEVELOPMENT COMMITTEE, CHAIRMAN GABRENYA

In the absence of Trustee Gabrenya, Trustee Camerer stated that Kirsten Erickson recently submitted an application for a position on the Economic Development Commission (EDC) and since she previously served for many years, her knowledge and skills would be an ideal fit.

Trustee Camerer moved to appoint Kirsten Erickson to the Economic Development Commission for a 3 year term from September 17, 2019 to September 17, 2022 and that motion was seconded by Trustee Reinke.



**VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019**

ROLL CALL VOTE TO APPOINT KIRSTEN ERICKSON TO THE EDC

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

President Wallace explained that this appointment to the EDC is on the actual agenda because it has something to do with the EDC's sub rules.

He thanked Ms. Erickson and stated that she has been involved with the Chamber for dozens of years

Trustee Camerer stated that the Streets of Bartlett BEDA application was covered and approved under the Consent Agenda.

C. FINANCE & GOLF COMMITTEE, CHAIRMAN DEYNE

Trustee Deyne presented Resolution 2019-73-R, a Resolution Approving Amendments to the FY 2018-19 Budget.

Trustee Deyne moved to approve Resolution 2019-73-R, a Resolution Approving Amendments to the FY 2018-19 Budget and that motion was seconded by Trustee Carbonaro.

Finance Director Todd Dowden stated that this is part of their year-end housekeeping process. Amendments are made when any individual fund has exceeded the original budget or when an interfund transfer will be higher than originally budgeted. Generally, this occurs due to carryover of prior year expenditures or unexpected activity approved after the budget was adopted. Explanations of the amendments for the 2018/19 budget are as follows:

Bluff City TIF Project Fund:

The Village approved a TIF developer note payout in June 2018 for \$6.2 million for the Bluff City Quarry redevelopment project. The FY 2018/19 budget included \$1,880,000 for professional services, financing, and infrastructure improvements. The developer's payout request covered a period of six years going back to the last request dated January of 2011. The amendments to the budget include an increase to Architectural/Engineering of \$198,000, Financing Costs of \$184,000, Developer Notes Interest of \$42,000, Streetscape Improvements of \$47,000, Site Preparation of \$3,069,000, Road Improvements of \$496,000, and Public Infrastructure of \$927,000.



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

ROLL CALL VOTE TO APPROVE RESOLUTION 2019-73-R, AMENDMENTS TO THE 2018-19 BUDGET

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke
NAYS: None
ABSENT: Trustee Gabrenya
MOTION CARRIED

Trustee Deyne stated that Resolution 2019-75-R, a Resolution Approving Advisory Services Agreement with Robert W. Baird to Perform Financial Advisory Work for the Village of Bartlett and the purchase of Microsoft Office 2019 were covered and approved under the Consent Agenda.

D. LICENSE & ORDINANCE COMMITTEE, CHAIRMAN REINKE

Trustee Reinke stated that Ordinance 2019-76 an Ordinance Creating a Class A Liquor License as well as Ordinance 2019-77, an Ordinance Creating a Class B Liquor License were covered and approved under the Consent Agenda.

E. POLICE & HEALTH COMMITTEE, CHAIRMAN CARBONARO

Trustee Carbonaro stated that there was no report.

F. PUBLIC WORKS COMMITTEE, CHAIRMAN CAMERER

Trustee Camerer stated that Resolution 2019-74-R, a Resolution Approving the Engineering Services Agreement Between the Village of Bartlett and Strand Associates, Inc. and a contract for the purchase of a 2019 Ventrac Multipurpose Mowing/Snow Machine from Burriss Equipment Co. in Joliet, IL were covered and approved under the Consent Agenda.

13. NEW BUSINESS

- A. President Wallace stated that if there were no objections from the Board he would issue the Class A liquor license for One Taco Dos Tequilas, Inc.. No Trustees stated any objections and President Wallace stated that he would issue that license.
- B. President Wallace stated that if there were no objections from the Board he would issue the Class B liquor license for D'Licious Crepes and Roti No Trustees stated any objections and President Wallace stated that he would issue that license.

14. QUESTION/ANSWER PRESIDENT & TRUSTEES - None



VILLAGE OF BARTLETT
BOARD MINUTES
September 17, 2019

15. ADJOURN TO COMMITTEE OF THE WHOLE MEETING

President Wallace stated that the Board will be going into the Committee of the Whole meeting immediately following the close of this meeting.

There being no further business to discuss, Trustee Camerer moved to adjourn the regular Board meeting and that motion was seconded by Trustee Hopkins.

ROLL CALL VOTE TO ADJOURN

AYES: Trustees Camerer, Carbonaro, Deyne, Hopkins, Reinke

NAYS: None

ABSENT: Trustee Gabrenya

MOTION CARRIED

The meeting was adjourned at 7:30 p.m.

Lorna Giles
Village Clerk



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

President Wallace called the Committee of the Whole meeting to order at 7:30 p.m.

PRESENT: Chairmen Camerer, Carbonaro, Deyne, Hopkins, Reinke and President Wallace

ABSENT: Chairman Gabrenya

ALSO PRESENT: Village Administrator Paula Schumacher, Assistant Village Administrator Scott Skrycki, Economic Development Coordinator Tony Fradin, Senior Management Analyst Samuel Hughes, Management Analyst Joey Dienberg, Finance Director Todd Dowden, Planning and Development Services Director Roberta Grill, Senior Planner Renee Hanlon, Public Works Director Dan Dinges, Public Works Engineer Bob Allen, Building Director Brian Goralski, Golf Course Superintendent Kevin DeRoo, Police Chief Patrick Ullrich, Deputy Chief Geoff Pretkelis, Deputy Chief Jim Durbin, Village Attorney Bryan Mraz and Village Clerk Lorna Giles.

COMMUNITY AND ECONOMIC DEVELOPMENT, CHAIRMAN GABREYNA

Illinois Cannabis Regulations and Tax Act

Chairman Camerer introduced the item.

Planning and Development Services Director Roberta Grill stated that back in July, the recreational cannabis topic was discussed and staff was asked to review the actions of surrounding municipalities and to pick a similar sized community in Colorado to review their experience and whether it would impact emergency services and emergency room visits. Senior Planner Renee Hanlon is going to review surrounding municipalities and what has happened recently. Then the police will discuss the impacts of the recreational marijuana.

Ms. Hanlon stated that St. Charles has directed their staff to prepare an amendment to allow recreational cannabis by special use in their commercial districts. They are planning to limit the number of licenses to two. South Elgin is planning to allow it by special use in all commercial districts. Aurora staff thinks they are going to allow it by special use. Naperville voted to prohibit it, but they are planning to do a non-binding referendum and revisit the issue. Sugar Grove did an email survey with their list of email addresses so it was only about 1,500 people, but the no's outpaced the yes's just barely. Elburn seems to be leaning towards allowing it in commercial districts. Kane County is looking to allow it by special use in unincorporated commercial areas of the county.

Staff found a Colorado city similarly sized to Bartlett, the Village of North Glenn and they have six dispensaries operating. They do not limit the number of locations, but they do have strict distancing requirements, so they are evenly distributed. The tax revenue is



VILLAGE OF BARTLETT COMMITTEE MINUTES September 17, 2019

about 8% of cannabis sales and it yields about \$600,000 annually to their general budget. Staff also contacted Thornton Colorado which is a larger municipality, but they initially put a moratorium on cannabis for a few years. In 2016 they decided to allow it and limited their licensing to four in the community. They think this year they are going to hit the \$1,000,000 mark in revenue. Their sales tax rate is 8.75. Staff also reviewed two similarly sized communities of Bartlett that prohibit the sale. Littleton Colorado said that there has never been any regret and they haven't taken up the issue again. Brighton Colorado had a lot of oil and gas revenue coming in at the time, but as the laws have changed, that revenue has diminished and they are considering cannabis sales as a way to make up for that lost revenue.

Deputy Chief Geoffrey Pretkelis stated that staff reached out to North Glenn, Denver and Lafayette Colorado. North Glenn stated that they have very minimal problems with their recreational cannabis dispensaries. Between July 1, 2018 and July 1, 2019, North Glenn PD responded to 81 different calls for service, five different theft or shoplifting incidents, three robbery incidents, and 38 business alarm calls at the six recreational cannabis dispensaries within the city. Staff also reached out to Denver Colorado because they are a model in regards to how they track and enforce all their cannabis laws and dispensaries. In 2018, marijuana industry related crime represented less than 1/2 of 1 percent of overall crime in Denver. Out of 139 of these crimes, 93 were burglaries and 16 were thefts. Staff also contacted Lafayette, CO Police Department regarding police calls for service associated with recreational cannabis dispensaries in its jurisdiction. Lafayette has two recreational cannabis dispensaries and one medical cannabis dispensary. A Lafayette PD staff member said since 2004, there have not been many problems at any of the cannabis dispensaries in the city. They have experienced one burglary, one robbery, and several false burglar alarm calls at the cannabis dispensaries.

Additionally, Lombard, IL Police Department recently conducted a survey of municipalities in the northwest suburbs that have a medical dispensary within their jurisdiction and found they either had no calls for service or minimal calls for service. The majority of police calls were related to false burglar alarms and very similar to what staff heard from the Colorado cities. Communities with medical dispensaries included: Naperville, Arlington Heights, Mount Prospect, Elmwood Park, Rolling Meadows, Deerfield, Evanston, Oak Park, North Aurora, Romeoville and Addison.

Staff also reviewed cannabis related overdoses and emergency room information and staff looked at the states of Oregon, Colorado and Washington for this information. In the State of Oregon, the over-ingestion of marijuana has never exceeded one percent of all ER visits. After an initial burst upon legalization, the numbers of over-ingestion have dropped off but are still above pre-legalization levels. While this increase has been concerning, the numbers are expected to continue to stabilize as people learn how to properly consume marijuana and the novelty wears off. That information was echoed by the cities in Colorado as well. At first it is a new novelty and people are trying things out,



VILLAGE OF BARTLETT COMMITTEE MINUTES September 17, 2019

especially edibles. People don't realize the potency of them and tend to overconsume them and then it catches up with them. In Colorado, there were 9,973 ER visits with a code for cannabis use. Edible products accounted for 10.7% of cannabis-attributable visits between 2014 and 2016 but represented only 0.32% of total cannabis sales in Colorado during that period. In Washington, the number of cannabis exposures reported to one poison control center increased by 158%; from 146 in 2011 to 378 in 2017. Recreational use became legal in the state in 2012. 43% of these exposures involved edibles, and another 17% involved concentrates.

Police Chief Ullrich stated that whether or not you choose to allow recreational cannabis dispensaries in our town, we are still going to have to deal with some of the impacts that come with legalization. Some of the ways we might be affected is how the law will affect our police canine since it is currently trained to detect all type of drugs, including marijuana. We are not sure yet if drug sniffing dogs can be untrained for a certain drug. We are also concerned about the potential for an increase in the number of drug impaired drivers on our roadways and the potential for increased traffic crashes due to drug impaired drivers. What is problematic for us is there is no standardized testing procedure for cannabis. They are still working on additional ways of testing similar to an alcohol breath test or field sobriety test. There is nothing out at the moment, so it comes down to the amount of nano grams of THC in your blood/urine. There will need to be increased training opportunities for the detection and testing of drug impaired drivers. There was a Daily Herald article a couple weeks ago that discussed the need for drug recognition experts in law enforcement and the issue of the state only offering one class a year. The Police Department currently has two police officers trained as drug recognition experts, but there are many police departments that don't have them. Our police department is going to stay on top of the state to try to get more training on that. We anticipate there may be an initial increase of calls for service in regard to residents complaining about the smell of burnt cannabis in their neighborhood, yard or apartment building, due to their neighbors consuming cannabis inside or outside of their residences. You're not supposed to be able to smoke cannabis in a public place, but no one knows what that will be considered. Finally, we are concerned our records section will have to undergo a labor intensive process of expunging certain criminal and municipal ordinance violation records pertaining to cannabis arrest records. The Cannabis Regulation and Tax Act requires law enforcement agencies to expunge certain cannabis related offenses and sets time frames in which these expungements need to be completed.

No matter whether you decide to approve a dispensary or not, staff is still going to have to deal with some of these issues due to the legalization of recreational cannabis.

Village Administrator Paula Schumacher stated that the Village will have some ramifications in dealing with the stated law in the day to day operations, but what is before you is the zoning question. Staff has laid out a spectrum of option's that range from allowing it completely, requiring a special use, and prohibiting. All options are available



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

for you tonight to discuss and staff will be discussing the ramifications for the law later on during budget discussions.

Chairman Hopkins asked how much one of the drug recognition trainings are.

Chief Ullrich stated that it is part of their regular training fees. There are also supposed to be fees that come back for law enforcement training, but the legislature is still trying to figure out how that is all going to work. The Illinois Chiefs of Police Association is very active in this discussion as well.

Chairman Hopkins asked how many officers would need to be trained.

Chief Ullrich stated that we are fortunate to have two officers trained, but we are going to have a succession plan to make sure we always have officers trained.

Chairman Camerer asked if the records department is going to have to go through the cannabis arrest records regardless of whether they approve recreational sale in the Village.

Chief Ullrich stated that was correct.

Chairman Hopkins thought a referendum would be the best option.

Village Attorney Bryan Mraz stated that would be a possibility. If the board decides to do a referendum, he thought the Village should pass an ordinance banning recreational sales in the meantime. There are some tight timelines to try to get a referendum question on in April. If the Village can't make that, it would be in the fall election. The referendum would be advisory, not binding. If the referendum shows that most people are in favor of it, than the board would still have to approve it and determine where they would allow sales.

Chairman Hopkins asked if a resident purchases cannabis in another community, can they have it delivered at their homes.

Attorney Mraz stated no.

Chairman Deyne asked if the question could be as simple as "are you in favor of recreational sale of cannabis in the Village of Bartlett." Then it would be the board's responsibility to determine zoning.

Mr. Mraz stated that he thought it could. It can't be a confusing question. If that referendum showed the majority of people are in favor, you would still need to determine guidelines.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

Ms. Schumacher stated that it's not just a question of the sale, but also growing, the manufacturing, extruding, etc. that is also another question.

Mr. Mraz stated that there are all kinds of permutations to this that would be beyond a question on the ballot. You would have to get past the first question, do most people favor it. Then consider if that is a clear enough mandate to go to that next step of allowing the processes in town.

President Wallace asked if we have had any inquiries from shops in Bartlett.

Ms. Grill stated that Bartlett has had one.

Mr. Mraz stated that it is a big investment.

President Wallace stated that in North Glenn, based on the numbers provided earlier, they do about \$7,500,000 in sales for a town the size of ours. That seems like a lot of product and odor. He imagines neighbors complain about the smell, so he didn't know where anything like this would go in Bartlett.

Chairman Camerer asked if they allowed it in commercial and industrial areas. Some cities put them in districts so if we limited it to districts, then we could have two areas in Bartlett, Blue Heron and Brewster Creek.

President Wallace stated the medical is allowed in Brewster Creek now.

Ms. Grill stated that is correct and distance requirements are associated with it for schools, daycares and residential zoning districts for 2,500 feet and the dispensary has one for 1,500 feet.

Chairman Camerer stated that we are still going to have people going to other cities to get it, and we are still going to have issues with traffic violations and people using it, yet we would have no revenue coming in for it. We have all the downside of it without any of the upside.

Chairman Hopkins stated that if he was leaning any way, it would be most restrictive, allowing it in industrial areas and not in the downtown or commercial and limiting it to two facilities. He still wanted to know what the residents thought in a referendum.

Chairman Camerer stated that he agreed.

Chairman Carbonaro asked what the cost for a referendum would be.

Ms. Schumacher stated that there would be a cost, but she didn't know what it would be.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

Chairman Hopkins asked what the last referendum that was completed cost.

Chairman Carbonaro stated that he didn't think a referendum would be helpful, the Village only had about 8% to 9% turn out for their last election.

President Wallace stated that he thought people would want to voice their opinion. He spoke with probably 100 people that he does not personally know very well and they are split about 50/50.

Chairman Camerer stated that in AARP, they had an article about the elderly population and the use of marijuana substantially increasing. He thinks that as it becomes legal for longer, there will be anecdotal evidence that it seems to be working and more and more people will use it.

Chairman Deyne stated that he thinks seniors are doing it more so for pain. He wondered if most of the purchases in the article were for medical or recreational.

Chairman Camerer stated that the article implied it was for medical for sleep remedies, pain control and glaucoma.

President Wallace stated that he agreed with Chairman Hopkins and restricting it to industrial areas. He could not fathom a business on Rt. 59 or downtown that would want that odor around them. He said he has not been to one, so he could be wrong, but he didn't think he could see one in those locations. There are no free standing buildings in those areas and the locations that he has seen are medical facilities and are large buildings set off by themselves.

Chairman Camerer stated that when he was in Colorado, he was near a shop and was not able to smell anything.

President Wallace asked if we were going to see any tax benefit from the cultivation of marijuana if it had come to Bartlett.

Mr. Mraz thought the Village wasn't going to get any revenue from it.

Ms. Grill asked if the recreational dispensaries would be limited to the areas that cultivation was limited to.

President Wallace stated that he thought it should be limited to where the medical dispensary was going to be limited to.

Mr. Hopkins thought two licenses, one in each business park would be appropriate.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

President Wallace stated that he read that DuPage County was going to prepare three separate ordinances for their unincorporated areas. One was a no altogether, one was allowing it and then there was a third option. From a timing standpoint this could probably be decided at the first meeting in November.

Ms. Schumacher asked if the board wanted them to draft up what they are hearing from the board so they can review the actual zoning language.

President Wallace stated that he thought they needed more discussion and that it should come back to Committee but he wanted to find out the pace at which the police environment will get a way of determining if someone is high on marijuana. He knows it doesn't matter regarding the sale of recreational in Bartlett since people will be driving through Bartlett regardless, but he wanted to know that information.

Chief Ullrich stated that he thought it was still problematic for people in Colorado because the level of proof someone is under the influence of cannabis is so hard to prove, that when there is a combination of alcohol and cannabis, they just charge it under a DUI for alcohol. It is not just an Illinois problem and it is still in the works of what the best way to detect it is.

President Wallace stated that he read somewhere that they are doing testing with a swab.

Chief Ullrich stated that Carol Stream is doing some testing with a swab. He is not sure that it is scientifically accepted yet, it's just a test, but it is also not at the level of nano grams the state law would limit. They are testing at a higher level than the state.

Mr. Mraz asked if staff should begin drafting the advisory question and the ordinances for the interim which would prohibit it.

President Wallace stated that it would be a good idea to get a rough draft going. From the people that he has spoken to, there is a good percentage of them that are indifferent and they would really like to know if it will make a dent in their taxes. That may be a deciding factor for them.

Ms. Schumacher stated that everything she has read from the professional organizations we are a part of say that you can make an educated guess, but this is bringing an industry that has been in the shadow, out into the daylight so it is hard to get a firm number on what that might be. Staff has been on the conservative side of the range provided by those organizations. She is skeptical of those ranges because those ranges usually come from the people that want the license to build those facilities in your community. She is also skeptical of those numbers making a dent in peoples taxes because of all of the items the police will have to address, but also because Bartlett is not one of the first tier



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

communities that have the medical dispensary already. There is going to be a first wave of licenses that are distributed, then there will be a second wave. In some sense that will be nice because Bartlett will get to see the impact on those communities, but on the other hand, it would put a dent in the revenue we would be able to capture because we are a second tier. Whatever number we give you would probably be a guess.

Chairman Reinke stated that he can't imagine a location in Bartlett would generate near the sales as a location in South Elgin on Randall Rd. would, for instance. He understands there is a draw for this stuff, but none puts a McDonalds in an industrial park. He didn't think we should be seduced by the potential tax money because he didn't think it's necessarily there.

Mr. Mraz stated that it will likely be reduced revenue in the industrial park, but it might be a service residents want.

Ms. Schumacher stated that for continuing this discussion, the board wants a timeline for what a referendum question would be, some language to prohibit it.

Mr. Mraz stated that he just did a referendum for a park district tax question and the timing is brutal. You have to get the counties to approve of your question and translate it into Spanish for all counties. It takes time, money and there are limitations to the questions.

Chairman Reinke asked if the information we receive from this referendum going to be useful for the board at all. Since the questions have to be some simple he didn't know if it would be useful to us since we are already leaning to an option right now. He didn't think investing the staff time and energy would be useful since they have already made a decision. He understands that voters should have a say in how government runs, but we are making a decision in the short term before any referendum would hit the books.

President Wallace said you get an involuntary referendum after you pass something.

Chairman Reinke stated that he was correct, the board will hear from the residents. He stated it is a complicated issue that you are either going to follow and understand or not.

Chairman Deyne stated that if we are going to restrict it to two business parks, what is the purpose, why spend money on a referendum.

Mr. Mraz stated that if the Mayors informal poll is anyway indicative to the whole village, it is going to be back in your laps anyway.

Chairman Deyne asked what happened if they said no.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

Chairman Reinke stated that lets assume its 70% no. If there is already a business or two up and running, they already have a vested interest and there isn't much we can do.

Mr. Mraz stated that he agreed and they wouldn't be able to go back on it.

Chairman Reinke stated that it sounds like there is no interest in permitting it on Rt. 59 or Lake St. or any of the major road ways.

President Wallace took a straw poll for a referendum.

The straw poll results: The board decided against a referendum.

Mr. Mraz clarified that instead of drafting a question, staff is going to draft restrictions in the zoning ordinance to limit sale in the industrial parks.

Chairman Deyne stated that he thought the discussion was positive because he walked into the meeting totally against it, but after listening to everyone and going through the restrictions, he thought the concept of limiting to the industrial parks makes sense.

The item will come back to the Committee of the Whole for further discussion.

BUILDING & ZONING, CHAIRMAN HOPKINS

Downtown Zoning Overlay District – Form Based Code

Chairman Hopkins stated that this study was paid for by a grant by the Regional Transportation Authority (RTA).

Ms. Grill stated that the village is trying to continue the vision of Bartlett's downtown Transit Oriented Development (TOD) plan and we were granted a RTA grant consisting of \$20,000 as Chairman Hopkins stated. The creation of this Form Based Code was 100% covered. This grant was to develop a downtown zoning overlay district. This was drafted by the RTA consultant, Leslie Oberholtzer of Codametrics in conjunction with residents, business owners, commission members, an elected official and staff. It also included input from an open house we held on June 10th.

Ms. Oberholtzer presented the attached PowerPoint. She stated that the steering committee they worked with was very helpful and they met multiple times to come up with the draft Form-Based Code. In addition to having a plan that complimented the TOD plan, we also wanted to draft regulations that were very clear, concise, easy to follow and that would encourage high quality development downtown. There are seven sections in the overlay that will be reviewed.



VILLAGE OF BARTLETT COMMITTEE MINUTES September 17, 2019

The overlay utilizes Bartlett's existing zoning designations, so nothing is changing zoning wise, but the overlay will replace the building form and design requirements. It essentially takes all of the "B" and "PD" Districts in downtown and cuts out all single family in the downtown. The group divided the downtown into four sub areas, downtown core, downtown edge, downtown residential and commercial corridor. The group spent a lot of time selecting the images in the draft overlay to convey what is expected in the various locations. In terms of the administration of the overlay, it would use Bartlett's existing administrative site plan review procedure that is already in place. We have amended that to include a resubmittal conference. Planned Unit Development as it is currently written in Bartlett's code would not be permitted in the overlay, however the steering committee has created two relief procedures; a minor design exception and a major design exception. The idea behind the minor design exception is that it would be a part of the administrative site plan approval process. This is for easy dimensional changes in which the project is still generally going to meet the conceptual requirements of the regulations. A major design exception would be what you might use a plan development for. It is something major that would be approved by the ZBA and there are a series of conditions and ways the ZBA would review those changes. Administratively, the idea is to make it as quick and easy as possible to do the right thing.

There are a series of building regulations that identify requirements for each sub area. The first set up tables address, siding, parking and heights of buildings. The second part of this is the facade regulations which take a step forward from a traditional zoning code. The facade requirements often demand more glass on the front of the buildings which adds to the walkability of the area by making the buildings more permeable from the sidewalk. The third section is about the roofs of buildings. What the plan does is designates the buildings form, where the buildings go, the facade and how the building is capped. A lot of modern buildings just end and look unfinished, so the idea of creating a series of roof types allows variety, but they all have some sort of cap on the building. That also makes them feel more traditional.

A key aspect of the building design regulations is the materials. Staff already negotiates this which is how you get high quality development. The steering committee has outlined a clear set of building materials which is something the steering committee talked about a lot. There are a series of major facade materials and a series of minor facade materials that can be used for details and interest. There is also a series of prohibited materials which were materials the group as a whole felt we did not want to see.

The building design section has a long list of typical design guideline items. Two of the key ones that really influence the design of a building is balconies and having a principle entrance and having some type of detail over the entrance. There are exceptions written for almost all for the design elements, the petitioner would just need to go and be approved by the ZBA. If they want to follow all of the guidelines, it would be an



VILLAGE OF BARTLETT COMMITTEE MINUTES September 17, 2019

administrative site plan review, but if they want to change it up, they can go to the ZBA and ask for a major design exception.

In terms of parking, the village has been negotiating parking with the planned developments already. The plan includes a table of minimum parking space requirements that meets what the village has already been negotiating. It also includes a series of parking credits for different types of existing parking like on street parking you can use to count toward your parking requirements. There is also an alternative solution that can be used for the major design exception that would allow for someone to come forward with something. This is a TOD area so the idea is there are fewer parking requirements for almost everything and its meant to be more walkable. There is already quite a bit of parking in the downtown.

The last section is called major sight plans and the idea behind it is that we have given streets and blocks that would be walkable and open space typology so that if you have a larger parcel that you redevelop, there would be a requirement that you include some small park space similar to what's out front of the police station because there isn't any open space down there now. This section would create a series of these regulations that would be pretty easy to follow and similar to what you would negotiate with a planned unit development.

President asked how the borders were drawn for the sub areas downtown.

Ms. Oberholtzer stated that this is a place based coding for writing any kind of zoning code. It looks at how those spaces are being used and the building form now. It is based on the uses that are already in place.

President Wallace stated that there is a difference between downtown core and downtown edge and some of the locations that are in area two, downtown edge, especially the areas going up Railroad Ave. should blend in and look like the downtown core if they are ever redeveloped.

Ms. Oberholtzer stated those parcels are small and shallow so that was one of the considerations for that, but it can be modified.

President Wallace stated that he thinks it's a good start to put some framework around how the downtown will look in 15-20 years.

Chairman Camerer stated that in subarea #4, the plan has a road going right through the area of a shopping center which a man who has just invested millions of dollars in to upgrade. He did not understand why that was a plan when that isn't going to happen. He did not think it was right to include that over the shopping center property.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

Ms. Oberholtzer stated that area can be developed as a commercial area as it is, but if there were to be any redevelopment on that site, it would give them another route to do apartments or more development.

Chairman Camerer asked if Mr. Rafidia knows about the plan.

Ms. Grill stated that she did not think he does, but the map was taken directly from the TOD Plan.

Chairman Camerer stated that he has objected to the TOD Plan since its inception.

Ms. Grill stated that as Ms. Oberholtzer stated, it is only a recommendation for complete redevelopment.

President Wallace stated that when you are looking at redevelopment, you are looking at a 30,000 foot view. If redevelopment ever occurs, this is what should happen.

Chairman Reinke stated that it is one way that it should happen, not the only way.

Chairman Camerer stated that there could be many other ways besides putting a street where a street doesn't need to be. Even in a redevelopment, he didn't agree that there should be a street there.

President Wallace stated that if a tornado came through and blew everything down, this is what we should do.

Chairman Reinke asked about the permitted minor design exceptions.

Ms. Oberholtzer stated that the idea is that there would be an allowance for additional coverage beyond what is in the actual building regulations.

Chairman Reinke stated that a three foot variance in a minimum yard requirement is minor and seems to be appropriate for an administrative exception, but 10% could be significant. He would be more comfortable with a more modest number. It doesn't mean that the Board can't grant a variance. His concern is not that he doesn't trust the staff, he just thought 10% was a lot. He asked staff to run the numbers to see what would be appropriate.

Ms. Grill stated that when MORE Brewing first came in with their application, they used materials that were prohibited for the major design and when we told them about this Form Based Code, they changed their materials and upgraded it to brick that is in the code.



**VILLAGE OF BARTLETT
COMMITTEE MINUTES
September 17, 2019**

The item was forwarded on to the Zoning Board of Appeals for the required public hearing.

President Wallace moved to adjourn the Committee of the Whole Meeting. That motion was moved by Chairman Camerer and seconded by Chairman Deyne.

ROLL CALL VOTE TO ADJOURN THE MEETING

AYES: Chairman Camerer, Carbonaro, Deyne, Hopkins, Reinke

NAYS: None

ABSENT: Chairman Gabrenya

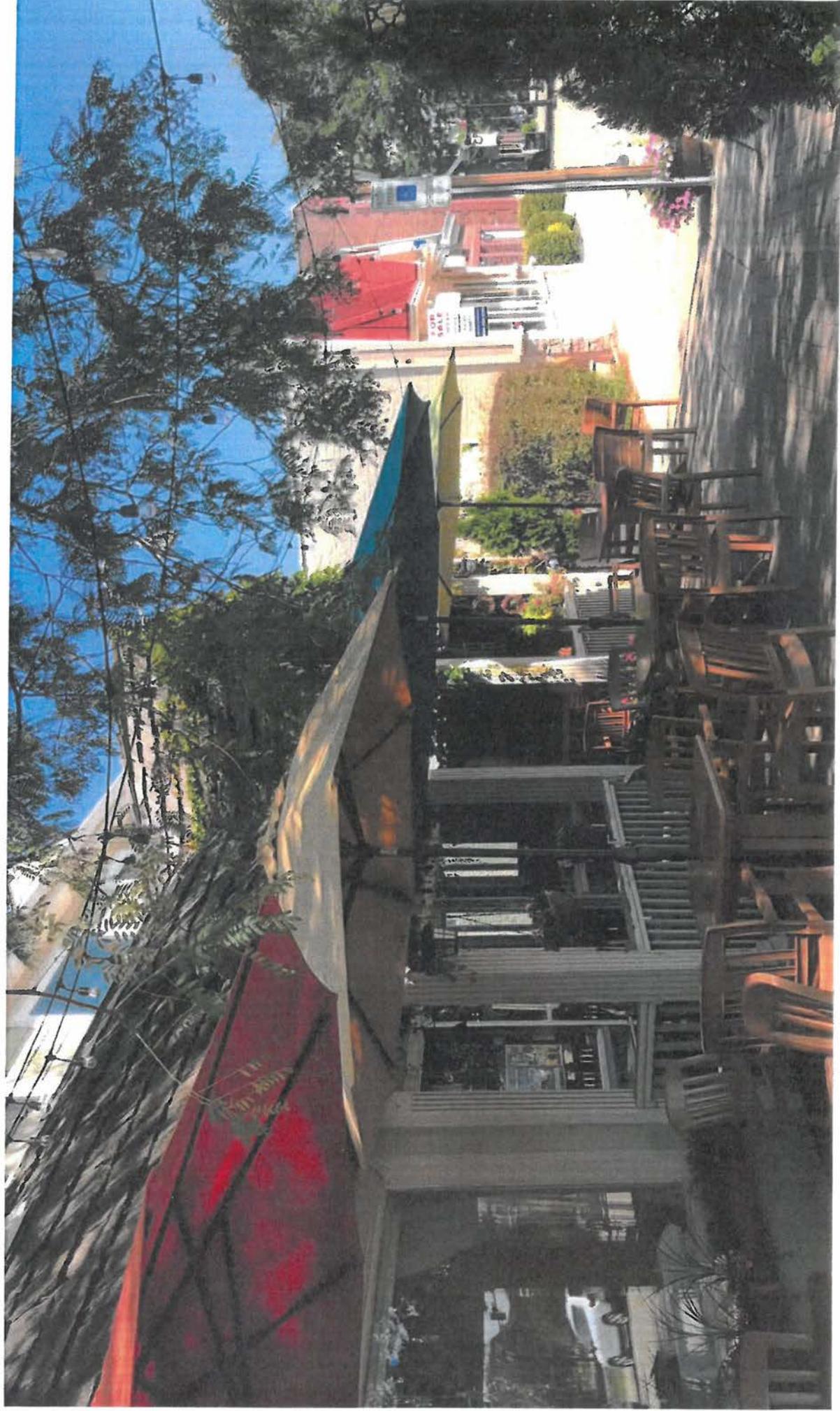
MOTION CARRIED

The meeting adjourned at 8:45 p.m.

Sam Hughes
Deputy Village Clerk

VILLAGE OF BARTLETT: DOWNTOWN ZONING OVERLAY

PUBLIC HEARING DRAFT



PROCESS

STEERING COMMITTEE

- Raymond H. Deyne, Village Trustee
- Roberta Grill, Planning & Development Services Director,
Zoning Administrator
- Tony Fradin, Economic Development Coordinator
- Scott Skrycki, Assistant Village Administrator
- Renee Hanlon, Senior Planner
- Kristy Stone, Village Planner
- Robin Ackerman
- Mark Hopkins
- George Koziol
- Jay Krypton
- Joe LaPorte
- Beth Raffety

FUNDED BY

The Regional Transportation Authority (RTA)

CODAMETRICS

GOALS OF THE OVERLAY

IMPLEMENTATION OF THE TOD PLAN

- INTENT:** The downtown overlay is intended to implement the **vision** of the Village's Downtown **TOD Plan**, including but not limited to
- maintaining the **scale and character of the village** and specifically the downtown, with the goal of
 - incorporating new **walkable, connected, mixed-use** development that
 - establishes a **sense of place** in the downtown area.

