



United City of Yorkville

800 Game Farm Road

Yorkville, Illinois 60560

Telephone: 630-553-4350

www.yorkville.il.us

AGENDA ECONOMIC DEVELOPMENT COMMITTEE MEETING

Tuesday, February 2, 2021

6:00 p.m.

City Hall Conference Room
800 Game Farm Road, Yorkville, IL

Citizen Comments:

Minutes for Correction/Approval: January 5, 2021

New Business:

1. EDC 2021-09 Building Permit Report for December 2020
2. EDC 2021-10 Building Inspection Report for December 2020
3. EDC 2021-11 Property Maintenance Report for December 2020
4. EDC 2021-12 Economic Development Report for January 2021
5. EDC 2021-13 Renewal of Intergovernmental Agreement with Kendall County for Building Inspection Services
6. EDC 2021-14 Corneils Property Concept Plan
7. EDC 2021-15 Parking Regulations – W. Van Emmon St.

Old Business:

Additional Business:

2019/2020 City Council Goals – Economic Development Committee		
Goal	Priority	Staff
“Southside Development”	4	Bart Olson, Krysti Barksdale-Noble & Lynn Dubajic
“Downtown and Riverfront Development”	5	Bart Olson, Tim Evans & Krysti Barksdale-Noble
“Metra Extension”	7	Bart Olson, Rob Fredrickson, Eric Dhuse, Krysti Barksdale-Noble & Erin Willrett
“Manufacturing and Industrial Development”	8 (tie)	Bart Olson, Krysti Barksdale-Noble, Erin Willrett, Lynn Dubajic, Eric Dhuse & Brad Sanderson
“Expand Economic Development Efforts”	10	Krysti Barksdale-Noble & Lynn Dubajic
“Revenue Growth”	13	Rob Fredrickson, Krysti Barksdale-Noble & Lynn Dubajic
“Entrance Signage”	17	Krysti Barksdale-Noble & Erin Willrett

UNITED CITY OF YORKVILLE
WORKSHEET
ECONOMIC DEVELOPMENT COMMITTEE
Tuesday, February 2, 2021
6:00 PM
CITY HALL CONFERENCE ROOM

CITIZEN COMMENTS:

MINUTES FOR CORRECTION/APPROVAL:

1. January 5, 2021

- ☐ Approved _____
- ☐ As presented
- ☐ With corrections

NEW BUSINESS:

1. EDC 2021-09 Building Permit Report for December 2020

- ☐ Informational Item
 - ☐ Notes _____
-
-

2. EDC 2021-10 Building Inspection Report for December 2020

☐ Informational Item

☐ Notes _____

3. EDC 2021-11 Property Maintenance Report for December 2020

☐ Informational Item

☐ Notes _____

4. EDC 2021-12 Economic Development Report for January 2021

☐ Informational Item

☐ Notes _____

5. EDC 2021-13 Renewal of Intergovernmental Agreement with Kendall County for Building Inspection Services

☐ Moved forward to CC _____

☐ Approved by Committee _____

☐ Bring back to Committee _____

☐ Informational Item

☐ Notes _____

6. EDC 2021-14 Corneils Property Concept Plan

☐ Moved forward to CC _____

☐ Approved by Committee _____

☐ Bring back to Committee _____

☐ Informational Item

☐ Notes _____

7. EDC 2021-15 Parking Regulations – W. Van Emmon St.

☐ Moved forward to CC _____

☐ Approved by Committee _____

☐ Bring back to Committee _____

☐ Informational Item

☐ Notes _____

ADDITIONAL BUSINESS:



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

Minutes

Tracking Number

Agenda Item Summary Memo

Title: Minutes of the Economic Development Committee – January 5, 2021

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Committee Approval

Submitted by: Minute Taker

Name

Department

Agenda Item Notes:

DRAFT

**UNITED CITY OF YORKVILLE
ECONOMIC DEVELOPMENT COMMITTEE
Tuesday, January 5, 2021, 6:00pm
City Council Chambers**

Note: In accordance with Public Act 101-0640 and Gubernatorial Disaster Proclamation issued by Governor Pritzker pursuant to the powers vested in the Governor under the Illinois Emergency Management Agency Act, remote attendance was allowed for this meeting to encourage social distancing due to the current Covid-19 pandemic.

In Attendance:

Committee Members

Chairman Jackie Milschewski/remote Alderman Ken Koch/in-person
Alderman Jason Peterson/remote (6:16pm) Alderman Joel Frieders/remote

Other City Officials

City Administrator Bart Olson/in-person
Assistant City Administrator Erin Willrett/remote
Chief of Police Jim Jensen/in-person
Community Development Director Krysti Barksdale-Noble/remote
Senior Planner Jason Engberg/remote
Code Official Pete Ratosh/remote
Alderman Chris Funkhouser/remote

Other Guests

Consultant Lynn Dubajic/remote
Matt Asselmeier, Kendall County/remote
Lucas Robinson/remote

The meeting was called to order at 6:02pm by Chairman Jackie Milschewski.

Citizen Comments None

Minutes for Correction/Approval December 1, 2020

The minutes were approved as presented.

New Business

1. EDC 2021-01 Building Permit Report for November 2020

Mr. Ratosh reported permits issued in November were for 14 single-family detached homes with a total of 36 building permits. This included several single-family modifications such as decks, fences and pools.

2. EDC 2021-02 Building Inspection Report for November 2020

Inspections totaled 718 and 105 were outsourced. Due to increased permits, more jobs were outsourced to allow time for plan reviews.

3. EDC 2021-03 Property Maintenance Report for November 2020

Six cases were heard and only a grass/weeds case was found liable with a \$750 fine. Alderman Koch inquired about the Greenbriar sign which has been down. He said Greenbriar has no HOA and wondered how it should be handled. Mr. Ratos said the sign is on city property and Public Works would need direction to repair or remove it. In the past, Greenbriar residents have maintained the sign. This matter will move to the City Council.

4. EDC 2021-04 Economic Development Report for December 2020

In addition to her report, Ms. Dubajic highlighted pandemic grants that were processed including 56 state grants totaling over \$3 million for local businesses. Locally, \$400,000 was given to 42 businesses. She said Ms. Willrett spearheaded the efforts to distribute documents to the businesses. Alderman Frieders commended all city employees for their hard work and said the business owners were pleased with the follow-through from city employees.

5. EDC 2021-05 Annual Foreclosure Report

Mr. Engberg said this report is compiled each year and 2019-2020 showed a drastic decrease in foreclosures after March. He said this was largely due to the Covid pandemic and the forbearance program that allowed people to not make mortgage payments. He compared the numbers in the city Wards and by subdivisions. Bristol Bay had the highest number of foreclosures and commercial property foreclosures decreased. An overall comparison from 2015 to present was also included in the report. Kendall County also reflected a decrease.