PREDICTABLE RESULTS

- Clear, concise language with objective standards
- Easily reviewed by staff
- Ease of use for developer and community
- High quality, predictable results

TABLE OF CONTENTS

10-9C-1. ESTABLISHMENT OF OVERLAY

- A. Intent
 - B. Purpose
 - C. Subareas
 - D. Regulating Map
 - E. Illustrative images
- I. Awnings, Canopies, & Light Shelves
J. Balconies
K. Principal Entryway
L. Building Articulation
M. Arcade Design
N. Vistas
O. Garage Doors
P. Mechanical Equipment
Q. Parking Structures
R. Drive-Through Facilities

10-9C-2. ADMINISTRATION

- A. Pre-Submittal Conference
- B. Planned Unit Development
- C. Minor Design Exceptions
- D. Major Design Exceptions

10-9C-5. GENERAL SITE DESIGN

- A. Signs
- B. Landscape
- C. Streetscape
- D. Parking

10-9C-3. BUILDING REGULATIONS

- A. General
- B. Building Regulations by Subarea
- C. Building & Parking Siting
- D. Height
- E. Use
- F. Facade Requirements
- G. Cap Types

10-9C-6. MASTER PLAN SITES

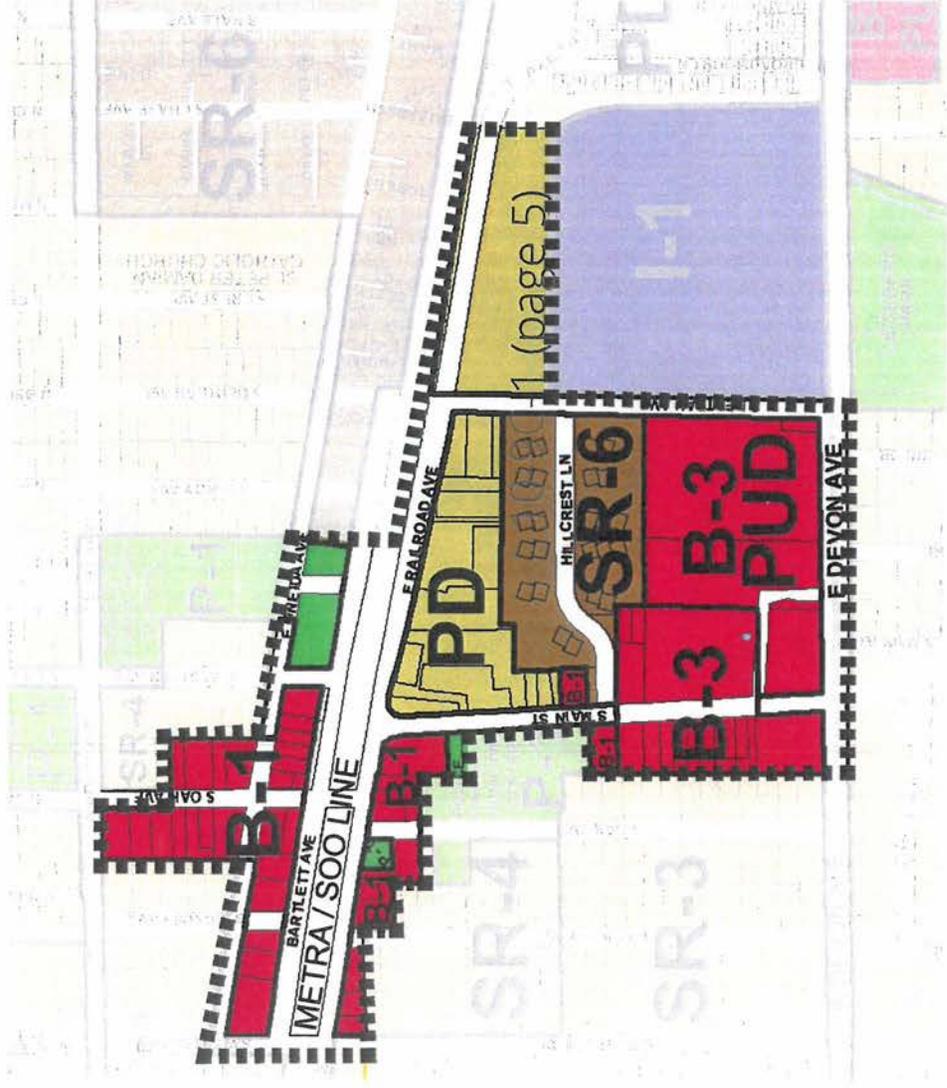
- A. Intent
- B. Approval Process
- C. Subdivision
- D. Blocks
- E. Streets
- F. Alleys, Lanes, or Service Drives
- G. Primary Street Designation
- H. Civic Space
- I. Layout & Location of Building Sites

10-9C-4. BUILDING FACADE DESIGN

- A. Intent
- B. Exceptions
- C. Major Facade Materials
- D. Minor Facade Materials
- E. Pitched Roof Materials
- F. Materials Installation Quality
- G. Windows
- H. Shutters

10-9C-7. DEFINITIONS & MEASURING

ESTABLISHMENT OF OVERLAY



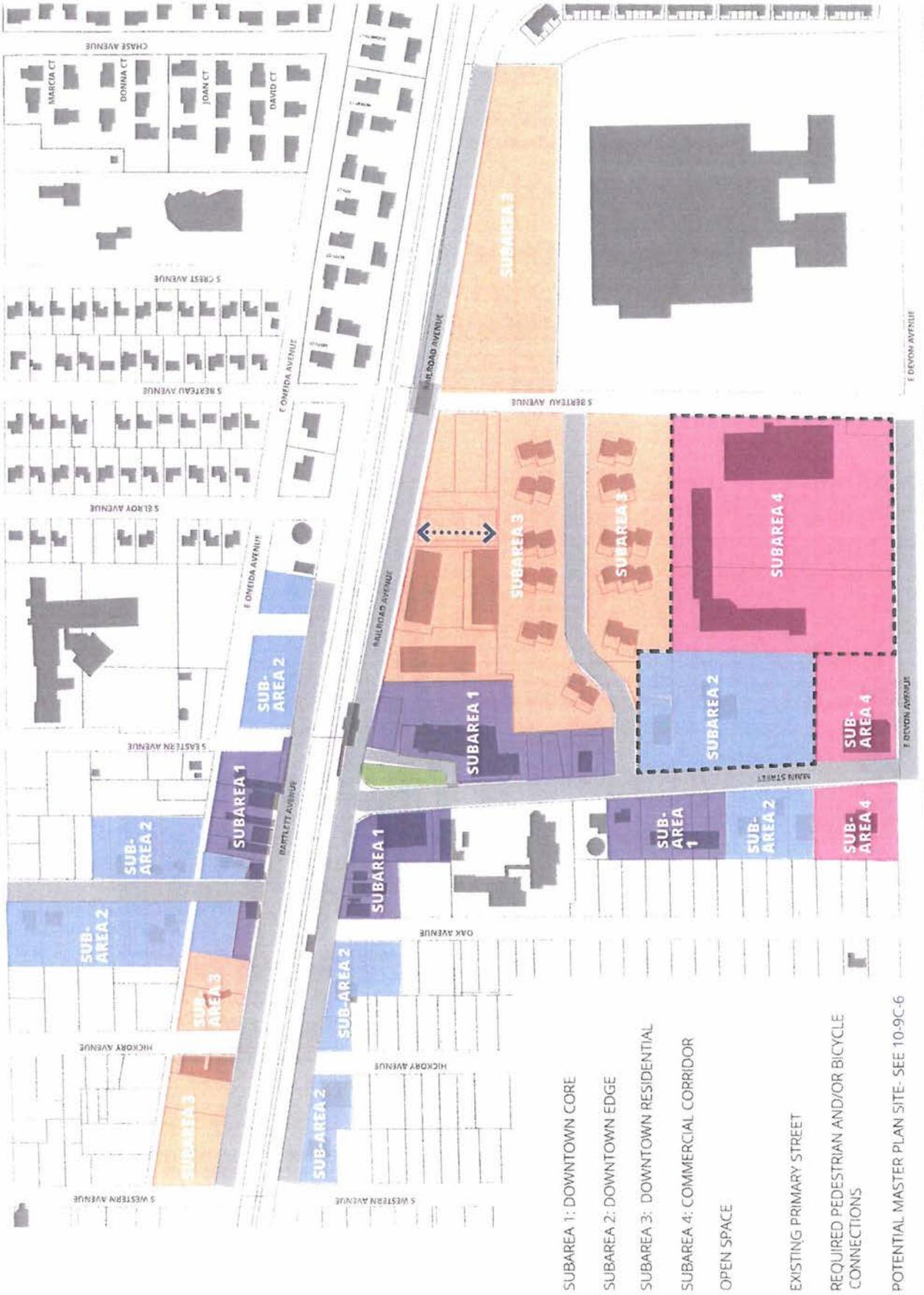
KEY

Base Zoning Districts provided here for information only. Refer to the village zoning map for districts:

- B ZONING DISTRICT
- SR-6 ZONING DISTRICT
- P-1 ZONING DISTRICT
- PD: PLANNED DEVELOPMENT
- LIMITS OF DOWNTOWN OVERLAY

Limits of Downtown Overlay with Existing Zoning. Overlay limits will be applied to zoning map and will not be included in the overlay article.

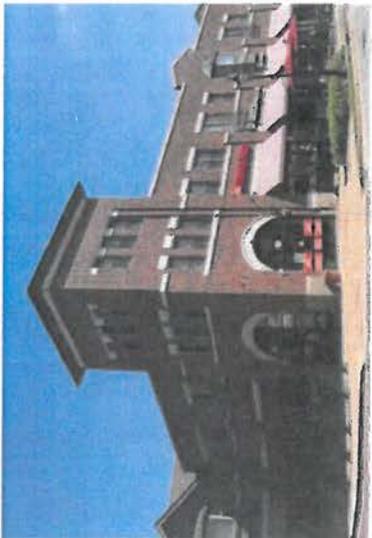
DEFINITION OF SUBAREAS: REGULATING PLAN



KEY

- SUBAREA 1: DOWNTOWN CORE
- SUBAREA 2: DOWNTOWN EDGE
- SUBAREA 3: DOWNTOWN RESIDENTIAL
- SUBAREA 4: COMMERCIAL CORRIDOR
- OPEN SPACE
- EXISTING PRIMARY STREET
- REQUIRED PEDESTRIAN AND/OR BICYCLE CONNECTIONS
- POTENTIAL MASTER PLAN SITE- SEE 10-9C-6

DEFINITION OF SUBAREAS: ILLUSTRATIVE IMAGES



1: DOWNTOWN CORE

2: DOWNTOWN EDGE

DEFINITION OF SUBAREAS: ILLUSTRATIVE IMAGES



4: COMMERCIAL CORRIDOR



3: DOWNTOWN RESIDENTIAL

10-9C-1 (page 7)

ADMINISTRATION & EXCEPTIONS

ADMINISTRATIVE SITE PLAN REVIEW DEFINED IN CHAPTER 13

A. PRE-SUBMITTAL CONFERENCE

B. PLANNED UNIT DEVELOPMENT

C. MINOR DESIGN EXCEPTIONS

- Minor dimensional deviations from the regulations such as reduction of yard requirements up to 3 feet or a 10% increase in impervious coverage
- Approved as part of the Administrative Site Plan Review Process

D. MAJOR DESIGN EXCEPTIONS

- A series of major exceptions are defined throughout the chapter, including such items as alternative building materials, deeper build-to zones
- Requires a Site Plan Review and approval by the ZBA

BUILDING REGULATIONS: SITING & HEIGHT

SUBAREAS			
1: DOWNTOWN CORE	2: DOWNTOWN EDGE	3: DOWNTOWN RESIDENTIAL	4: CORRIDOR COMMERCIAL

A. BUILDING & PARKING SITING SEE FIGURE 2.

1	Primary Frontage Build-to Zone (feet)	0 – 15	10 – 30	12 – 30	5 – 20
2	Minimum Primary Frontage Coverage (%)	90[1]	50 [2]	80 [2]	60 [2]
3	Other Frontage Build-to Zone (feet)	0 – 15 [3]	5 – 30	7.5 – 15	5 – 20
4	Build-to Zone Treatment per Sec. 10-9C-5.C	Streetscape A	Streetscape A or B	Streetscape B	Streetscape B
5	Minimum Side Setback (feet)	0; 7.5 when abutting other subarea	10	7.5	7.5
5	Minimum Space between Buildings on a Lot(feet)	0 or 10 min.	12.5	12.5	0 or 10 min.
6	Minimum Rear Setback (feet)	Abutting SR districts: 7.5 for parking and 25 for building Abutting a street or other subarea: 10 for parking and building			
7	Maximum Building Width along any Street	none required	150 [4] [5]	350 [5]	none required

8	Surface Parking & Loading Location	Rear and limited side yard [6][7]	Rear and limited side yard [6][7]	Rear yard [7]	Rear yard and side yard [7]
9	Structured Parking	Loading areas and garbage and recycling areas are allowed in rear yard only Structured parking within principal building must be below ground floor or in the rear behind occupied buildings space at least 20 feet in depth. Detached accessory parking structures are allowed only in the rear yard and shall not extend beyond the building.			
10	Garage Access	Prohibited on primary frontage facades; on non-primary and side facades, must be set back a minimum of 30 feet from primary facade.			

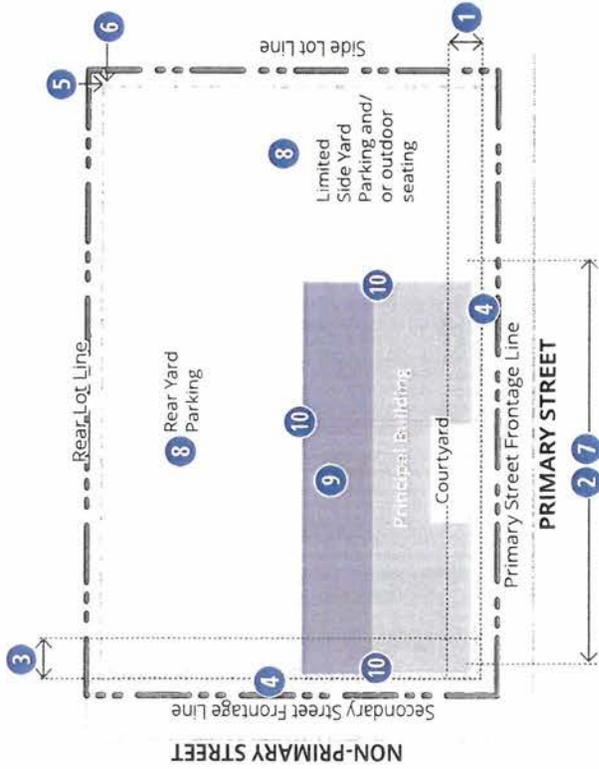
B. HEIGHT SEE FIGURE 3.

1	Minimum Height (stories)	2	1	2	1
1	Maximum Height (stories)	4	4	4	4
2	Required Upper Story Setback	Where SR districts exist abutting the parcel or across an alley from the parcel, any story over the second story or over 35 feet above grade shall be set back from the shared property line a minimum of 50 feet. See Figure 4.			
3	Floor-to-Floor Height (feet)	12-18 ground story; 9 – 12 other stories	9 – 14 all stories	10 – 12 all stories	14-20 ground story; 9 – 14 other stories

C. USE SEE FIGURE 3.

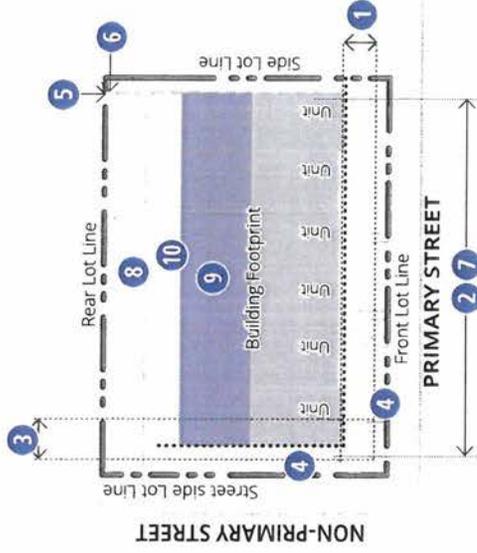
4	Ground Story Permitted Uses	Any allowed use except residential	Any allowed use except residential	Any allowed use	Any allowed use except residential
4	Upper Story Permitted Uses	Any allowed use			

BUILDING REGULATIONS: SITING & HEIGHT



Mixed-Use, Office, or Apartment Building

Figure 2. Building & Parking Siting Diagram



Rowhouse, Townhouse, Live-Work Building

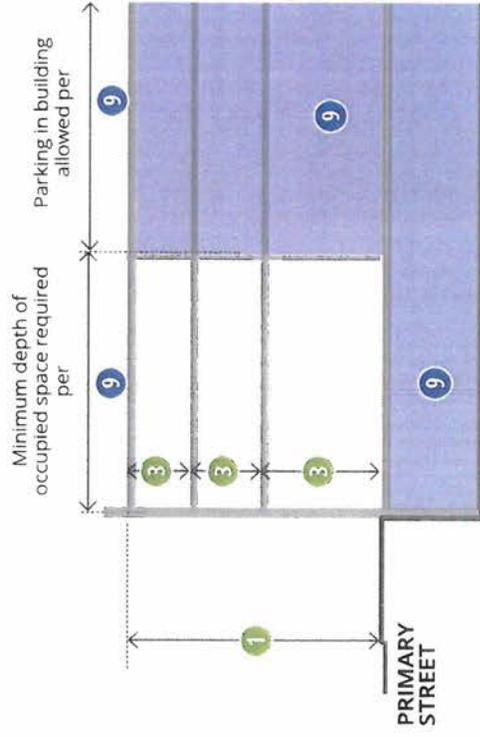


Figure 3. Height & Use Diagram

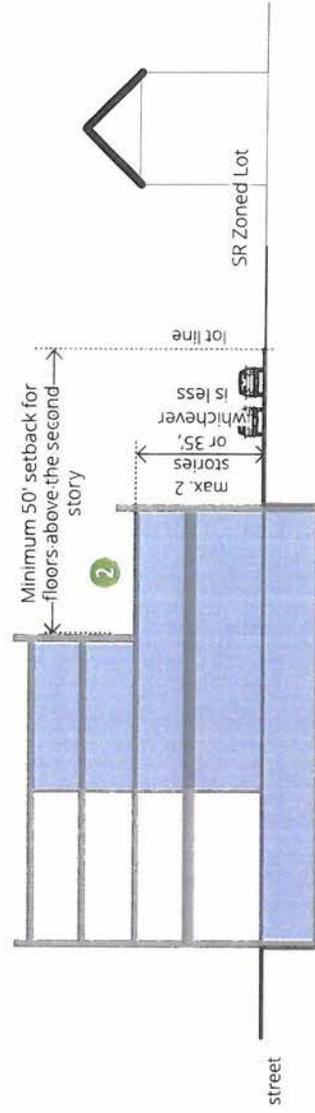


Figure 4. Upper Story Setback Diagram

BUILDING REGULATIONS: FACADES

SUBAREAS			
1: DOWNTOWN CORE	2: DOWNTOWN EDGE	3: DOWNTOWN RESIDENTIAL	4: CORRIDOR COMMERCIAL

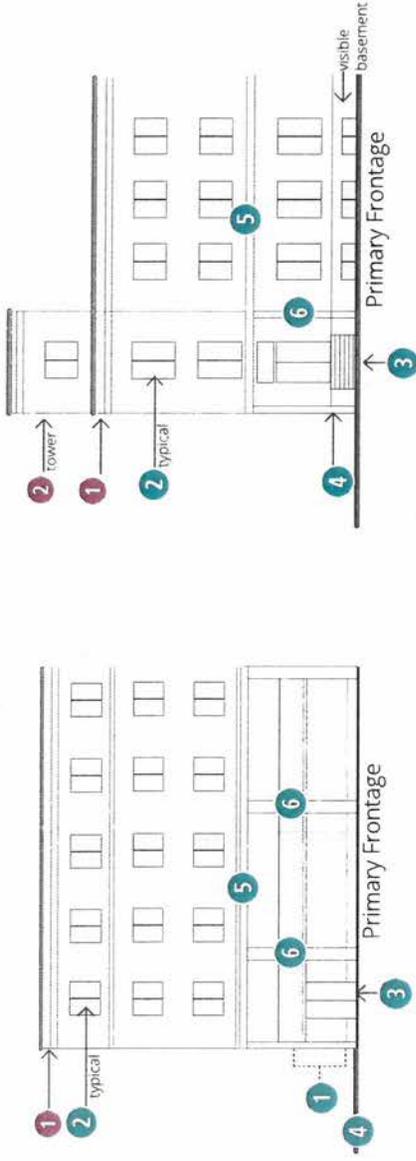
D. FACADE REQUIREMENTS

See Figure 5.

	1: DOWNTOWN CORE	2: DOWNTOWN EDGE	3: DOWNTOWN RESIDENTIAL	4: CORRIDOR COMMERCIAL
1 Minimum Required Transparency per Ground Story on Primary Frontages (%)	65, as measured between 2 and 8 feet	Same as all other stories	Same as all other stories	65, as measured between 2 and 8 feet
2 Minimum Required Transparency per All Other Stories on Street Facade (%)	15, including any half stories or full floor height towers; and no 15-foot wide section, measured horizontally along the story, may be without transparency; and no rectangular segment measuring 30% or more of a story may be without transparency (refer to Sec. 10-9C-7 for measuring)			
3 Minimum Building Entrances on Primary Frontages	One entrance, then 1 required for every 70 feet of frontage	Minimum one principal entrance for buildings; one per unit for townhouses [1]		One entrance, then 1 required for every 120 feet of frontage
4 Ground Story Elevation on Grade	80% of ground story must be within 1.5 feet of adjacent sidewalk elevation	Within 2.5 feet of adjacent grade or between 2.5 feet and 5 feet with visible basement		80% of ground story must be within 1.5 feet of adjacent sidewalk elevation
5 Street Facade Horizontal Divisions with Shadow Line	Required within 3 feet of top of ground story on at least 80% of facade width	None required	Required within 3 feet of the top of any visible basement	Required within 3 feet of top of ground story on at least 80% of facade width for buildings over 1 story
6 Primary Frontage Vertical Divisions with Shadow Line	Minimum one for every 30 feet of facade width on ground story	Minimum one for every facade width	Minimum one for every 120 feet of facade width	Minimum one for every 60 feet of facade width on ground story

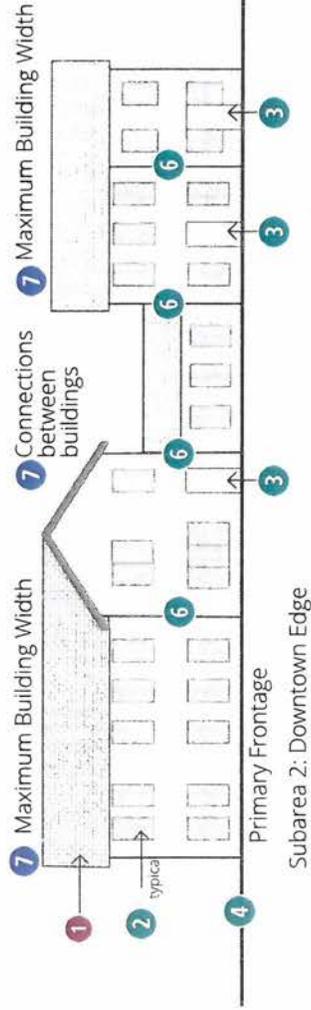
[1] For townhouse/rowhouse configurations, each unit must have an entrance on the primary street facade except, for every unit with an entrance on a primary street, one unit may front a courtyard, open space, or non-primary street. All units located in the build-to zone must have an entrance on the street.

BUILDING REGULATIONS: FACADES



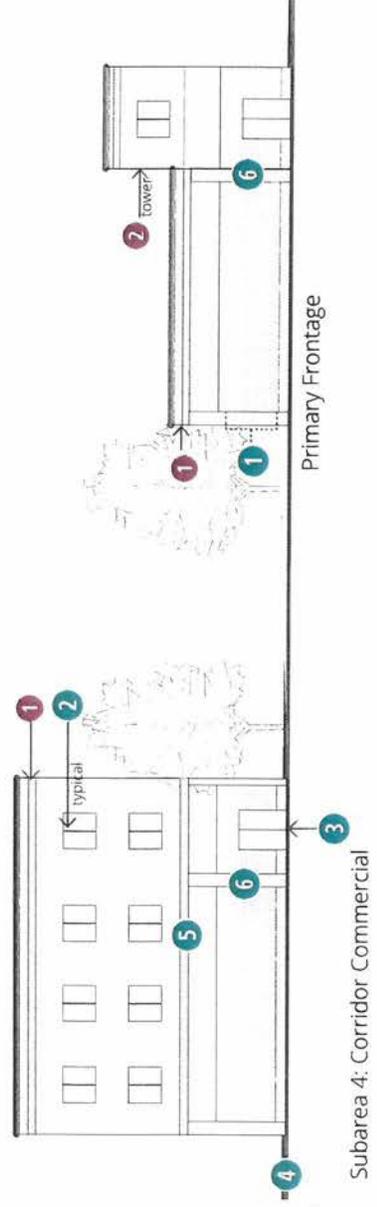
Subarea 1: Downtown Core

Subarea 3: Downtown Residential



Subarea 2: Downtown Edge

Subarea 2 and 3: Downtown Edge: Rowhouse/Townhouse Configurations



Subarea 4: Corridor Commercial

BUILDING REGULATIONS: ROOFS

SUBAREAS		
1: DOWNTOWN CORE	2: DOWNTOWN EDGE	3: CORRIDOR COMMERCIAL
	4: DOWNTOWN RESIDENTIAL	

E. CAP TYPES

The major components of any roof shall meet one of the allowed cap type for the subarea. The cap design is required where the roof is visible from any street. Roofs for bay or bow windows, entrance canopies, and dormers are not required to meet a cap type. Refer to Sec. 10-9C-4.P for rooftop appurtenances.

1. General		
1 Permitted Cap Types	Parapet, Pitched, Flat, or combination.	
Other Cap Types	Other cap types may be approved by major design exception per 10-9C-2.	
2 Habitable Space	Habitable space is not allowed in any cap except for pitched caps.	
Allowed Accessory Design Elements Mounted upon or Extending Above the Cap Type	Chimneys, skylights, flagpoles, and other similar design features must not extend more than 10 feet above the tallest part of the cap. Extensions above 10 feet require a major design exception per 10-9C-2. Refer to 10-9C-4.P for necessary mechanical appurtenances and required screening.	
Terraces, green roofs, rooftop gardens, other outdoor rooftop facilities	Allowed on any roof, unless otherwise stated. Any permanently covered area is a story and when visible from any public way, the cover shall comply with a cap type. The tower may be applied to these outdoor areas.	
2. Pitched Cap Type	See Figure 6.	
3 Minimum Permitted Pitch (rise:run)	4:12 (rise:run); 3:12 second story or higher	
Maximum Permitted Pitch (rise:run)	14:12	
4 Permitted Configurations	Hipped, gabled, and a combination of hips and gables with or without dormers are permitted. Gambrel roofs are permitted with the ridge perpendicular to the front lot line. Butterfly roofs (inverted gable roof) are not permitted.	
Ridge Line Parallel to the Primary Frontage	A gabled end or perpendicular ridge must occur at least every 100 feet of ridgeline.	
5 Maximum Cap Height	Single story: no more than 1.5 times the height of the upper story 2 or more stories: no more than the height of the upper story	
3. Parapet Cap Type	See Figure 7.	
6 Parapet Height (feet)	Minimum 2; maximum 6, measured from the top of the uppermost story to the top of the parapet.	
7 Horizontal Divisions	A shadow line must define the parapet from the upper stories of the building and must also define the top of the parapet, for at least 80% of the width of each facade	
4. Flat Cap Type	See Figure 8.	
8 Configuration	No visible slope from the street or public way with eaves required on along all street-facing facades.	
9 Minimum Eave Depth (inches)	14, measured from the building facade to the outside edge of the eave	
10 Minimum Eave Thickness (inches)	8, measured at the outside edge of the eave, from the bottom of the eave to the top of the eave	

BUILDING REGULATIONS: ROOFS

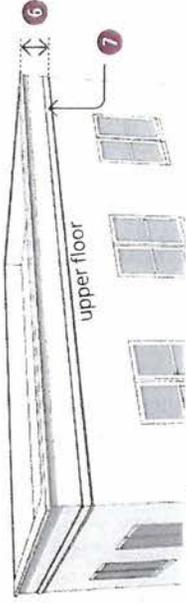
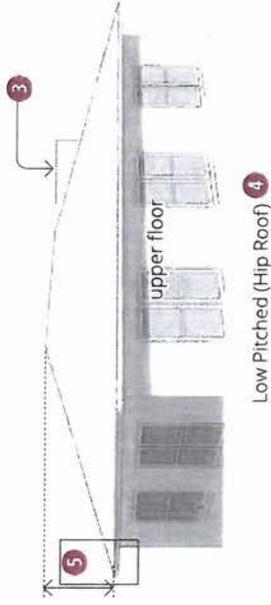
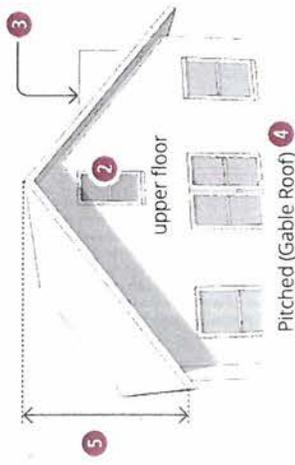


Figure 6. Parapet Cap

Figure 5. Pitched Caps

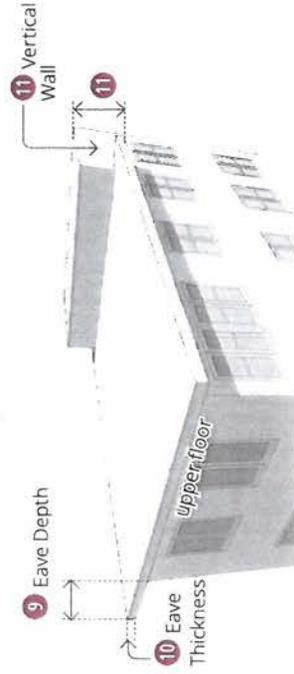


Figure 7. Flat Cap 8

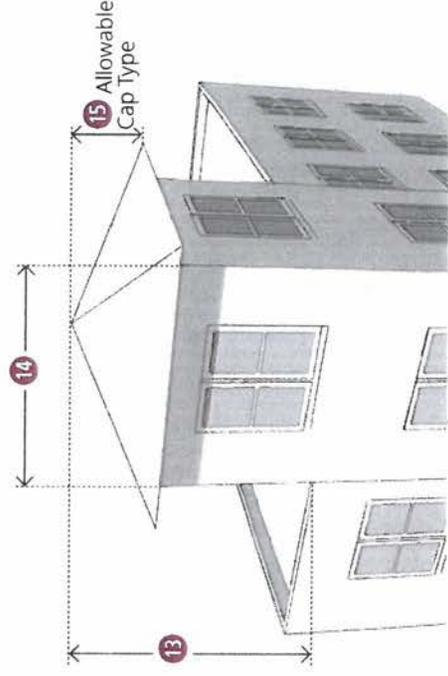


Figure 8. Tower 12

BUILDING DESIGN: MATERIALS

- A. MAJOR FACADE MATERIALS**
- B. MINOR FACADE MATERIALS**
- C. PROHIBITED FACADE MATERIALS**
- D. DETAIL & ACCENT MATERIALS**

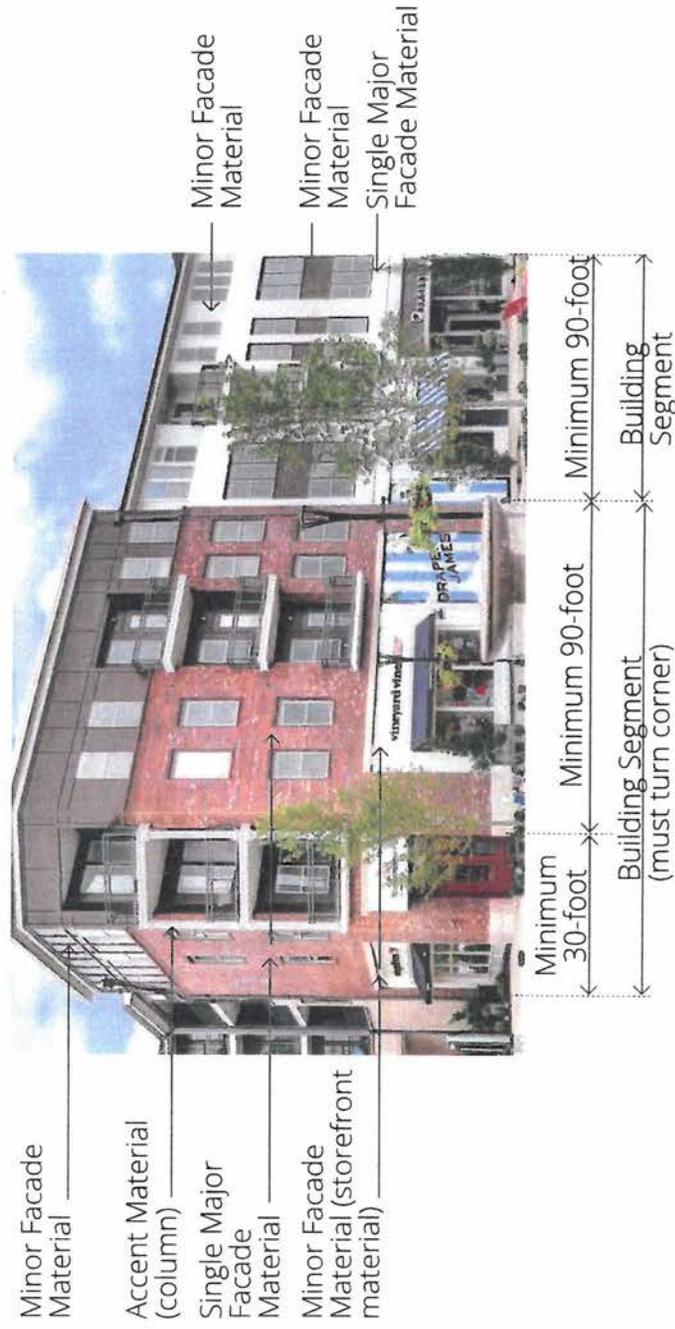


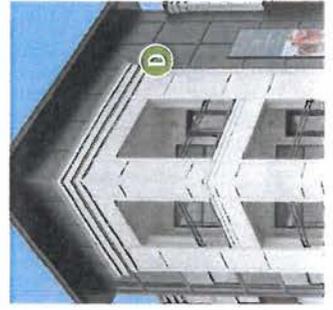
Figure 9. Example of Major, Minor, and Accent/Detail Materials on a Facade

BUILDING DESIGN: MAJOR FACADE MATERIALS

TABLE A. ALLOWED MAJOR FACADE MATERIALS

MAJOR FACADE MATERIAL (alphabetical)	SUBAREAS			
	1: DOWNTOWN CORE	2: DOWNTOWN EDGE	4: DOWNTOWN RESIDENTIAL	3: CORRIDOR COMMERCIAL
A Brick full dimensional, unit, face brick	●	●	●	●
B Concrete Masonry Units architectural, minimum 3" depth, "artisan stone" look, varied sizes, (Eschelon Masonry or approved equal), "stone" face, "hewn stone", rock cut	●	●	●	●
D Fiber Cement Board panels, finished lap siding or shingles	●	●	●	●
Stone natural, units	●	●	●	●
Wood painted, stained, or treated lap siding, shingles		●	Limited to townhouse / rowhouse buildings	

KEY: ● = allowed



BUILDING DESIGN: MINOR FACADE MATERIALS

TABLE B. MINOR FACADE MATERIALS

All allowed major facade materials may be used for minor facade materials, unless otherwise listed as prohibited in Table C.

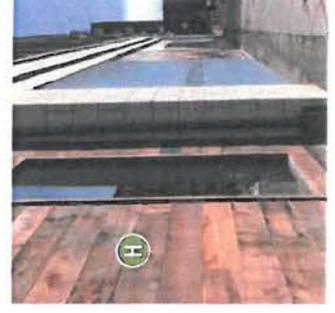
MINOR FACADE MATERIAL (alphabetical)	Allowed on Buildings in these Subareas	Allowed Facades	Maximum Amount on each Facade
Brick economy size	All	Non-street facades only	100%
Brick thin, veneer	All	Non-street facades only	100%
Concrete Surfaces finished stained, painted, treated	All	All, below first floor	20%
Concrete Masonry Units minimum 3" depth, split-faced, or burnished/ ground face	All except Subarea 2	Non-street facades only	100%
Glass curtain wall	Subareas 1 and 3 only	All facades	20%
Metal architectural panel system, not including aluminum composite materials (ACM) or panels (ACP)	All	All, except a major material is required at grade up to 2 feet and adjacent to entrances	30% on a 3-story building; 25% on a 4 story building
Metal, Corten panels or panel systems, not ribbed or corrugated	All	All	20%
Stucco synthetic or with elastomeric finishes, EIFS	All	Only above 8 feet on all facades	40%
Stucco cement-based, 2-3 layer hard coat	All	All	30% of street facade
Terra Cotta or Ceramic tiles or panels	All	All	20%
Vinyl Siding minimum 0.42 inches thick	Allowed only on townhouses in Subarea 3	All	60% of street facade, 100% on other facades
Wood natural, aged lap siding, shingles, rainscreen system	All	All	20%
Wood, Composite rainscreen system	All	All	30%

F

G

H

I



BUILDING DESIGN: PROHIBITED & ACCENT MATERIALS

TABLE C. PROHIBITED MATERIALS

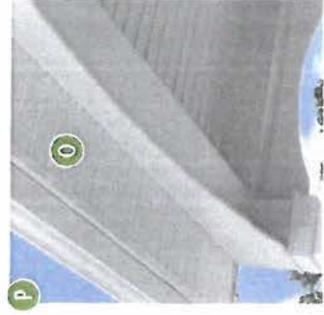
J	Concrete, Unfinished untreated, unstained, unpainted
	Fiberglass and Acrylic Panels all
K	Glass Block
L	Metal Sheets corrugated or ribbed sheets as siding, aluminum composite (ACM or ACP)
M	Plastic Panels all, including high-density polyethylene and polycarbonate panels
N	Stucco Mouldings or Synthetic Stucco Mouldings trim, sills, cornices; banding, columns, pilasters or other 3-dimensional details
	Wood Unfinished, untreated plywood and wood panels



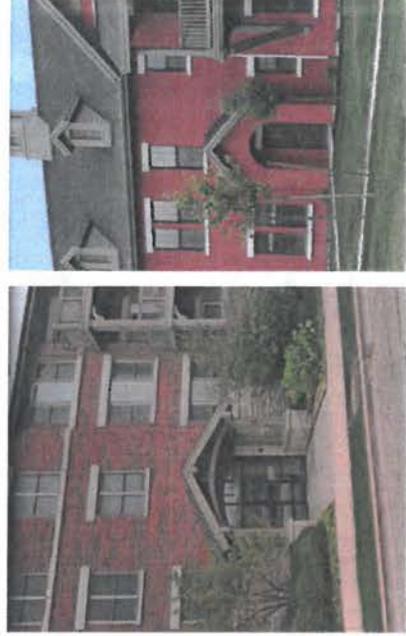
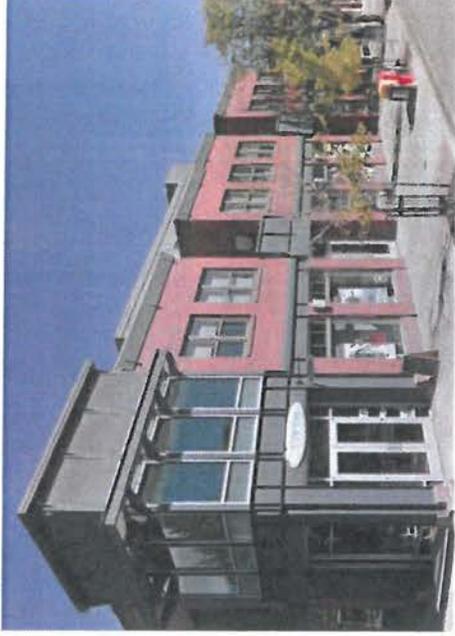
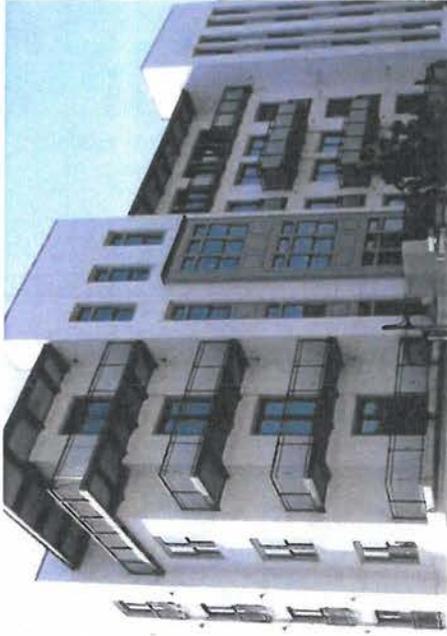
TABLE D. ALLOWED DETAIL & ACCENT MATERIALS (all facades)

All permitted major and minor facade materials may be used for details, trim, and accents.