6. EDC 2021-06 9261 Kennedy Road (Variance) – 1.5 Mile Review

This is a driveway variance request at Kennedy and McHugh Rd. Normally the county setback is 5 feet, but the residents are requesting a zero-feet setback. This allows better access to back lots and will keep the driveway out of an existing flood plain. The owner plans on building a house in the future which this driveway would serve. Staff and the committee had no objections and it moves to PZC on January 13 and City Council January 26.

7. EDC 2021-07 Nonconforming Signs – Text Amendment

Ms. Noble said the Mayor brought this issue forward. Staff decided on a text amendment to address any legally non-conforming signs whose owners may want to convert from a static message board to an electronic message board in the future. Staff looked at signs on major roads where businesses were impacted by widening or faster travel. They found the largest number of non-conforming signs were along Rt. 47. The Mayor also asked staff to look at signs on minor roads and staff determined that more than 50% of the signs on the minor roads could also benefit. This matter will go to PZC on January 13. Ms. Noble asked for committee feedback and she has compiled a chart of eligible signs.

Committee members said it is beneficial to allow business owners to invest in their businesses, especially in these economic times. They also said it was prudent to address this now and not each individual instance and they wish to support small business. Alderman Funkhouser objected and said there was a massive overhaul 6 years ago. He

said some businesses have more money to spend, but there is a need for consistency. Ms. Noble reminded the committee that many of the signs received variances when Rt. 47 was widened. This item moves to the January 13th PZC meeting.

8. EDC 2021-08 Sign Code - Discussion

Mr. Olson stated this discussion will be tabled until next month to allow for discussion with the Mayor.

Old Business:

1. EDC 2021-32 Urban Chickens

Ms. Noble said staff drafted an ordinance and she summarized the stipulations. The committee agreed that since roosters are not allowed after 4 months of age and the gender cannot be determined until that point, roosters could become an issue as people try to rehome them. They also discussed the complaint process, noise complaints, “fowl” odors, sanitation, etc. Alderman Koch cautioned that problems could arise if neighborhood dogs chased/killed loose chickens and he cited a lawsuit in Aurora where a dog killed chickens. He added that some of the HOA's do not include language to deal with chickens. The Chief of Police also cautioned about enforcement difficulties. Committee members discussed the required lot sizes and said that not many city lots would qualify. It was also noted that only two citizens had requested chickens. In conclusion, the committee decided to end discussions on this matter and not move it forward.

Additional Business: None

There was no further business and the meeting adjourned at 6:57pm.

Minutes respectfully submitted by
Marlys Young, Minute Taker/remote



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #1

Tracking Number

EDC 2021-09

Agenda Item Summary Memo

Title: Building Permit Report for December 2020

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: All permits issued in December 2020.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Informational

Council Action Requested: None

Submitted by: D. Weinert Community Development
Name Department

Agenda Item Notes:



UNITED CITY OF YORKVILLE

BUILDING PERMIT REPORT

December 2020

TYPES OF PERMITS

	Number of Permits Issued	SFD <i>Single Family Detached</i>	B.U.I.L.D <i>Single Family Detached 1/1/12 thru 12/31/17</i>	SFA <i>Single Family Attached</i>	Multi- Family <i>Apartments Condominiums</i>	Commercial <i>Includes all Permits Issued for Commercial Use</i>	Industrial	Misc.	Construction Cost	Permit Fees
December 2020	76	27	0	4	0	4	0	41	5,434,588.00	252,288.81
Calendar Year 2020	1827	219	0	98	0	91	0	1419	60,386,196.00	2,762,392.39
Fiscal Year 2021	1440	174	0	94	0	51	0	1121	48,772,684.00	2,278,778.26
December 2019	65	6	0	0	0	6	0	53	2,112,712.00	70,868.54
Calendar Year 2019	2143	143	0	35	0	117	0	1848	59,154,430.00	1,857,999.71
Fiscal Year 2020	1862	95	0	30	0	74	0	1663	41,684,450.00	1,246,169.99
December 2018	31	9	0	0	0	5	0	17	2,016,829.00	84,900.80
Calendar Year 2018	1005	210	14	36	0	130	0	615	55,529,975.00	2,523,390.39
Fiscal Year 2019	698	169	0	0	0	74	0	455	39,294,783.00	1,443,181.28
December 2017	49	9	1	12	0	10	0	17	3,031,142.00	285,721.30
Calendar Year 2017	930	69	85	12	1	155	0	608	70,056,246.00	2,622,579.27
Fiscal Year 2018	697	53	57	12	1	111	0	463	59,462,902.00	2,033,109.74



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #2

Tracking Number

EDC 2021-10

Agenda Item Summary Memo

Title: Building Inspection Report for December 2020

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: All inspections scheduled in December 2020.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Informational

Council Action Requested: None

Submitted by: D. Weinert Community Development
Name Department

Agenda Item Notes:

DATE: 01/04/2021
TIME: 11:30:49
ID: PT4A0000.WOW

UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

PAGE: 1

INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
PR	_____	014-FIN FINAL INSPECTION	20190025	2839 KETCHUM CT	218		12/08/2020
PR	_____	015-FEL FINAL ELECTRIC					12/08/2020
PR	_____	016-FME FINAL MECHANICAL					12/08/2020
PR	_____	017-PLF PLUMBING - FINAL OSR READ					12/08/2020
EEI	_____	018-EFL ENGINEERING - FINAL INSPE Comments1: WINTER CONDITIONS					12/08/2020
PR	12:30	005-FEL FINAL ELECTRIC	20190041	810 JOHN ST			12/10/2020
PR	_____	006-FIN FINAL INSPECTION					12/10/2020
GH	_____	002-FIN FINAL INSPECTION	20191098	2155 MEADOWVIEW LN	53		12/15/2020
GH	_____	001-FIN FINAL INSPECTION Comments1: ROOF - NO I&W INSPECTION. ONLY 3 POD VEN Comments2: TS INSTALLED, 1 VENT PER EVERY 150 SF RE Comments3: QUIRED	20192088	109 APPLETREE CT			12/17/2020
PR	_____	016-FIN FINAL INSPECTION	20200073	1503 MONTROSE CT	9		12/07/2020
PR	_____	017-FEL FINAL ELECTRIC					12/07/2020
PR	_____	018-FME FINAL MECHANICAL					12/07/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/07/2020
BC	_____	017-WK SERVICE WALK	20200253	2508 ANNA MARIA LN	597		12/10/2020
PR	_____	017-FIN FINAL INSPECTION	20200254	2520 ANNA MARIA LN	596		12/08/2020
PR	_____	018-FEL FINAL ELECTRIC					12/08/2020
PR	_____	019-FME FINAL MECHANICAL					12/08/2020
PR	_____	020-PLF PLUMBING - FINAL OSR READ					12/08/2020
EEI	_____	021-EFL ENGINEERING - FINAL INSPE Comments1: WINTER					12/08/2020
BC	_____	022-WK SERVICE WALK					12/10/2020
EEI	_____	016-EFL ENGINEERING - FINAL INSPE Comments1: WINTER CONDITIONS	20200255	2528 ANNA MARIA LN	595		12/08/2020

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UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
BC	_____	017-WK SERVICE WALK					12/10/2020
PR	_____	018-FIN FINAL INSPECTION					12/10/2020
PR	_____	019-FEL FINAL ELECTRIC					12/10/2020
PR	_____	020-FME FINAL MECHANICAL					12/10/2020
PR	_____	021-PLF PLUMBING - FINAL OSR READ					12/10/2020
BC	_____	001-FIN FINAL INSPECTION	20200266	1609 CYPRESS LN	33		12/15/2020
BC	_____	003-TRN TRENCH - (GAS, ELECTRIC,	20200317	110 E PARK ST	19		12/01/2020
BC	_____	004-UGE UNDERGROUND ELECTRIC					12/21/2020
PR	_____	003-WAT WATER	20200426	2065 SQUIRE CIR	213		12/03/2020
PBF	_____	004-PLU PLUMBING - UNDERSLAB Comments1: 331-223-6615					12/09/2020
BC	_____	PM 005-BSM BASEMENT FLOOR					12/14/2020
GH	_____	001-FIN FINAL INSPECTION Comments1: NO I&W	20200676	252 WALSH CIR	110		12/23/2020
BC	_____	003-FIN FINAL INSPECTION Comments1: GATE DOES NOT SELF CLOSE	20200687	383 TWINLEAF TR	81		12/10/2020
BC	_____	014-PWK PRIVATE WALKS	20200701	891 GILLESPIE LN		12/10/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20200702	890 GILLESPIE LN		12/14/2020	
PR	_____	005-UGE UNDERGROUND ELECTRIC	20200703	888 GILLESPIE LN		12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20200704	886 GILLESPIE LN		12/14/2020	
PR	_____	006-UGE UNDERGROUND ELECTRIC	20200705	884 GILLESPIE LN		12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20200706	882 GILLESPIE LN		12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20200707	880 GILLESPIE LN		12/14/2020	
BC	_____	018-WKS PUBLIC & SERVICE WALKS	20200729	2010 INGEMUNSON LN	139		12/01/2020
EEI	_____	019-ADA ADA ACCESSIBLE WALK WAY					12/01/2020
PR	_____	020-FIN FINAL INSPECTION					12/31/2020

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UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
PR	_____	021-FEL FINAL ELECTRIC					12/31/2020
PR	_____	022-FME FINAL MECHANICAL					12/31/2020
PR	_____	023-PLF PLUMBING - FINAL OSR READ					12/31/2020
EEI	_____	024-EFL ENGINEERING - FINAL INSPE					12/30/2020
		Comments1: WINTER CONDITIONS OK TO TEMP					
PR	_____	019-FEL FINAL ELECTRIC	20200759	2159 BLUEBIRD LN	237-2		12/10/2020
PR	_____	020-FME FINAL MECHANICAL					12/10/2020
PR	_____	021-PLF PLUMBING - FINAL OSR READ					12/10/2020
GH	_____	002-FIN FINAL INSPECTION	20200774	512 KELLY AVE			12/22/2020
GH	_____	002-FIN FINAL INSPECTION	20200875	412 HONEYSUCKLE LN	182		12/15/2020
EEI	_____	019-EFL ENGINEERING - FINAL INSPE	20200907	2174 BLUEBIRD LN	242		12/10/2020
PR	_____	020-FIN FINAL INSPECTION					12/10/2020
PR	_____	021-FEL FINAL ELECTRIC					12/10/2020
PR	_____	022-FME FINAL MECHANICAL					12/10/2020
PR	_____	023-PLF PLUMBING - FINAL OSR READ					12/10/2020
PR	_____	020-FIN FINAL INSPECTION	20200908	2172 BLUEBIRD LN	242		12/10/2020
PR	_____	021-FEL FINAL ELECTRIC					12/10/2020
PR	_____	022-FME FINAL MECHANICAL					12/10/2020
PR	_____	023-PLF PLUMBING - FINAL OSR READ					12/10/2020
EEI	_____	024-EFL ENGINEERING - FINAL INSPE					12/10/2020
PR	_____	017-FIN FINAL INSPECTION	20200917	1054 CANARY AVE	243-1		12/17/2020
PR	_____	018-FEL FINAL ELECTRIC					12/17/2020
PR	_____	019-FME FINAL MECHANICAL					12/17/2020
PR	_____	020-PLF PLUMBING - FINAL OSR READ					12/17/2020
EEI	_____	021-EFL ENGINEERING - FINAL INSPE					12/17/2020
		Comments1: WINTER CONDITIONS BBOX UNKEYABLE					

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UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
EEI		PM 022-REI REINSPECTION Comments1: OK TO TEMP					12/21/2020
PR	12:00	007-SUM SUMP Comments1: CANCELLED	20200944	1064 CANARY AVE	2442	12/14/2020	
BC		008-BSM BASEMENT FLOOR					12/16/2020
PBF		009-SUM SUMP Comments1: LATE AM PLEASE 630-387-2001				12/18/2020	
PBF		010-SUM SUMP Comments1: 630-387-2001					12/23/2020
PR	12:00	007-SUM SUMP Comments1: CANCELLED	20200945	1062 CANARY AVE	2442	12/14/2020	
BC		008-BSM BASEMENT FLOOR					12/16/2020
PBF		009-SUM SUMP Comments1: LATE AM PLEASE 630-387-2001				12/18/2020	
PBF		010-SUM SUMP Comments1: 630-387-2001					12/23/2020
BC		007-BSM BASEMENT FLOOR	20200971	2588 ANNA MARIA LN	589		12/10/2020
BC		008-GAR GARAGE FLOOR					12/10/2020
BC		009-STP STOOP					12/10/2020
BC		009-STP STOOP	20200972	2578 ANNA MARIA LN	590		12/29/2020
PR		009-STP STOOP	20200973	2568 ANNA MARIA LN	591		12/29/2020
PR		009-RFR ROUGH FRAMING	20200995	1338 HAWK HOLLOW DR	2914		12/07/2020
PR		010-REL ROUGH ELECTRICAL					12/07/2020
PR		011-RMC ROUGH MECHANICAL					12/07/2020
PR		012-PLR PLUMBING - ROUGH					12/07/2020
BC		013-INS INSULATION					12/09/2020
PR		009-RFR ROUGH FRAMING	20200996	1336 HAWK HOLLOW DR	2914		12/10/2020
PR		010-REL ROUGH ELECTRICAL					12/10/2020

DATE: 01/04/2021
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UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