O	Concrete Details precast stone ornamentation, lintels, sills, banding, columns, beams
	Fiber Cement Details trim, soffits
P	Metal Details trim, ornamentation, lintels, beams, columns
	Wood and Wood Composite Details painted/treated trim, soffits, other approved details
Q	Vinyl Details limited to soffits, window trim; minimum .04 inches thick



BUILDING DESIGN: BALCONIES & PRINCIPAL ENTRANCES



PRINCIPAL ENTRANCES

BALCONIES

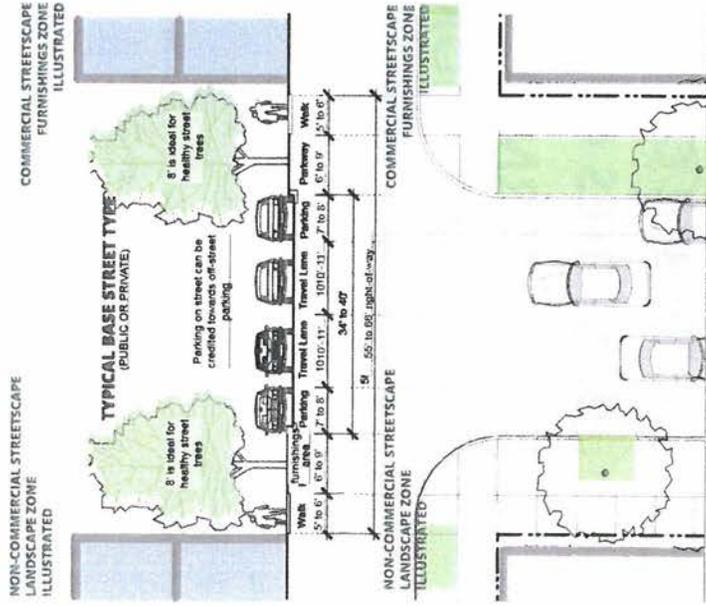
SITE DESIGN: PARKING

- A. TABLE OF MINIMUM NUMBER OF SPACES
- B. SERIES OF PARKING CREDITS
- C. ALTERNATIVE SOLUTION VIA MAJOR DESIGN EXCEPTION

TABLE E. MINIMUM PARKING SPACES

Use	Minimum Motor Vehicle Spaces	Minimum Long-Term Bicycle Spaces	Minimum Short-Term Bicycle Spaces
Residential Dwelling with fewer than 4 units	1.25 per unit	No minimum	No minimum
Residential Dwelling with 4 or more units	1.25 per unit	1 per 2 dwelling units, except where a private garage is provided per unit	1 per 20 dwelling units, minimum 2
Group Living	1 per 3 residents	1 per 3 staff	1 per 4 beds
Assembly	1 per 6 seats	1 per 15,000 s.f.	1 per 5,000 s.f.
Higher Education, Trade School	1 per 3 students	1 per every 20,000 s.f. of building area	1 per every 5,000 s.f. of building area
Parks & Recreation	No minimum	No minimum	1 per every 15,000 s.f., with 15 minimum
All Other Civic & Institutional Uses	1 per 1000 sf	1 per 30,000 s.f.	1 per every 10,000 s.f., with 10 minimum
Hotel	1 per sleeping room	1 per every 60 sleeping rooms	1 per every 30 sleeping rooms, minimum 4
All Retail & Service Uses	1 per 400 sf	1 per 12,000 s.f.	1 per 3,500 s.f.
Office, Research & Laboratories	1 per 400 sf	1 per 10,000 s.f.	1 per every 20,000 s.f.
Child Care Center	1 per staff	1 per 4 staff	1 per 4 staff

MASTER SITE PLANS: SPECIFIC LOCATION

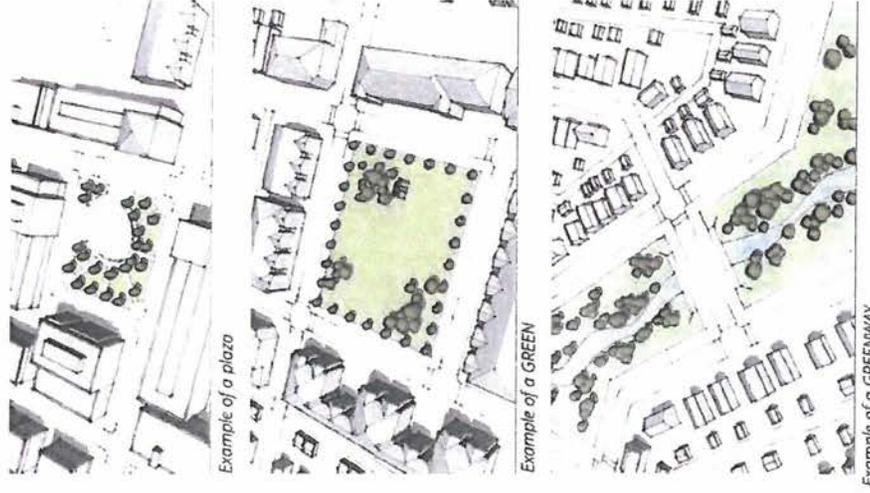


STREETS & BLOCKS

VILLAGE OF BARTLETT



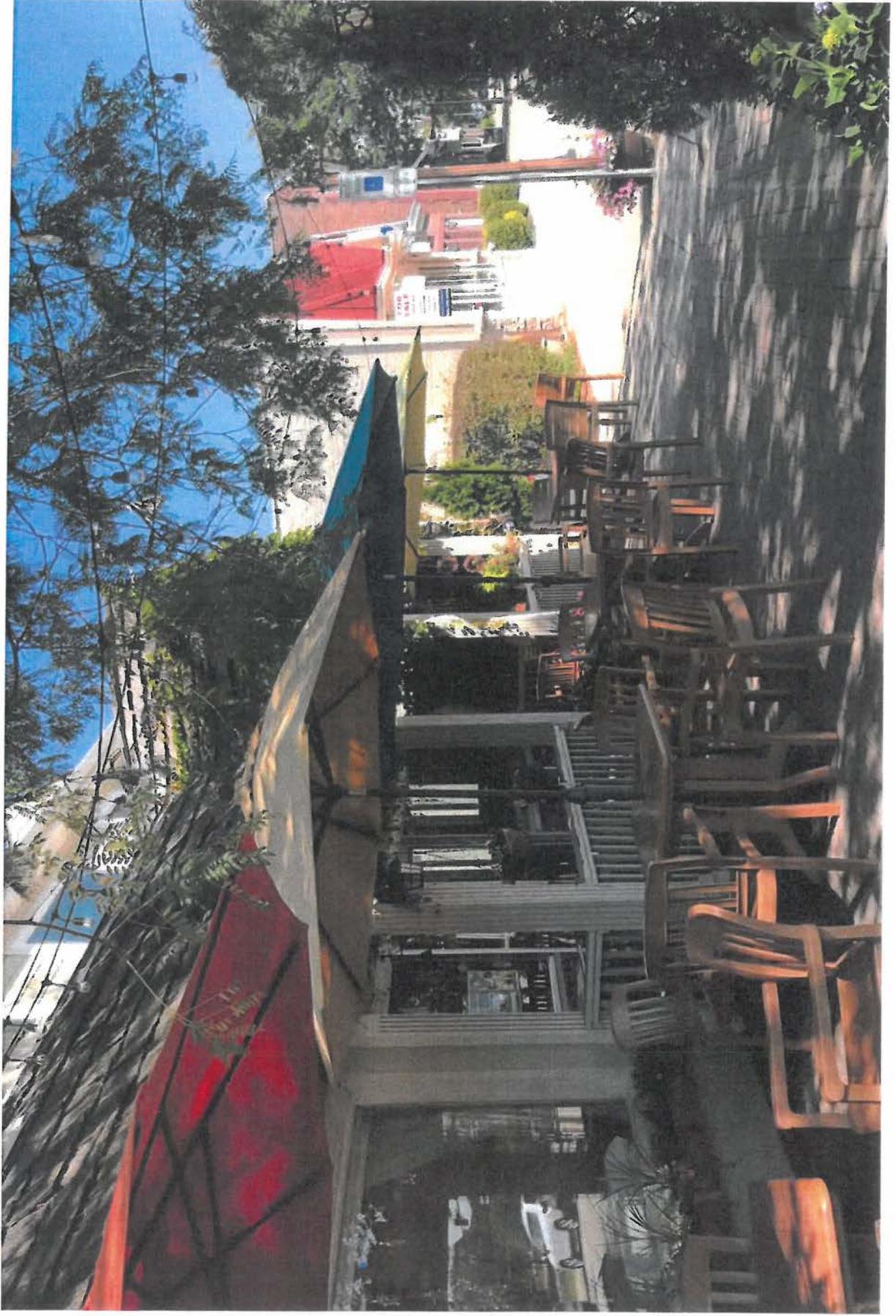
MIX OF SUBAREAS



OPEN SPACE TYPES

THANK YOU!

CODAMETRICS



VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

100-GENERAL FUND REVENUES

410110-REAL ESTATE TRANSFER TAX

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 TABETHA CZARNIK	TRANSFER TAX REFUND	914.00
	INVOICES TOTAL:	914.00

420230-BUILDING PERMITS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DONE-RITE SEALCOATING INC	BUILDING PERMIT REFUND	45.00
1 RETHINK ELECTRIC LLC	BUILDING PERMIT REFUND	50.00
	INVOICES TOTAL:	95.00

430310-TOWING/IMPOUNDING FEES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AUSTIN JOHNSON	ADMINISTRATIVE TOW FEE REFUND	500.00
1 TRACEY J RICHARDS	ADMINISTRATIVE TOW FEE REFUND	500.00
	INVOICES TOTAL:	1,000.00

100000-GENERAL FUND

210002-GROUP INSURANCE PAYABLE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 DELTA DENTAL OF ILLINOIS - RISK	MONTHLY INSURANCE - OCT 2019	15,408.27
** 1 DELTA DENTAL OF ILLINOIS - RISK	MONTHLY INSURANCE - OCT 2019	116.50
** 1 FIRST STOP HEALTH LLC	TELEMEDICINE SERVICES - 10/19	850.20
	INVOICES TOTAL:	16,374.97

1100-VILLAGE BOARD/ADMINISTRATION

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	119.80
	INVOICES TOTAL:	119.80

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	35.51
	INVOICES TOTAL:	35.51

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ILCMA	SEMINAR REGISTRATION/J TERRANCE	40.00
	INVOICES TOTAL:	40.00

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

543900-COMMUNITY RELATIONS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BARTLETT ROTARY CLUB	HOLE SPONSOR/CHARITY GOLF OUTING	100.00
1 MARK YOUR SPACE INC	PRIDE IN OWNERSHIP SIGNS	124.00
INVOICES TOTAL:		224.00

543910-HISTORY MUSEUM EXPENSES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AMAZON CAPITAL SERVICES INC	BOOK PURCHASES	84.93
INVOICES TOTAL:		84.93

546900-CONTINGENCIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 VANTAGE CUSTOM CLASSICS INC	STAFF SHIRTS	75.43
1 VANTAGE CUSTOM CLASSICS INC	STAFF SHIRTS	289.52
INVOICES TOTAL:		364.95

1200-PROFESSIONAL SERVICES

523400-LEGAL SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 BRYAN E MRAZ & ASSOCIATES P.C.	PROFESSIONAL SERVICES	18,072.00
1 CLARK BAIRD SMITH LLP	LEGAL SERVICES	5,556.25
1 LAW OFFICES OF ROBERT J KRUPP PC	PROFESSIONAL SERVICES	925.00
1 LAW OFFICES OF ROBERT J KRUPP PC	PROFESSIONAL SERVICES	300.00
1 LAW OFFICES OF ROBERT J KRUPP PC	PROFESSIONAL SERVICES	1,125.00
1 LAW OFFICES OF ROBERT J KRUPP PC	PROFESSIONAL SERVICES	925.00
1 STORINO RAMELLO & DURKIN	PROFESSIONAL SERVICES	1,275.00
INVOICES TOTAL:		28,178.25

523401-ARCHITECTURAL/ENGINEERING SVC

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 V3 COMPANIES LTD	W BARTLETT RD ENGINEERING REVIEW	1,170.00
1 V3 COMPANIES LTD	PARK STORMWATER REVIEW	1,280.00
INVOICES TOTAL:		2,450.00

1210-LIABILITY INSURANCE

544200-LIABILITY INS DEDUCTIBLE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 INTERGOVERNMENTAL RISK MGMT AGENCY	CREDIT - JULY 2019 CLOSED EVENTS	-2,489.77
1 INTERGOVERNMENTAL RISK MGMT AGENCY	JULY DEDUCTIBLE	229.33
1 INTERGOVERNMENTAL RISK MGMT AGENCY	AUGUST DEDUCTIBLE	980.50
1 INTERGOVERNMENTAL RISK MGMT AGENCY	AUGUST 2019 ALL EVENTS	34,050.98
INVOICES TOTAL:		32,771.04

** Indicates pre-issue check.

VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

1400-FINANCE

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	37.69
	INVOICES TOTAL:	37.69

523500-AUDIT SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EHLERS & ASSOCIATES INC	CAFR TABLES	811.25
	INVOICES TOTAL:	811.25

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	CHAIRMAT/MAILING TAPE	123.79
1 WAREHOUSE DIRECT	ADDRESS LABELS	53.66
1 WAREHOUSE DIRECT	NOTEBOOK	21.53
	INVOICES TOTAL:	198.98

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 TODD DOWDEN	IGFOA CONFERENCE EXPENSES	160.08
	INVOICES TOTAL:	160.08

546900-CONTINGENCIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DUPAGE COUNTY RECORDER	RECORDING FEES	69.00
1 VANTAGE CUSTOM CLASSICS INC	STAFF SHIRTS	566.77
	INVOICES TOTAL:	635.77

1500-COMMUNITY DEVELOPMENT

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	69.37
	INVOICES TOTAL:	69.37

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 A-1 TROPHIES & AWARDS INC	NAME PLATE	15.25
1 WAREHOUSE DIRECT	LABELMAKER	167.62
	INVOICES TOTAL:	182.87

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SUSAN DUCHESNE	CONFERENCE EXPENSES	161.60

** Indicates pre-issue check.

VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

1 KORY SMITH	CONFERENCE EXPENSES	192.00
	<u>INVOICES TOTAL:</u>	<u>353.60</u>

1600-BUILDING

511200-TEMPORARY SALARIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ANDRZEJ NYCZ	ELECTRICAL INSPECTIONS	270.00
	<u>INVOICES TOTAL:</u>	<u>270.00</u>

526005-PLAN REVIEW SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 FIRE SAFETY CONSULTANTS INC	PLAN REVIEW SERVICES	2,432.90
	<u>INVOICES TOTAL:</u>	<u>2,432.90</u>

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	220.56
	<u>INVOICES TOTAL:</u>	<u>220.56</u>

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	POP-UP NOTES/MONEY RECEIPT BOOKS	63.38
1 WAREHOUSE DIRECT	MONEY RECEIPT BOOKS	102.87
1 WAREHOUSE DIRECT	CORRECTION TAPE/RULER	26.03
	<u>INVOICES TOTAL:</u>	<u>192.28</u>

1700-POLICE

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	50.10
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	51.33
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	153.34
1 VERIZON WIRELESS	WIRELESS SERVICES	814.80
	<u>INVOICES TOTAL:</u>	<u>1,069.57</u>

522700-COMPUTER SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ID NETWORKS	ANNUAL SERVICE AGREEMENT	13,643.32
	<u>INVOICES TOTAL:</u>	<u>13,643.32</u>

523100-ADVERTISING

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EXAMINER PUBLICATIONS INC	HELP WANTED AD/RECORDS CLERK	100.00
	<u>INVOICES TOTAL:</u>	<u>100.00</u>

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

526000-SERVICE TO MAINTAIN VEHICLES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ELGIN KEY & LOCK CO INC	BROKEN KEY REMOVAL	6.00
1 HAWK FORD OF ST CHARLES	VEHICLE MAINTENANCE	446.00
1 KEYPER SYSTEMS	KEY PEGS & NAME TAGS	96.79
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	498.35
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	19.95
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	358.49
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	327.48
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	19.95
1 MEINEKE CAR CARE CENTER	VEHICLE MAINTENANCE	378.44
INVOICES TOTAL:		2,151.45

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ALBERTSONS - SAFEWAY	FOOD PURCHASES/SUPPLIES	14.49
1 ARTISTIC FRAMING INC	FRAMED ARTWORK	85.00
1 HEARTLAND ANIMAL HOSPITAL PC	LUTHER MEDICATION	14.85
1 MICHAEL KMIECIK	LUTHER K9 FOOD	96.88
** 1 PETTY CASH	PETTY CASH REIMBURSEMENT	18.94
1 WAREHOUSE DIRECT	INK CARTRIDGE	127.03
1 WAREHOUSE DIRECT	INK CARTRIDGES	118.11
1 WAREHOUSE DIRECT	PAPER TOWELS/STYROFOAM CUPS	41.33
1 WAREHOUSE DIRECT	TONER	218.97
1 WESTERN FIRST AID & SAFETY LLC	FIRST AID SUPPLIES	163.50
INVOICES TOTAL:		899.10

530110-UNIFORMS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 LANDS' END BUSINESS OUTFITTERS	POLO SHIRTS	278.70
1 RAY O'HERRON CO INC	HAT BAND	18.33
1 RAY O'HERRON CO INC	SPECIAL EVENT SHIRTS	557.62
1 RAY O'HERRON CO INC	CREDIT - RETURN	-9.95
1 RAY O'HERRON CO INC	CHAPLAIN JACKET	101.53
1 RAY O'HERRON CO INC	UNIFORM APPAREL/ACCESSORIES	159.87
INVOICES TOTAL:		1,106.10

530125-SHOOTING RANGE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AMAZON CAPITAL SERVICES INC	FURNACE FILTERS	135.96
1 THOMSON REUTERS - WEST	MONTHLY SUBSCRIPTION	207.70
INVOICES TOTAL:		343.66

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 PETTY CASH	PETTY CASH REIMBURSEMENT	15.01
** 1 WEX BANK	FUEL PURCHASES	8,225.90

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

INVOICES TOTAL: 8,240.91

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	ENVELOPES/WASTEBASKETS	151.87
1 WAREHOUSE DIRECT	RECEIPT BOOK	36.76
1 WAREHOUSE DIRECT	NOTARY STAMPS	55.00
1 WAREHOUSE DIRECT	BINDERS/PENS/SUPPLIES	274.06
1 WAREHOUSE DIRECT	PAPER TOWELS/STYROFOAM CUPS	10.02
1 WAREHOUSE DIRECT	FOLDERS/SHEET PROTECTORS	97.61
<u>INVOICES TOTAL:</u>		<u>625.32</u>

532300-POSTAGE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 PETTY CASH	PETTY CASH REIMBURSEMENT	26.06
<u>INVOICES TOTAL:</u>		<u>26.06</u>

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 THOMAS ALAGNA	TRAINING EXPENSES	68.40
1 STEVEN BLASER	TRAINING EXPENSES	59.40
1 ILCMA	SEMINAR REGISTRATION/P ULLRICH	40.00
1 ILCMA	SEMINAR REGISTRATION/G PRETKELIS	40.00
1 ILLINOIS HOMICIDE INVESTIGATORS ASSOC	CONFERENCE REGISTRATION FEES	1,800.00
1 ILLINOIS TACTICAL OFFICERS ASSOC	CONFERENCE REGISTRATION FEES	2,600.00
** 1 PETTY CASH	PETTY CASH REIMBURSEMENT	190.30
<u>INVOICES TOTAL:</u>		<u>4,798.10</u>

542000-PLANNING & RESEARCH

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 2 PETTY CASH	PETTY CASH REIMBURSEMENT	7.00
<u>INVOICES TOTAL:</u>		<u>7.00</u>

543101-DUES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 SECRETARY OF STATE	NOTARY RENEWAL/J CROWLEY	10.00
<u>INVOICES TOTAL:</u>		<u>10.00</u>

543900-COMMUNITY RELATIONS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ALBERTSONS - SAFEWAY	FOOD PURCHASES/SUPPLIES	19.33
** 1 JAMES DALEY PHOTOGRAPHS LTD	BALANCE DUE/NNO 2019 DVD VIDEO	1,530.00
<u>INVOICES TOTAL:</u>		<u>1,549.33</u>

544001-PRISONER DETENTION

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ALBERTSONS - SAFEWAY	FOOD PURCHASES/SUPPLIES	27.93

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

INVOICES TOTAL: 27.93

545100-EMERGENCY MANAGEMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 COMCAST	CABLE SERVICE	135.73
		<u>INVOICES TOTAL: 135.73</u>

545200-POLICE/FIRE COMMISSION

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ALEXIAN BROTHERS CORPORATE	PERSONNEL TESTING	186.00
		<u>INVOICES TOTAL: 186.00</u>

546900-CONTINGENCIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 PETTY CASH	PETTY CASH REIMBURSEMENT	10.00
		<u>INVOICES TOTAL: 10.00</u>

1800-STREET MAINTENANCE

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	80.51
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	23.02
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	89.86
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	9.83
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	1,586.71
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	257.29
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	5,953.67
		<u>INVOICES TOTAL: 8,000.89</u>

526000-SERVICE TO MAINTAIN VEHICLES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BUNGE'S TIRE & AUTO BARTLETT	VEHICLE MAINTENANCE	35.40
		<u>INVOICES TOTAL: 35.40</u>

527100-SERVICES TO MAINTAIN STREETS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
		<u>INVOICES TOTAL: 150.00</u>

527110-SVCS TO MAINTAIN TRAFFIC SIGS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 MEADE ELECTRIC CO INC	TRAFFIC SIGNAL/STREET LIGHT MAINT	341.00

** Indicates pre-issue check.

VILLAGE OF BARTLETT
DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

1 MEADE ELECTRIC CO INC	TRAFFIC SIGNAL/STREET LIGHT MAINT	341.00
	INVOICES TOTAL:	682.00

527113-SERVICES TO MAINT. GROUNDS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CAROL STREAM LAWN & POWER	MOWER TIRE REPAIR	22.63
1 CORNERSTONE LAND & LAWN INC	LANDSCAPE MAINTENANCE - SEPT 2019	5,925.00
1 MIDWEST COMPOST - ELGIN	WOOD CHIP DISPOSAL	30.00
1 SEBERT LANDSCAPING CO	SEPTEMBER 2019 LAWN MAINTENANCE	1,272.00
1 SEBERT LANDSCAPING CO	SEPTEMBER 2019 LAWN MAINTENANCE	2,251.29
1 TRUGREEN	FERTILIZER APPLICATION	772.50
	INVOICES TOTAL:	10,273.42

527130-SIDEWALK & CURB REPLACEMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 JOSEPH NITTI	PUBLIC SIDEWALK REPLACEMENT	580.00
	INVOICES TOTAL:	580.00

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AIRGAS USA LLC	CYLINDER RENTAL	190.88
1 THE SHERWIN-WILLIAMS CO	GRAFFITI REMOVER	8.39
1 WELCH BROS INC	MATERIALS & SUPPLIES	143.75
	INVOICES TOTAL:	343.02

530160-SAFETY EQUIPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 FIVE STAR SAFETY EQUIPMENT INC	EAR MUFFS	300.00
	INVOICES TOTAL:	300.00

532010-FUEL PURCHASES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	5,240.00
	INVOICES TOTAL:	5,240.00

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	COFFEE	128.40
1 WAREHOUSE DIRECT	PAPER TOWELS/CHAIRMAT/SUPPLIES	77.64
	INVOICES TOTAL:	206.04

534300-EQUIPMENT MAINTENANCE MATLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AUTOZONE INC	MAINTENANCE SUPPLIES	483.18
1 GRAINGER	BATTERIES	9.02
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	13.77

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

1 MONROE TRUCK EQUIPMENT INC	SPRAY BAR KIT	660.55
1 RANDALL PRESSURE SYSTEMS INC	MAINTENANCE SUPPLIES	285.63
1 RANDALL PRESSURE SYSTEMS INC	MAINTENANCE SUPPLIES	21.84
	<u>INVOICES TOTAL:</u>	<u>1,473.99</u>

534400-STREET MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ALLIED ASPHALT PAVING COMPANY	ASPHALT/EMULSION	2,444.25
1 AUTOZONE INC	MAINTENANCE SUPPLIES	47.88
1 ELMHURST CHICAGO STONE COMPANY	PSI AIR	1,276.00
	<u>INVOICES TOTAL:</u>	<u>3,768.13</u>

534500-GROUNDS MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WASCO NURSERY & GARDEN CENTER	FLOWER PURCHASE	228.00
	<u>INVOICES TOTAL:</u>	<u>228.00</u>

534600-BUILDING MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	106.42
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	69.00
1 UNIFIRST CORPORATION	MATS	19.78
	<u>INVOICES TOTAL:</u>	<u>195.20</u>

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DANIEL DINGES	APWA CONFERENCE EXPENSES	302.01
1 DUPAGE RIVER SALT CREEK WORKGROUP	ROAD DEICING WORKSHOP REGISTRATION	140.00
	<u>INVOICES TOTAL:</u>	<u>442.01</u>

543800-STORMWATER FACILITIES MAINT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CHRISTOPHER B BURKE ENG LTD	M&M-FEMA NORTH AVENUE BASIN	1,340.46
1 WELCH BROS INC	GRAVEL PURCHASE	819.25
1 WELCH BROS INC	GRAVEL PURCHASE	43.50
	<u>INVOICES TOTAL:</u>	<u>2,203.21</u>

2200-MFT EXPENDITURES

583084-SCHICK/PETERSDORF RESURFACING

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BLA INC	SCHICK/PETERSDORF REHAB PROJECT	19,664.38
	<u>INVOICES TOTAL:</u>	<u>19,664.38</u>

4200-MUNICIPAL BLDG PROJECTS EXP

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

585058-2016 POLICE STATION

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SYSTEMATIC ART INC	SIGN HANGING MATERIALS	153.85
INVOICES TOTAL:		153.85

430000-DEVELOPER DEPOSITS FUND

262099-DEPOSIT-ORDINANCE 89-49

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CALATLANTIC GROUP INC	BOND REFUND/121 ABBOTT CT	1,000.00
1 CALATLANTIC GROUP INC	BOND REFUND/133 ABBOTT CT	5,200.00
1 CALATLANTIC GROUP INC	BOND REFUND/138 ABBOTT CT	3,000.00
1 CALATLANTIC GROUP INC	BOND REFUND/139 ABBOTT CT	5,500.00
1 CALATLANTIC GROUP INC	BOND REFUND/145 ABBOTT CT	5,500.00
1 CALATLANTIC GROUP INC	BOND REFUND/151 ABBOTT CT	5,500.00
1 CALATLANTIC GROUP INC	BOND REFUND/157 ABBOTT CT	5,500.00
1 CALATLANTIC GROUP INC	BOND REFUND/174 ABBOTT CT	6,900.00
1 CALATLANTIC GROUP INC	BOND REFUND/198 ABBOTT CT	5,500.00
1 LYDIA ZUNIGA	VBR BOND REFUND	1,000.00
INVOICES TOTAL:		44,600.00

5000-WATER OPERATING EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CORNERSTONE LAND & LAWN INC	LANDSCAPE MAINTENANCE - SEPT 2019	800.00
INVOICES TOTAL:		800.00

522720-PRINTING SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SEBIS DIRECT INC	SEPTEMBER 2019 BILLING	730.99
INVOICES TOTAL:		730.99

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	40.63
1 NICOR GAS	GAS BILL	35.15
INVOICES TOTAL:		75.78

527120-SVCS TO MAINT MAINS/STORM LINE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WELCH BROS INC	GRAVEL PURCHASE	43.50
1 WELCH BROS INC	GRAVEL PURCHASE	578.50
INVOICES TOTAL:		622.00

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

1 GRAINGER	STORAGE BINS	103.28
1 GRAINGER	STORAGE BINS/MAINTENANCE SUPPLIES	77.46
	<u>INVOICES TOTAL:</u>	<u>180.74</u>

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	917.19
	<u>INVOICES TOTAL:</u>	<u>917.19</u>

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	PAPER TOWELS/CHAIRMAT/SUPPLIES	77.65
	<u>INVOICES TOTAL:</u>	<u>77.65</u>

534300-EQUIPMENT MAINTENANCE MATLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CORE & MAIN LP	MAINTENANCE SUPPLIES	1,636.00
1 GRAINGER	MAINTENANCE SUPPLIES	1,418.90
1 GRAINGER	STORAGE BINS/MAINTENANCE SUPPLIES	131.46
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	13.78
1 USA BLUE BOOK	MAINTENANCE SUPPLIES	36.38
1 ZIEBELL WATER SERVICE	MAINTENANCE SUPPLIES	1,000.00
	<u>INVOICES TOTAL:</u>	<u>4,236.52</u>

534600-BUILDING MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	106.43
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	69.00
1 UNIFIRST CORPORATION	MATS	19.78
	<u>INVOICES TOTAL:</u>	<u>195.21</u>

534810-METER MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WATER RESOURCES INC	WATER METER/SUPPLIES	2,275.00
	<u>INVOICES TOTAL:</u>	<u>2,275.00</u>

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DANIEL DINGES	APWA CONFERENCE EXPENSES	302.01
	<u>INVOICES TOTAL:</u>	<u>302.01</u>

5100-SEWER OPERATING EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CORNERSTONE LAND & LAWN INC	LANDSCAPE MAINTENANCE - SEPT 2019	1,660.00

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

INVOICES TOTAL: 1,660.00

522720-PRINTING SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SEBIS DIRECT INC	SEPTEMBER 2019 BILLING	730.99
		<u>INVOICES TOTAL: 730.99</u>

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	75.49
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	196.35
		<u>INVOICES TOTAL: 271.84</u>

524210-SLUDGE REMOVAL

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SYNAGRO CENTRAL LLC	SLUDGE DISPOSAL	3,054.00
		<u>INVOICES TOTAL: 3,054.00</u>

526000-SERVICE TO MAINTAIN VEHICLES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AUTOZONE INC	MAINTENANCE SUPPLIES	84.34
		<u>INVOICES TOTAL: 84.34</u>

527120-SVCS TO MAINT MAINS/STORM LINE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 NEENAH FOUNDRY COMPANY	FRAMES/LIDS	522.00
1 WELCH BROS INC	GRAVEL PURCHASE	87.00
1 WELCH BROS INC	GRAVEL PURCHASE	266.00
		<u>INVOICES TOTAL: 875.00</u>

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ACTION LOCK & KEY INC	DUPLICATE KEYS	12.00
1 AIRGAS USA LLC	CYLINDER RENTAL	190.89
1 COLUMBIA PIPE & SUPPLY CO	MATERIALS & SUPPLIES	153.59
		<u>INVOICES TOTAL: 356.48</u>

530120-CHEMICAL SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 HAWKINS INC	CHEMICAL SUPPLIES	1,702.35
1 HAWKINS INC	CHEMICAL SUPPLIES	2,816.03
1 PRO CHEM INC	NITRILE GLOVES/WASH & WAX	191.85
		<u>INVOICES TOTAL: 4,710.23</u>

530160-SAFETY EQUIPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

1 FULLIFE SAFETY CENTER	GLOVES/WINCH ADAPTER	115.10
1 PRO CHEM INC	NITRILE GLOVES/WASH & WAX	504.22
	INVOICES TOTAL:	619.32

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 WEX BANK	FUEL PURCHASES	1,289.91
	INVOICES TOTAL:	1,289.91

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 WAREHOUSE DIRECT	PAPER TOWELS/CHAIRMAT/SUPPLIES	212.88
	INVOICES TOTAL:	212.88

534300-EQUIPMENT MAINTENANCE MATLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CAROL STREAM LAWN & POWER	MAINTENANCE SUPPLIES	184.71
1 CAROL STREAM LAWN & POWER	MAINTENANCE SUPPLIES	180.76
1 GASVODA & ASSOCIATES INC	MAINTENANCE SUPPLIES	1,546.95
1 KONICA MINOLTA BUSINESS	COPIER MAINTENANCE SERVICE	13.78
1 WELCH BROS INC	MAINTENANCE SUPPLIES	255.00
1 WEST SIDE ELECTRIC SUPPLY INC	ELECTRICAL SUPPLIES	223.44
1 ZIEBELL WATER SERVICE	MAINTENANCE SUPPLIES	1,736.12
	INVOICES TOTAL:	4,140.76

534600-BUILDING MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	106.43
1 UNIFIRST CORPORATION	MATS	19.79
	INVOICES TOTAL:	126.22

541600-PROFESSIONAL DEVELOPMENT

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DANIEL DINGES	APWA CONFERENCE EXPENSES	302.00
	INVOICES TOTAL:	302.00

5200-PARKING OPERATING EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 UNIFIRST CORPORATION	MATS	19.26
1 UNIFIRST CORPORATION	MATS	21.52
	INVOICES TOTAL:	40.78

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

VILLAGE OF BARTLETT
DETAIL BOARD REPORT
INVOICES DUE ON/BEFORE 10/1/2019

1 COMCAST	INTERNET SERVICE	126.90
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	115.12
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	68.96
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	610.30
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	56.17
INVOICES TOTAL:		977.45

5500-GOLF PROGRAM EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ANDERSON PEST SOLUTIONS	PEST CONTROL SERVICES	108.64
1 JENSEN'S PLUMBING & HEATING INC	MAINTENANCE AGREEMENT	1,242.50
1 ROSCOE CO	MATS	169.61
1 SWING KING	SYSTEM RENTAL/DAILY PLAY FEES	792.50
1 SWING KING	SYSTEM RENTAL/DAILY PLAY FEES	1,028.00
1 SWING KING	SYSTEM RENTAL/DAILY PLAY FEES	1,148.00
INVOICES TOTAL:		4,489.25

523100-ADVERTISING

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EXAMINER PUBLICATIONS INC	BARTLETT DAY ADVERTISING	10.00
INVOICES TOTAL:		10.00

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	37.21
INVOICES TOTAL:		37.21

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EDWARD DON & COMPANY	HAND TOWELS/TRASH BAGS	276.74
1 THE HOME DEPOT PRO	RESTROOM SUPPLIES	172.10
1 MIZUNO USA INC - NDC	MATERIALS & SUPPLIES	500.00
1 ST ANDREWS PRODUCTS CO	MERCHANDISE SHOPPING BAGS	201.92
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	56.02
INVOICES TOTAL:		1,206.78

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 MANSFIELD OIL COMPANY	GASOLINE PURCHASE	598.35
INVOICES TOTAL:		598.35

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DELUXE	DEPOSIT TICKET BOOKS	49.19

VILLAGE OF BARTLETT
DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

1 WAREHOUSE DIRECT	PAPER/APPT BOOK/POST-IT NOTES	13.43
	INVOICES TOTAL:	62.62

534200-GOLF CART MAINTENANCE MATLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 NADLER GOLF CAR SALES INC	GOLF CART MAINTENANCE SUPPLIES	92.05
	INVOICES TOTAL:	92.05

534330-PURCHASES - BAGS/HEADCOVERS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 SUN MOUNTAIN SPORTS	GOLF BAGS	322.00
	INVOICES TOTAL:	322.00

534331-PURCHASES - GOLF SHOES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ADIDAS AMERICA INC	GOLF SHOES	49.26
	INVOICES TOTAL:	49.26

534332-PURCHASES - GOLF BALLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ACUSHNET COMPANY	GOLF BALLS	91.54
1 WILSON SPORTING GOODS	GOLF BALLS	201.87
	INVOICES TOTAL:	293.41

534333-PURCHASES - GOLF CLUBS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ACUSHNET COMPANY	GOLF CLUBS	305.61
1 SRIXON / CLEVELAND GOLF / XXIO	GOLF CLUBS	318.28
	INVOICES TOTAL:	623.89

534335-PURCHASES - MISC GOLF MDSE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ADIDAS AMERICA INC	GOLF MERCHANDISE	30.00
1 JOFIT LLC	GOLF APPAREL	93.60
1 JOFIT LLC	GOLF APPAREL	61.02
	INVOICES TOTAL:	184.62

543101-DUES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 NATIONAL GOLF FOUNDATION	ANNUAL MEMBERSHIP DUES	250.00
	INVOICES TOTAL:	250.00

546900-CONTINGENCIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 TROPHIES BY GEORGE	CHAMPIONSHIP TROPHIES	417.50
	INVOICES TOTAL:	417.50

** Indicates pre-issue check.

VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

5510-GOLF MAINTENANCE EXPENSES

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	12.40
INVOICES TOTAL:		12.40

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CHICAGOLAND TURF	MATERIALS & SUPPLIES	500.00
1 WESTERN FIRST AID & SAFETY LLC	FIRST AID SUPPLIES	54.40
INVOICES TOTAL:		554.40

532000-AUTOMOTIVE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 MANSFIELD OIL COMPANY	GASOLINE PURCHASE	881.97
1 MANSFIELD OIL COMPANY	GASOLINE PURCHASE	598.34
INVOICES TOTAL:		1,480.31

534300-EQUIPMENT MAINTENANCE MATLS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 J W TURF INC	EQUIPMENT MAINTENANCE	145.60
1 LAWSON PRODUCTS INC	MAINTENANCE SUPPLIES	346.85
1 O'REILLY AUTOMOTIVE INC	MAINTENANCE SUPPLIES	31.72
INVOICES TOTAL:		524.17

534500-GROUNDS MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CHICAGOLAND TURF	DISPOSABLE TEE TOWELS	157.00
INVOICES TOTAL:		157.00