PAGE: 5

INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
PR	_____	011-RMC ROUGH MECHANICAL					12/10/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/10/2020
BC	_____	013-INS INSULATION					12/14/2020
BC	_____	009-RFR ROUGH FRAMING	20200997	1334 HAWK HOLLOW DR	2914		12/15/2020
BC	_____	010-REL ROUGH ELECTRICAL					12/15/2020
BC	_____	011-RMC ROUGH MECHANICAL					12/15/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/15/2020
BC	_____	013-INS INSULATION					12/17/2020
PR	_____	009-RFR ROUGH FRAMING	20200998	1332 HAWK HOLLOW DR	2914		12/21/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/21/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/21/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/21/2020
BF	_____	013-INS INSULATION					12/23/2020
BF	_____	001-FIN FINAL INSPECTION	20201008	668 YELLOWSTONE LN			12/18/2020
		Comments1: VIVINT SOLAR AUSTIN 385-289-1073					
BF	_____	002-FEL FINAL ELECTRIC					12/18/2020
BC	_____	010-STP STOOP	20201050	2002 SQUIRE CIR	202		12/16/2020
BC	_____	001-FOU FOUNDATION	20201051	2674 PATRIOT CT	223		12/17/2020
BC	_____	PM 003-BKF BACKFILL					12/21/2020
PR	14:30	004-WAT WATER					12/22/2020
EEI	_____	015-EFL ENGINEERING - FINAL INSPE	20201052	2032 SQUIRE CIR	196		12/08/2020
PR	_____	016-FIN FINAL INSPECTION					12/15/2020
PR	_____	017-FEL FINAL ELECTRIC					12/15/2020
PR	_____	018-FME FINAL MECHANICAL					12/15/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/15/2020

DATE: 01/04/2021
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UNITED CITY OF YORKVILLE
CALLS FOR INSPECTION REPORT

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
BC	_____	008-BGS BASEMENT GARAGE STOOPS	20201092	2083 BLUEBERRY HILL	313-4		12/03/2020
BC	_____	008-BGS BASEMENT GARAGE STOOPS	20201093	2085 BLUEBERRY HILL	313-3		12/03/2020
BC	_____	008-BGS BASEMENT GARAGE STOOPS	20201094	2087 BLUEBERRY HILL	313-2		12/03/2020
BC	_____	007-BGS BASEMENT GARAGE STOOPS	20201095	2089 BLUEBERRY HILL	313-1		12/03/2020
PR	_____	016-FIN FINAL INSPECTION	20201113	586 COACH RD	403		12/08/2020
PR	_____	017-FEL FINAL ELECTRIC					12/08/2020
PR	_____	018-FME FINAL MECHANICAL					12/08/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/08/2020
EEI	_____	020-EFL ENGINEERING - FINAL INSPE					12/08/2020
EEI	_____	016-EFL ENGINEERING - FINAL INSPE	20201118	2678 PATRIOT CT	222		12/08/2020
PR	_____	017-FIN FINAL INSPECTION					12/15/2020
PR	_____	018-FEL FINAL ELECTRIC					12/15/2020
PR	_____	019-FME FINAL MECHANICAL					12/15/2020
PR	_____	020-PLF PLUMBING - FINAL OSR READ					12/15/2020
PR	_____	017-FIN FINAL INSPECTION	20201137	2235 FAIRFAX WAY	378		12/15/2020
PR	_____	018-FEL FINAL ELECTRIC					12/15/2020
PR	_____	019-FME FINAL MECHANICAL					12/15/2020
PR	_____	020-PLF PLUMBING - FINAL OSR READ					12/15/2020
EEI	_____	021-EFL ENGINEERING - FINAL INSPE					12/15/2020
		Comments1: PARKWAY TREE .5" TOO SMALL					
BC	_____	016-FIN FINAL INSPECTION	20201141	2020 WREN RD	32		12/14/2020
		Comments1: SEE INSPECTION SHEET FOR FAIL DETAILS					
BC	_____	017-FEL FINAL ELECTRIC					12/14/2020
		Comments1: SEE INSPECTION SHEET FOR FAIL DETAILS					
BC	_____	018-FME FINAL MECHANICAL					12/14/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/14/2020

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EEI	_____	020-EFL ENGINEERING - FINAL INSPE					12/15/2020
		Comments1: WINTER CONDITIONS					
PR	_____	021-REI REINSPECTION					12/15/2020
EEI	_____	019-EFL ENGINEERING - FINAL INSPE	20201150	358 WESTWIND DR	10		12/04/2020
PR	_____	020-FIN FINAL INSPECTION				12/08/2020	
PR	_____	021-FEL FINAL ELECTRIC				12/08/2020	
PR	_____	022-FME FINAL MECHANICAL				12/08/2020	
PR	_____	023-PLF PLUMBING - FINAL OSR READ				12/08/2020	
EEI	_____	015-EFL ENGINEERING - FINAL INSPE	20201155	2076 SQUIRE CIR	183		12/08/2020
PR	_____	016-FIN FINAL INSPECTION					12/22/2020
PR	_____	017-FEL FINAL ELECTRIC					12/22/2020
PR	_____	018-FME FINAL MECHANICAL					12/22/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/22/2020
BF	_____	016-INS INSULATION	20201157	2028 SQUIRE CIR	197		12/02/2020
BF	_____	AM 017-WKS PUBLIC & SERVICE WALKS					12/04/2020
		Comments1: MIDWEST 815-839-8175					
PR	_____	001-UGE UNDERGROUND ELECTRIC	20201161	111 MADISON ST			12/07/2020
PR	_____	002-PLU PLUMBING - UNDERSLAB					12/07/2020
PR	_____	003-PPS PRE-POUR, SLAB ON GRADE				12/07/2020	
BF	_____	016-FIN FINAL INSPECTION	20201166	801 ALEXANDRA LN	8		12/04/2020
		Comments1: 630-977-1868					
PR	_____	017-PLF PLUMBING - FINAL OSR READ					12/07/2020
		Comments1: 630-977-1868					
EEI	_____	018-EFL ENGINEERING - FINAL INSPE					12/04/2020
BC	_____	018-WK SERVICE WALK	20201167	2501 ANNA MARIA LN	712		12/10/2020
BC	_____	009-STP STOOP	20201168	2511 ANNA MARIA LN	713		12/10/2020

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PR	_____	010-STP STOOP	20201169	2521 ANNA MARIA LN	714		12/29/2020
BF	_____	009-RFR ROUGH FRAMING Comments1: GEORGE 224-234-3616	20201171	2541 ANNA MARIA LN	716		12/02/2020
BF	_____	010-REL ROUGH ELECTRICAL					12/02/2020
BF	_____	011-RMC ROUGH MECHANICAL					12/02/2020
PBF	_____	012-PLR PLUMBING - ROUGH Comments1: VENT IN ATTIC HAS BEEN CUT OUT AND HAS N Comments2: OT BEEN REPLACED					12/02/2020
BF	_____	013-INS INSULATION Comments1: DR HORTON GEORGE 224-234-3616					12/04/2020
PR	_____	014-REI REINSPECTION Comments1: ROUGH PLUMB					12/03/2020
BF	_____	AM 015-STP STOOP Comments1: 630-330-6705					12/18/2020
BF	_____	AM 009-BSM BASEMENT FLOOR Comments1: 630-330-6705	20201172	2551 ANNA MARIA LN	717		12/18/2020
PR	_____	010-STP STOOP					12/29/2020
EEI	_____	015-EFL ENGINEERING - FINAL INSPE	20201202	576 MANCHESTER LN	385		12/15/2020
PR	_____	016-FIN FINAL INSPECTION					12/15/2020
PR	_____	017-FEL FINAL ELECTRIC					12/15/2020
PR	_____	018-FME FINAL MECHANICAL					12/15/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/15/2020
BC	_____	001-FIN FINAL INSPECTION	20201204	226 WINDHAM CIR			12/01/2020
BF	_____	009-FEM ROUGH FRM, ELE, MECH Comments1: 331-223-6615	20201221	2079 SQUIRE CIR	215		12/02/2020
PBF	_____	010-PLR PLUMBING - ROUGH Comments1: 331-223-6615					12/02/2020
BF	_____	011-INS INSULATION Comments1: RYAN JIM 331-223-6615					12/04/2020

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BF	_____	019-INS INSULATION	20201242	1634 SHETLAND LN	45	12/18/2020	
BC	_____	001-FIN FINAL INSPECTION	20201269	1609 CYPRESS LN	33		12/15/2020
PR	_____	016-FIN FINAL INSPECTION	20201276	2061 SQUIRE CIR	212		12/22/2020
PR	_____	017-FEL FINAL ELECTRIC					12/22/2020
PR	_____	018-FME FINAL MECHANICAL					12/22/2020
PR	_____	019-PLF PLUMBING - FINAL OSR READ					12/22/2020
EEI	_____	020-EFL ENGINEERING - FINAL INSPE Comments1: WINTER CONDITONS OK TO TEMP					12/22/2020
BC	_____	014-INS INSULATION Comments1: UPPER WINDOW IN LIVING ROOM NOT SEALED	20201278	2154 HARTFIELD AVE	423		12/02/2020
BC	_____	015-REI REINSPECTION Comments1: INSULATION					12/03/2020
BC	_____	016-PWK PRIVATE WALKS					12/17/2020
BC	_____	017-EPW ENGINEERING- PUBLIC WALK					12/17/2020
EEI	_____	018-ADA ADA ACCESSIBLE WALK WAY					12/17/2020
PR	_____	012-RFR ROUGH FRAMING	20201279	2227 FAIRFAX WAY	379	12/08/2020	
PR	_____	013-REL ROUGH ELECTRICAL				12/08/2020	
PR	_____	014-RMC ROUGH MECHANICAL				12/08/2020	
PR	_____	015-PLR PLUMBING - ROUGH				12/08/2020	
BC	_____	016-INS INSULATION					12/10/2020
BC	_____	AM 017-WKS PUBLIC & SERVICE WALKS Comments1: COMEX 847-551-9066					12/08/2020
BC	_____	008-PWK PRIVATE WALKS	20201282	941 GILLESPIE LN	106	12/10/2020	
BC	_____	008-PWK PRIVATE WALKS	20201288	931 GILLESPIE LN	107	12/10/2020	
BC	_____	008-ELS ELECTRIC SERVICE	20201294	911 GILLESPIE LN	113		12/02/2020
BC	_____	008-ELS ELECTRIC SERVICE	20201295	909 GILLESPIE LN	114		12/02/2020

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BC	_____	008-ELS ELECTRIC SERVICE	20201296	907 GILLESPIE LN	115		12/02/2020
BC	_____	008-ELS ELECTRIC SERVICE	20201297	905 GILLESPIE LN	116		12/02/2020
PR	_____	009-RFR ROUGH FRAMING					12/21/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/21/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/21/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/21/2020
BF	_____	013-INS INSULATION Comments1: ABBY 630-365-7229					12/23/2020
BC	_____	008-ELS ELECTRIC SERVICE	20201298	901 GILLESPIE LN	118		12/02/2020
BC	_____	009-PWK PRIVATE WALKS				12/10/2020	
PR	_____	010-RFR ROUGH FRAMING					12/21/2020
PR	_____	011-REL ROUGH ELECTRICAL					12/21/2020
PR	_____	012-RMC ROUGH MECHANICAL					12/21/2020
PR	_____	013-PLR PLUMBING - ROUGH					12/21/2020
BF	_____	014-INS INSULATION Comments1: ABBY 630-365-7229					12/23/2020
BC	_____	008-ELS ELECTRIC SERVICE	20201299	903 GILLESPIE LN	117		12/02/2020
PR	_____	009-RFR ROUGH FRAMING					12/21/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/21/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/21/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/21/2020
BF	_____	013-INS INSULATION Comments1: ABBY 630-365-7229					12/20/2030
PR	_____	007-UGE UNDERGROUND ELECTRIC	20201313	910 GILLESPIE LN	136	12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20201314	908 GILLESPIE LN	135	12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20201315	906 GILLESPIE LN	134	12/14/2020	

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PR	_____	007-UGE UNDERGROUND ELECTRIC	20201316	904 GILLESPIE LN	133	12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20201317	902 GILLESPIE LN	132	12/14/2020	
PR	_____	007-UGE UNDERGROUND ELECTRIC	20201318	900 GILLESPIE LN	131	12/14/2020	
BC	_____	002-FIN FINAL INSPECTION	20201321	861 GREENFIELD TURN	44		12/15/2020
BC	_____	006-BSM BASEMENT FLOOR	20201337	971 BLACKBERRY SHORE LN	31		12/08/2020
BF	_____	003-REL ROUGH ELECTRICAL Comments1: JOE 630-988-2171	20201351	308 WALNUT ST			12/07/2020
BF	_____	004-RFR ROUGH FRAMING					12/07/2020
PR	_____	005-INS INSULATION					12/22/2020
PR	_____	008-RFR ROUGH FRAMING	20201354	541 OMAHA DR	5		12/21/2020
PR	_____	009-REL ROUGH ELECTRICAL					12/21/2020
PR	_____	010-RMC ROUGH MECHANICAL					12/21/2020
PR	_____	011-PLR PLUMBING - ROUGH					12/21/2020
BC	_____	009-STP STOOP	20201356	638 MANCHESTER LN	382		12/01/2020
BC	_____	AM 010-WKS PUBLIC & SERVICE WALKS Comments1: COMEX 847-551-9066					12/08/2020
BF	_____	011-FEM ROUGH FRM, ELE, MECH					12/18/2020
PBF	_____	012-PLR PLUMBING - ROUGH					12/18/2020
PR	_____	013-INS INSULATION					12/22/2020
BC	_____	010-STP STOOP	20201357	620 MANCHESTER LN	383		12/01/2020
BC	_____	AM 011-WKS PUBLIC & SERVICE WALKS Comments1: COMEX 847-551-9066					12/08/2020
BC	_____	012-RFR ROUGH FRAMING					12/14/2020
BC	_____	013-REL ROUGH ELECTRICAL					12/14/2020
BC	_____	014-RMC ROUGH MECHANICAL					12/14/2020
PR	_____	015-PLR PLUMBING - ROUGH					12/14/2020