5560-GOLF RESTAURANT EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 A MAESTRANZI SONS	SLICER BLADE SHARPENING	25.00
1 CINTAS CORPORATION	FIRST AID SUPPLIES	10.72
1 COMPLETE BAR SYSTEMS INC	CLEANED BEER LINES	50.00
1 JENSEN'S PLUMBING & HEATING INC	MAINTENANCE AGREEMENT	50.00
INVOICES TOTAL:		135.72

523100-ADVERTISING

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EXAMINER PUBLICATIONS INC	BARTLETT DAY ADVERTISING	10.00
INVOICES TOTAL:		10.00

** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	6.20
INVOICES TOTAL:		6.20

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EDWARD DON & COMPANY	HAND TOWELS/TRASH BAGS	25.00
1 EDWARD DON & COMPANY	CREDIT - ORDER SHORT	-37.63
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	38.44
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	39.90
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	39.42
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	51.16
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	108.42
INVOICES TOTAL:		264.71

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DELUXE	DEPOSIT TICKET BOOKS	49.19
INVOICES TOTAL:		49.19

534320-PURCHASES - FOOD & BEVERAGE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AMERICAN COMPRESSED GASES INC	CYLINDER RENTAL	134.50
1 EUCLID BEVERAGE LLC	BEER PURCHASE	328.22
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	83.88
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	35.55
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	213.67
1 GRECO AND SONS INC	FOOD PURCHASE	15.00
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	110.22
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	72.02
1 LAKESHORE BEVERAGE	BEER PURCHASE	61.78
1 MIDWEST FOODS	FOOD PURCHASE	62.52
1 MIDWEST FOODS	FOOD PURCHASE	70.00
1 PEPSI BEVERAGES COMPANY	SOFT DRINK PURCHASE	93.39
1 SCHAMBERGER BROTHERS INC	BEER PURCHASE	171.19
1 SOUTHERN GLAZER'S OF IL	LIQUOR PURCHASE	142.80
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	443.07
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	157.10
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	459.09
1 TEC FOODS INC	COFFEE PURCHASE	76.95
INVOICES TOTAL:		2,730.95

5570-GOLF BANQUET EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

1 A MAESTRANZI SONS	SLICER BLADE SHARPENING	25.00
1 A MAESTRANZI SONS	KNIFE SERVICE	19.00
1 BB WEDDINGS & EVENTS INC	CHAIR COVER RENTAL	483.75
1 BB WEDDINGS & EVENTS INC	CHAIR COVER RENTAL	247.50
1 BB WEDDINGS & EVENTS INC	CHAIR COVER RENTAL	337.50
1 BB WEDDINGS & EVENTS INC	CHAIR COVER RENTAL	263.25
1 CINTAS CORPORATION	FIRST AID SUPPLIES	10.72
1 JENSEN'S PLUMBING & HEATING INC	MAINTENANCE AGREEMENT	50.00
<u>INVOICES TOTAL:</u>		<u>1,436.72</u>

522500-EQUIPMENT RENTALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BB WEDDINGS & EVENTS INC	CHAIR RENTAL	665.00
1 BB WEDDINGS & EVENTS INC	CHAIR RENTAL	570.00
1 ELEGANT PRESENTATIONS INC	CHAIR RENTAL	1,048.79
<u>INVOICES TOTAL:</u>		<u>2,283.79</u>

523100-ADVERTISING

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
** 1 EVAN BLUM	EDGEWATER ADVERTISING	153.00
1 EXAMINER PUBLICATIONS INC	BARTLETT DAY ADVERTISING	10.00
<u>INVOICES TOTAL:</u>		<u>163.00</u>

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	6.20
<u>INVOICES TOTAL:</u>		<u>6.20</u>

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 EDWARD DON & COMPANY	HAND TOWELS/TRASH BAGS	25.00
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	38.45
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	39.90
1 MLA WHOLESALE INC	FLOWERS	91.70
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	50.55
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	51.16
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	201.36
<u>INVOICES TOTAL:</u>		<u>498.12</u>

532200-OFFICE SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 DELUXE	DEPOSIT TICKET BOOKS	49.19
1 WAREHOUSE DIRECT	PAPER/APPT BOOK/POST-IT NOTES	53.28
<u>INVOICES TOTAL:</u>		<u>102.47</u>

534320-PURCHASES - FOOD & BEVERAGE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

VILLAGE OF BARTLETT
DETAIL BOARD REPORT
INVOICES DUE ON/BEFORE 10/1/2019

1 AMERICAN COMPRESSED GASES INC	CYLINDER RENTAL	60.00
1 THE BAKING INSTITUTE BAKERY CO	WEDDING CAKE	255.00
1 THE BAKING INSTITUTE BAKERY CO	WEDDING CAKE	282.60
1 BREAKTHRU BEVERAGE ILLINOIS LLC	LIQUOR PURCHASE	530.26
1 EUCLID BEVERAGE LLC	BEER PURCHASE	765.85
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	319.79
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	188.58
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	499.44
1 GRECO AND SONS INC	FOOD PURCHASE	301.30
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	44.10
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	35.54
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	158.51
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	86.80
1 IL GIARDINO DEL DOLCE INC	BAKERY PURCHASE	75.60
1 LAKESHORE BEVERAGE	BEER PURCHASE	144.17
1 MIDWEST FOODS	FOOD PURCHASE	277.87
1 MIDWEST FOODS	FOOD PURCHASE	320.60
1 PEPSI BEVERAGES COMPANY	SOFT DRINK PURCHASE	93.39
1 SOUTHERN GLAZER'S OF IL	LIQUOR PURCHASE	265.21
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	647.59
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	206.19
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	399.85
1 TEC FOODS INC	COFFEE PURCHASE	76.95
INVOICES TOTAL:		<u>6,035.19</u>

5580-GOLF MIDWAY EXPENSES

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	17.81
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	51.16
INVOICES TOTAL:		<u>68.97</u>

534320-PURCHASES - FOOD & BEVERAGE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BREAKTHRU BEVERAGE ILLINOIS LLC	LIQUOR PURCHASE	109.00
1 ELGIN BEVERAGE CO	BEER PURCHASE	25.35
1 EUCLID BEVERAGE LLC	BEER PURCHASE	112.70
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	149.70
1 GRECO AND SONS INC	FOOD PURCHASE/SUPPLIES	25.00
1 GRECO AND SONS INC	FOOD PURCHASE	200.00
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	25.00
1 HIGHLAND BAKING COMPANY	FOOD PURCHASE	25.00
1 LAKESHORE BEVERAGE	BEER PURCHASE	73.85
1 PEPSI BEVERAGES COMPANY	SOFT DRINK PURCHASE	108.54
1 SCHAMBERGER BROTHERS INC	BEER PURCHASE	113.28
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	166.50

**VILLAGE OF BARTLETT
 DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019**

1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	181.79
1 SYSCO FOOD SERVICES - CHICAGO	FOOD PURCHASE/SUPPLIES	439.99
	INVOICES TOTAL:	1,755.70

6000-CENTRAL SERVICES EXPENSES

522400-SERVICE AGREEMENTS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 BANCTEC INC	ANNUAL SERVICE AGREEMENT	662.76
1 CLARKE ENVIRONMENTAL MOSQUITO	MOSQUITO MGMT SERVICES/JULY 2019	16,650.00
1 JOHNSON CONTROLS SECURITY SOLUTIONS	QUARTERLY BILLING	274.13
1 MIDWEST MECHANICAL	MAINTENANCE AGREEMENT	2,773.25
	INVOICES TOTAL:	20,360.14

524100-BUILDING MAINTENANCE SERVICES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 ANDERSON PEST SOLUTIONS	PEST CONTROL SERVICES	228.16
1 ANDERSON PEST SOLUTIONS	PEST CONTROL SERVICES	228.16
1 ATLAS BOILER & WELDING CO INC	ANNUAL BOILER MAINTENANCE	1,745.00
1 TRUGREEN	FERTILIZER APPLICATION	132.87
1 UNIFIRST CORPORATION	MATS	81.58
	INVOICES TOTAL:	2,415.77

524110-TELEPHONE

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 CALL ONE	TELEPHONE BILL	209.04
1 COMCAST	TELEPHONE BILL	4,050.07
	INVOICES TOTAL:	4,259.11

524120-UTILITIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 COMMONWEALTH EDISON CO	ELECTRIC BILL	89.97
1 CONSTELLATION NEW ENERGY INC	ELECTRIC BILL	43.49
	INVOICES TOTAL:	133.46

530100-MATERIALS & SUPPLIES

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
1 AMAZON CAPITAL SERVICES INC	COFFEE CARAFES/SUGAR HOLDERS	116.56
1 GREAT LAKES COCA-COLA	SOFT DRINK PURCHASE	176.40
1 WAREHOUSE DIRECT	PAPER PLATES/PLASTIC UTENSILS	244.46
1 WAREHOUSE DIRECT	PAPER TOWELS/STYROFOAM CUPS	48.45
1 WESTERN FIRST AID & SAFETY LLC	FIRST AID SUPPLIES	165.16
	INVOICES TOTAL:	751.03

534600-BUILDING MAINTENANCE MATERIALS

VENDOR	INVOICE DESCRIPTION	INVOICE AMOUNT
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** Indicates pre-issue check.

VILLAGE OF BARTLETT
DETAIL BOARD REPORT
 INVOICES DUE ON/BEFORE 10/1/2019

1 MARK YOUR SPACE INC	OFFICE SIGNS	1,915.39
1 SEBERT LANDSCAPING CO	LANDSCAPING SERVICES	2,063.00
INVOICES TOTAL:		3,978.39

7000-POLICE PENSION EXPENDITURES

523400-LEGAL SERVICES

<u>VENDOR</u>	<u>INVOICE DESCRIPTION</u>	<u>INVOICE AMOUNT</u>
1 REIMER & DOBROVOLNY PC	LEGAL SERVICES	2,248.18
INVOICES TOTAL:		2,248.18

GRAND TOTAL: 312,610.44

GENERAL FUND	157,268.69
MOTOR FUEL TAX FUND	19,664.38
MUNICIPAL BUILDING FUND	153.85
DEVELOPER DEPOSITS FUND	44,600.00
WATER FUND	10,413.09
SEWER FUND	18,433.97
PARKING FUND	1,018.23
GOLF FUND	26,912.15
CENTRAL SERVICES FUND	31,897.90
POLICE PENSION FUND	2,248.18
GRAND TOTAL	312,610.44

** Indicates pre-issue check.

2019 Passport to Adventure Recognition Night by the Village of Bartlett Museums

Fifty years ago, three U.S. astronauts went on an incredible adventure to the moon and back. Bartlett's own Flexonics played a very important role in that historical accomplishment of man walking on the moon. Tonight we celebrate in that spirit, the accomplishments of four Bartlett families who also went on an incredible journey, half a century later, which took them to 70 museums, nature centers and other cultural institutions in the 2019 Passport to Adventure program. These four families, Koontzs, Esparza/Stalzer, Trevinos and Wons, have also made history because they were our recognized families last year, something that has not happened before. If you are keeping track this is the fourth Mayor's Medallions for the Koontz and Won families and the second for the Trevino and Esparza/Stalzer families.

This year the Kane-DuPage Regional Museum Association printed 18,000 passports containing the 70 participating sites. More than 600 passport booklets alone were picked up in Bartlett at the Village's four participating sites, the Bartlett History Museum, Bartlett Depot Museum, Bartlett Nature Center and Arts in Bartlett making our Village one of the top distribution communities. The program brings families from all over the two counties, and beyond the borders, who come into Bartlett and discover not only our museums but also our community's businesses and restaurants.

The recipients of the Mayor's Medallion:

Stella Esparza, All 70 sites

Eight-year-old Stella confirmed at the beginning of the program this year she was going to again complete all the sites as she did last year. With the help of her mom Kristine, dad Ben and Grandpa Mike, she did! A second grader, this is Stella's second year participating in the program and she continues to love it.

Michael Trevino, All 70 sites

Recognize the Trevino family? This is the third year the family has participated and their second year visiting all the sites. Michael, a second grader, can tell you in detail about the museums he visited this summer. Be sure to ask him. His parents Bobby and Dawn love the program, as you have already heard, for all it offers in the way of learning while having fun.

Axel and Vala Koontz, All 70 sites

For the fourth year in a row, Axel, age 8 and Vala, age 6, had visited all the museums listed in the Passport to Adventure book. This is an amazing accomplishment for these two and they love doing it! Tonight they will be recognized with their fourth Mayor's Medallion. Their parents Sandy and Jason dedicate their time to having their kiddos discover the history, nature and art in Kane and DuPage Counties. Museums are just a part of the Koontz's family activities. Axel and Vala are competitive swimmers too!

Ella Joy and Asaph Won, All 70 sites

Ella Joy, age 10 and Asaph, age 8, are being recognized tonight with their fourth Mayor's Medallion, also. They completed all the sites in 2015, 2016 and 2018. The Won family enjoys the learning and fun opportunities these sites provide their family where Ella Joy and Asaph can enjoy learning and discovering new things.

COMMISSION APPOINTMENT

OCTOBER 1, 2019

With the advice and consent of the Village Board, I appoint the following individual to the term indicated beginning October 1, 2019. He asked for a Motion to Consent to the Appointment...

Zoning Board of Appeals – 5 Year Term

Michelle Sarwas

Lorna Giles

From: Paula Schumacher
Sent: Thursday, September 12, 2019 2:52 PM
To: Roberta Grill; Kevin Wallace
Subject: Fwd: Village of Bartlett: Board & Commission Application

Here is Michelle's application.
Paula

Sent from my iPhone

Begin forwarded message:

From: <webmaster@village.bartlett.il.us>
Date: September 12, 2019 at 2:49:10 PM CDT
To: <chostetler@vbartlett.org>, <pschumacher@vbartlett.org>
Subject: Village of Bartlett: Board & Commission Application

A new entry to a form/survey has been submitted.

Form Name: Village of Bartlett Board & Commission Application
Date & Time: 09/12/2019 12:49 PM
Response #: 27
Submitter ID: 4269
IP address:
Time to complete: 11 min. , 26 sec.

Survey Details

Page 1

1. Please answer all of the questions below.

Name: Michelle Sarwas
Address:
Phone:
Email:
**How long have you been
a Bartlett resident?**

2. Please check the box of the commission(s) you are interested in joining:

Zoning Board of Appeals

3. Please explain your experience and qualifications as they relate to this position:

I have served as chairman of the board for the Bartlett Chamber of Commerce for a total of 6 years which has resulted in developing very strong relationships with various groups within the village. I have also owned and operated my business in Bartlett for over 12 years. When I opened my business, it required a special usage permit so I have first-hand experience

with this board and have a great appreciation overall for the whole process a new business goes through to become a part of our village. In addition to my personal commitment to the village of Bartlett and my desire to see it grow I also have an educational background accomplishing two undergraduate degrees, marketing & finance, and an MBA specializing in marketing that I think make me a well-rounded candidate for this board.

Thank you,
Village of Bartlett

This is an automated message generated by the Vision Content Management System™. Please do not reply directly to this email.

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Agenda Item Executive Summary

Item Name	More Brewing	Committee or Board	Board
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BUDGET IMPACT

Amount:	N/A	Budgeted	N/A
List what fund	N/A		

EXECUTIVE SUMMARY

The Petitioner proposes to construct an approximately 8,000 square foot sit down restaurant on vacant property located at the southeast corner of Railroad and S. Oak Avenues (121 W Railroad Avenue). The Site Plan includes two (2) outdoor dining areas; first and second floor patios. Petitioner proposes to brew small batches of beer on the property and those products packaged for take away.

The Petitioner is requesting the following:

Site Plan

Special Use Permits to allow:

- Restaurant with alcohol service
- Outdoor seating
- Package liquor sales

Variations to allow:

- Reduction in number of required off-street parking spaces
- Reduction of required rear building setback
- Reduction of required corner side building setback
- Reduction of required landscaped open space area
- Increase in allowable building floor area ratio
- Eliminate the required off-street loading space

The **Zoning Board of Appeals** reviewed the variation request and conducted the required public hearing at their meeting on September 5, 2019. The Zoning Board recommends **approval** based upon the findings of fact outlined in the Staff Memorandum.

The **Plan Commission** reviewed the Petitioner's requests and conducted the public hearing at their September 12, 2019 meeting. The Plan Commission recommends **approval** subject to the conditions and findings of fact outlined in the Staff Memorandum included an added condition that the petitioner revise their elevation plans to reduce the length of the easternmost wall in order to provide more visibility to the building immediately adjacent. The attached Elevation Plans have been revised to meet this condition.

To facilitate the construction of the proposed building, the Petitioner requests this item be forwarded directly to the Village Board for a final vote.

ATTACHMENTS (PLEASE LIST)

PDS Memo, Ordinance with Exhibits, Applicant Cover Letter, Development Application, Location Map, Downtown Parking Map, Draft Zoning Board of Appeals Minutes September 5, 2019, and Draft Plan Commission Minutes September 12, 2019

ACTION REQUESTED

- For Discussion Only
- Resolution
- Ordinance--Move to approve Ordinance #2019-__ An Ordinance Approving A Site Plan, Granting Special Use Permits, and Granting Variations to Allow a Restaurant at 121 W Railroad Avenue (MoRE Brewing)
- Motion

Staff: Roberta Grill, Planning and Development Services
Director

Date: 9/23/19

PLANNING AND DEVELOPMENT SERVICES MEMORANDUM

19-150

DATE: September 23, 2019
TO: Paula Schumacher, Village Administrator
FROM: Roberta Grill, Planning and Development Services Director
RE: **(#19-11) MoRE Brewing**

PETITIONER

Matt Cotherman, Principle Construction, on behalf of More Dusty, LLC

SUBJECT SITE

121 W Railroad Avenue (southeast corner of Railroad and S. Oak Avenues)

REQUESTS

Site Plan Review

Special Use Permits to allow:

- a) Restaurant with Alcohol Service,
- b) Outdoor Seating, and
- c) Package Liquor Sales

Variations to allow:

- a) A reduction in the required number of off-street parking spaces,
- b) A reduction of the rear building setback,
- c) A reduction of the corner side building setback,
- d) An increase in the allowable building floor area ratio,
- e) A reduction of the required open space, and
- f) Elimination of the required off-street loading space.

To facilitate the construction of the proposed building, the Petitioner requests this item be forwarded directly to the Village Board for a final vote.

SURROUNDING LAND USES

	<u>Land Use</u>	<u>Comprehensive Plan</u>	<u>Zoning</u>
Subject Site	Vacant	Commercial	B-1
North	Commuter Parking	Commercial	B-1
South	Private Parking	Commercial	B-1
East	Commercial	Commercial	B-1
West	Commercial	Commercial	B-1/P-1

ZONING HISTORY

This property falls within the original Village of Bartlett corporate limits and has been zoned for business use throughout the history of the Village of Bartlett Zoning Ordinance. The subject property is the site of the former Lucky Jack's business establishment. In 2018 The Village acquired this property and in April of 2018, the Village Board contracted for the demolition of the building. The building was demolished and the lot currently stands vacant.

DISCUSSION

1. The Petitioner is requesting a **Site Plan Review** to construct an approximately 8,000 square foot building on the subject property. A sit down restaurant (More Brewing) will occupy the entire building. The building includes, along with functional areas such as kitchen and bathrooms; a first floor dining room, first floor patio, a mezzanine dining room, and an additional patio on the mezzanine level. The restaurant will serve food, alcohol, and locally brewed beer.
2. The Petitioner is also requesting **Special Use Permits** for a restaurant serving alcohol, the previously mentioned outdoor dining areas and package liquor sales. Periodically, the Petitioner is proposing to package their "new release" beer products and sell these on-site for off-site consumption. The Petitioner operates a successful restaurant in Villa Park with this same business model.
3. The proposed building architecture is a contemporary style that includes a glass overhead door along the Railroad Avenue façade which will incorporate an indoor/outdoor design element to the building. The primary entryway is proposed on the same Railroad Avenue façade and will be distinguished as such.
4. The Petitioner is requesting the following **Variations**:
 - a. A 100% reduction in the number of off-street parking spaces required (BMC 10-11-1-6 Spaces Required). The Zoning Ordinance requires 132 off-street parking spaces to accommodate this use. The requirement is based on providing one (1) space for each three (3) seats in the dining and patio areas, plus one (1) space for each three (3) employees at peak shift. The proposed floor plan indicates a total of 368 seats and the Petitioner anticipates a maximum of twenty-five (25) employees at peak shift. Due to the large amount of public on and off-street parking located nearby, the anticipated parking demand may be accommodated off-site. The attached map and data table illustrates the location and availability of public parking within close proximity to this proposed restaurant. Further, the mezzanine area, although counted toward the required number of parking spaces, will be used exclusively for private events and as an overflow waiting area when the restaurant is operating during peak dinner service. The patio seats were also included in the parking calculation; however, their use is weather dependent which reduces the parking demand during the winter months.

- b. A 95% reduction in the building setback along the rear lot line (BMC 10-6A-7.B.3 Site and Structure Provisions). A twenty foot (20') rear building setback is required by ordinance. The Petitioner is proposing a one foot (1') building setback along the rear lot line. The south lot line is considered the rear lot line.
 - c. A 95% reduction in the building setback along the corner side lot line (BMC 10-6A-7.B.2 Site and Structure Provisions). The Zoning Ordinance requires a twenty foot (20') building setback along the S Oak Avenue lot line. The Petitioner is proposing a one foot (1') setback from the S Oak Avenue lot line. This lot line follows the inner edge of the existing public sidewalk pavement.
 - d. A 40% increase in the allowable building floor area ratio (BMC 10-6A.7.D Site and Structure Provisions). The Zoning Ordinance allows a maximum floor area ratio of sixty percent (.6). The Petitioner is proposing a floor area ratio of approximately 1.08. The proposed building is one story with a mezzanine and upper and lower patios.
 - e. A 30% reduction in the amount of open space provided on the lot (BMC 10-11A-4.B Minimum Landscaped Open Space). The Zoning Ordinance requires that fifteen percent (15%) of the lot area be preserved as open or green space. The petitioner is proposing to provide five percent (5%) open space on the lot. This open space is located at the northwest corner of the property and will be maintained with natural grasses and an appropriate ground cover. The Petitioner further proposes to maintain large planters on the patios. These planters will be maintained with plant materials such as evergreen shrubs to provide interest throughout the year.
 - f. A 100% reduction in the number of required off-street loading spaces (BMC 10-11-2-5 Space Required). The Zoning Ordinance requires that an 8,063 square foot building provide one (1) off-street loading berth. The Petitioner is asking for a full waiver of this requirement due to the limited lot area of this parcel. The Petitioner anticipates that deliveries will be made through the door on the west side of the building. Delivery vehicles will use the S Oak Avenue right-of-way to stop for delivery service as was also utilized by the previous commercial entity. The Petitioner plans to schedule delivery services at times that will minimize any disruption of traffic on S Oak Avenue.
5. The Village of Bartlett in association with the Regional Transportation Authority has contracted with Codametrics to draft a Form Based Code applicable to the Downtown Bartlett area that focuses on regulating the appearance, placement and scale of buildings and their relationship to one another. Codametrics has completed a draft which will be presented to the Village Board Committee on September 17, 2019. Staff has had the opportunity to compare the Petitioner's proposed plans to the draft code. The following staff observations are noted:
 - a. The draft code will greatly reduce the required number of off-street parking spaces. The draft code will require approximately 20 off-street parking spaces compared to the current Zoning Ordinance which requires 132 off-street parking spaces. The draft code reduces the requirement for off-street

parking due to the substantiated concept that a property located near a transit station does not require the same parking ratio as a property located outside a public transit area.

- b. The draft code will allow a building to be constructed up to a corner side lot line (S Oak Avenue in this case). The current Zoning Ordinance requires a twenty foot (20') setback along a corner side lot line. Building to the lot line is historically more evident within the Downtown Bartlett core.
- c. The draft code eliminates the open space requirement in the core downtown area. The Zoning Ordinance applies a required fifteen percent (15%) open space minimum throughout the Village. The historic development pattern within the Downtown Bartlett core is to build lot line to lot line without preserving open space on the lot. The reason historic downtowns may be relieved of this requirement is the location of public open space within close proximity.

RECOMMENDATION

1. The Staff recommends **approval** of the Petitioner's requests subject to the following conditions and Findings of Fact:
 - A. Elevation Plans shall be revised to reduce the length of the easternmost wall of the building in order to provide more visibility to the building immediately adjacent to the east;
 - B. Building permits shall be required for all construction activities;
 - C. Staff approval of the Landscape and Photometric Plans;
 - D. Village Engineer approval of the Engineering and Stormwater Plans;
 - E. Construction of the proposed building in substantial accordance with the Elevation Plans;
 - F. Landscaping shall be installed in substantial accordance with the Landscape Plan and must be installed within one year of the issuance of a building permit;
 - G. If landscaping cannot be installed at the time of construction, a landscape estimate prepared by the preparer of the Landscape Plan, or fully executed contract between the Owner/Development and a landscape contractor, shall be submitted to the Planning and Development Services Department for review and approval by the Village Arborist and a cash or surety bond posted in an amount approved by the Village Arborist to guaranty its future installation;
 - H. Signage shall be reviewed and approved separately by the Planning and Development Services Department in accordance with the Zoning Ordinance;
 - I. Public Improvement Security. The Owner/Developer or the Petitioner shall submit (i) an irrevocable standby letter of credit, in form set forth in the Bartlett Subdivision and PUD Ordinance (the "Subdivision Ordinance") except as otherwise approved by the Village Attorney and in amounts approved by the Village Engineer (the "Letter of Credit"), issued by a federally insured financial institution which meets the minimum requirement therefor under the Subdivision Ordinance, or (ii) a performance bond and

a labor and material payment bond in form set forth in the Subdivision Ordinance, except as otherwise approved by the Village Attorney, issued by a surety authorized by the Illinois Department of Insurance to issue and sign sureties in Illinois, with a financial strength rating ("FSR") of at least A-from A.M. Best Company, Inc., Moody's Investor Service, Standard & Poors Corporation, or similar rating agency (the "Performance and Payment Bonds"), or (iii) a cash bond in form set forth in the Subdivision Ordinance except as otherwise approved by the Village Attorney, to ensure that the on-site and off-site public improvements for the Subject Property will be timely completed and fully paid for by the Owner.

- J. Easements. Recording of easements approved by the Village Attorney and the Village Engineer for all drainage, detention and retention facilities and public utilities with appropriate access thereto, as set forth in the Subdivision Ordinance and as may be required based upon the final engineering plans submitted by the Petitioner and approved by the Village Engineer in his reasonable discretion.
- K. The Owner/Developer or Petitioner shall execute and deliver to the Village a Public Improvements Completion Agreement (the "PICA") in form set forth in the Subdivision Ordinance, except as modified and approved by the Village Attorney, jointly and severally agreeing to construct, complete and fully pay for all of the on-site and off-site public improvements specified in the PICA (the "Public Improvements"), in strict accordance with the final engineering plans for the Subject Property as the same may be approved by the Village Engineer, and in compliance with the Subdivision Ordinance.
- L. Protection of Public Improvements. Prior to the issuance of a building permit for the Subject Property, the Owner/Developer or the Petitioner shall cause to have been deposited with the Village security as provided in the Subdivision Ordinance that it will not only complete and fully pay for the Public Improvements, but also that it will maintain the Public Improvements for a period of 15 to 22 months after acceptance of the Public Improvements by the Corporate Authorities. The duration of the maintenance period (between 15 and 22 months) shall be determined by the Village Engineer based on the time of year when the project commences and is scheduled to be completed. Upon completion of the Public Improvements, the Owner/Developer of the Subject Property at the time of completion of the Public Improvements, shall transfer title thereto to the Village by warranty Bill of Sale in the form prescribed in the Subdivision Ordinance and shall deposit a maintenance "security" in accordance with the requirements of the Subdivision Ordinance prior to the acceptance of the Public Improvements by the Corporate Authorities.
- M. All existing and new utilities and communication facilities on the Subject Property, including telephone, electric and cable television which serve and/or will serve the Subject Property, or any part hereof, shall be installed underground.
- N. No construction of any Public Improvements on or adjacent to the Subject Property, including, but not limited to, site grading, shall commence until the Petitioner and all contractors hired by them to construct the Public Improvements have furnished the Village with certificates of insurance evidencing that each of them has in place commercial general liability,

- business auto liability, worker compensation and employer's liability insurance in such amounts and coverages as required in the Subdivision Ordinance, except as otherwise approved by the Village Attorney, and naming the Village as an additional insured thereon.
- O. Prior to commencing construction, the Owner/Developer or the Petitioner shall submit an Erosion Control Plan to the Village Engineer for his review and approval. During construction the Petitioner shall adhere to measures for the prevention of soil erosion pursuant to the Village Erosion Control Ordinance, or the "Procedures and Standards for Urban Soil Erosion and Sedimentation Control in Illinois", published in 1981, as amended, and the recommended procedures of the DuPage County Soil and Water Conservation District, whichever is more restrictive.
- P. Findings of Fact (**Site Plan**):
- i. the proposed industrial buildings are permitted uses in the I-2 EDA Zoning District;
 - ii. That the proposed buildings, off-street parking, access, lighting, landscaping, and drainage is compatible with adjacent land uses;
 - iii. That the vehicular ingress and egress to and from the site and circulation within the site provides for safe, efficient and convenient movement of traffic not only within the site but on adjacent roadways as well;
 - iv. That the site plan provides for the safe movement of pedestrians within the site;
 - v. That there is a sufficient mixture of grass trees and shrubs within the interior and perimeter (including public right-of-way) of the site so that the proposed development will be in harmony with adjacent land uses. Any part of the site plan area not used for buildings, structures, parking or access ways shall be landscaped with a mixture of grass, trees and shrubs; (All landscape improvements shall be in compliance with Chapter 10-11A, Landscape Requirements.)
 - vi. That all outdoor storage areas are screened and are in accordance with standards specified by this Ordinance.
- Q. Findings of Fact (**Special Use Permits**)
- i. That the granting of the Special Use is in harmony with the general purpose and intent of this Ordinance, and will not be injurious to the neighborhood, detrimental to the public welfare, or in conflict with the Village's Comprehensive Plan and Official Map for development;
 - ii. That the granting of the Special Use will not:
 - a. Diminish the value of land and building in its neighborhood;
 - b. Increase the potential for flood damages to adjacent property;
 - c. Incur additional public expenses for flood protection, rescue or relief;
 - d. Increase the hazard from other dangers to said property
 - e. Otherwise impair the public health, safety, comfort or general welfare of the inhabitants of the Village, nor will it otherwise create a nuisance.
- R. Findings of Fact (**Variations**)
- i. That the particular physical surroundings, shape or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere

- inconvenience, if the strict letter of the regulations were carried out.
- ii. That conditions upon which the petition for a variation is based are unique to the property for which the variations are sought and are not applicable, generally, to other property within the same zoning classifications.
 - iii. That the purpose of the variation is not based exclusively upon a desire to make money out of the property.
 - iv. That the alleged difficulty or hardship is caused by the provision of this Title and has not been created by any person presently having an interest in the property.
 - v. That the granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhoods in which the property is located.
 - vi. That the proposed variation will not impair an adequate supply of light and air to adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the adjacent neighborhood.
 - vii. That the granting of the variance requested will not confer on the applicant any special privilege that is denied by the provisions of this Title to other lands, structures or buildings in the same district.
2. The **Zoning Board of Appeals** reviewed the Petitioner's variation requests at their meeting on September 5, 2019 and recommends **approval** based upon the findings of fact above.
 3. The **Plan Commission** conducted the public hearing and reviewed the Petitioner's requests for a Site Plan Review and the Special Use Permits at their meeting on September 12, 2019. The **Plan Commission** recommends **approval** with an added condition: Elevation Plan shall be revised to reduce the length of the easternmost wall of the building in order to provide more visibility to the building immediately adjacent to the east.

ATTACHMENTS

- Ordinance with Exhibits
- Location Map
- Letter dated July 16, 2019 from Sachin Patel, President More Dusty, LLC
- Village of Bartlett Development Application received August 8, 2019
- Map of Available Downtown Parking
- Draft Zoning Board of Appeals Minutes September 5, 2019
- Draft Plan Commission Minutes September 12, 2019

rwh/attachments

x:\comdev\mem2019\150_121W Railroad_MoreBrewing_vb.docx

ORDINANCE 2019 - _____

**AN ORDINANCE APPROVING A SITE PLAN, GRANTING SPECIAL USE PERMITS
AND GRANTING VARIATIONS TO ALLOW A RESTAURANT AT 121 W RAILROAD
AVENUE
(MoRE Brewing)**

WHEREAS, the Village of Bartlett is the owner of approximately 0.17 acres of land zoned B-1 Village Center District, located on the southeast corner of West Railroad Avenue and South Oak Avenue in the Village of Bartlett, legally described on **Exhibit A**, which property is commonly known as 121 West Railroad Avenue and is referred to herein as the "Subject Property"; and

WHEREAS, More Dusty, LLC (the "Petitioner"), has filed a petition (the "Petition") for Site Plan approval, Special Use Permits to allow for (a) a restaurant with alcohol service, (b) outdoor seating and (c) package liquor sales (the "Special Use Permits"), and Variations to allow (a) a reduction in the number of required off-street parking spaces from 132 to 0, (b) a reduction in the building setback along the rear lot line from twenty (20) feet to one (1) foot, (c) a reduction in the building setback along the corner side lot line from twenty (20) feet to one (1) foot, (d) to increase the allowable floor area ratio from .6 to 1.08, (e) to reduce the amount of required open space from fifteen (15) percent to five (5) percent and (f) to reduce the number of required off-street loading spaces from one (1) to zero (0) (the "Variations") on the Subject Property; and

WHEREAS, the owner of the Subject Property, the Village of Bartlett has consented to the Petition of More Dusty, LLC; and

WHEREAS, the Bartlett Plan Commission reviewed the Petition with respect to the Site Plan and conducted the required public hearing with respect to the Special Use Permits on the Subject Property at its meeting on September 12, 2019 (Case #19-11) and has recommended to the Corporate Authorities that the Site Plan be approved and the Special Use Permits to allow: (a) a restaurant with alcohol service, (b) outdoor seating and (c) package liquor sales be granted, subject to the conditions and findings of fact set forth in its report; and;

WHEREAS, the Bartlett Zoning Board of Appeals conducted a public hearing with respect to the Variations on the Subject Property at its meeting on September 5, 2019 (Case #19-11) and has recommended to the Corporate Authorities that the Variations to allow: (a) a reduction in the number of required off-street parking spaces from 132 to 0, (b) a reduction in the building setback long the rear lot line from twenty (20) feet to one (1) foot, (c) a reduction in the building setback along the corner side lot line from twenty (20) feet to one (1) foot, (d) to increase the allowable floor area ratio from .6 to 1.08, (e) to reduce the amount of required open space from fifteen (15) percent to five (5) percent and (f) to reduce the number of required off-street loading spaces from one (1) to zero (0) be granted, subject to the findings of fact outlined in its report; and

WHEREAS, the Corporate Authorities have determined that it is in the public interest to approve of the Site Plan and grant the Special Use Permits recommended by the Plan Commission based on its findings of fact and conditions set forth in its report and in Sections One, Two, Three, and Seven of this Ordinance; and

WHEREAS, the Corporate Authorities have determined that it is in the public interest to grant the Variations recommended by the Zoning Board of Appeals based on the findings of fact set forth in Section Five of this Ordinance;

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Bartlett, Cook, DuPage and Kane Counties, Illinois (the "Corporate Authorities") as follows:

SECTION ONE: That based in part on the conditions set forth in Section Seven of this Ordinance, the Corporate Authorities do hereby make the following findings of fact with respect to the Site Plan (hereinafter defined) for MoRE Brewing:

- A. That the proposed Restaurant is a permitted use in the B-1 Village Center Zoning District;
- B. That the proposed building, off-street parking, access, lighting, landscaping, and drainage is compatible with adjacent land uses;
- C. That the vehicular ingress and egress to and from the site and circulation within the site provides for safe, efficient and convenient movement of traffic not only within the site but on adjacent roadways as well;

- D. That the site plan provides for the safe movement of pedestrians within the site;
- E. That there is a sufficient mixture of grass trees and shrubs within the interior and perimeter (including public right-of-way) of the site so that the proposed development will be in harmony with adjacent land uses. Any part of the site plan area not used for buildings, structures, parking or access ways shall be landscaped with a mixture of grass, trees and shrubs;
- F. That all outdoor storage areas are screened and are in accordance with standards specified by this Ordinance.

SECTION TWO: That the site plan prepared by Harris Architects Inc., dated July 3, 2019 last revised September 19, 2019, (the "Site Plan") attached hereto as **Exhibit B**; the Building Elevations, prepared by Harris Architects, Inc., dated July 3, 2019 last revised September 19, 2019 (the "Elevations") attached hereto as **Exhibits C1-C4**; the Landscape Plan prepared by Sebert Landscape Design dated September 12, 2019 (the "Landscape Plan") attached hereto as **Exhibit D**; and the Floor Plans prepared by Harris Architects, Inc., dated July 3, 2019 last revised September 19, 2019 ("Floor Plan") attached hereto as **Exhibits E1-E2** are expressly made a part of this Ordinance by this reference are hereby approved, subject to the findings of fact and conditions set forth in Sections One, Two, Three, Five, and Seven of this Ordinance.

SECTION THREE: That based in part on the conditions set forth in Section Seven of this Ordinance, the Corporate Authorities do hereby make the following findings of fact pertaining to the Special Use Permit on the Subject Property:

- A. The proposed special uses are desirable to provide uses which are in the interest of public convenience and will contribute to the general welfare of the community;
- B. That the proposed special uses will not under the circumstances of the particular case be detrimental to the health, safety, morals or general welfare of persons residing or working in the vicinity or be injurious to property value or improvement in the vicinity;
- C. That the special uses shall conform to the regulations and conditions specified in the Bartlett Zoning Ordinance for such use and with the stipulations and conditions made a part of the authorization granted by the Village Board of Trustees by the passage of this Ordinance.

SECTION FOUR: That the Special Use Permits to allow: (a) a restaurant with alcohol service, (b) outdoor seating and (c) package liquor sales are hereby granted, subject to the findings of fact and the conditions set forth in Sections Three and Seven of this Ordinance.

SECTION FIVE: The Corporate Authorities do hereby make the following findings of fact pertaining to the Variations of the Subject Property based in part on the conditions set forth in Section Seven of this Ordinance:

- A. That the particular physical surroundings, shape or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the zoning regulations were carried out.
- B. That conditions upon which the petition for the Variations is based are unique to the Subject Property for which the Variations are sought and are not applicable, generally, to other property within the same zoning classification.
- C. That the purpose of the Variations is not based exclusively upon a desire to make money out of the Subject Property.

- D. That the alleged difficulty or hardship is caused by the provision of the Zoning Ordinance and has not been created by any person presently having an interest in the Subject Property.
- E. That the granting of the Variations will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the Subject Property is located.
- F. That the proposed Variations will not impair an adequate supply of light and air to adjacent property, or substantially increase the congestion in the public streets, or increase the danger of fire, or endanger the public safety, or substantially diminish or impair property values within the adjacent neighborhood.
- G. That the granting of the Variations requested will not confer on the applicant any special privilege that is denied by the provisions of the Zoning Ordinance to other lands, structures or buildings in the same district.

SECTION SIX: That the Variations to allow: (a) a reduction in the number of required off-street parking spaces from 132 to 0, (b) a reduction in the building setback along the rear lot line from twenty (20) feet to one (1) foot, (c) a reduction in the building setback along the corner side lot line from twenty (20) feet to one (1) foot, (d) to increase the allowable floor area ratio from .6 to 1.08, (e) to reduce the amount of required open space from fifteen (15) percent to five (5) percent and (f) to reduce the number of required off-street loading spaces from one (1) to zero (0) are hereby granted subject to the findings of fact and conditions set forth in Sections Five and Seven of this Ordinance.

SECTION SEVEN: The Site Plan approved in Section Two, the Special Use Permits granted in Section Four and the Variations granted in Section Six of this Ordinance, are based upon and are hereby made contingent upon the satisfaction of the following conditions:

- A. Elevation Plans shall be revised to reduce the length of the easternmost wall of the building in order to provide more visibility to the building immediately adjacent to the east (attached Elevation Plan, Exhibit C-1-C-4, is accurate in revision to satisfy this condition);
- B. Building permits shall be required for all construction activities;
- C. Staff approval of the Photometric Plan and Landscape Plan;
- D. Village Engineer approval of the Engineering and Stormwater Plans;
- E. Construction of the proposed building in substantial accordance with the Elevations revised to reflect a reduction in length of the eastern most wall of the building in order to provide visibility to the building immediately adjacent to the east;
- F. Landscaping shall be installed in accordance with a staff approved Landscape Plan and must be installed within one year of the issuance of a building permit;
- G. If landscaping cannot be installed at the time of construction, a landscape estimate prepared by the preparer of the Landscape Plan, or fully executed contracts between the Owner/Developer and a landscape contractor, shall be submitted to the Community Development Department for review and approval by the Village Arborist and a cash or surety bond posted in an amount approved by the Village Arborist to guaranty its future installation;
- H. Signage shall be reviewed and approved separately by the Planning and Development Services Department in accordance with the Zoning Ordinance;
- I. Public Improvement Security. The Owner/Developer or the Petitioner shall submit (i) an irrevocable standby letter of credit, in form set forth in the Bartlett Subdivision and PUD Ordinance (the "Subdivision Ordinance") except as otherwise approved by the Village Attorney and in amounts approved by the Village Engineer (the "Letter of Credit"), issued by a federally insured financial institution which meets the minimum requirement therefor under the Subdivision Ordinance, or (ii) a performance bond and a labor and material payment bond in form set forth in the Subdivision Ordinance, except as otherwise approved by the Village Attorney, issued by a surety authorized by the Illinois Department of Insurance to issue and sign sureties in Illinois, with a financial strength rating ("FSR") of at least A- from A.M. Best Company, Inc., Moody's

Investor Service, Standard & Poors Corporation, or similar rating agency (the "Performance and Payment Bonds"), or (iii) a cash bond in form set forth in the Subdivision Ordinance except as otherwise approved by the Village Attorney, to ensure that the on-site and off-site public improvements for the Subject Property will be timely completed and fully paid for by the Owner;

- J. Easements. Recording of easements approved by the Village Attorney and the Village Engineer for all drainage, detention and retention facilities and public utilities with appropriate access thereto, as set forth in the Subdivision Ordinance and as may be required based upon the final engineering plans submitted by the Petitioner and approved by the Village Engineer in his reasonable discretion;
- K. The Owner/Developer or Petitioner shall execute and deliver to the Village a Public Improvements Completion Agreement (the "PICA") in form set forth in the Subdivision Ordinance, except as modified and approved by the Village Attorney, jointly and severally agreeing to construct, complete and fully pay for all of the on-site and off-site public improvements specified in the PICA (the "Public Improvements"), in strict accordance with the final engineering plans for the Subject Property as the same may be approved by the Village Engineer, and in compliance with the Subdivision Ordinance;
- L. Protection of Public Improvements. Prior to the issuance of a building permit for the Subject Property, the Owner/Developer or the Petitioner shall cause to have been deposited with the Village security as provided in the Subdivision Ordinance that it will not only complete and fully pay for the Public Improvements, but also that it will maintain the Public Improvements for a period of 15 to 22 months after acceptance of the Public Improvements by the Corporate Authorities. The duration of the maintenance period (between 15 and 22 months) shall be determined by the Village Engineer based on the time of year when the project commences and is scheduled to be completed. Upon completion of the Public Improvements, the Owner/Developer of the Subject Property at the time of completion of the Public Improvements, shall transfer title thereto to the Village by warranty Bill of Sale in the form prescribed in the Subdivision Ordinance and shall deposit a maintenance "security" in accordance with the requirements of the Subdivision Ordinance prior to the acceptance of the Public Improvements by the Corporate Authorities;
- M. All existing and new utilities and communication facilities on the Subject Property, including telephone, electric and cable television which serve

and/or will serve the Subject Property, or any part hereof, shall be installed underground;

- N. No construction of any Public Improvements on or adjacent to the Subject Property, including, but not limited to, site grading, shall commence until the Petitioner and all contractors hired by them to construct the Public Improvements have furnished the Village with certificates of insurance evidencing that each of them has in place commercial general liability, business auto liability, worker compensation and employer's liability insurance in such amounts and coverages as required in the Subdivision Ordinance, except as otherwise approved by the Village Attorney, and naming the Village as additional insured thereon;
- O. Prior to commencing construction, the Owner/Developer or the Petitioner shall submit an Erosion Control Plan to the Village Engineer for his review and approval. During construction the Petitioner shall adhere to measures for the prevention of soil erosion pursuant to the Village Erosion Control Ordinance, or the "Procedures and Standards for Urban Soil Erosion and Sedimentation Control in Illinois", published in 1981, as amended, and the recommended procedures of the DuPage County Soil and Water Conservation District, whichever is more restrictive.
- P. Prior to commencing construction, More Dusty, LLC shall have closed on the purchase of the Subject Property from the Village of Bartlett pursuant to that certain Real Estate Sale and Purchase Agreement for the 7,164 S.F. parcel commonly known as 117-121 E. Railroad Avenue, Bartlett, Illinois, 60103, PIN 06-34-409-001 dated November 20, 2018 (the "Contract") approved by Village of Bartlett Ordinance 2018-123, "An Ordinance Authorizing the Sale of Real Estate Owned by the Village of Bartlett which is no Longer Necessary, Appropriate, Required for the use of, Profitable to the Village, or for the Best Interest of the Village, and Approving a Real Estate Purchase and Sale Agreement Between More Dusty, LLC and the Village of Bartlett for the Property Commonly Known as 117-121 E. Railroad Avenue" ("Ordinance 2018-123").
- Q. Prior to occupancy, More Dusty, LLC shall furnish the Village with a copy of a written Lease for the Subject Property between More Dusty, LLC as Lessor therein, and More Brewing Company as the Lessee therein.

SECTION EIGHT: The violation of any of the above conditions shall be cause for the revocation of the approval of the Site Plan, and the granting of the Special Use Permits and the Variations approved by this Ordinance.

SECTION NINE: SEVERABILITY. The various provisions of this Ordinance are to be considered as severable, and if any Court of competent jurisdiction shall hold any part or portion of this Ordinance invalid, such decision shall not affect the validity of the remaining provisions of this Ordinance.

SECTION TEN: REPEAL OF PRIOR ORDINANCES. All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION ELEVEN: EFFECTIVE DATE. This Ordinance shall be in full force and effect after its passage and approval.

ROLL CALL VOTE:

AYES:

NAYS:

ABSENT:

PASSED this 1st day of October, 2019

APPROVED this 1st day of October, 2019

ATTEST:

Kevin Wallace, Village President

Lorna Giles, Village Clerk

CERTIFICATION

I, the undersigned, do hereby certify that I am the Village Clerk of the Village of Bartlett, Cook, DuPage and Kane Counties, Illinois, and that the foregoing is a true, complete and exact copy of Ordinance 2019- _____ enacted on October 1, 2019 and approved on October 1, 2019, as the same appears from the official records of the Village of Bartlett.

Lorna Giles, Village Clerk

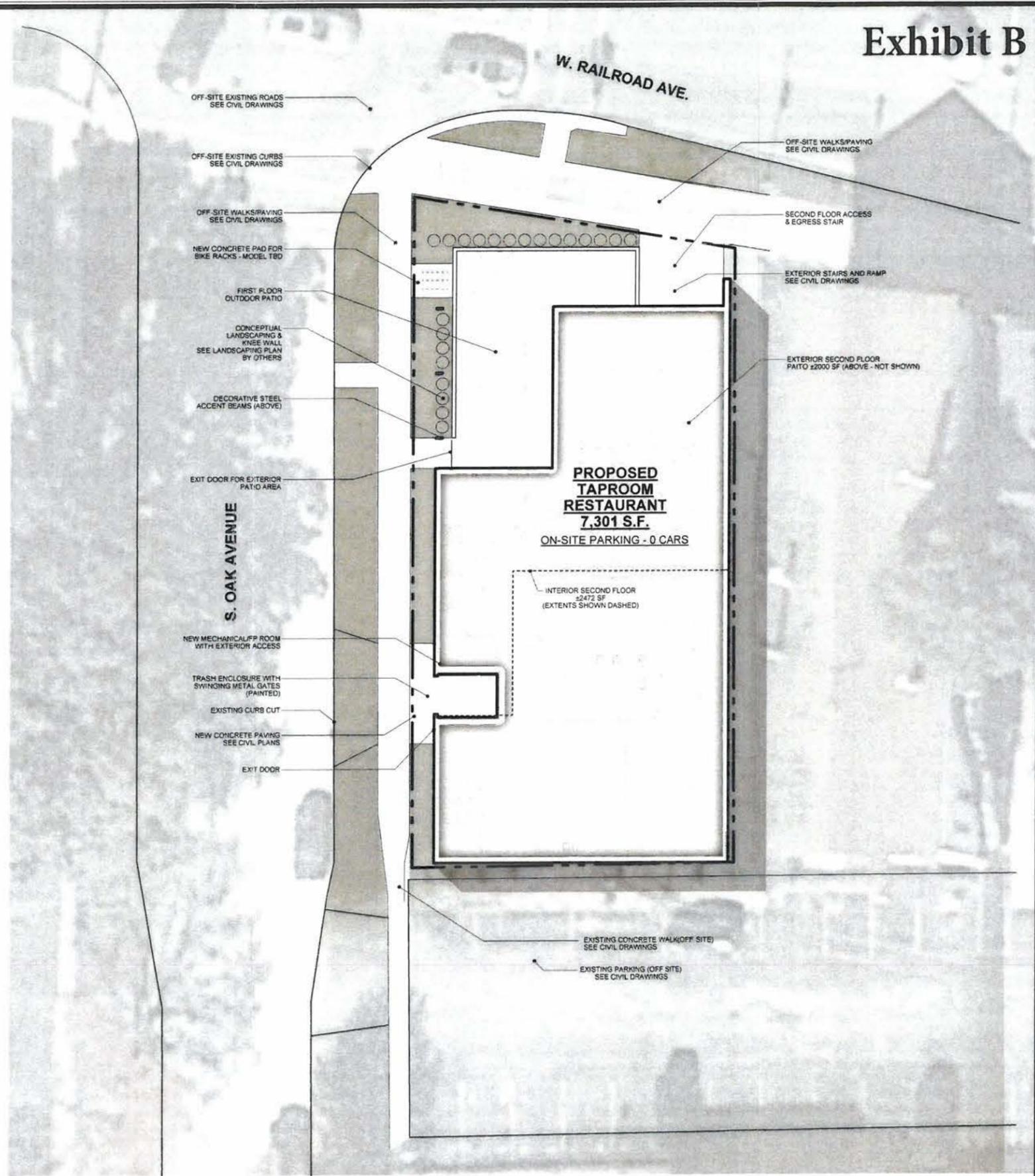
EXHIBIT A

Legal Description

Common address: 121 W Railroad Avenue

THE WEST 60 FEET OF LOTS 10 AND 11 IN BLOCK 6 IN BARTLETT, A SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THRID PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exhibit B



OFF-SITE EXISTING ROADS
SEE CIVIL DRAWINGS

OFF-SITE EXISTING CURBS
SEE CIVIL DRAWINGS

OFF-SITE WALKSPAVING
SEE CIVIL DRAWINGS

NEW CONCRETE PAD FOR
BIKE RACKS - MODEL TBD

FIRST FLOOR
OUTDOOR PATIO

CONCEPTUAL
LANDSCAPING &
KNEE WALL
SEE LANDSCAPING PLAN
BY OTHERS

DECORATIVE STEEL
ACCENT BEAMS (ABOVE)

EXIT DOOR FOR EXTERIOR
PATIO AREA

S. OAK AVENUE

NEW MECHANICAL/FP ROOM
WITH EXTERIOR ACCESS

TRASH ENCLOSURE WITH
SWINGING METAL GATES
(PAINTED)

EXISTING CURB CUT

NEW CONCRETE PAVING
SEE CIVIL PLANS

EXIT DOOR

W. RAILROAD AVE.

OFF-SITE WALKSPAVING
SEE CIVIL DRAWINGS

SECOND FLOOR ACCESS
& EGRESS STAIR

EXTERIOR STAIRS AND RAMP
SEE CIVIL DRAWINGS

EXTERIOR SECOND FLOOR
PATIO ±2000 SF (ABOVE - NOT SHOWN)

**PROPOSED
TAPROOM
RESTAURANT
7,301 S.F.**
ON-SITE PARKING - 0 CARS

INTERIOR SECOND FLOOR
2,472 SF
(EXTENTS SHOWN DASHED)

EXISTING CONCRETE WALK(OFF SITE)
SEE CIVIL DRAWINGS

EXISTING PARKING (OFF SITE)
SEE CIVIL DRAWINGS

ARCHITECTURAL SITE PLAN
SCALE: 1"=10'-0"



MORE
BREWING COMPANY

HARRIS ARCHITECTS INC.
401 HANCOCK AVENUE PLATTSVILLE, ILLINOIS 62451-1416
COPYRIGHT © 2018 BY HARRIS ARCHITECTS, INC.



NEW RESTAURANT & TAP HOUSE FOR:
MORE BREWING COMPANY
BARTLETT, ILLINOIS

ISSUED FOR DEVELOPMENT REVIEW 07/03/2019
ISSUED FOR OWNER REVIEW 08/16/2019
ISSUED FOR DEVELOPMENT REVIEW 08/19/2019
ISSUED FOR DEVELOPMENT REVIEW 08/29/2019
ISSUED FOR DEVELOPMENT REVIEW 09/19/2019

PROJECT NO.
28474
DRAWN BY:
KSK
DATABASE:
28474.DB

SHEET NO.
A0-1

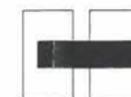


CONCEPTUAL ARCHITECTURAL RENDERING

MORE BREWING COMPANY

BARTLETT, IL

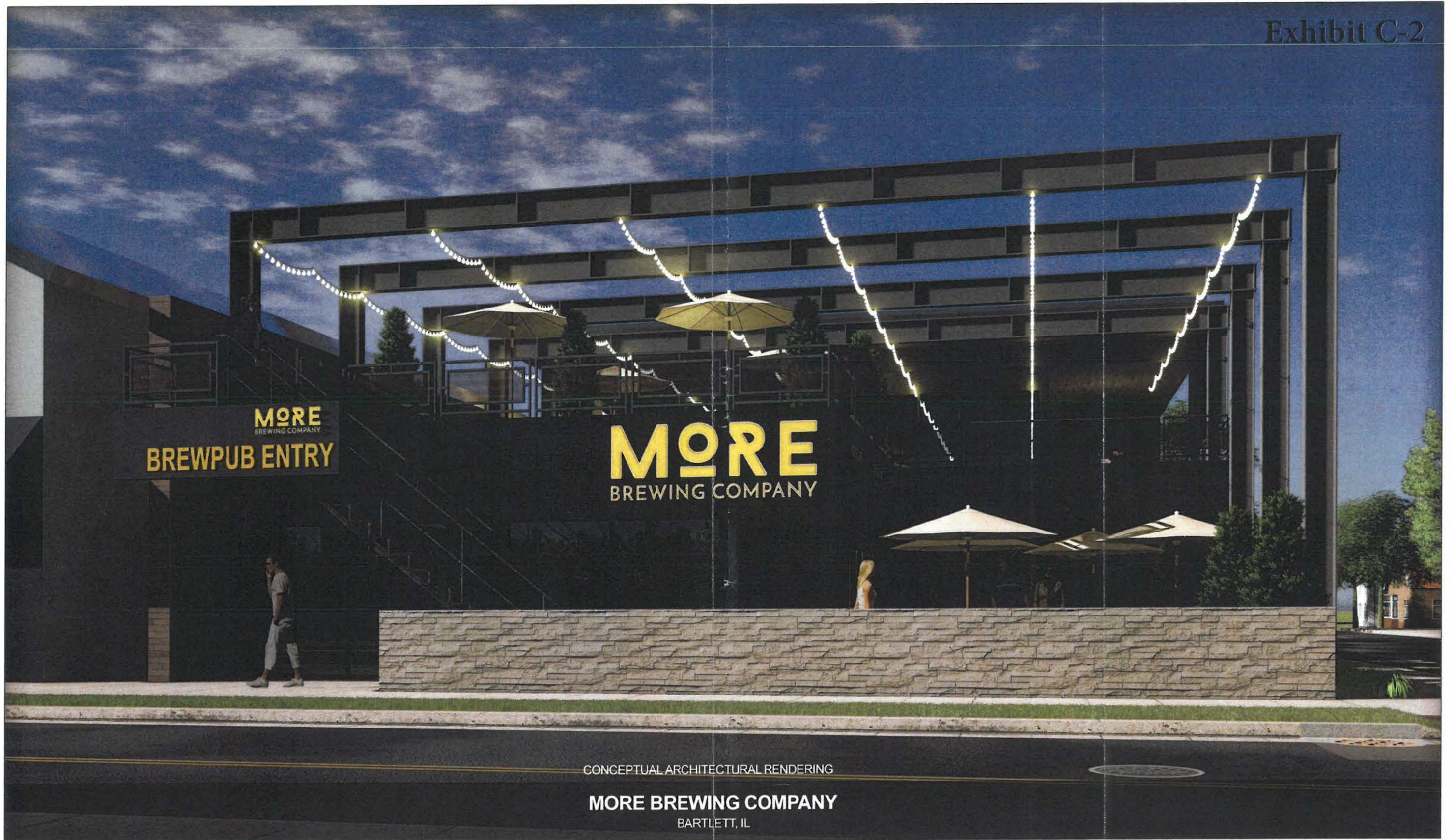
MORE
BREWING COMPANY



HARRIS ARCHITECTS, INC.

WWW.HARRISARCHITECTS.COM

847.303.1155



CONCEPTUAL ARCHITECTURAL RENDERING

MORE BREWING COMPANY

BARTLETT, IL

MORE
BREWING COMPANY



HARRIS ARCHITECTS, INC.

WWW.HARRISARCHITECTS.COM

847.303.1155

Exhibit C-3



MORE
BREWING COMPANY

HARRIS ARCHITECTS INC.
400 UNION AVENUE FORT LAUDERDALE, FLORIDA 33301-1118
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NEW RESTAURANT & TAP HOUSE FOR:
MORE BREWING COMPANY
BARTLETT, ILLINOIS

07-03-2019	ISSUED FOR DEVELOPMENT REVIEW
08-15-2019	ISSUED FOR DEVELOPMENT REVIEW
08-19-2019	ISSUED FOR OWNER REVIEW
08-29-2019	ISSUED FOR DEVELOPMENT REVIEW
08-15-2019	ISSUED FOR DEVELOPMENT REVIEW

PROJECT NO.
28474
DRAWN BY:
KSK
DATABASE:
28474DB

SHEET NO.
A-2.0



SOUTH ELEVATION
SCALE: 1/8" = 1'-0"
1
A-2.0



WEST ELEVATION
SCALE: 1/8" = 1'-0"
2
A-2.0

Exhibit C-4



MORE
BREWING COMPANY

HARRIS ARCHITECTS INC.
400 HANCOCK AVENUE PALATKA, ILLINOIS 60462-1400
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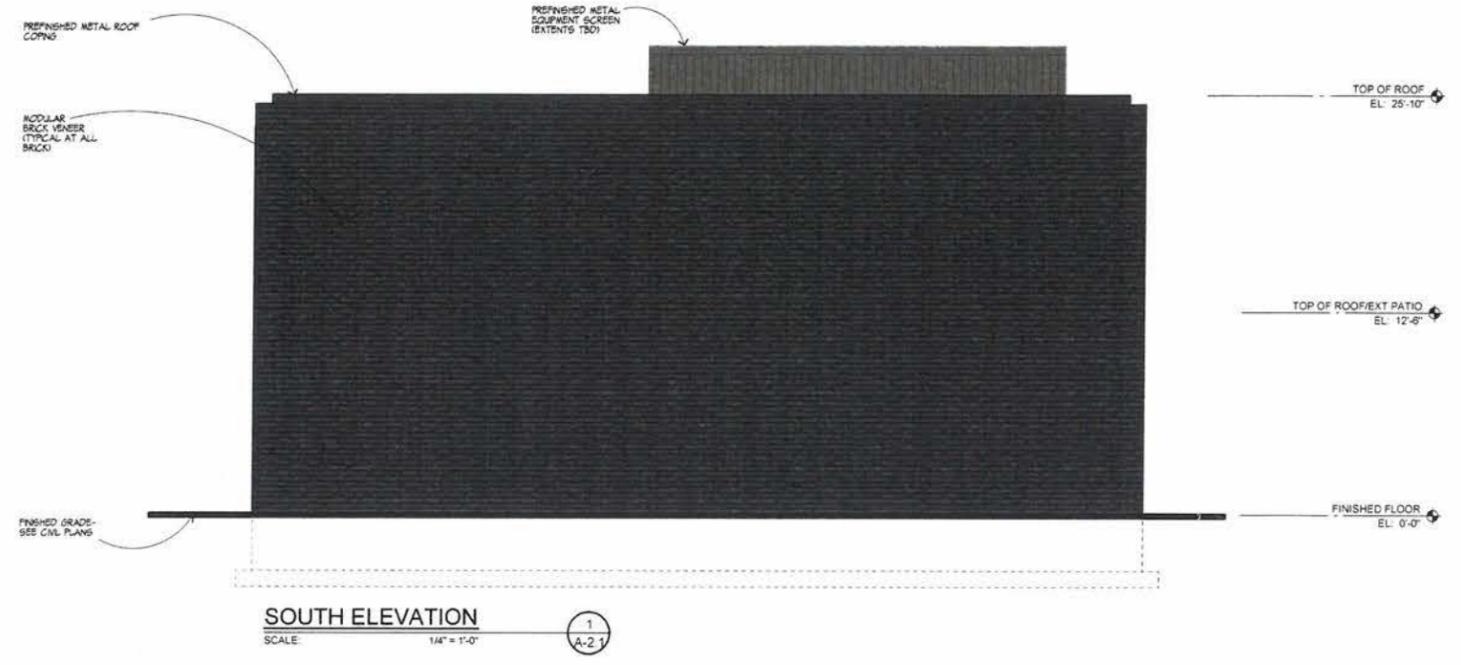


NEW RESTAURANT & TAP HOUSE FOR
MORE BREWING COMPANY
BARTLETT, ILLINOIS

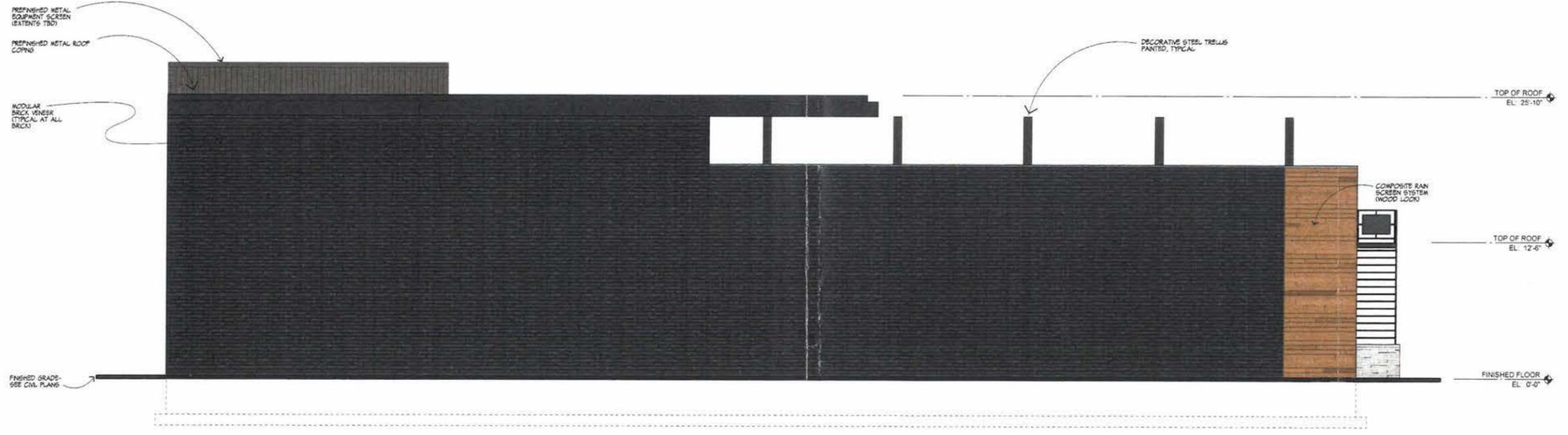
ISSUED FOR DEVELOPMENT REVIEW 07.03.2019
ISSUED FOR OWNER REVIEW 08.16.2019
ISSUED FOR DEVELOPMENT REVIEW 08.19.2019
ISSUED FOR DEVELOPMENT REVIEW 08.19.2019

PROJECT NO.
28474
DRAWN BY:
KSK
DATABASE:
28474.D8

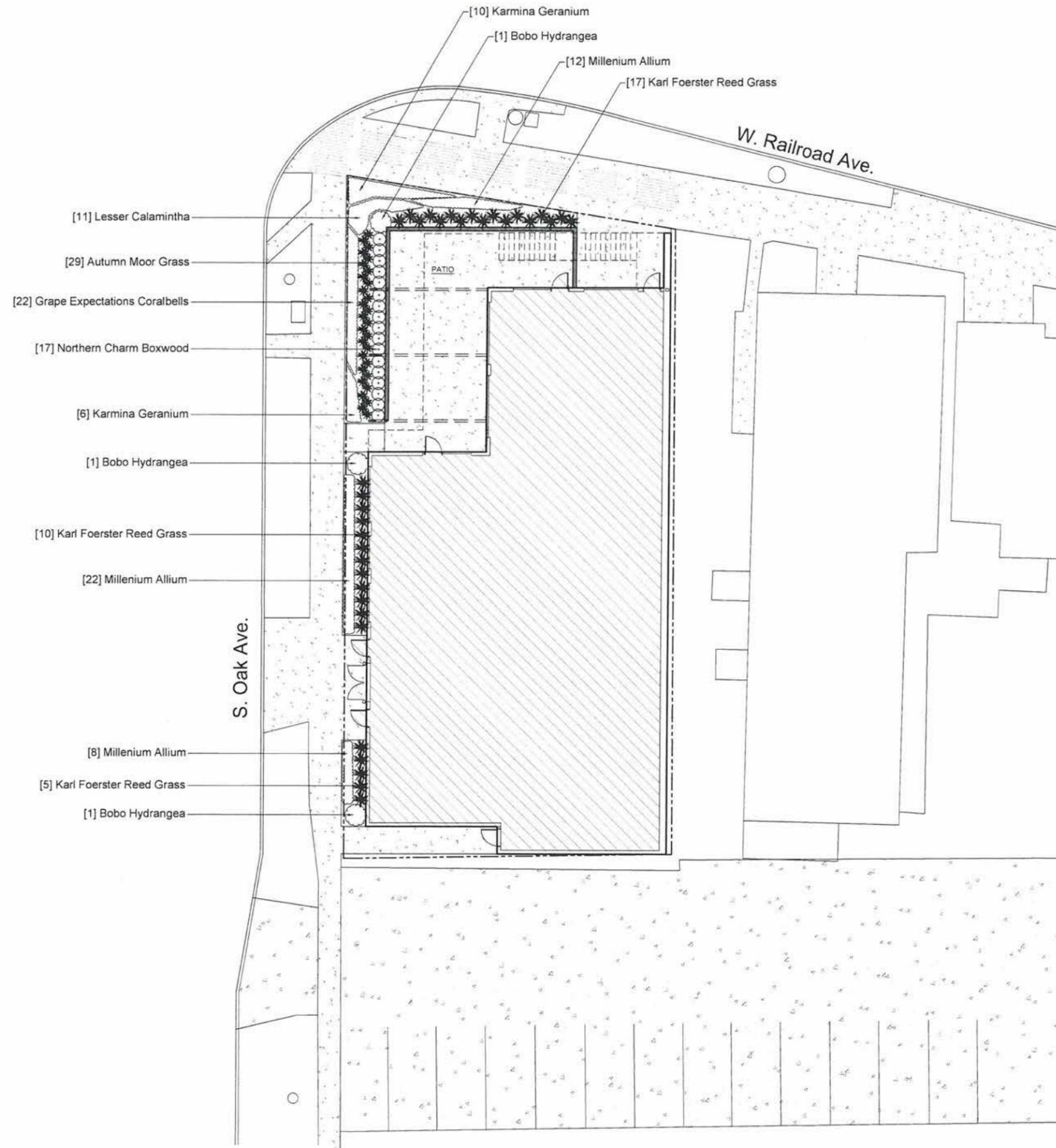
SHEET NO.
A-2.1



SOUTH ELEVATION
SCALE: 1/4" = 1'-0" (1/A-2.1)



EAST ELEVATION
SCALE: 1/4" = 1'-0" (2/A-2.1)



Plant List			
Evergreens			
Qty	Size	Botanical Name	Common Name
17	24"	Buxus 'Wilson'	Northern Charm Boxwood
Shrubs			
Qty	Size	Botanical Name	Common Name
3	5G	Hydrangea paniculata 'Bobo'	Bobo Hydrangea
Perennials			
Qty	Size	Botanical Name	Common Name
42	1G	Allium 'Millenium'	Millenium Allium
11	1G	Calamintha nepeta ssp. nepeta	Lesser Calamintha
16	1G	Geranium 'Karmina'	Karmina Geranium
22	1G	Heuchera 'Grape Expectations'	Grape Expectations Coralbells
Ornamental Grasses			
Qty	Size	Botanical Name	Common Name
32	3G	Calamagrostis acutifolia 'Karl Foerster'	Karl Foerster Reed Grass
29	1G	Sesleria autumnalis	Autumn Moor Grass

Note:
All Landscaping material shall be installed in accordance with the planting procedures established by the American Association of Nurseryman.



1550 W. BARTLETT RD.
BARTLETT, IL 60103
P: 630-497-1000
F: 630-497-2110
www.sebert.com

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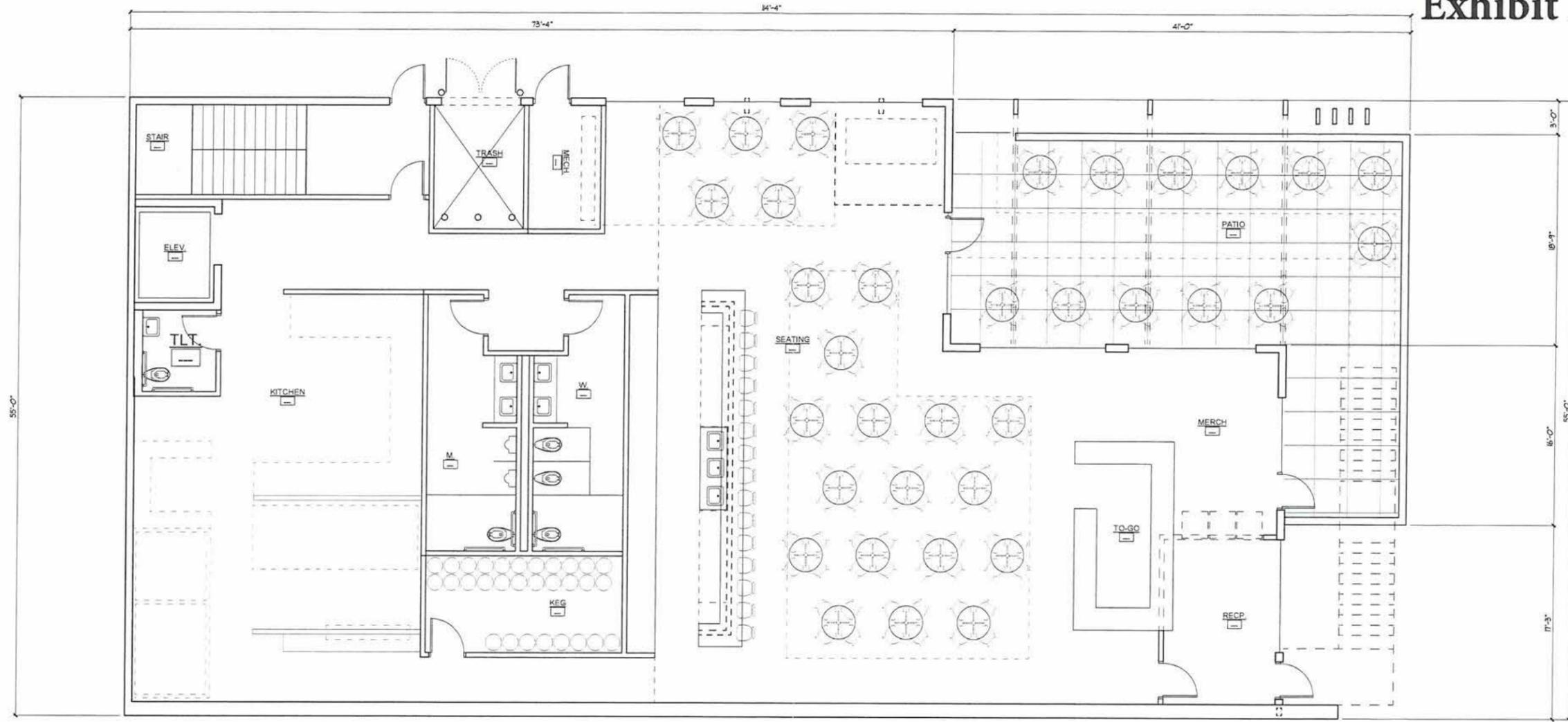
More Brewing
Bartlett, IL
Landscape Plan

Exhibit D



Revisions	
Page:	L1
Date:	9-12-2019
Scale:	1" = 10'
Design By:	J. Czaja

Exhibit E-1



FIRST FLOOR PLAN
SCALE: 1/4" = 1'-0" 1 A1-0 NORTH



MORE
BREWING COMPANY

HARRIS ARCHITECTS INC.
400 BROADWAY, SUITE 1100, BARTLETT, IL 60010
CONTACT: 208.377.1000

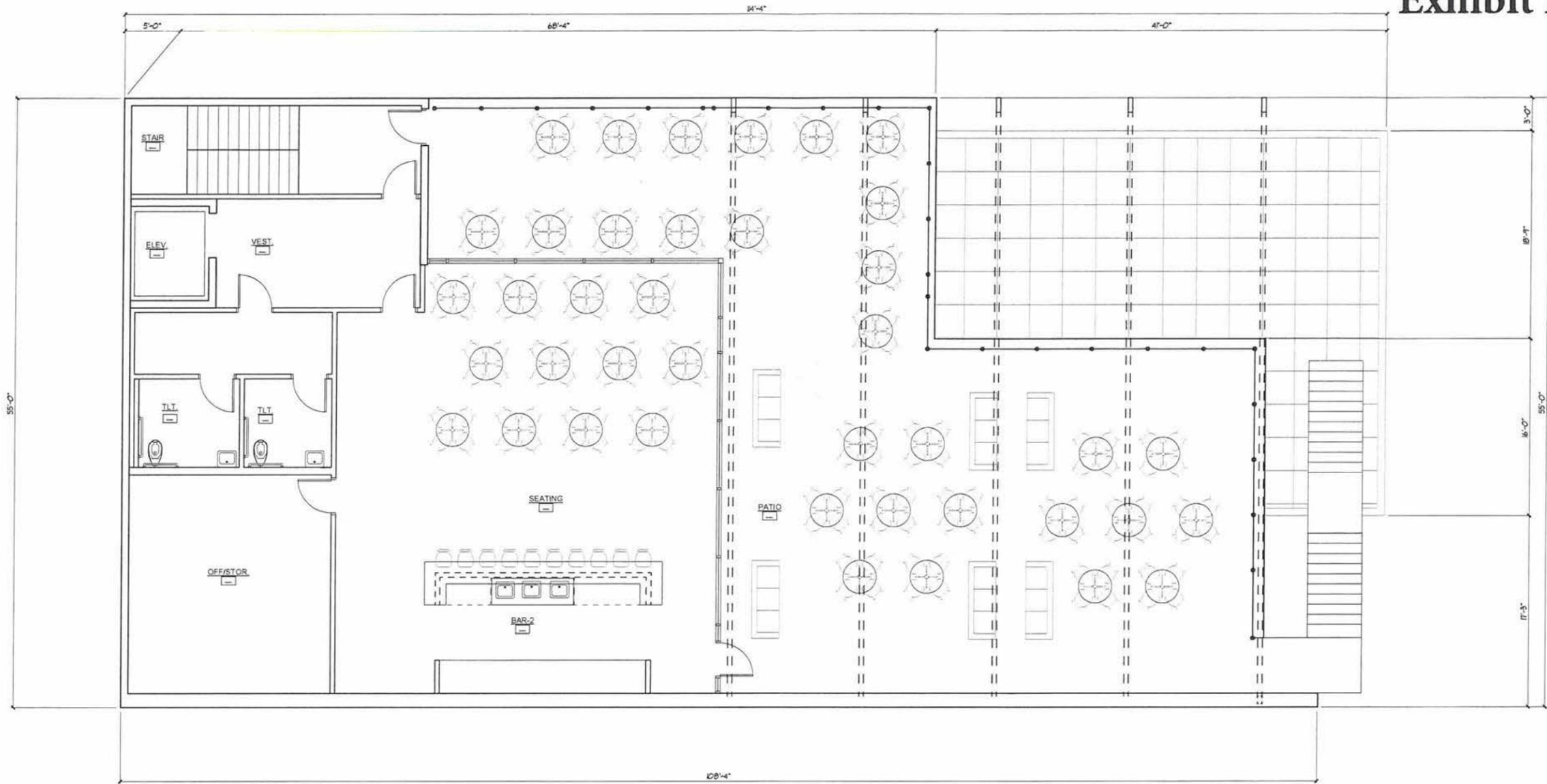


NEW RESTAURANT & TAP HOUSE FOR
MORE BREWING COMPANY
BARTLETT, ILLINOIS

ISSUED FOR DEVELOPMENT REVIEW 08.19.2019
ISSUED FOR OWNER REVIEW 08.19.2019
ISSUED FOR DEVELOPMENT REVIEW 08.29.2019
ISSUED FOR DEVELOPMENT REVIEW 08.19.2019

PROJECT NO.
226474
DRAWN BY:
KSR
DATABASE:
226474.DB

SHEET NO.
A1-0



SECOND FLOOR PLAN
 SCALE: 1/4" = 1'-0" 1/A1-1 NORTH



MORE
 BREWING COMPANY

HARRIS ARCHITECTS INC.
 ARCHITECTS
 400 W. MONROE STREET, SUITE 1000, CHICAGO, IL 60606
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NEW RESTAURANT & TAP HOUSE FOR:
MORE BREWING COMPANY
 BARTLETT, ILLINOIS

ISSUED FOR DEVELOPMENT REVIEW 07.03.2018
 ISSUED FOR DEVELOPMENT REVIEW 08.13.2018
 ISSUED FOR OWNER REVIEW 08.13.2018
 ISSUED FOR DEVELOPMENT REVIEW 08.29.2018
 ISSUED FOR DEVELOPMENT REVIEW 09.19.2018

PROJECT NO.
 28474
 DRAWN BY:
 KSK
 DATABASE:
 28474.D8

SHEET NO.
 A1-1

MORE

BREWING COMPANY

July 16, 2019

Mr. Kevin Wallace, Village President
Ms. Kristina Gabrenya, Trustee
Michael E. Camerer, Trustee
Vince Carbonaro, Trustee
Raymond H. Deyne, Trustee
Adam J. Hopkins, Trustee
Aaron H. Reinke, Trustee
Village of Bartlett
228 S. Main Street
Bartlett, IL 60103

Re: Development Application and Request for Special Use Permit and Zoning Variance for More Dusty, LLC d/b/a More Brewing Company – Bartlett; 117-121 E. Railroad Avenue, Bartlett, Illinois 60103

Dear Mr. Wallace and Members of the Board of Trustees:

More Dusty, LLC is pleased to present its Development Application and requests for special use permit and zoning variance for your consideration.