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BC	_____	016-INS INSULATION					12/16/2020
BC	_____	PM 011-STP STOOP	20201358	544 MANCHESTER LN	388		12/08/2020
PR	_____	012-RFR ROUGH FRAMING					12/28/2020
PR	_____	013-REL ROUGH ELECTRICAL					12/28/2020
PR	_____	014-RMC ROUGH MECHANICAL					12/28/2020
PR	_____	015-PLR PLUMBING - ROUGH					12/28/2020
BC	_____	016-INS INSULATION					12/30/2020
BC	_____	AM 004-GAR GARAGE FLOOR	20201361	1624 SHETLAND LN	44		12/07/2020
BC	_____	AM 005-STP STOOP					12/07/2020
BF	_____	006-FEM ROUGH FRM, ELE, MECH					12/16/2020
PBF	_____	007-PLR PLUMBING - ROUGH					12/16/2020
BF	_____	008-INS INSULATION					12/18/2020
PR	_____	007-REL ROUGH ELECTRICAL	20201362	2010 WHITEKIRK LN	52		12/07/2020
PR	_____	008-RFR ROUGH FRAMING					12/07/2020
PR	_____	009-RMC ROUGH MECHANICAL					12/07/2020
PR	_____	010-PLR PLUMBING - ROUGH					12/07/2020
BC	_____	011-INS INSULATION					12/09/2020
BC	_____	012-STP STOOP					12/11/2020
PR	_____	011-RFR ROUGH FRAMING	20201363	2028 WHITEKIRK LN	49		12/03/2020
PR	_____	012-REL ROUGH ELECTRICAL					12/03/2020
PR	_____	013-RMC ROUGH MECHANICAL					12/03/2020
PR	_____	014-PLR PLUMBING - ROUGH					12/03/2020
BC	_____	015-INS INSULATION					12/08/2020
BC	_____	AM 016-GAR GARAGE FLOOR					12/07/2020

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BC	_____	017-STP STOOP					12/11/2020
BC	_____	007-BSM BASEMENT FLOOR	20201364	1912 WREN RD	2		12/03/2020
BC	_____	AM 008-GAR GARAGE FLOOR					12/07/2020
BC	_____	AM 009-STP STOOP Comments1: FRONT STOOP					12/07/2020
PR	_____	010-RFR ROUGH FRAMING					12/28/2020
PR	_____	011-REL ROUGH ELECTRICAL					12/28/2020
PR	_____	012-RMC ROUGH MECHANICAL					12/28/2020
PR	_____	013-PLR PLUMBING - ROUGH					12/28/2020
BC	_____	014-INS INSULATION					12/30/2020
BC	_____	009-RFR ROUGH FRAMING	20201365	1931 WREN RD	16		12/02/2020
BC	_____	010-REL ROUGH ELECTRICAL					12/02/2020
BC	_____	011-RMC ROUGH MECHANICAL Comments1: 1ST FLOOR HALF BATH VENT FAN EXHAUSTS WI Comments2: THIN 3' OF FRONT DOOR, REINSPECT AT INS Comments3: ULATION					12/02/2020
PBF	_____	012-PLR PLUMBING - ROUGH Comments1: KHOV TODD 630-200-7660					12/02/2020
BC	_____	013-INS INSULATION					12/04/2020
BC	_____	014-STP STOOP					12/07/2020
BF	_____	PM 002-FOU FOUNDATION Comments1: MIDWEST 815-839-8175	20201380	2085 SQUIRE CIR	216		12/04/2020
BF	_____	AM 003-BKF BACKFILL Comments1: MIDWEST 815-839-8175					12/09/2020
PR	_____	004-WAT WATER					12/10/2020
PBF	_____	005-PLU PLUMBING - UNDERSLAB Comments1: 331-223-6615				12/23/2020	
BF	_____	006-BSM BASEMENT FLOOR Comments1: 815-839-8175					12/23/2020

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BF	_____	010-RFR ROUGH FRAMING	20201381	2001 SQUIRE CIR	203		12/09/2020
BF	_____	011-REL ROUGH ELECTRICAL					12/09/2020
BF	_____	012-RMC ROUGH MECHANICAL					12/09/2020
PBF	_____	013-PLR PLUMBING - ROUGH					12/09/2020
BC	_____	014-INS INSULATION					12/14/2020
PR	_____	009-SUM SUMP	20201384	602 COACH RD	402		12/07/2020
BC	_____	015-STP STOOP					12/17/2020
PR	_____	007-SUM SUMP	20201413	562 COACH RD	406		12/07/2020
PR	_____	009-SUM SUMP	20201414	574 COACH RD	405		12/07/2020
BC	_____	010-STP STOOP					12/17/2020
PR	_____	009-RFR ROUGH FRAMING	20201439	4477 E MILLBROOK CIR	232		12/17/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/17/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/17/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/17/2020
BC	_____	013-INS INSULATION					12/21/2020
BF	_____	014-INS INSULATION	20201440	4476 E MILLBROOK CIR	237		12/02/2020
PR	_____	008-REL ROUGH ELECTRICAL	20201442	1172 TAUS CIR	125		12/29/2020
PR	_____	009-RFR ROUGH FRAMING					12/29/2020
PR	_____	010-RMC ROUGH MECHANICAL					12/29/2020
PR	_____	011-PLR PLUMBING - ROUGH					12/29/2020
PR	_____	PM 012-INS INSULATION					12/31/2020
BC	_____	009-STP STOOP	20201460	2025 SQUIRE CIR	206		12/16/2020
BF	_____	010-FEM ROUGH FRM, ELE, MECH					12/23/2020
		Comments1: JIM 331-223-6615					
PBF	_____	011-PLR PLUMBING - ROUGH					12/23/2020
		Comments1: 331-223-6615					