As many of you know, this is an application for a satellite location of More Brewing Company, which currently has its operations in Villa Park, Illinois. The proposed use covered by this application will be an approximately 8000 sf brewpub and restaurant with a large outdoor seating and dining area. The building will be made with an exterior wood siding and will have a second floor private event/overflow room.

This application seeks a special use permit for a) a brewpub restaurant serving liquor, beer and wine; b) an outdoor seating and dining area; and c) package liquor sales limited to beer. It also seeks a zoning variance for parking and landscaping. Based on the size of the building relative to the size of the lot, on-site parking will not be available. Also, based on the size of the building relative to the size of the lot, the amount of in-ground landscaping and green space will be limited. However, the applicant does plan to provide greenery and other landscaping elements with planter boxes and other design elements of the building.

Thank you for your consideration. Please feel free to contact anyone from our team with any questions you may have.

RECEIVED
COMMUNITY DEVELOPMENT

JUL 19 2019

VILLAGE OF
BARTLETT

Very truly yours,



Sachin Patel
President, More Dusty, LLC



VILLAGE OF BARTLETT DEVELOPMENT APPLICATION

For Office Use Only

Case # _____

PROJECT NAME More Brewing

PETITIONER INFORMATION (PRIMARY CONTACT)

Name: Principle Construction, Matt Cotherman

Street Address: 9450 W. Bryn Mawr Rd, Suite 765

City, State: Rosemont, IL

Zip Code: 60018

Email Address: mcotherman@pccdb.com

Phone Number: 847-615-1515

Preferred Method to be contacted: Email

PROPERTY OWNER INFORMATION

Name: More Dusty LLC

Street Address: 126 S. Villa Ave.

City, State: Villa Park, IL

Zip Code: 60181

Phone Number: 630-501-1519

OWNER'S SIGNATURE: _____ **Date:** 7/16/2019
(OWNER'S SIGNATURE IS REQUIRED or A LETTER AUTHORIZING THE PETITION SUBMITTAL.)

ACTION REQUESTED (Please check all that apply)

- Annexation
 - PUD (preliminary)
 - PUD (final)
 - Subdivision (preliminary)
 - Subdivision (final)
 - Site Plan (please describe use: commercial, industrial, square footage): Approximately 8,000 SF Brew Pub restaurant with outdoor seating and a 2nd floor.
 - Unified Business Center Sign Plan
 - Other (please describe) _____
- Text Amendment
 - Rezoning See Dropdown to See Dropdown
 - Special Use for: Sit down Restaurant serving liquor, Outdoor Seating, Package liquor sales
 - Variation: Parking, Landscaping, Floor area ratio exceeds 60%, Reduction in 20' Corner side yard setback, reduction in rear yard setback, and waive the 1 on site loading stall requirement

SIGN PLAN REQUIRED? No

(Note: A Unified Business Center Sign Plan is required for four or more individual offices or businesses sharing a common building entrance or private parking lot.)

PROPERTY INFORMATION

Common Address/General Location of Property: 117-121 E. Railroad Avenue

Property Index Number ("Tax PIN"/"Parcel ID"): 06-34-409-001

Zoning: Existing: B-1 **Land Use:** Existing: Vacant
(Refer to Official Zoning Map)
Proposed: B-1 Proposed: Mixed Use Business

Comprehensive Plan Designation for this Property: Village Center Mixed Use
(Refer to Future Land Use Map)

Acreage: 7,164 SF

For PUD's and Subdivisions:

No. of Lots/Units: _____

Minimum Lot: Area _____ Width _____ Depth _____

Average Lot: Area _____ Width _____ Depth _____

APPLICANT'S EXPERTS (If applicable, including name, address, phone and email)

Attorney Tim Hoerman, email@timhoerman.lawyer
323 N. Washington St.; Westmont, IL 60559
630-443-1923

Engineer V3 Companies - Bryan Rieger
7325 Janes Ave.; Woodridge, IL 60517
630-729-6119

Other Harris Architects -Kasey Kluxdall
4801 Emerson Ave, suite 210; Palatine, IL
847-303-1155

FINDINGS OF FACT (Standards)

The Village of Bartlett Zoning Ordinance requires that certain findings of fact, or standards, must be met before a special use permit, variation, site plan or planned unit development may be granted. Each application for a hearing before the Plan Commission or Zoning Board of Appeals for a special use, variation, site plan or planned unit development must address the required findings of fact for each particular request. The petitioner should be aware that he or she must present specific testimony at the hearing with regards to the findings. **(On the following pages are the findings of fact, or standards, to be met. Please respond to each standard, in writing, as it relates to the case.)**

****PLEASE FILL OUT THE FOLLOWING FINDINGS OF FACT AS THEY
RELATE TO YOUR PETITION****

Findings of Fact for **Site Plans**: Pages 4-5

Findings of Fact for **Planned Unit Developments**: Pages 6-9

Findings of Fact for **Special Uses**: Page 10

Findings of Fact for **Variations**: Pages 11-12

FINDINGS OF FACT FOR SITE PLANS

Both the Plan Commission and Village Board must decide if the requested Site Plan meets the standards established by the Village of Bartlett Zoning Ordinance.

The Plan Commission shall make findings based upon evidence presented on the following standards: **(Please respond to each of these standards in writing below as it relates to your case. It is important that you write legibly or type your responses as this application will be included with the staff report for the Plan Commission and Village Board to review.)**

1. The proposed use is a permitted use in the district in which the property is located.

Yes.

2. The proposed arrangement of buildings, off-street parking, access, lighting, landscaping, and drainage is compatible with adjacent land uses.

Yes.

3. The vehicular ingress and egress to and from the site and circulation within the site provides for safe, efficient and convenient movement of traffic not only within the site but on adjacent roadways as well.

Yes.

4. The site plan provides for the safe movement of pedestrians within the site.

Yes.

5. There is sufficient mixture of grass, trees and shrubs within the interior and perimeter (including public right-of-way) of the site so that the proposed development will be in harmony with adjacent land uses and will provide a pleasing appearance to the public. Any part of the site plan area not used for buildings, structures, parking or accessways shall be landscaped with a mixture of grass, trees and shrubs. (All landscape improvements shall be in compliance with Chapter 10-11A, Landscape Requirements)

Yes.

6. All outdoor storage areas are screened and are in accordance with standards specified by this Ordinance.

There are no outdoor storage areas planned at this time. To the extent that outdoor areas may be incorporated into the site plan at a later date, they will be screened and in accordance with the standards specified by Ordinance.

FINDINGS OF FACT FOR PLANNED UNIT DEVELOPMENTS

Both the Plan Commission and Village Board must decide if the requested Planned Unit Development meets the standards established by the Village of Bartlett Zoning Ordinance.

The Plan Commission shall make findings based upon evidence presented on the following standards: **(Please respond to each of these standards in writing below as it relates to your case. It is important that you write legibly or type your responses as this application will be included with the staff report for the Plan Commission and Village Board to review.)**

1. The proposed Planned Unit Development is desirable to provide a mix of uses which are in the interest of public convenience and will contribute to the general welfare of the community.

Not applicable.

2. The Planned Unit Development will not under the circumstances of the particular case be detrimental to the health, safety, morals, or general welfare of persons residing or working in the vicinity or be injurious to property value or improvement in the vicinity.

Not applicable.

3. The Planned Unit Development shall conform to the regulations and conditions specified in the Title for such use and with the stipulation and conditions made a part of the authorization granted by the Village Board of Trustees.

Not applicable.

4. The proposed uses conform to the Comprehensive Plan and the general planning policies of the Village for this parcel.

Yes.

5. Each of the proposed uses is a permitted or special use in the district or districts in which the Planned Unit Development would be located.

Not applicable.

6. The Planned Unit Development is designed, located and proposed to be operated and maintained so that the public health, safety and welfare will not be endangered or detrimentally affected.

Not applicable.

7. It shall not substantially lessen or impede the suitability for permitted use and development of, or be injurious to the use and enjoyment of, or substantially diminish or impair the value of, or be incompatible with, other property in the immediate vicinity.

Correct. The planned use will not not substantially lessen or impede the suitability for permitted use and development of, or be injurious to the use and enjoyment of, or substantially diminish or impair the value of, or be incompatible with, other property in the immediate vicinity.

8. Impact donations shall be paid to the Village in accordance with all applicable Village ordinances in effect at the time of approval.

Yes.

9. The plans provide adequate utilities, drainage and other necessary facilities.

Yes.

10. The plans provide adequate parking and ingress and egress and are so designed as to minimize traffic congestion and hazards in the public streets.

Yes.

11. The plans have adequate site area, which area may be greater than the minimum in the district in which the proposed site is located, and other buffering features to protect uses within the development and on surrounding properties.

Yes.

12. There is reasonable assurance that, if authorized, the PUD will be completed according to schedule and adequately maintained.

Not applicable.

FINDINGS OF FACT FOR SPECIAL USES

Both the Plan Commission and Village Board must decide if the requested Special Use meets the standards established by the Village of Bartlett Zoning Ordinance.

The Plan Commission shall make findings based upon evidence presented on the following standards: **(Please respond to each of these standards in writing below as it relates to your case. It is important that you write legibly or type your responses as this application will be included with the staff report for the Plan Commission and Village Board to review.)**

1. That the proposed use at that particular location requested is necessary or desirable to provide a service or a facility which is in the interest of public convenience and will contribute to the general welfare of the neighborhood or community.

Yes. This will be a desirable, high quality, family friendly facility that will provide public convenience and will contribute and add to the welfare of the neighborhood and community.

2. That such use will not under the circumstances of the particular case be detrimental to the health, safety, morals, or general welfare of persons residing or working in the vicinity or be injurious to property value or improvement in the vicinity.

The planned use will not under the circumstances of the particular case be detrimental to the health, safety, morals, or general welfare of persons residing or working in the vicinity or be injurious to property value or improvement in the vicinity.

3. That the special use shall conform to the regulations and conditions specified in this Title for such use and with the stipulation and conditions made a part of the authorization granted by the Village Board of Trustees.

Yes.

FINDINGS OF FACT FOR VARIATIONS

Both the Zoning Board of Appeals and the Village Board must decide if the requested variation is in harmony with the general purpose and intent of the Zoning Ordinance and if there is a practical difficulty or hardship in carrying out the strict letter of the regulations of the Zoning Ordinance.

The Zoning Board of Appeals shall make findings based upon evidence presented on the following standards: **(Please respond to each of these standards in writing below as it relates to your case. It is important that you write legibly or type your responses as this application will be included with the staff report for the ZBA and Village Board to review.)**

1. That the particular physical surroundings, shape or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out.

Correct. Due to the size of the property, installation of parking spaces and/or a specific amount of landscaping will not allow the proposed structure enough area to be constructed as planned. Therefore, the particular physical surroundings, shape or topographical condition of the specific property involved would result in a particular hardship upon the owner, as distinguished from a mere inconvenience, if the strict letter of the regulations were carried out.

2. That conditions upon which the petition for a variation is based are unique to the property for which the variation is sought and are not applicable, generally, to other property within the same zoning classifications.

Yes. The conditions upon which the petition for a variation is based are unique to the property for which the variation is sought and are not applicable, generally, to other property within the same zoning classifications.

3. That the purpose of the variation is not based exclusively upon a desire to make more money out of the property.

Correct. The purpose of the variation is not based exclusively upon a desire to make more money out of the property.

4. That the alleged difficulty or hardship is caused by the provisions of this Title and has not been created by any person presently having an interest in the property.

Correct. The alleged difficulty or hardship is caused by the provisions of this Title and has not been created by any person presently having an interest in the property. The difficulty or hardship is caused by the size of the lot in relation to the proposed use.

5. That the granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhoods in which the property is located.

Correct. The granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhoods in which the property is located.

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

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

7. That the granting of the variance requested will not confer on the applicant any special privilege that is denied by the provisions of this Title to other lands, structures or buildings in the same district.

Correct. The granting of the variance requested will not confer on the applicant any special privilege that is denied by the provisions of this Title to other lands, structures or buildings in the same district. It is applicable only to this property at issue.

ACKNOWLEDGEMENT

I understand that by signing this form, that the property in question may be visited by village staff and Board/Commission members throughout the petition process and that the petitioner listed above will be the primary contact for all correspondence issued by the village.

I certify that the information and exhibits submitted are true and correct to the best of my knowledge and that I am to file this application and act on behalf of the above signatures.

Any late, incomplete or non-conforming application submittal will not be processed until ALL materials and fees have been submitted.

SIGNATURE OF PETITIONER: _____

PRINT NAME: Sachin Patel _____

DATE: 7/16/2019 _____

REIMBURSEMENT OF CONSULTANT FEES AGREEMENT

The undersigned hereby acknowledges his/her obligation to reimburse the Village of Bartlett for all necessary and reasonable expenses incurred by the Village for review and processing of the application. Further, the undersigned acknowledges that he/she understands that these expenses will be billed on an ongoing basis as they are incurred and will be due within thirty days. All reviews of the petition will be discontinued if the expenses have not been paid within that period. Such expenses may include, but are not limited to: attorney's fees, engineer fees, public advertising expenses, and recording fees. Please complete the information below and sign.

NAME OF PERSON TO BE BILLED: More Dusty , LLC c/o Sunny Patel _____

ADDRESS: 126 Villa Avenue
Villa Park, IL 60181

PHONE NUMBER: 630-501-1519 _____

EMAIL: sunny@morebrewing.com _____

SIGNATURE: _____

DATE: 7/16/2019 _____

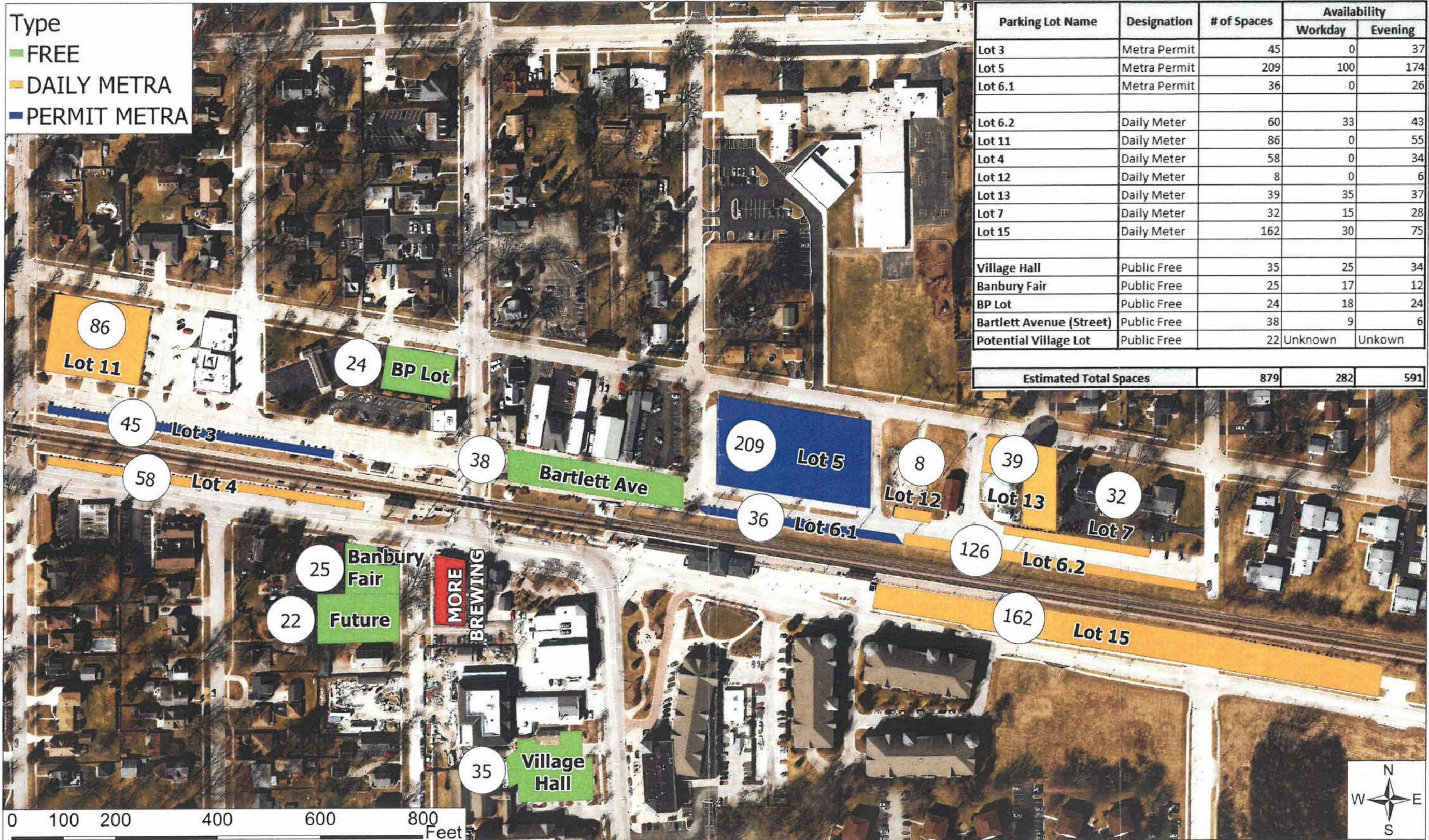
More Brewing

121 W. Railroad Ave.

PIN: 06-34-409-001



DOWNTOWN PARKING





Village of Bartlett
Zoning Board of Appeals Minutes
September 5, 2019

Case (#19-11) MoRE Brewing

Variations:

- a) A reduction in the required number of off-street parking spaces,
- b) A reduction of the rear building setback,
- c) A reduction of the corner side building setback,
- d) An increase in the allowable building floor area ratio,
- e) A reduction of the required open space, and
- f) Elimination of the required off-street loading space.

PUBLIC HEARING

The following Exhibits were presented:

Exhibit A - Picture of Signs (2)

Exhibit B - Mail Affidavit

Exhibit C - Notification of Publication

Petitioner, **Matt Cotherman** and **Kasey Kluxdal** were sworn in by **M. Werden**.

R. Hanlon stated the petition #19-11 MoRE Brewing at 121 W. Railroad Avenue. This is the vacant property on southeast corner of Railroad Avenue and Oak Avenue. The Petitioner is requesting a Site Plan Review to construct a 7,301 square foot building on the subject property. A sit down restaurant (MoRE Brewing) will occupy the entire building. The building includes, along with functional areas such as kitchen and bathrooms; a first floor dining room, first floor patio, a mezzanine dining room, and an additional patio on the mezzanine level. The restaurant will serve food, alcohol, and locally brewed beer. The Plan Commission will review the Site Plan and Special Use Permit request on September 12, 2019.

The Petitioner is requesting that the following **Variations** be considered by the **Zoning Board of Appeals**:

A 100% reduction in the number of off-street parking spaces required. The Zoning Ordinance requires 132 off-street parking spaces to accommodate this use. This requirement is based on providing one (1) space for each three (3) seats in the dining and patio areas, plus one (1) space for each three (3) employees at peak shift. The proposed floor plan indicates a total of 368 seats and the Petitioner anticipates a maximum of twenty-five (25) employees at peak shift. Due to the large amount of public on and off-street parking located nearby, the anticipated parking demand may be accommodated off-site in this case. In the packet is a map and data table illustrates the location and availability of public parking within close proximity to this proposed restaurant.

A 95% reduction in the building setback along the rear lot line. A twenty foot (20') rear building setback is required however the Petitioner is proposing a one foot (1') building setback along the rear lot line. The south lot line is considered the rear lot line.

A 95% reduction in the building setback along the corner side lot line. The Zoning Ordinance requires a twenty foot (20') building setback along the S. Oak Avenue lot line. The Petitioner is proposing a one foot (1') setback from the S. Oak Avenue lot line. This lot line follows the inner edge of the existing public sidewalk pavement.



Village of Bartlett
Zoning Board of Appeals Minutes
September 5, 2019

A 30% reduction in the amount of open space provided on the lot. The Zoning Ordinance requires that fifteen percent (15%) of the lot area be preserved as open or green space. The petitioner is proposing to provide five percent (5%) open space on the lot. This open space is located at the northwest corner of the property and will be maintained with natural grasses and an appropriate ground cover. The Petitioner further proposes to maintain large planters on the patios. These planters will be maintained with plant materials such as evergreen shrubs to provide interest throughout the year.

A 40% increase in the allowable building floor area ratio. The Zoning Ordinance allows a maximum floor area ratio of sixty percent (.60). The Petitioner is proposing a floor area ratio of approximately 1.08. The proposed building is one story with a mezzanine and upper and lower patios.

A 100% reduction in the number of required off-street loading spaces. The Zoning Ordinance requires that a 5,000 square foot building provide one (1) off-street loading berth. The Petitioner is asking for a full waiver of this requirement due to the limited lot area of this parcel. The Petitioner anticipates that deliveries will be made through the door on the west side of the building. Delivery vehicles will use the S. Oak Avenue right-of-way to stop for delivery service as was also utilized by the previous commercial entity. The Petitioner plans to schedule delivery services at times that will minimize any disruption of traffic on S. Oak Avenue.

R. Hanlon stated the Petitioners are present to answer any questions.

M. Werden asked if Staff has received any calls or emails regarding this project. **R. Hanlon** responded no.

J. Banno stated the form base code requires 20 off street parking spaces for this type of facility. He asked if there is a plan for designated areas to park. He sees a problem within the hours of 5PM to 8 PM being the commuter lot may not have sufficient parking available. **R. Grill** stated if this project follows the form base code it would only require 20 parking spaces verses the 132 space that the current zoning ordinances requires. During the work day there are 282 spaces available, and 591 in the evening. In addition, the Village has included in its capital budget, plans for the vacant lot that was purchased to add an additional parking lot just south of the lot next to Banbury Fair. This will add about 22 spaces bringing the total daytime numbers available to 304. **R. Grill** stated Staff has had discussions with the petitioners regarding their employee parking. Referring to the map located in the packet under BP Lot, located on the west side of North Avenue, north of the tracks, there are 24 additional spaces there. This is likely where employees will park. There are also an additional 25 spaces across the street, and 22 for the future that the Village will build, all within walking distance of this facility.

J. Banno asked if delivery trucks will be unloading in the street and possibly blocking traffic. **R. Grill** stated when Lucky Jack's was at this location, their deliveries were made the same way with unloading on the street. There is already a handicap ramp and Public Works said it wouldn't be a problem to stripe an on street handicap space. Just south of that would be a loading area or parking when it's not loading time. **MoRE Brewing** is asking for exactly what Lucky Jack's had for many years. **B. Bucaro** asked if there would be a designated loading time. **R. Grill** stated this needs to be discussed with the petitioner, most likely during off peak hours. **M. Cotherman** stated they will



Village of Bartlett
Zoning Board of Appeals Minutes
September 5, 2019

work with the petitioners to establish a time for their deliveries so the trucks are there for a minimum amount of time. **B. Bucaro** stated if someone is parked in this area and a delivery is being made, it could pose a problem. Would it be better to designate it as no parking zone or at least during certain hours? **R. Grill** stated this could be done by putting up signs. **G. Koziol** agreed that way it would guarantee the flow of traffic within that area. **G. Koziol** had a question, looking at the parking map labeled Bartlett Avenue which has 38 spaces, is this public parking? **R. Grill** stated yes. **G. Koziol** asked what the usage is during the day and how is it controlled so commuters don't use this space for long term parking. **R. Grill** stated it's signed, however it gets utilized during the day, and it does get crowded. When it was averaged out there were typically 9 spaces available during the day. Commuter parking is further to the east, with permit parking. **G. Koziol** stated it's a good idea as long as the commuter parking can be controlled. He also likes the idea of using the surrounding area public parking. **B. Bucaro** stated he didn't view this any different than TL's, JC's and the Tap using public parking. **R. Grill** stated all of the commuter lots are available after 6 P.M. **B. Bucaro** stated he was at the ribbon cutting for the Tap and parked at Banbury Fair's lot. It would almost be nice for us to have a parking issue, this would mean the downtown area is being utilized. Regarding the setbacks, it is no different than TL's or JC's, it's a downtown lot. Other cities have businesses that take up the entire lot, it's becoming very common.

M. Werden asked what the timeline is for this project. **R. Grill** stated she is hoping it goes to Village Board the first meeting in October. **M. Werden** stated he doesn't have a problem with the parking, but he does have a problem with the landscaping. In the 1960's Bartlett downtown was one notch above an eyesore. There was no inducement for anyone to take care of their properties and make them look nice. With the TIF District Bartlett was able to get the nice street lights, paver brick sidewalks, flowers and landscape. **M. Werden** stated he believes this is a step backward by encouraging less landscaping, which concerns him. **M. Cotherman** stated the renderings show landscaping on the inside of the wall. On the outside walls will be low bushes and flower beds to mask the stone wall. Also, they can look into adding some small trees in the right of way, if the Village will allow it. They must be mindful of plants that will last through the winter that don't need to be moved inside. **G. Koziol** asked since the wall is so close to the sidewalk, will there be any planting there. **M. Cotherman** stated it may be possible to cut it back a little bit to possibly put some greenery in front of it. **K. Kluxdal** stated the renderings do not show a landscape plan because they wanted to show more of the building materials rather than showcase the landscaping. However, there is an area on the north side where year round low shrubbery and flowers will go. **M. Werden** stated there may be an issue with salt in the winter. **K. Kluxdal** stated if you look at the elevation plan you can see what landscape would look like in front of the wall. **M. Werden** what type of material will be used for the wall. **K. Kluxdal** stated it's a masonry block wall, a product called Techno Block that has variations of depth and finishes. It's consistent with the design intent the owners were looking for as well as privacy and definition for an outdoor patio. **G. Koziol** commented on the placement of structure being built to the lot line. He stated if you look at the buildings in downtown Chicago, this is in fact of what we have here. The buildings are occupying the entire lot. He finds this acceptable, consistent with what is happening in the downtown area. Several communities have exactly this type of construction with the building taking up most of lot. **M. Werden** stated some of the buildings have been built before any of us were born and this is the opportunity to blaze a new trail with new construction that has more appeal that includes more greenery and open space. **M. Werden** stated he thinks this is way too much building for this small of a lot. **B. Bucaro** stated he initially thought the same thing, but the lot is not very wide, along with the setbacks, what else can be built on this lot. He views this as a lot of building, and may look out of place, but this could be a spring board for



Village of Bartlett
Zoning Board of Appeals Minutes
September 5, 2019

others to invest. Looking at other communities downtown areas both old and new development are pretty much filling the lots.

M. Werden opened the Public Hearing portion of the meeting.

Bruce Suffern owner of Banbury Fair stated he is very excited to see other businesses that want to invest in Bartlett. When Lucky Jack's was open **B. Suffern** watched deliveries being made, even with double parking and it was never a problem since there isn't much traffic in the middle of the day. **B. Suffern** stated when the Police Department was under construction, his public parking was a slight issue. Once talking to the Chief and the contactors the parking issue was rectified almost immediately. **M. Werden** thanked **B. Suffern** for his positive input and that is nice to get testimony from people who are adjacent to an effected change.

M. Werden asked if there were any other people from the audience that had any questions or comments. No one came forward.

M. Werden asked if there were any comments or questions from the Board. **G. Koziol** stated he was excited to see something like this in downtown Bartlett. For the first time in many years we may have a real destination location for people outside of this community to visit. It's a win-win for everyone when others see what Bartlett has to offer. **J. Banno** asked to have "No Parking Loading Area" sign put up. **R. Grill** stated she would rather put time restrictions with no parking during certain hours rather than not allow anyone to park there. During the evening they may need the parking spaces. **M. Werden** stated because deliveries usually do not happen after dark. **R. Grill** stated Staff will work with the petitioners to establish times that will coordinate with their business hours. **G. Papa** stated there is another location in Villa Park, which have had similar issues being they also have a small tight areas. How were the same issues handled in Villa Park? **M. Cotherman** stated in Villa Park they share a common parking area with the feed store which has 10 spots between the two buildings. Most parking is off street parking or public parking. There is a U shaped lot behind the building and again the shared lot with their neighbor. Most parking is off street. **R. Grill** stated she has been to the Villa Park location and she has seen the number of people that bike to that location is incredible. **G. Papa** stated they have a great following. **M. Cotherman** stated its built between two bike paths, so they get a lot of weekend bikers, and have added bike stands to accommodate them.

G. Koziol made a motion to pass along a positive recommendation to the Village Board to approve case #19-11, MoRE Brewing.

M. Werden closed the Public Hearing portion of the meeting.

Motioned by: **G. Koziol**

Seconded by: **G. Papa**

M. Werden encouraged the petitioners to add floral and other greenery to the limited space.

Roll Call

Ayes: **G. Papa, B. Bucaro, J. Banno, M. Werden and G. Koziol**

Nays: None

The motion carried.



Village of Bartlett
Plan Commission Meeting Minutes
September 12, 2019

(#19-11) MoRE Brewing

Site Plan Review
Special Use Permits to allow:
Restaurant with Alcohol Service,
Outdoor Seating, and
Package Liquor Sales
PUBLIC HEARING

Exhibit A - Picture of Sign

Exhibit B - Mail Affidavit

Exhibit C - Notification of Public Hearing Notice in Newspaper

R. Hanlon stated the petition before the board is case # 19-11 MoRE Brewing. It is the vacant parcel at the southeast corner of Railroad Avenue and S. Oak Avenue. The Petitioner is requesting a Site Plan Review to construct an approximately 8,000 square foot building on the subject property. A sit down restaurant (MoRE Brewing) will occupy the entire building. The building includes, along with functional areas such as kitchen and bathrooms; a first floor dining room, first floor patio, a mezzanine dining room, and an additional patio on the mezzanine level. The restaurant will serve food, alcohol, and locally brewed beers.

The Petitioner is also requesting three Special Use Permits for a restaurant serving alcohol, outdoor dining areas and package liquor sales. Periodically, the Petitioner is proposing to package their "new release" beer products and sell these on-site for off-site consumption. The Petitioner operates a successful restaurant in Villa Park with this same business model. The anticipated hours of operation are eight o'clock (8:00 a.m.) until midnight (12:00 a.m.) every day.

The proposed building architecture is a contemporary style that includes a glass overhead door along the Railroad Avenue façade which will incorporate an indoor/outdoor design element to the building. The primary entryway is proposed on the same Railroad Avenue façade and will be distinguished as such. The building is approximately twenty six feet (26') in height. The primary building material will be black brick with a wood look composite material as the minor building material. Railings on the mezzanine patio, the overhead doors on the first floor, and the retaining wall around the first floor patio are all complimentary in color and design to enhance the building architecture. The patios will be finished with large gray planters to bring more green elements to the site.

The Petitioner is requesting the following Variations: Restaurant with Alcohol Service, Outdoor Seating and Package Liquor Sales. The Zoning Board of Appeals conducted a Public Hearing September 5, 2019 to consider this request. The ZBA voted unanimously to recommend approval of the Variations as requested.

R. Hanlon stated the Petitioners are present to answer any questions.

Petitioners, Matt Cotherman and Kasey Kluxdal and Sachin Patel were sworn in by **J. Lemberg**.