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BC	_____	012-INS INSULATION					12/29/2020
PR	_____	010-RFR ROUGH FRAMING	20201468	801 FREEMONT ST	46		12/10/2020
PR	_____	011-REL ROUGH ELECTRICAL Comments1: WIRE NEEDS 6" OF SLACK TO THE LEFT OF SL Comments2: IDING DOOR, SEE NOTE ON STUD					12/10/2020
PR	_____	012-RMC ROUGH MECHANICAL					12/10/2020
PR	_____	013-PLR PLUMBING - ROUGH					12/10/2020
BC	_____	014-INS INSULATION					12/15/2020
BC	_____	014-INS INSULATION	20201481	820 ALEXANDRA LN	30		12/02/2020
PBF	_____	006-PLU PLUMBING - UNDERSLAB Comments1: 847-456-8082	20201491	569 MANCHESTER LN	397		12/02/2020
BC	_____	007-BSM BASEMENT FLOOR					12/04/2020
BC	_____	008-GAR GARAGE FLOOR					12/04/2020
PR	12:00	009-SUM SUMP Comments1: CANCELLED				12/14/2020	
PBF	_____	010-SUM SUMP Comments1: LATE AM PLEASE 630-387-2001				12/18/2020	
PR	_____	009-RFR ROUGH FRAMING	20201503	2688 PATRIOT CT	220		12/17/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/17/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/17/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/17/2020
BC	_____	013-INS INSULATION					12/21/2020
PR	_____	008-SUM SUMP	20201526	2263 FAIRFAX WAY	375		12/07/2020
BC	_____	012-EPW ENGINEERING- PUBLIC WALK	20201527	2832 SHERIDAN CT	197		12/03/2020
EEI	_____ AM	013-ADA ADA ACCESSIBLE WALK WAY					12/04/2020
BC	_____	004-BKF BACKFILL	20201540	807 FREEMONT ST	43		12/01/2020
PR	_____	004-PLU PLUMBING - UNDERSLAB	20201543	2021 WHITEKIRK LN	74	12/07/2020	

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PR	_____	AM 005-WAT WATER					12/14/2020
PR	_____	AM 006-SEW SEWER INSPECTION					12/14/2020
PR	_____	005-BSM BASEMENT FLOOR	20201544	1712 CALLANDER TR	55		12/03/2020
PR	_____	006-GAR GARAGE FLOOR					12/03/2020
BC	_____	AM 007-STP STOOP Comments1: FRONT & REAR					12/09/2020
PR	_____	008-SEW SEWER INSPECTION					12/31/2020
PR	_____	009-WAT WATER					12/31/2020
PR	_____	005-BSM BASEMENT FLOOR	20201545	2051 WHITEKIRK LN	77		12/03/2020
PR	_____	006-GAR GARAGE FLOOR					12/03/2020
BC	_____	AM 007-STP STOOP Comments1: FRONT & REAR					12/09/2020
PR	_____	AM 008-WAT WATER				12/14/2020	
PR	_____	AM 009-SEW SEWER INSPECTION				12/14/2020	
BC	_____	AM 008-STP STOOP Comments1: FRONT & REAR	20201546	2041 WREN RD	27		12/09/2020
PR	_____	009-RFR ROUGH FRAMING					12/29/2020
PR	_____	010-REL ROUGH ELECTRICAL					12/29/2020
PR	_____	011-RMC ROUGH MECHANICAL					12/29/2020
PR	_____	012-PLR PLUMBING - ROUGH					12/29/2020
BC	_____	013-INS INSULATION					12/31/2020
BC	_____	006-BSM BASEMENT FLOOR	20201547	1702 CALLANDER TR	54		12/04/2020
BC	_____	AM 007-STP STOOP Comments1: FRONT & REAR					12/09/2020
GH	_____	002-FIN FINAL INSPECTION	20201556	821 GREENFIELD TURN	52		12/10/2020
BC	_____	003-FIN FINAL INSPECTION	20201576	961 OMAHA DR	26		12/07/2020

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BF	_____	AM 003-BKF BACKFILL Comments1: MIDWEST 815-839-8175	20201581	2089 SQUIRE CIR	217		12/04/2020
PR	_____	004-WAT WATER					12/08/2020
PR	_____	005-PLU PLUMBING - UNDERSLAB					12/17/2020
PR	_____	004-WAT WATER	20201582	2786 GAINS CT	187		12/03/2020
PR	_____	005-BKF BACKFILL					12/03/2020
PR	_____	006-PLU PLUMBING - UNDERSLAB					12/14/2020
BC	_____	PM 007-BSM BASEMENT FLOOR					12/14/2020
BC	_____	AM 002-FOU FOUNDATION	20201583	2798 GAINS CT	184		12/03/2020
PR	_____	003-BKF BACKFILL					12/08/2020
PR	_____	004-WAT WATER					12/08/2020
PR	_____	005-PLU PLUMBING - UNDERSLAB					12/17/2020
BC	_____	001-FTG FOOTING	20201584	545 MANCHESTER LN	395		12/03/2020
PR	_____	002-SUM SUMP					12/07/2020
BF	_____	PM 003-FOU FOUNDATION Comments1: PM - COMEX 847-551-9066					12/07/2020
BC	_____	AM 004-BKF BACKFILL					12/09/2020
PR	_____	AM 005-SEW SEWER INSPECTION Comments1: CANCELLED				12/14/2020	
PR	_____	AM 006-WAT WATER Comments1: CANCELLED				12/14/2020	
PBF	_____	008-PLU PLUMBING - UNDERSLAB Comments1: 224-325-9199					12/23/2020
BC	_____	001-FTG FOOTING	20201585	568 MANCHESTER LN	386		12/03/2020
BC	_____	002-FOU FOUNDATION					12/04/2020
BC	_____	003-BKF BACKFILL					12/08/2020
PR	_____	004-SEW SEWER INSPECTION				12/11/2020	

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PR	_____	005-WAT WATER				12/11/2020	
PBF	_____	006-PLU PLUMBING - UNDERSLAB Comments1: 224-325-9199					12/23/2020
BC	_____	PM 001-FTG FOOTING	20201612	2033 SQUIRE CIR	207		12/29/2020
BC	_____	PM 001-FTG FOOTING	20201628	520 MANCHESTER LN	390		12/15/2020
BC	_____	002-FOU FOUNDATION					12/21/2020
BF	_____	003-BKF BACKFILL Comments1: COMEX 847-551-9066					12/23/2020
GH	_____	002-FIN FINAL INSPECTION	20201636	711 GREENFIELD TURN	68		12/10/2020
GH	09:30	002-ROF ROOF UNDERLAYMENT ICE & W Comments1: GARAGE ROOF	20201652	508 W RIDGE ST			12/10/2020
BC	_____	001-FIN FINAL INSPECTION	20201657	2106 MEADOWVIEW LN	20		12/22/2020
PBF	_____	007-PLU PLUMBING - UNDERSLAB Comments1: 847-456-8082	20201665	2423 WYTHE PL	2		12/02/2020
BC	_____	008-BSM BASEMENT FLOOR					12/04/2020
BC	_____	009-GAR GARAGE FLOOR					12/04/2020
BC	_____	003-BKF BACKFILL	20201666	2427 WYTHE PL	3		12/22/2020
PBF	_____	004-ESW ENGINEERING - SEWER / WAT Comments1: 630-387-2001					12/23/2020
BF	_____	PM 002-FOU FOUNDATION Comments1: COMEX 847-551-9066	20201667	2435 WYTHE PL	4		12/18/2020
BC	_____	003-BKF BACKFILL					12/22/2020
GH	_____	002-FIN FINAL INSPECTION	20201675	483 PARKSIDE LN	108		12/10/2020
GH	_____	001-FIN FINAL INSPECTION	20201683	1836 ASTER DR	113		12/15/2020
GH	10:30	002-FIN FINAL INSPECTION Comments1: NO VENTS ON LOWER ROOF OR SUNROOM, GAP I Comments2: N DRIP EDGE UPPER GABLE AT CORNER LEFT S Comments3: IDE OF HOUSE, DIP IN SUNROOM ROOF	20201684	258 WALSH CIR	112		12/15/2020
BC	_____	001-RFR ROUGH FRAMING	20201685	3187 MATLOCK DR	663		12/28/2020