D, Gunsteen asked how is parking going to be handled since there is 100% reduction in parking. Will this be street parking only, and will Metra allowing parking. **R. Hanlon** stated it will be public parking, on and off street. Included in the packet is the downtown Bartlett parking map. We had a summer intern/graduate student whose primary focus was developing the map, surveying all the parking



Village of Bartlett
Plan Commission Meeting Minutes
September 12, 2019

in downtown Bartlett, and the utilization so we can understand what the parking counts were like. There is a total of 879 public parking spaces in downtown Bartlett. During the day there are 282 available public parking spaces. In the evening that number goes up to 591 available public parking spots. **D. Gunsteen** asked what the building capacity will be during the summer months versus the winter months being there is outdoor seating. **R. Hanlon** stated the required parking spaces is 132 off street parking spaces, this number is based on the ratio of 1 parking space per every 3 seats. **D. Gunsteen** asked if Staff feels there is enough parking throughout the Village or do you think all of the customers will be parking on Oak Avenue. **R. Hanlon** stated Staff believes there is enough parking to accommodate this use. Staff has had conversations with the Petitioners to have their employees park at what is referred to as the BP parking lot which has 24 spaces located across the tracks. **J. Kallas** asked about handicap parking. **R. Hanlon** stated Public Works will stripe a handicap parking space on S. Oak Avenue to accommodate handicap parking. **J. Kallas** asked if there would only be one (1) handicap parking space. **R. Grill** stated yes but the Metra parking across the street and they have three (3) handicap stalls and at Banbury Fair there are two (2) there, for a total of five (5). **J. Kallas** asked what will happen during the day. **R. Grill** stated Banbury Fair spaces are available and rarely does she see all of the handicap spaces taken at the Metra station. **A. Hopkins** asked if Banbury Fair has approved the parking. **A. Hopkins** asked that is actually a Village owned parking lot, so yes the Village has approved it. **A. Hopkins** asked about the future lot on Oak Avenue. **R. Grill** stated the future lot in the Capital Budget for next year and a preliminary site plan has been done for this site and have determined that approximately 22 additional spaces could be located on this site. There will be 25 spaces at Banbury Fair lot, 22 future for the Village lot, BP lot for employees to park and 35 stalls at the Village Hall as well. **J. Kallas** stated if M_oRE Brewing is open all day and Banbury Fair is as well, where will the customers from Banbury Fair park. **R. Grill** stated there is ample parking during the day. **J. Kallas** stated people will need to walk quite a distance to get to M_oRE Brewing. **R. Grill** stated based on the analysis from this summer, Banbury Fair lot had 17 spaces of the available of the 25 during the day. **D. Gunsteen** stated one of the designs of this building actually cuts off all of the parking to the neighboring business, because they have parking in the back, is this correct. **R. Grill** stated no, the curb cut to the parking area that you are referring to is on adjacent property which is the Bartlett Tap. M_oRE Brewing does not encroach upon the Bartlett Tap property. **D. Gunsteen** asked if the petitioner has reached out to the owners of Bartlett Tap on possibly putting two (2) handicap stalls in to accommodate. **S. Patel** stated yes he has several times. He did speak to the owner of Bartlett Tap once and said he would get back to **S. Patel**, however, he never did. **R. Grill** stated there is already a ramp so that's where the handicap stall will be, very close to the gate going into open patio area. **D. Gunsteen** asked if the parking stalls on Oak Avenue will be strictly for M_oRE Brewing, by signage. **R. Grill** stated no. There will be one (1) handicap space. This was discussed at the ZBA meeting on September 5th to have signage for specific times for unloading and deliveries and possibly another parking stall. This is the Village's right-of-way so it won't be constricted to just one user. **J. Allen** asked if there are 2 spaces on the curb. **R. Grill** stated there could be three (3), one (1) handicap and possibly one (1) used for a loading area, depending on the time of day it will serve dual purposes depending on the time of day. Deliveries will be made during off peak hours. **J. Allen** asked if it's free parking at night at Metra lot 4 with 58 spaces, or is that restricted. **R. Hanlon** stated all of the Metra parking is available after 6:00 PM. **J. Allen** stated M_oRE Brewing's peak business will most likely be after 6PM and Banbury Fair will be mostly be during the day, so parking shouldn't be an issue. **J. Allen** asked if there will still be parking behind the building. **R. Hanlon** stated the parking in the back is on Bartlett Tap's property. **D. Gunsteen** asked if Bartlett Tap gets deliveries in the back as well. **R. Grill** stated she believes so.

J. Lemberg asked the Petitioner if they had anything to add. **S. Patel**, owner of M_oRE Brewing in Villa Park, and resides at 126 Bennington Lane, Bartlett. He stated this is his dream to bring his business to



Village of Bartlett
Plan Commission Meeting Minutes
September 12, 2019

where he resides. In Villa Park there are only ten (10) parking spaces that he owns and see about 3500 customers per week and parking has never been an issue. **A. Hopkins** asked if there will be video gambling and live music. **S. Patel** stated there will be no video gambling. At one time there was live music at the Villa Park location but with copy right issues they stepped away from that for a while. They are trying to bring it back to all the locations they are trying to open. **A. Hopkins** asked if this would take a special use permit. **S. Patel** stated he will follow through on all the rules and regulations, whatever it takes. **A. Hopkins** stated he likes the looks of the building and thinks this is exactly what downtown Bartlett needs. Regarding the outdoor seating, is this closed during the winter or will there be outdoor heaters. **S. Patel** stated they will close that area during the winter for safety reasons.

M. Hopkins had questions for staff. Will all of the rooftop equipment be fully screened? **R. Hanlon** said yes. **M. Hopkins** stated it would have good idea to have a proposed-striping-plan for unloading and trash pickup on Oak Avenue. **M. Hopkins** stated this is a great project and in some ways conforms to the proposed Form Based Code. If this was reviewed in its entirety for window opening, materials and all other criteria how would this project have scored. **R. Grill** stated if the Form Based Code were in effect today they would need twenty (20) parking stalls and would have needed a variation. **R. Hanlon** said this is in compliance with the Form Based Code. Discussions were had with the Petitioners regarding the building material, originally they were using something used similar to hardy board, which was not in compliance with the Form Based Code, and they changed the material to a brick as the major building material. **M. Hopkins** asked for more information about the minor building material. If the product needed to be repainted, stained every few years or is it a permanent finish. **K. Kluxdal** stated he wasn't sure of the cycle of the maintenance, it would depend on the desire to have it re-stained because it may have a weathering effect but it isn't absolutely necessary.

D. Gunsteen asked what the distance is between this property and the neighboring property. **R. Hanlon** said one (1) foot. **D. Gunsteen** also asked how far this building will protrude past the neighboring building. When you come down W. Bartlett Road all you will see it this wall. Perhaps they could drop it down a little and push it back to accommodate the neighboring building. The Bartlett Tap is an historical building and it would be a shame to hide it. **K. Kluxdal** stated without losing the integrity and design of the building he is certainly positive this can be modified to make it work. **D. Gunsteen** stated if the staircase could be moved in for the width of the current staircase, to make it closer to the second floor landing verses a turn and a landing and reel the wall back slightly. **K. Kluxdal** stated visually in the ballpark of three (3) to four (4) feet. **D. Gunsteen** just to give it a good visible presence for both properties. **M. Hopkins** stated this should be put in as a condition. **T. Ridenour** asked if the wall serves as a fire barrier. **K. Kluxdal** stated as part of the design it was included but not positive it would be required. It does not functions as one.

D. Gunsteen stated he likes the design and thinks the sign is low key, just what downtown Bartlett needs.

J. Lemberg opened the Public Hearing portion of the meeting.

Bruce Suffern owner of Banbury Fair for 36 years stated he is very excited to see other businesses that want to invest in Bartlett. He isn't aware of any of his patrons using the Meta lot because the Banbury Fair lot was full. **B. Suffern** stated when the Police Department was under construction, his public parking was a slight issue. Once talking to the Chief and the contactors the parking issue was rectified almost immediately. **B. Suffern** stated he is looking forward to having new neighbors and getting to know them.



Village of Bartlett
Plan Commission Meeting Minutes
September 12, 2019

J. Lemberg closed the Public Hearing portion of the meeting.

J. Lemberg asked if the Commissioners had any comments or questions for the Petitioner or Staff.

J. Kallas stated he doesn't agree with this project at all. Downtown Bartlett is all old buildings and this is very modern and in his opinion, he doesn't believe it belongs there. People will not want to walk far to get to this restaurant. People in Bartlett will not back you, some businesses open and close a few years later because it didn't work. **J. Kallas** stated he wishes them well and hopes it works out, but this could happen to them as well. **T. Ridenour** stated he hopes it goes the other way and they are very successful, and kick start the downtown area. **A. Hopkins** stated he agrees, the demographic, the younger generation will walk or Uber just as they do in downtown Naperville and St. Charles as well as pay for parking. This will really be great for Bartlett. **S. Patel** stated when he opened the Villa Park location just over 2 years ago, it was an old Ace Hardware building. Now it's thriving with about 3600 customers a week. He intends to do everything possible to bring success to the Bartlett location.

D. Gunsteen asked what type of food is served. **S. Patel** stated its upscale bar food, most of the time they pair the food with the beer. The menu changes, it's never the same, very simple only 1 page. They try to use fresh ingredients, not frozen, made every day and prepped every day. **J. Kallas** stated please don't get him wrong, he wishes them the best and hope it works. **S. Patel** stated he appreciates **J. Kallas'** comments. He has been a resident in Bartlett for over 8 years and there isn't anything like this within a 10 mile radius. **S. Patel** stated he will do his best to make this work. **D. Gunsteen** stated originally he had the same thoughts being the building doesn't fit the norm in Bartlett, but maybe it's time for a change and this may be it. The design fits the future of downtown Bartlett.

J. Allen asked maybe it would help if there were signs saying additional parking is available in the Metra lot after 5 or 6 PM. Some people are afraid to park there thinking they can't. **R. Grill** stated there are some signs up already and the Village will work with social media to get the word out. Other businesses will get the word out to their customers as well. **J. Allen** stated this business will be good for Banbury Fair and the surrounding downtown businesses.

A. Hopkins asked when will construction begin and the completion date if this is approved. **M. Cotherman** stated once permits are secured and weather permitting, hopefully by April.

J. Lemberg asked if there are any additional comments or questions. No one came forward.

J. Lemberg asked for a motion to approve the petitioners request for site plan review and special use Permits to allow a Restaurant with Alcohol Service, Outdoor Seating and Package Liquor Sales with conditions and Findings of Fact outlined in the Staff Report. **J. Kallas** stated adding the condition of changing the wall.

Motioned by: T. Ridenour

Seconded by: A. Hopkins

Roll Call

Ayes: J. Miaso, J. Allen, J. Kallas, A. Hopkins, D. Gunsteen, T. Ridenour and M. Hopkins

Nayes: None

Motion carried.

MEMORANDUM

Date: September 13, 2019

To: Paula Schumacher, Village Administrator

Cc: Todd Dowden, Finance Director
Scott Skrycki, Assistant Village Administrator

From: Kevin DeRoo, Golf Course Superintendent

Re: Golf Course Capital Equipment Purchase

Approved in the 2019-2020 golf course maintenance capital outlay budget is the purchase of two (2) Riding Triplex Mowers. These two (2) items will be funded through the Village Vehicle Replacement Fund Program.

The City of Tucson, Arizona has publicly solicited and awarded an agreement for **Parks and Golf Grounds Maintenance Equipment to the Toro Company**. This cooperative purchasing agreement (Contract #1135740) is available to public agencies and non-profit entities nationwide via the National Intergovernmental Purchasing Alliance (National IPA). Currently the State of Illinois does not offer any type of cooperative purchasing program for governmental agencies.

To take advantage of this purchasing program staff was required to solicit pricing from our area Toro distributor, Reinders, Inc. of Franklin Park, Illinois. Reinders, Inc. not only quoted a National IPA price on two (2) New Riding Triplex Mowers but also offered up a second option and price on purchasing two (2) Demo Riding Triplex Mowers. The pricing options are as follows:

Distributor	2-triplex new mowers	2- triplex demo mowers
Reinders, Inc.		
Mundelein, Illinois	\$ 73,626.86	\$ 67,624.20

The quoted price for two (2) New Riding Triplex Mowers from Reinders, Inc. of Franklin Park, Illinois in the amount of \$ 73,626.86 for two (2) New 2019-Toro Model Greensmaster TriFlex Hybrid 3320. The second option of purchasing two (2) Demo units of the same year/models price was \$ 67, 624.20. Also, included in the quote was an allocation for taking our one (1) 1991 -Toro Model Greensmaster 3100 and one (1) 2003-Toro Model Greensmaster 3150 triplex mowers in on trade. The trade-in allocation amount given was \$ 1,400.00, bringing the total

cost of the two (2) Demo 2019-Toro Model 3320 Greensmaster TriFlex Hybrid Mowers to \$ 66,224.20.

Considering all factors, I would recommend the Village of Bartlett purchase the two (2) Riding Triplex Mowers demo units of the same make/model year and accept the quoted prices in conjunction with the National IPA from Reinders, Inc. of Franklin Park, Illinois in the total amount of \$ 66,224.20. A total of \$ 69,000 was budgeted for the purchase of these two items bringing the total cost \$ 2,775.80 below budget.

Please place this on the next available Village Board Agenda.

Respectfully submitted,

Kevin DeRoo, Golf Course Superintendent

MOTION

I move the passage of 2019 - _____ a resolution to approve the purchase of golf course maintenance equipment through the National Intergovernmental Purchasing Alliance (National IPA) for two (2) Demo 2019 Toro Model 3320 Greensmaster TriFlex Hybrid Mowers at a total purchase price with trades in the amount of \$ 66,224.20.

RESOLUTION 2019 - _____

**A RESOLUTION WAIVING BIDS AND APPROVING OF
THE PURCHASE OF GOLF COURSE MOWERS AND
THE TRADE-IN OF SURPLUS PROPERTY**

WHEREAS, the Village Board has approved in the 2019-2020 golf course capital budget the purchase of two riding tri-plex mowers in the amount of \$69,000 to be funded through the Village Vehicle Replacement Fund Program; and

WHEREAS, the Village of Bartlett (the "Village") is a governmental unit within the meaning of Section 1 of the Governmental Joint Purchasing Act (30 ILCS 525/1); and

WHEREAS, Section 2 of the Governmental Joint Purchasing Act expressly authorizes governmental units to purchase personal property, supplies and services jointly with one or more other governmental units (30 ILSC 525/2); and

WHEREAS, Section 4.2 of the Governmental Joint Purchasing Act expressly authorizes any governmental unit to procure personal property, supplies and services under any contract let be the State of Illinois without violating any bidding requirement otherwise applicable to it (30 ILCS 525/4.2); and

WHEREAS, Section 2, of the Governmental Joint Purchasing Act expressly provides that the provisions of any other Acts under which a unit of government operates pertaining to purchasing procedures are superseded by the Governmental Joint Purchasing Act (30 ILCS 525/2); and

WHEREAS, the two new mowers are not currently available for purchase through the Illinois Department of Central Management Services ("CMS"), and are therefore not available for joint purchasing through the State of Illinois; and

WHEREAS, Section 3 of the Governmental Joint Purchasing Act contemplates situations where the State of Illinois is not a party to a joint purchase agreement or a participant state, but goods and services are nevertheless procured through a competitive selection process; and

WHEREAS, Article VII, Section 10, of the 1970 Illinois Constitution and Section 3 of the Intergovernmental Cooperation Act (5 ILCS 220/3) allow joint purchase activities beyond the scope of the Governmental Joint Purchasing Act; and

WHEREAS, the City of Tucson, Arizona, went through a competitive bidding process for Toro parks and golf grounds maintenance equipment, attachments and accessories and entered into a certain Master Intergovernmental Cooperative Purchase Agreement (the "Master Agreement") with the National Intergovernmental Purchasing Alliance (the "NIPA") for national aggregate pricing resulting in significant discounts and

immediate cost saving opportunities available only to public agencies and not-for-profit entities nationwide through the NIPA; and

WHEREAS, the City of Tucson solicited bids for, among other things, the 2019 Toro Model Greensmaster TriFlex Hybrid 3320 mowers (the “New Mowers”); and

WHEREAS, the sole source manufacturer of the New Mowers is Toro, which has a territorial distributor and authorized dealer, Reinders, Inc. of Franklin Park, Illinois (“Reinders”), that will sell the New Mowers at the discounted prices solicited and awarded by the City of Tucson, Arizona utilizing NIPA, and which territorial distributor and authorized dealer is authorized to make warranty and other repairs to the New Mowers in the future; and

WHEREAS, because of the territorial distributor and dealership structure in place for Toro grounds and turf maintenance equipment, the purchase of the New Mowers does not lend itself to competitive bidding other than as executed by the City of Tucson, Arizona where set NIPA discounts off the manufacturer’s retail price are binding on Toro’s dealers for eligible buyers; and

WHEREAS, the NIPA discounted bid price for the New Mowers is \$73,626.86 from Reinders, Inc. of Mundelein, Illinois (“Reinders”) but Reinders also has in stock two 2019 Toro Model Greensmaster TriFlex Hybrid 3320 demo mowers (the “Replacement Demo Mowers”) that it is willing to sell to the Village for \$67,624.20 (the “Negotiated Price”), which is more than \$6,000 lower than the NIPA discounted price for the New Mowers; and

WHEREAS, in addition to the Negotiated Price for the New Demo Mowers, which is below the NIPA discount for the New Mowers, Reinders has offered a trade-in sum of \$1,400 for the Village’s two old mowers being replaced, specifically a 1991 Toro Model Greensmaster 3100 and a 2003 Toro Model Greensmaster 3150 TriPlex mower (the “Old Mowers”), which have been heavily used and are beyond their useful life, and are surplus personal property of the Village; and

WHEREAS, the Negotiated Price for the Replacement Demo Mowers with the trade-in credit is \$2,775.80 below budget; and

WHEREAS, staff nevertheless solicited additional quotes from other vendors for both the New Mowers, and for demo mowers of the same make and model, but none of the other vendors had 2019 demo models of the make and model sought for sale, and the prices quoted for New Mowers by the other vendors were more than \$6,440 higher than the Negotiated Price for the Replacement Demo Mowers;

WHEREAS, Section 8-9-1 of the Illinois Municipal Code (65 ILCS 5/8-9-1) and Section 1-8A-5E of the Bartlett Municipal Code provide that bidding requirements may be waived by a vote of two-thirds of all of the Trustees then holding office; and

WHEREAS, the corporate authorities have determined that the purchase of both the New Mowers and the Replacement Demo Mowers are not adaptable to public bidding as the manufacturer, Toro, has only two distributor/dealers authorized to sell and service the New Mowers in this geographic area, and after the Village staff negotiated prices for the two Replacement Demo Mowers, Reinders, Inc., the cost thereof was lower in price than the two New Mowers when utilizing the NIPA discount, which was arrived at after it was publicly and competitively bid by another governmental agency, namely the City of Tucson, Arizona; and that it is in the public interest to purchase the two Replacement Demo Mowers utilizing the trade-in allowance/credit offered by Reinders, Inc. of Franklin Park, Illinois;

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

SECTION ONE: The Board of Trustees hereby technically waives competitive bidding and advertising for bids in connection with the purchase of the Replacement Demo Mowers, having found that the Negotiated Price therefor is lower in cost than the bid prices procured by the City of Tucson, Arizona utilizing the NIPA discount, and further finds that the purchase price thereof from Reinders, Inc. has resulted in significant savings to the Village, and the said Board does hereby approve of the purchase of the Replacement Demo Mowers from Reinders, Inc. at a total purchase price with trade-in of \$66,224.20.

SECTION TWO: The Village Administrator is hereby authorized to sign the Reinders, Inc. quote or purchase order to purchase the Replacement Demo Mowers at the price approved in Section One of this Resolution, and to execute a Bill of Sale to Reinders, Inc. for the trade-in of the Old Mowers, and such other documents necessary to complete the purchase of the Replacement Demo Mowers and the trade-in of the Old Mowers.

SECTION THREE: SEVERABILITY. If any section, paragraph or provision of this Resolution shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining provisions of this Resolution.

SECTION FOUR: REPEAL OF PRIOR RESOLUTIONS. All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION FIVE: EFFECTIVE DATE. This Resolution shall be in full force and effect upon its passage and approval.

ROLL CALL VOTE:

AYES:

NAYS:

ABSENT:

PASSED:

APPROVED:

Kevin Wallace, Village President

ATTEST:

Lorna Giles, Village Clerk

CERTIFICATION

I, the undersigned, do hereby certify that I am the Village Clerk of the Village of Bartlett, Cook, DuPage and Kane Counties, Illinois, and that the foregoing is a true, complete and exact copy of Resolution 2019 - _____ enacted on _____, 2019, approved on _____, 2019 as the same appears from the official records of the Village of Bartlett.

Lorna Giles, Village Clerk

Reinders



Acct #: 303335

Bartlett Hills Golf Club
800 W Oneida Avenue
Bartlett, IL 60103-6608

Attn: Kevin DeRoo

Grant Rundblade, SCPS
Territory Manager
911 Tower Road
Mundelein, IL 60060
Cell (815) 988-6303
Fax (847) 678-5511
grundblade@reinders.com

<u>Quote ID</u>	Quotes Good for 30 days
<u>Quote Date</u> 6/19/19	Tax Not Included In Quote

PRICE QUOTATION

Qty	Model #	Description	Total
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(2) Demo Greensmaster TriFlex Hybrid 3320

8 Blade Cutting Unit
Wide Wiehle Roller



Sale Price: \$67,624.20

- * Less than 300 hours per machine
- * Full 2 year/1500hr warranty

Proposal Summary and Agreement

I am pleased to submit the attached proposal for your consideration

This is a proposal on the goods named, subject to the following conditions: The prices and terms on this proposal are not subject to verbal changes or other agreements unless approved in writing by the seller. All proposals and agreements are contingent on availability of product from the manufacturer. Typographical errors are subject to correction.

All prices quoted include delivery to your facility unless otherwise stated. The preceding pricing is valid for 30 days unless otherwise stated. Prices include assembly where applicable and accessibility to parts and service manuals. Timing at delivery may vary and is subject to manufacturer's availability. Purchaser is responsible for applicable taxes. All financed items will require lease documentation be returned to the finance company and approved for shipment by the lessor before delivery can be completed.

ORDER ACCEPTANCE AGREEMENT

By signing below, I am authorizing Reinders, Inc. to proceed with fulfilling the product order based on the quote I.D.# noted and that I have reviewed the quote in its entirety. Unless otherwise indicated I agree to accept delivery on the earliest date that this product can be shipped to our location(s). Any and all trades associated with this order will be ready for pick up at time of delivery of this order. **A 2.5% service fee will apply for all credit card transactions.**

Quote I.D. # _____ Accepted Equipment Delivery Date _____

Authorized Signature: _____

Print Name: _____

Date: _____

Grant Rundblade, SCPS
Territory Manager
Reinders, Inc.



Count on it.



Grant Rundblade, SCPS
 Territory Manager
 911 Tower Road
 Mundelein, IL 60060
 Cell (815) 988-6303
 Fax (847) 678-5511
grundblade@reinders.com

Acct #: 303335
 Bartlett Hills Golf Club
 800 W Oneida Avenue
 Bartlett, IL 60103-6608

Quote ID 6042019	Quotes Good for 30 days
Quote Date 6/4/19	Tax Not Included In Quote

Attn: Kevin DeRoo

PRICE QUOTATION

Qty	Model #	Description	Total
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(1) Greensmaster TriFlex Hybrid 3320

NIPA Sale Price: \$42,493.10

- Narrow Wiehle Roller (.200 Inch Spacing) (Set of 3)
- Universal Groomer Drive
- Soft QC Grooming Brush (21 Inch)
- 11 Blade Cutting Unit
- Light Kit - LED



* Energy Smart Labeled Machine



(1) Greensmaster TriFlex Hybrid 3320

NIPA Sale Price: \$36,813.43

- Narrow Wiehle Roller (.200 Inch Spacing) (Set of 3)
- 11 Blade Cutting Unit
- Light Kit - LED



* Energy Smart Labeled Machine



(2) Greensmaster 3150-Q

NIPA Sale Price: \$62,756.72

- 8 Blade Cutting Unit
- High HOC Kit
- Wide Wiehle Roller (.92 Inch Spacing) (Set of 3)
- Light Kit - LED

Package Subtotal Price: \$142,063.25

* Currently owned Toro cutting units and Verti cutters will fit the GR 3150-Q's to be used as back up units

Trade In

- (1) Used Toro 3100 Triplex with Cutting Units Trade In Value: (\$1,250.00)
- (1) Used Toro 3100 Triplex with Cutting Units (New Engine) Trade In Value: (\$2,500.00)
- (2) JD 2500 Greens Mowers Trade In Value: (\$2,000.00)

NIPA Package Price: **\$136,313.25**

Finance Option Municipal 3 Payments at 0% (\$250 doc fee applies)
--

- On Delivery: \$45,437.75
- 12 Months: \$45,437.75
- 24 Months: \$45,437.75

Proposal Summary and Agreement

I am pleased to submit the attached proposal for your consideration

This is a proposal on the goods named, subject to the following conditions: The prices and terms on this proposal are not subject to verbal changes or other agreements unless approved in writing by the seller. All proposals and agreements are contingent on availability of product from the manufacturer. Typographical errors are subject to correction.

All prices quoted include delivery to your facility unless otherwise stated. The preceding pricing is valid for 30 days unless otherwise stated. Prices include assembly where applicable and accessibility to parts and service manuals. Timing at delivery may vary and is subject to manufacturer's availability. Purchaser is responsible for applicable taxes. All financed items will require lease documentation be returned to the finance company and approved for shipment by the lessor before delivery can be completed.

ORDER ACCEPTANCE AGREEMENT

By signing below, I am authorizing Reinders, Inc. to proceed with fulfilling the product order based on the quote I.D.# noted and that I have reviewed the quote in its entirety. Unless otherwise indicated I agree to accept delivery on the earliest date that this product can be shipped to our location(s). Any and all trades associated with this order will be ready for pick up at time of delivery of this order. **A 2.5% service fee will apply for all credit card transactions.**

Quote I.D. # _____ Accepted Equipment Delivery Date _____

Authorized Signature: _____

Print Name: _____

Date: _____

Grant Rundblade, SCPS
Territory Manager
Reinders, Inc.



Count on it.



Agenda Item Executive Summary

Item Name Title 3, Chapter 32: Animal Sale Restrictions Committee or Board Board

BUDGET IMPACT

Amount: N/A Budgeted N/A

List what fund N/A

EXECUTIVE SUMMARY

At the August 27, 2019 Village Board meeting, a policy question was asked whether the Village of Bartlett should regulate the sale of pets specifically from puppy mills in pet shops within its corporate limits. In response to concerns of animals being bred in inhumane conditions and sold to consumers; several Illinois municipalities have adopted bans or restrictions on the retail sale of dogs and cats from pet shops.

Staff recommends adopting restrictions that would ban the retail sale of dogs and cats at pet shops while still allowing pet shops to provide space to offer animals for adoption from an animal control facility or animal shelter provided the operator of the shop has no ownership interest of said animals and does not receive a fee for providing space for said animals. The restrictions do not apply to breeders who offer for sale only dogs or cats that the person owns or controls that were produced by mating a dog or cat that the person owns or controls with another dog or cat the person may or may not own or control, at least one of which dog or cat is raised in said person's home, and provided that if the person resides in the village, the person does not keep more than three (3) adult animals in his or her household as regulated in the Municipal Code.

Attached is an Ordinance that would add Chapter 32: Animal Sale Restrictions to Title 3 Business and License Regulations of the Bartlett Municipal Code.

ATTACHMENTS (PLEASE LIST)

CD Memo, Ordinance

ACTION REQUESTED

- For Discussion Only
- Resolution
- Ordinance - Move to approve Ordinance #2019-_____ An Ordinance Amending the Bartlett Municipal Code Title 3 Business and License Regulations By Adding Chapter 32: Animal Sale Restrictions
- Motion

Staff: Roberta Grill, Planning & Dev. Services Director Date: September 23, 2019

COMMUNITY DEVELOPMENT MEMORANDUM

19-146

DATE: September 23, 2019

TO: Paula Schumacher, Village Administrator

FROM: Roberta B. Grill, Planning & Dev Services Director

RE: Restrictions on the Retail Sale of Animals

BACKGROUND

At the August 27, 2019 Village Board meeting, a policy question was asked whether the Village of Bartlett should regulate the sale of pets in pet shops within its corporate limits. There are currently no pet shops within the Village limits; however, pet shops are a Special Use in the B2, B-3, B-4 and I-2 EDA Zoning Districts.

According to animal welfare organizations, many pet shops sell animals that were bred in inhumane conditions commonly referred to as puppy or kitten mills. These mills are high volume breeding facilities that often do not provide proper veterinary care, nutrition, exercise, or affection to the animals. Cruel breeding practices can result in extreme physical and emotional problems for the young and the animals being bred. According to the Humane Society of the United States, annually there are over 2 million puppies sold from puppy mills while an estimated 3 million dogs are killed in shelters due to overcrowding.

In response to concerns of animals being bred in inhumane conditions and sold to consumers, several Illinois municipalities have adopted bans or restrictions on the retail sale of dogs and cats from pet shops. The Humane Society of Illinois has reviewed many of the local ordinances and recommends that regulations ban the retail sale of dogs and cats from pet shops while still allowing pet shops to provide space to offer animals for adoption from an animal control facility or animal shelter provided the operator of the shop has no ownership interest of said animals and does not receive a fee for providing space for said animals. The restrictions do not apply to breeders who offer for sale only dogs or cats that the person owns or controls that were produced by mating a dog or cat that the person owns or controls with another dog or cat the person may or may not own or control, at least one of which dog or cat is raised in said person's home, and provided that if the person resides in the village, the person does not keep more than three (3) adult animals in his or her household.

RECOMMENDATION

1. The Staff recommends **approval** of the proposed addition of "Chapter 32: Animal Sale Restrictions" to Title 3 Business and License Regulations of the Bartlett Municipal Code.
2. An Ordinance approving "Chapter 32: Animal Sale Restrictions" is attached for your review and approval.

ORDINANCE 2019 - _____

**AN ORDINANCE AMENDING THE BARTLETT MUNICIPAL CODE
TITLE 3 BUSINESS AND LICENSE REGULATIONS
TO ADD NEW CHAPTER 32: ANIMAL SALE RESTRICTIONS**

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

SECTION ONE: That Title 3 of the Bartlett Municipal Code, entitled "BUSINESS AND LICENSE REGULATIONS" is hereby amended to add new Chapter 32 thereto entitled "ANIMAL SALE RESTRICTIONS" as follows:

**CHAPTER 32
ANIMAL SALE RESTRICTIONS**

3-32-1: DEFINITIONS:

3-32-2: RESTRICTIONS ON THE RETAIL SALE OF ANIMALS:

3-32-3: EXEMPTIONS:

3-32-4: PENALTY:

3-32-1: DEFINITIONS:

The following words or phrases shall have the meanings ascribed to them below, unless otherwise indicated by the context:

ANIMAL CONTROL FACILITY: Any facility operated by or under contract for the State, County, any municipal corporation, or political subdivision for the purpose of impounding or harboring seized, stray, homeless, abandoned or unwanted dogs, cats and other animals. "Animal control facility" also means any veterinary hospital or animal clinic licensed pursuant to the Veterinary Medicine and Surgery Practice Act of 2004 which operates for the above mentioned purpose in addition to its customary purposes.

BREEDER: Any person who offers for sale only dogs or cats that the person owns or controls that were produced by mating a dog or cat that the person owns or controls with another dog or cat the person may or may not own or control, at least one of which dog or cat is raised in said person's home, and provided that if the person resides in the village, the person does not keep more than three (3) adult animals in his or her household in violation of Section 5-2-5:J of this Code, or keep more than three (3) adult domestic animals in violation of Section 10-4A-3:E of this Code.

PET SHOP OPERATOR: Any person, partnership, corporation, limited liability company, firm or entity that sells, offers to sell, exchange or offers for adoption with or without charge or donation, animals customarily obtained as pets in the village. Neither an animal control facility nor a breeder as defined in this Section shall be considered a pet shop operator.

3-32-2: RESTRICTIONS ON THE RETAIL SALE OF ANIMALS:

No pet shop operator shall display, sell, deliver, offer for sale, auction, or otherwise transfer or dispose of cats or dogs. Nothing in this chapter shall prohibit a pet shop operator from collaborating with animal control facilities or animal shelter to offer space for such entities to showcase adoptable cats and dogs, provided the pet shop operator does not receive a fee for providing space for the showcasing or adoption of said animals.

3-32-3: EXEMPTIONS:

The restrictions set forth in section 3-32-2 of this Chapter shall not apply to any veterinary hospital or animal clinic licensed pursuant to the Veterinary Medicine and Surgery Practice Act of 2004 or to a breeder as defined in section 3-32-1 of this chapter.

3-32-4: PENALTY:

Any person, partnership, corporation, limited liability company, firm or entity convicted of violating any provisions of this chapter shall be subject to a fine of not less than one hundred dollars (\$100.00) and not more than five hundred dollars (\$500.00). A separate offense shall be deemed committed on each day during or on which a violation occurs or continues.

SECTION TWO: SEVERABILITY. The various provisions of this Ordinance are to be considered as severable, and if any part or portion of this Ordinance shall be held invalid by any Court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Ordinance.

SECTION THREE: REPEAL OF PRIOR ORDINANCES. All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION FOUR: EFFECTIVE DATE. This Ordinance shall be in full force and effect upon its passage and approval.

ROLL CALL VOTE:

AYES:

NAYS:

ABSENT:

PASSED:

APPROVED:

Kevin Wallace, Village President

ATTEST:

Lorna Giles, Village Clerk

CERTIFICATION

I, Lorna Giles, do hereby certify that I am the Village Clerk of the Village of Bartlett, Cook, DuPage and Kane Counties, Illinois, and that the foregoing is a true, complete and exact copy of Ordinance 2019-_____ enacted on September 17, 2019 and approved on September 17, 2019 as the same appears from the official records of the Village of Bartlett.

Lorna Giles, Village Clerk



Agenda Item Executive Summary

Item Name License Agreement between the Village of Bartlett and More Dusty, LLC Committee or Board Board

BUDGET IMPACT

Amount:	N/A	Budgeted	N/A
List what fund	N/A		

EXECUTIVE SUMMARY

More Dusty, LLC, better known as More Brewing, entered into an agreement with the Village to purchase Village-owned property at 117-121 East Railroad Avenue on November 20, 2018. The contingency approving an extension for the purchase was approved on June 4, 2019. More Brewing is pursuing to construct a brand new building on the site pending approval from the Village Board.

DISCUSSION

Due to site constraints, More Brewing has requested access to Village-owned property at 214 South Oak Street to utilize for their parking and staging activities while they construct their building at 117-121 East Railroad Avenue. Part of the agreement will require More Brewing, or its contractors, to install and maintain all of the grading, stoning and fencing work required on the Village property. The license agreement shall last until December 31, 2020, at which point, the agreement may be extended by mutual agreement of both More Brewing and the Village, if necessary. The maximum license time under this agreement could expand until December 31, 2021. A copy of the license agreement and corresponding Resolution are attached for your review.

RECOMMENDATION

Staff recommends approval of the Resolution and license agreement with More Dusty, LLC for the use of the Village-owned property.

ATTACHMENTS (PLEASE LIST)

Memo
Resolution
Agreement

ACTION REQUESTED

For Discussion Only
Resolution
Ordinance

- ✓ Motion: MOTION TO APPROVE RESOLUTION #2019- ____ - R, A RESOLUTION APPROVING OF THE LICENSE AGREEMENT BETWEEN THE VILLAGE OF BARTLETT AND MORE DUSTY, LLC

Staff: Dan Dinges, Director of Public Works

Date: 9/23/2019

Memo

To: Paula Schumacher, Village Administrator
From: Dan Dinges, Director of Public Works
Subject: License Agreement between the Village of Bartlett and More Dusty, LLC
Date: September 23, 2019

BACKGROUND

More Dusty, LLC, better known as More Brewing, entered into an agreement with the Village to purchase Village-owned property at 117-121 East Railroad Avenue on November 20, 2018. The contingency approving an extension for the purchase was approved on June 4, 2019. More Brewing is pursuing to construct a brand new building on the site pending approval from the Village Board.

DISCUSSION

Due to site constraints, More Brewing has requested access to Village-owned property at 214 South Oak Street to utilize for their parking and staging activities while they construct their building at 117-121 East Railroad Avenue. Part of the agreement will require More Brewing, or its contractors, to install and maintain all of the grading, stoning and fencing work required on the Village property. The license agreement shall last until December 31, 2020, at which point, the agreement may be extended by mutual agreement of both More Brewing and the Village, if necessary. The maximum license time under this agreement could expand until December 31, 2021. A copy of the license agreement and corresponding Resolution are attached for your review.

RECOMMENDATION

Staff recommends approval of the Resolution and license agreement with More Dusty, LLC for the use of the Village-owned property.

Motion

MOTION TO APPROVE RESOLUTION #2019- ____ - R, A RESOLUTION APPROVING OF THE LICENSE AGREEMENT BETWEEN THE VILLAGE OF BARTLETT AND MORE DUSTY, LLC

RESOLUTION 2019 - _____

**A RESOLUTION APPROVING OF THE LICENSE AGREEMENT
BETWEEN THE VILLAGE OF BARTLETT AND MORE DUSTY, LLC**

BE IT RESOLVED by the President and Board of Trustees of the Village of Bartlett, an Illinois municipal corporation of Cook, DuPage and Kane Counties, Illinois, as follows:

SECTION ONE: The License Agreement dated as of October 1, 2019, between the Village of Bartlett and More Dusty, LLC (the "Agreement"), a copy of which is appended hereto and expressly incorporated herein by this reference, is hereby approved.

SECTION TWO: That the Village President and the Village Clerk are hereby authorized and directed to sign and attest, respectively, the Agreement on behalf of the Village of Bartlett.

SECTION THREE: SEVERABILITY. The various provisions of this Resolution are to be considered as severable, and of any part or portion of this Resolution shall be held invalid by any Court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this Resolution.

SECTION FOUR: REPEAL OF PRIOR RESOLUTIONS. All prior Ordinances and Resolutions in conflict or inconsistent herewith are hereby expressly repealed only to the extent of such conflict or inconsistency.

SECTION FIVE: EFFECTIVE DATE. This Resolution shall be in full force and effect upon passage and approval.

ROLL CALL VOTE:

AYES:

NAYS:

ABSENT:

PASSED:

APPROVED:

Kevin Wallace, Village President

ATTEST:

Lorna Giles, Village Clerk

CERTIFICATION

I, the undersigned, do hereby certify that I am the Village Clerk of the Village of Bartlett, Cook, DuPage and Kane Counties, Illinois, and that the foregoing is a true, complete and exact copy of Resolution 2019 - _____ enacted on October 1, 2019, and approved on October 1, 2019, as the same appears from the official records of the Village of Bartlett.

Lorna Giles, Village Clerk

LICENSE AGREEMENT

This Agreement (the "Agreement") is made as of the 1st day of October, 2019, by and between the Village of Bartlett, a home rule municipality organized and existing under the laws of the State of Illinois, 228 South Main Street, Bartlett, Illinois, 60103 (the "Village" or "Licensor"), and More Dusty, LLC, an Illinois limited liability company, 126 Bennington Lane, Bartlett, Illinois, 60103 ("Licensee") (collectively, the "Parties").

RECITALS

A. Licensor is the owner of the property legally described on Exhibit A and depicted on the Plat of Survey attached hereto as Exhibit B, copies of which are attached hereto and incorporated herein, and commonly known as 214 South Oak Street, Bartlett, Illinois (the "Licensed Premises").

B. Licensee desires to use the Licensed Premises to park its and its contractor's and its contractor's subcontractor's vehicles and/or for construction staging in connection with the construction and installation of improvements on the nearby property commonly known as 117-121 East Railroad Avenue, Bartlett, Illinois (the "Nearby Development Property"), including the storage of equipment and building materials upon the Licensed Premises (collectively, the "Parking and Staging Activities") during the Term of this Agreement.

C. Licensee shall be solely responsible to construct, install and perform the Grading, Stoning and Fencing Work (hereinafter defined) prior to using the Licensed Premises for Parking and Staging Activities.

NOW, THEREFORE, for and in consideration of the covenants and agreements set forth herein, and other good and valuable consideration, the receipt and sufficiency of which are hereby mutually acknowledged, the Parties agree as follows:

1. Incorporation of Recitals and Exhibits. The foregoing Recitals and Exhibits thereto are incorporated as if fully set forth herein.

2. Grant of License. Subject to the terms and conditions of this Agreement, Licensor hereby grants Licensee and its contractors, and said contractors subcontractors and material suppliers and the Licensee's engineers, architects and consultants (collectively, the "Licensee's Agents"), a temporary license for the use of the Licensed Premises for the purpose of (a) performing, installing and constructing the Grading, Stoning and Fencing Work (hereinafter defined in Section 5 of this Agreement); and (b) after completion of the Grading, Stoning and Fencing Work to the satisfaction of the Bartlett Building Director (i) to park the Licensee's Agent's vehicles upon the Licensed Premises, and/or (ii) for construction staging, including the storage of equipment and building materials during the Term (collectively, the "Permitted Activities"), subject to the terms and conditions herein.

3. No Lease or Easement. Nothing contained herein shall be construed to grant the Licensee a lease, easement or other interest in the Licensed Premises, as this Agreement is intended only to grant the Licensee a temporary non-exclusive right and license to use the Licensed Premises.

4. Term. The term of this Agreement (the "Term") shall commence on October 3, 2019 not before 7:00 a.m. (the "Commencement Date") and shall end on December 31, 2020 (the Expiration Date"). The Term may be extended by the mutual agreement of the parties, and the Village Administrator is hereby authorized to approve, on behalf of the Village, up to two, six (6) month extensions, with the second extension expiring no later than December 31, 2021.

5. Grading, Stoning and Fencing Work. Prior to using the Licensed Premises for the Parking and Staging Activities, the Licensee shall perform the following work and install the following improvements at its sole cost and expense:

- A. Strip topsoil and stockpile at the rear of the lot with silt fencing to protect against any material movement;
- B. Install filter fabric on all areas for stone and parking/storage;
- C. Place a minimum of 6 inches of 2" – 3" stone (CA-1 or CA-3) throughout the parking and storage area;
- D. Install silt fencing around the perimeter of the site, minus the construction entrance;
- E. Install and maintain a construction entrance (8" stone) in accordance with the typical detail attached hereto as Exhibit C; and
- F. Install a temporary 6 foot chain link fence around the perimeter of the Licensed Premises with one locking gate at the construction entrance;

(collectively referred to as the "Grading, Stoning and Fencing Work"). The Licensee shall remove all dirt, mud and debris that it or the Licensee's Agents place or get carried onto any street.

6. Insurance. Licensee shall procure and maintain during the Term, and any extension thereof, insurance against claims for injuries to persons or damages to property which may arise from or in connection with the performance of the Grading, Stoning and Fencing Work hereunder or which may arise from or in connection with the Licensee's operation and use of the Licensed Premises by the Licensee, its members, managers, agents, representatives, employees, contractors and/or contractor's subcontractors. The cost of such insurance shall be borne by the Licensee.

A. Minimum Scope and Limit of Insurance.

Coverage shall be at least as broad as:

- i. **Commercial General Liability (CGL):** Insurance Services Office Form CG 00 01 covering CGL on an "occurrence" basis, including products and completed operations, property damage, bodily injury and personal & advertising injury with limits no less than **\$1,000,000** per occurrence. If a general aggregate limit applies, either the general aggregate limit shall apply separately to this project/location (ISO CG 25 03 or 25 04) or the general aggregate limit shall be twice the required occurrence limit.

- ii. **Automobile Liability:** ISO Form Number CA 00 01 covering any auto (Code 1), or if Licensee has no owned autos, hired (Code 8) and non-owned autos (Code 9), with limit no less than **\$1,000,000** per accident for bodily injury and property damage.
- iii. **Workers' Compensation:** as required by the State of Illinois with Statutory Limits, and Employer's Liability Insurance with limits of no less than **\$1,000,000** per accident for bodily injury or disease.

If the Licensee maintains broader coverage and/or higher limits than the minimums shown above, the Licensor requires and shall be entitled to the broader coverage and/or the higher limits maintained by the Licensee. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to the Licensor.

B. Other Insurance Provisions:

The insurance policies are to contain, or be endorsed to contain, the following provisions:

- i. **Additional Insured Status**

The Village of Bartlett, its officers, officials, employees, and volunteers are to be covered as additional insureds on the CGL policy with respect to liability arising out of work or operations performed by or on behalf of the Licensee including materials, parts, or equipment furnished in connection with such work or operations. General liability coverage can be provided in the form of an endorsement to the Licensee's insurance (at least as broad as ISO Form CG 20 10 11 85 or if not available, through the addition of **both** CG 20 10, CG 20 26, CG 20 33, or CG 20 38; **and** CG 20 37 if a later edition is used).
- ii. **Primary Coverage**

For any claims related to this Agreement, the Licensee's insurance coverage shall be primary coverage at least as broad as ISO CG 20 01 04 13 as respects the Village, its officers, officials, employees, and volunteers. Any insurance or self-insurance maintained by the Village, its officers, officials, employees, or volunteers shall be in excess of the Licensee's insurance and shall not contribute with it.
- iii. **Notice of Cancellation**

Each insurance policy required above shall provide that coverage shall not be cancelled, except with notice to the Licensor.
- iv. **Waiver of Subrogation**

Licensee hereby grants to Licensor a waiver of any right to subrogation which any insurer of said Licensee may acquire against the Licensor by virtue of the payment of any loss under such insurance. Licensee agrees to obtain any endorsement that may be necessary to affect this waiver of subrogation, but this provision applies regardless of whether or not the Village has received a waiver of subrogation endorsement from the insurer.
- v. **Self-Insured Retentions**

Self-Insured retentions must be declared to and approved by the Licensor. The Licensor may require the Licensee to purchase coverage with a lower retention or

provide proof of ability to pay losses and related investigations, claim administration, and defense expenses within the retention. The policy language shall provide, or be endorsed to provide, that the self-insured retention may be satisfied by either the named insured or the Licensor.

vi. Acceptability of Insurers

Insurance is to be placed with insurers with a current A.M. Best's rating of no less than A: VII, unless otherwise acceptable to the Licensor.

vii. Verification of Coverage

Licensee shall furnish Licensor with original certificates and amendatory endorsements or copies of the applicable policy language effecting coverage required by this clause. All certificates and endorsements are to be received and approved by the Licensor before work commences. However, failure to obtain the required documents prior to the work beginning shall not waive the Licensee's obligation to provide them. The Licensor reserves the right to require complete, certified copies of any required insurance policies, including endorsements required by these specifications, at any time.

7. Indemnification. The Licensee shall indemnify, defend, and hold harmless Licensor and its officials, officers, employees and agents from and against any and all claims, demands, actions, costs, and expenses, including attorney's fees and court costs for bodily injury, death, or damage to property arising out of the use of the Licensed Premises by Licensee and any of Licensee's Agents, and/or otherwise arising directly or indirectly out of the Permitted Activities.

8. No Third Party Beneficiaries and/or Waiver. This License Agreement is entered into solely for the benefit of the contracting Parties, and nothing in this License Agreement is intended, either expressly or impliedly, to provide any right or benefit of any kind whatsoever to any person and entity who is not a party to this Agreement or to acknowledge, establish or impose any legal duty to any third party. Nothing herein shall be construed as an express and/or implied waiver of any common law and/or statutory immunities and/or privileges of Licensor, and/or any of its respective officials, officers, employees and/or agents.

9. Notice. All notices required shall be in writing and shall be given in the following manner:

A. By personal delivery of such notice; or

B. By mailing of such notice to the addresses recited herein by certified mail, return receipt requested. Except as otherwise provided herein, notice served by certified mail, shall be effective on the date of mailing; or

C. By sending facsimile transmission. Notice shall be effective as of date and time of facsimile transmission, provided that the notice transmitted shall be sent on business days during business hours (9:00 A.M. to 4:30 P.M. Chicago time). In the event fax notice is transmitted during non-business hours, the effective date and time of notice is the first hour of the first business day after transmission.

Any party shall have the right to designate any other address for notice purposes by written notice to the other party or his attorney in the manner aforesaid. The addresses of the Parties are as follows:

If to Licensee: More Dusty, LLC
126 Bennington Lane
Bartlett, Illinois, 60103

With a copy to: Timothy E. Hoerman, Ltd.
323 North Washington Street
Westmont, Illinois, 60559
Fax: 630-570-0222

If to Licensor: Village of Bartlett
228 South Main Street
Bartlett, Illinois, 60103
Attention: Paula Schumacher, Village Administrator

With a copy to: Bryan E. Mraz
Bryan E. Mraz & Associates, P.C.
111 East Irving Park Road
Roselle, Illinois, 60172
Fax: 630-529-2019

10. Prohibited Uses and Activities.

A. The Licensee agrees to keep the Licensed Premises in a clean, safe, and sanitary condition. The Licensee further agrees that it shall abide by any and all applicable laws, ordinances, statutes, codes, and regulations of the Village of Bartlett, the State of Illinois and the United States of America and enforcement and regulatory agencies thereof, which regulate or control the Licensee's use of the Licensed Premises.

B. Licensee specifically agrees not to use or permit the Licensed Premises to be used for any unlawful and/or immoral purpose and/or business.

C. Licensee covenants and agrees not to maintain or permit any nuisance on the Licensed Premises which shall be in any manner injurious to or endanger the health, safety and comfort of the persons residing or being upon or in the vicinity of the Licensed Premises.

D. The possession, sale and/or consumption of alcoholic beverages are prohibited upon the Licensed Premises.

11. Supervision. Licensee assumes and exercises full responsibility for the supervision of Licensee's Agents and the Permitted Activities during the term of this Agreement. The Parties agree that Licensor has no duty to supervise any person or activity

in connection with the Licensee's and/or the Licensee's Agent's use of the Licensed Premises.

12. Access. Nothing in this Agreement shall restrict the access to the Licensed Premises by the employees, officers, officials, or agents or Licensor.

13. Disclaimer. Licensee expressly acknowledges that the Licensor makes no representations or warranties express or implied, as to the adequacy, fitness or condition of the Licensed Premises for the purposes set forth herein, or for any other purpose or use, express or implied, by the Licensee. ALL IMPLIED WARRANTIES OF QUALITY, FITNESS, MERCHANTABILITY AND HABITABILITY ARE HEREBY EXCLUDED. Licensee accepts use of the Licensed Premises "AS-IS" and "WITH ALL FAULTS". Licensee acknowledges that it has inspected the Licensed Premises and has satisfied itself as to the adequacy, fitness and condition thereof.

15. Repair. Upon the expiration of this Agreement, Licensee shall repair any damage to the Licensed Premises attributable to any acts of Licensee, Licensee's Agents and/or the Permitted Activities.

16. No Licensor Liability for Property Damage. The Licensor and its employees, agents, volunteers, officers, and/or officials shall not be liable for any damage to any vehicles, equipment, supplies, materials and/or other property (collectively, the "Property") stored or otherwise located upon on the Licensed Premises, unless such damage is attributable to the willful, wanton, and/or intentional acts of the Licensor. In no event shall Licensor and/or any of its officials, officers, employees, agents, and/or volunteers be liable for any punitive, consequential, special, indirect, incidental, and/or exemplary damages and/or lost revenues arising out of this Agreement and/or any acts and/or omissions of Licensor and/or its officials, officers, volunteers, employees, and/or agents, and Licensee on its behalf and the behalf of Licensee's Agents hereby waives any right to such damages and/or lost revenues.

17. Default. In the event of default hereunder, the non-defaulting party shall be entitled to terminate this License Agreement and shall be entitled to all remedies available at law and/or equity including its reasonable attorney's fees and costs.

18. Miscellaneous.

A. The Parties agree that no change or modification to this Agreement, or any exhibits or attachments hereto, shall be of any force or effect unless such amendment is dated, reduced to writing, executed by both Parties, and attached to and made a part of this Agreement.

B. The Parties agree that the titles of the items of this Agreement, hereinabove set forth, are for convenience of identification only and shall not be considered for any other purpose.

C. This Agreement shall be construed, governed, and enforced according to the laws of the State of Illinois, and the exclusive venue for purposes of enforcing this Agreement shall be the Circuit Court of Cook County, Illinois.

D. The Parties agree that if any provision of this Agreement is held invalid for any reason whatsoever, the remaining provisions shall not be affected thereby if such remainder would then continue to conform to the purposes, terms and requirements of applicable law.

E. Licensee shall not assign any rights granted hereunder without the prior written approval of Licensor, which Licensor may withhold in its sole and absolute discretion.

F. This Agreement may be executed in counterparts, each of which shall be deemed an original but all of which shall constitute one and the same instrument.

G. The Parties acknowledge that this Agreement was freely negotiated by each of the Parties hereto, each of whom was represented by separate counsel; accordingly, this Agreement shall be construed according to the fair meaning of its terms, and not against any Party.

H. Each of the undersigned signing as an officer or agent on behalf of the respective Party to this Agreement warrants that he or she holds such capacity as is specified beneath his or her name and further warrants that he or she is authorized to execute and effectuate this Agreement and that he or she does so voluntarily and in his or her official capacity.

Licensor:

VILLAGE OF BARTLETT

By: _____
Kevin Wallace, Village President

Attest:

Lorna Giless, Village Clerk

Licensee:

MORE DUSTY, LLC

By: _____
Name: _____
Its Manager

EXHIBIT A

LEGAL DESCRIPTION OF LICENSED PREMISES

LOTS 2 AND 3 IN BLOCK 5 IN BARTLETT'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

EXHIBIT B

PLAT OF SURVEY



Residential
Commercial
ALTA

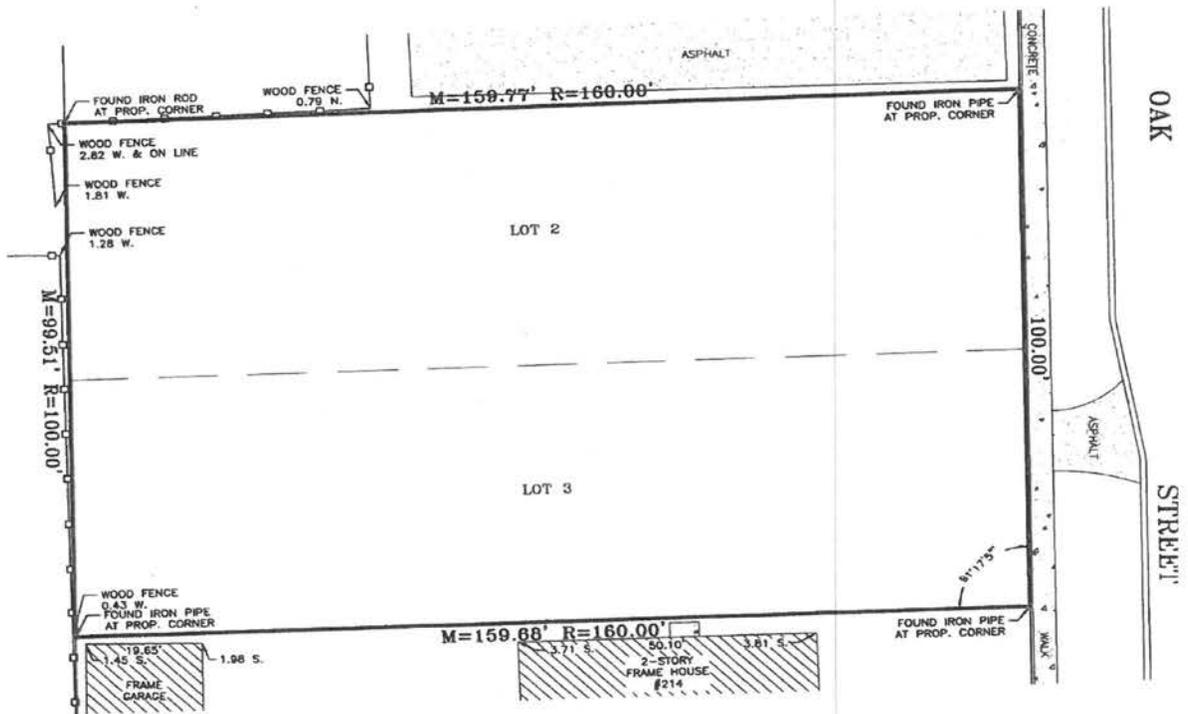
PLAT OF SURVEY
Studnicka and Associates, Ltd.
Studnicka2000@gmail.com

Topographical
Condominium
Site Plans

Tel. 815 485-0445
Fax 815 485-0528

17901 Haas Road
Mokena, Illinois 60448

LOTS 2 AND 3 IN BLOCK 5 IN BARTLETT'S SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



Scale: 1" = 20 feet
Distances are marked in feet and decimals.
Ordered by: Tushar Chotalia
Order No.: 17-11-116
Compare all points before building by same and at once report any difference.
For building lines, restrictions, or easements not shown hereon, refer to abstract, deed or ordinance.
Field work completed: 11/16/2017
Drawn by: Paul Burlingame

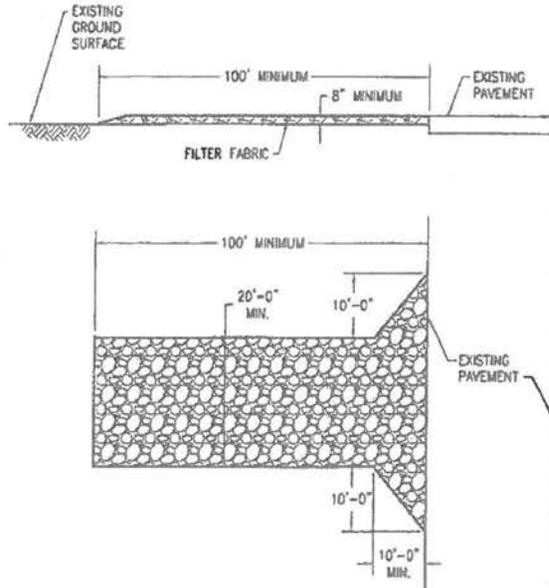
STATE OF ILLINOIS }
COUNTY OF WILL } ss



Studnicka and Associates, Ltd., an Illinois Land Surveying Corporation does hereby certify that this professional service conforms to the current Illinois standards for boundary survey.

Mokena, IL, November 17, A.D. 2017

EXHIBIT C



NOTES:

1. THE ENTRANCE SHALL BE IN PLACE PRIOR TO ANY SITE GRADING ACTIVITIES.
2. USE 2" STONE, OR RECYCLE CONCRETE EQUIVALENT.
3. THICKNESS NOT LESS THAN 8".
4. FILTER FABRIC SHALL BE PLACED OVER THE ENTIRE AREA PRIOR TO PLACING OF STONE.
5. THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT INTO PUBLIC RIGHTS-OF-WAY. THIS MAY REQUIRE PERIODIC TOP DRESSING WITH ADDITIONAL STONE AS CONDITIONS DEMAND AND REPAIR AND/OR CLEANOUT OF ANY MEASURES USED TO TRAP SEDIMENT. ALL SEDIMENT SPILLED, DROPPED, WASHED OR TRACKED INTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
6. WHEELS SHALL BE CLEANED TO REMOVE SEDIMENT PRIOR TO EXIT ONTO PUBLIC RIGHT-OF-WAY.
7. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS INTO AN APPROVED SEDIMENT TRAPPING DEVICE.
8. INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED ONCE A WEEK AND AFTER EACH RAIN EVENT GREATER THAN 1/2 INCH.
9. THE ENTRANCE SHALL BE UTILIZED BY ALL CONSTRUCTION TRAFFIC UNTIL PERMANENT PAVEMENTS ARE IN PLACE.

STABILIZED CONSTRUCTION ENTRANCE

NOT TO SCALE

STANDARD
DETAIL NO. 1

08-01-2004



Agenda Item Executive Summary

Item Name: Purchase of a 2019 Ford F-350 XL 4X2 Pick Up Truck Committee or Board: Board

BUDGET IMPACT

Amount: \$26,926 Budgeted \$27,000

List what fund: Vehicle Replacement Fund

EXECUTIVE SUMMARY

Suburban Purchasing, a Cooperative of State municipalities, has awarded contract # 180 for the purchase of 2019 Ford F-350 XL 4X2 Pick Up Truck to Roesch Ford in Bensenville, IL.

This vehicle would be purchased as part of the Capital Outlay Budget in the vehicle replacement fund.

The price per specifications (\$29,676.00) and due to trading in an older vehicle for the trade value of \$2,750, the vehicle will be delivered at the final price of \$26,926.00.

The FY 2019-2020 budget provides \$27,000.00 for the purchase of a new F-350 vehicle that replaces an older F-350 used by the Street Division.

ATTACHMENTS (PLEASE LIST)

Memo
Suburban Purchasing Proposal

ACTION REQUESTED

- For Discussion Only
- Resolution
- Ordinance
- ✓ Motion: MOTION TO APPROVE THE PURCHASE OF ONE (1) Ford F-350 XL 4X2 PICK UP TRUCK FROM ROESCH FORD IN BENSENVILLE, ILLINOIS.

Staff: Dan Dinges, Director of Public Works

Date: 9/23/2019

Memo

To: Paula Schumacher, Village Administrator
From: Dan Dinges, Director of Public Works
Subject: **Purchase of a 2019 Ford F-350 XL 4X2 Pick Up Truck**
Date: September 23, 2019

Suburban Purchasing, a Cooperative of State municipalities, has awarded contract # 180 for the purchase of 2019 Ford F-350 XL 4X2 Pick Up Truck to Roesch Ford in Bensenville, Il.

This vehicle would be purchased as part of the Capital Outlay Budget.

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The FY 2019-2020 budget provides \$27,000.00 for the purchase of a new F-350 vehicle that replaces an older F-350 used by the Street Division.

Motion

MOTION TO APPROVE THE PURCHASE OF ONE (1) Ford F-350 XL 4X2 PICK UP TRUCK FROM ROESCH FORD IN BENSENVILLE, ILLINOIS.



2019 FORD F-350

XL 4X2 PICK UP

Contract # 180



ROESCH FORD

Your Full-Line Municipal Dealer

Tentative Order Cut-Off:

April 2019

Contract #180

SPC RFP #180 Ford F-350 XL

<input checked="" type="checkbox"/>	Item/Description	Code	Roesch
<input checked="" type="checkbox"/>	F-350 XL 4X2 Standard		\$23,475.00
OPTIONS-BODY STYLE			
<input type="checkbox"/>	Super Cab with 6 3/4' Bed		\$2,175.00
<input type="checkbox"/>	Crew Cab with 6 3/4' Bed		\$3,295.00
<input type="checkbox"/>	8' Bed on Super/Crew Cab		\$260.00
<input type="checkbox"/>	Pick Up Box Delete (Spare Tire Optional)	66D	(\$525.00)
<input type="checkbox"/>	Dual Rear Wheels (Requires 8' Bed)		\$1,750.00
OPTIONS-POWERTRAIN			
<input checked="" type="checkbox"/>	6.2L V-8 with 6-speed Automatic		Std
<input type="checkbox"/>	6.7L OHV Power Stroke Diesel		\$8,391.00
<input checked="" type="checkbox"/>	4x4- Includes Electronic Shift on the Fly		\$2,995.00
<input type="checkbox"/>	Limited Slip Axle		
<input type="checkbox"/>	Gaseous Prep (does not include Conversion)	98F	\$289.00
<input type="checkbox"/>	PTO Provision	62R	\$257.00
<input checked="" type="checkbox"/>	Manual Locking Front Hubs-requires 4x4 Option	21M	N/C
<input type="checkbox"/>	Engine Block Heater	41H	\$92.00
<input type="checkbox"/>	Engine idle Shut Down (N/A with reverse sensing) Duration Minutes		\$231.00
<input type="checkbox"/>	Dual Extra Duty Alternators (Requires Diesel Motor)	67B	\$105.00
<input type="checkbox"/>	Extra Heavy Duty Alternator	67E	\$79.00
<input type="checkbox"/>	Operator Command Regeneration (Requires Diesel Motor)	98R	\$231.00
<input type="checkbox"/>	Powertrain Care 3 Year 100,000 Warranty 4x2 Gasoline Motor		\$1,135.00
<input type="checkbox"/>	Powertrain Care 3 Year 100,000 Warranty 4x4 Gasoline Motor with Snow Plow		\$1,945.00
OPTIONS- WHEELS,TIRES			
<input type="checkbox"/>	LT245/75Rx17E BSW A/S (4x2)	TBK	N/C
<input checked="" type="checkbox"/>	T245/75Rx17E BSW A/S Plus (4x4)	TD8	N/C
<input type="checkbox"/>	LT245/75Rx17E BSW A/T	TBM	\$152.00
<input type="checkbox"/>	LT275/70Rx18E BSW A/T Plus (Requires 17S STX Appearance Pkg)	TDX	\$152.00
<input type="checkbox"/>	Full Size Spare with Box Delete Option	512	\$272.00
<input type="checkbox"/>	Spare Tire Delete for Pick Up	51X	(\$79.00)
OPTIONS-FUNCTIONAL			
<input type="checkbox"/>	Skid Plates-Not Available with 66D Box Delete	41P	\$92.00
<input type="checkbox"/>	Ultimate Trailer Tow Camera System		
<input type="checkbox"/>	Rear View Camera		
<input type="checkbox"/>	Rear CHMSL Camera		
<input type="checkbox"/>	360 Camera System	874	\$653.00
<input type="checkbox"/>	Reverse Guidance		
<input type="checkbox"/>	Requires Power Equipment Group, XL Value Group, & SYNC 3		
<input type="checkbox"/>	LED Roof Markers Lights	592	\$88.00
<input type="checkbox"/>	Driver Passenger Side Airbags/Curtain Delete N/A 10,000 lbs. or less GVWR-NA with 557	556	(\$180.00)
<input type="checkbox"/>	Front Passenger & Side Airbags/Curtain delete N/A 10,000 lbs. or less GVWR-NA with 556	557	(\$180.00)
<input type="checkbox"/>	AM/FM/SYNC	585	\$507.00
<input type="checkbox"/>	Tailgate Step-N/A with 66D Box Delete	85G	\$345.00
<input checked="" type="checkbox"/>	Tough Bed Spray-In Liner-NA 66D Box Delete	85S	\$496.00
<input type="checkbox"/>	Rear Defroster (Requires Privacy Glass and 90L Power Group)	43B	\$56.00
<input type="checkbox"/>	Privacy Glass (Requires 43B and 90L)	924	\$27.00
<input checked="" type="checkbox"/>	Trailer Brake Controller	52B	\$257.00

OPTIONS-GROUPS/PACKAGES			
<input type="checkbox"/>	XL Value Package		
<input type="checkbox"/>	Cruise Control		
<input type="checkbox"/>	AM/FM/MP3/SYNC/Clock	96V	\$920.00
<input type="checkbox"/>	NA with 17S		
<input type="checkbox"/>	STX Appearance Package		
<input type="checkbox"/>	Bright Chrome Grille		
<input type="checkbox"/>	Chrome Front/Rear Bumpers		
<input type="checkbox"/>	STX Vent Badge	17S	\$1,555.00
<input type="checkbox"/>	18" Sparkle Cast Aluminum Wheels (SRW Only)		
<input type="checkbox"/>	LT275/65Rx18E BSW Tires		
<input type="checkbox"/>	Speed Control		
<input type="checkbox"/>	Power Equipment Group		
<input type="checkbox"/>	Heated Power Mirrors with Intergrated Clearance		
<input type="checkbox"/>	Lamps/Turn Signals		
<input type="checkbox"/>	Perimeter Alarm		
<input type="checkbox"/>	Accessory Delay		
<input type="checkbox"/>	Power Windows/Locks/Tailgate Lock	90L	the Cost for the Crew/Super, but we need the price for the Regular, too
<input type="checkbox"/>	Remote Keyless		\$841.00
<input type="checkbox"/>	Upgraded Door Trim		\$1,035.00
<input type="checkbox"/>	Regular Cab		
<input type="checkbox"/>	Crew/Super		
<input type="checkbox"/>	FX4 Off Road Package		
<input type="checkbox"/>	Hill Descent Control		
<input type="checkbox"/>	Rancho Branded Shocks		
<input type="checkbox"/>	Transfer Case & Fuel Tank Skid Plates	17X	\$368.00
<input type="checkbox"/>	N/A with Pickup Box Delete		
<input type="checkbox"/>	Requires 4x4, All Terrain Tires and Locking Differential		
<input type="checkbox"/>	Snow Plow Prep Package (Requires 4x4)		
<input type="checkbox"/>	Upgrade Front Springs	473	\$171.00
<input type="checkbox"/>	Extra Heavy-Duty Alternator		
<input type="checkbox"/>	Snow Plow/Camper Package		
<input type="checkbox"/>	Upgraded Front Springs for Snow Plow		
<input type="checkbox"/>	Extra Heavy-Duty Alternator		
<input type="checkbox"/>	Rear Auxiliary Springs	47B	\$225.00
<input type="checkbox"/>	Rear Stabilizer Bar (SRW Only)		
<input type="checkbox"/>	Slide-In Camper Certificaton		
<input type="checkbox"/>	Heavy Service Front Suspension - Heavy Service Front Springs	67H	\$115.00

OPTIONS-INTERIOR			
<input checked="" type="checkbox"/>	110/400W Outlet	43C	\$69.00
<input type="checkbox"/>	Rapid Heat Supplemental Cab Heater (Requires Diesel Motor)	41H	\$92.00
<input type="checkbox"/>	Upfitter Interface Module for PTO Programming	18A	\$272.00
<input type="checkbox"/>	Ford Pass Connect Wi-Fi hotspot connects up to - Remotely start, Lock and Unlock Vehicle - Schedule	87S	\$207.00
<input type="checkbox"/>	Advanced Security Pack		
<input type="checkbox"/>	Securilock		
<input type="checkbox"/>	Passive Anti-Theft	76Z	N/C
<input type="checkbox"/>	Inclination/Intrusion Sensors		
<input checked="" type="checkbox"/>	Upfitter Switches	66S	\$152.00
<input type="checkbox"/>	Remote Start (Requires Power Equipment Group)	76S	\$231.00
<input type="checkbox"/>	SYNC 3 (Requires Ultimate Tow Package)	913	\$415.00
OPTIONS-ACCESSORIES			
<input type="checkbox"/>	Stow/Load Ramps - NAA with 66D Box Delete	52R	\$640.00
<input type="checkbox"/>	LED Warning Strokes-NA with LED Box Light	91S	\$621.00
<input type="checkbox"/>	Drop-In Bed Liner-NA with 66D Box Delete	85L	\$323.00
<input type="checkbox"/>	Wheel Well Liner-NA with 66D Box Delete	61M	\$165.00
<input type="checkbox"/>	Bed Mat-NA with 66D Box Delete	85M	\$139.00
<input type="checkbox"/>	Front/Rear Splash Guards-NA with 66D Box Delete	61S	\$119.00
<input checked="" type="checkbox"/>	Back Up Alarm	76C	\$128.00
<input checked="" type="checkbox"/>	Rustproofing		\$325.00
<input checked="" type="checkbox"/>	4 Corner Strokes (Requires Upfitter Switches)		\$895.00
<input type="checkbox"/>	8' Steel Service Body - White Finish		\$6,395.00
<input type="checkbox"/>	8' Western Snow Plow		\$5,325.00
<input type="checkbox"/>	8' Boss Snow Plow		\$5,637.00
<input type="checkbox"/>	Hand Held Controller (Requires Plow)		\$90.00
<input type="checkbox"/>	Snow Deflector		\$259.00
<input type="checkbox"/>	Detailed CD Rom Shop Manual		\$275.00
<input type="checkbox"/>	Delivery More than 50 Miles		\$150.00
<input checked="" type="checkbox"/>	License & Title - M Plates (Shipped)		\$103.00

SPC RFP #180 Ford F-350 XL

EXTERIOR			
<input type="checkbox"/>	AT-Yellow		\$608.00
<input type="checkbox"/>	BY-School Bus Yellow		\$608.00
<input type="checkbox"/>	D1-Stone Gray		N/C
<input type="checkbox"/>	E4-Vermillion		\$608.00
<input type="checkbox"/>	GR-Green		\$608.00
<input type="checkbox"/>	J7-Magnetic		N/C
<input type="checkbox"/>	PG&E Blue		\$608.00
<input type="checkbox"/>	MB-Orange		\$608.00
<input checked="" type="checkbox"/>	N1-Blue Jeans Metallic		N/C
<input type="checkbox"/>	PQ-Race Red		N/C
<input type="checkbox"/>	UM-Agate Black		N/C
<input type="checkbox"/>	UX-Ingot Silver		N/C
<input type="checkbox"/>	W6-Green Gem		\$608.00
<input type="checkbox"/>	Z1-Oxford White		N/C
INTERIOR			
<input checked="" type="checkbox"/>	Steel 40/20/40 Vinyl		Std
<input type="checkbox"/>	Steel 40/20/40 Cloth		\$92.00
<input type="checkbox"/>	Steel 40/Console/40 Vinyl-No Armrest Included (Regular Cab Only)		\$327.00
<input type="checkbox"/>	Steel 40/Console/40 Cloth- No Armrest Included		\$473.00
OPTIONS-EXTERIOR			
<input checked="" type="checkbox"/>	Platform Running Boards - Regular Cab	18B	\$295.00
<input type="checkbox"/>	Platform Running Boards - Super/Crew Cab	18B	\$409.00
<input type="checkbox"/>	Rear CHMSL Camera-Displays in Center Stack (Requires XL Value Package or 585 AM-FM CD Radio)	873	\$184.00
<input type="checkbox"/>	BLIS (Blind Spot Information System) with Cross-traffic Alert and Trailer Tow (BLIS Sensor in Tail Lamp) Power Equipment Group (90L) on XL; N/A with Pickup Box Delete (66D)	60B	\$496.00
<input type="checkbox"/>	Reverse Sensing System Not Available with Box Delete	76R	\$225.00
<input type="checkbox"/>	Box-Link-4 Premium Locking Cleans N/A with Box Delete	66B	\$69.00
<input type="checkbox"/>	5th Wheel/Goose Neck Prep	53W	\$460.00
<input type="checkbox"/>	LED Box Lighting-N/A with CHMSL Rear Camera	66L	\$58.00
OPTIONS-FLEET			
<input type="checkbox"/>	Sirius XM Radio - Requires 585 Radio or SYNC 3	39S	\$171.00
<input type="checkbox"/>	XL Décor Group - Includes Chrome Front & Rear Bumpers	17F	\$203.00
<input type="checkbox"/>	Cruise Control	52S	\$216.00
<input checked="" type="checkbox"/>	Daytime Running Lights	942	\$41.00
OPTIONS-OTHER (PLEASE LIST)			
<input type="checkbox"/>	4x4 Option		\$3,295.00
<input type="checkbox"/>	6 YR/60,000 Premium Care 4x4		\$2,115.00
<input type="checkbox"/>	6 YR/100,000 Premium Care 4x4		\$3,065.00
<input type="checkbox"/>	XLT Pkg		\$4,425.00
<input checked="" type="checkbox"/>	Undercoating		\$250.00
<input type="checkbox"/>	Seat Covers-Carhartt		\$395.00
<input type="checkbox"/>	Mud Guards		\$225.00
<input checked="" type="checkbox"/>	Weather Tech Floor Liners-Front		\$195.00
<input type="checkbox"/>	Western Pro Plow 7 1/2'		\$5,225.00
<input type="checkbox"/>	Western Pro Plow 8 1/2'		\$5,395.00
<input type="checkbox"/>	Western Pro Plow 9'		\$5,775.00
<input type="checkbox"/>	Western Pro Plow 10'		\$6,095.00
<input type="checkbox"/>	Boss Super Duty 7 1/2'		\$5,537.00
<input type="checkbox"/>	Boss Super Duty 8 1/2'		\$5,750.00



Title Name VILLAGE OF BARTLETT

Title Address 228 S. MAIN ST.

Title City BARTLETT

Title Zip Code 60103

Contact Name MIKE WARMUS

Phone Number (630) 837-0811

Purchase Order Number _____

Fleet Identification Number _____

Tax Exempt Number E9998-1051-07

Total Dollar Amount 29,676 - 2,750 (TRADE) = 26,926

Total Number of Units ONE

Delivery Address 1150 BITTERSWEET DR.
BARTLETT IL 60103

*Orders Require Signed Original Purchase Order and Tax Exempt Letter Submitted To:

Roesch Ford

303 W Grand Ave

Bensenville, IL 60106

Phone: (630)279-6000 EXT:2254

Brian Kilduff Briankilduff@roeschtrucks.com

Fred Seng Fredseng@roeschtrucks.com

Contract #180