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

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BC	_____	002-REL ROUGH ELECTRICAL					12/28/2020
BF	_____	AM 001-FTG FOOTING Comments1: MIDWEST 815-839-8175	20201688	2007 SQUIRE CIR	204		12/09/2020
BC	_____	002-FOU FOUNDATION					12/10/2020
PR	_____	003-WAT WATER					12/15/2020
BC	_____	AM 004-BKF BACKFILL					12/15/2020
PR	_____	005-PLU PLUMBING - UNDERSLAB					12/28/2020
BC	_____	AM 006-BSM BASEMENT FLOOR					12/30/2020
BC	_____	PM 001-PPS PRE-POUR, SLAB ON GRADE Comments1: CANCELLED	20201694	42 W COUNTRYSIDE PKWY		12/11/2020	
BC	_____	PM 002-PPS PRE-POUR, SLAB ON GRADE					12/16/2020
BC	_____	001-FIN FINAL INSPECTION	20201696	4575 CAMDEN LN C	453		12/02/2020
PBF	_____	006-PLU PLUMBING - UNDERSLAB Comments1: 847-456-8082	20201697	2411 WYTHE PL	1		12/02/2020
BC	_____	007-BSM BASEMENT FLOOR					12/04/2020
BC	_____	008-GAR GARAGE FLOOR					12/04/2020
BC	_____	001-FTG FOOTING	20201698	546 COACH RD	407		12/28/2020
BC	_____	AM 002-FOU FOUNDATION					12/30/2020
BC	_____	PM 001-FTG FOOTING	20201699	2281 FAIRFAX WAY	373		12/15/2020
BF	_____	AM 002-FOU FOUNDATION Comments1: COMEX 847-551-9066					12/23/2020
BC	_____	AM 003-BKF BACKFILL					12/29/2020
GH	11:00	001-PHF POST HOLE - FENCE	20201704	461 HAZELTINE WAY			12/21/2020
BC	_____	004-BKF BACKFILL Comments1: BRACE BACK WALL	20201705	814 ALEXANDRA LN	27		12/08/2020
BC	_____	003-BKF BACKFILL	20201706	1162 CLEARWATER DR	245		12/02/2020
BC	_____	AM 004-FOU FOUNDATION Comments1: EARLY AM RSS 630-546-0735	20201707	1282 DEERPATH DR	228		12/01/2020

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BC	_____	005-BKF BACKFILL					12/04/2020
BC	_____	AM 002-FOU FOUNDATION	20201708	2045 WHITEKIRK LN	76		12/03/2020
BC	_____	003-BKF BACKFILL					12/09/2020
PR	_____	AM 004-WAT WATER					12/14/2020
PR	_____	AM 005-SEW SEWER INSPECTION					12/14/2020
BC	_____	003-BKF BACKFILL	20201709	2033 WHITEKIRK LN	75		12/04/2020
PR	_____	004-PLU PLUMBING - UNDERSLAB					12/07/2020
PR	_____	AM 005-WAT WATER					12/14/2020
PR	_____	AM 006-SEW SEWER INSPECTION					12/14/2020
BC	_____	002-FOU FOUNDATION	20201710	1726 CALLANDER TR	57		12/09/2020
BC	_____	003-BKF BACKFILL					12/16/2020
PR	_____	004-SEW SEWER INSPECTION					12/31/2020
PR	_____	005-WAT WATER					12/31/2020
GH	_____	001-ROF ROOF UNDERLAYMENT ICE & W	20201711	861 PRAIRIE CROSSING DR	172	12/08/2020	
		Comments1: CANCEL-SHOWALTER					
PR	_____	005-PLU PLUMBING - UNDERSLAB	20201713	2810 SHERIDAN CT	202	12/08/2020	
BF	_____	009-FEM ROUGH FRM, ELE, MECH				12/30/2020	
PBF	_____	010-PLR PLUMBING - ROUGH				12/30/2020	
BC	_____	002-FIN FINAL INSPECTION	20201720	805 BRISTOL AVE			12/11/2020
		Comments1: SCREEN PORCH					
BC	_____	AM 002-FOU FOUNDATION	20201734	1198 HAWK HOLLOW DR	2772		12/03/2020
BC	_____	AM 003-BKF BACKFILL					12/09/2020
		Comments1: JESUS 630-453-9281					
PR	_____	PM 004-SEW SEWER INSPECTION					12/10/2020
PR	_____	PM 005-WAT WATER					12/10/2020
PBF	_____	006-SUM SUMP				12/18/2020	
		Comments1: LATE AM PLEASE 630-387-2001					

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BC	_____	AM 002-FOU FOUNDATION	20201735	1196 HAWK HOLLOW DR	2772		12/03/2020
BC	_____	AM 003-BKF BACKFILL					12/09/2020
PR	_____	PM 004-SEW SEWER INSPECTION					12/10/2020
PR	_____	PM 005-WAT WATER					12/10/2020
PBF	_____	006-SUM SUMP				12/18/2020	
		Comments1: LATE AM PLEASE 630-387-2001					
BC	09:30	001-FIN FINAL INSPECTION	20201737	2800 N BRIDGE ST		12/07/2020	
BC	_____	001-FTG FOOTING	20201740	2041 SQUIRE CIR	209		12/22/2020
BC	_____	AM 002-FOU FOUNDATION					12/28/2020
BC	_____	AM 003-BKF BACKFILL					12/30/2020
PR	_____	001-RFR ROUGH FRAMING	20201745	702 S MAIN ST			12/07/2020
PR	_____	002-REL ROUGH ELECTRICAL					12/07/2020
PR	_____	003-PLR PLUMBING - ROUGH					12/07/2020
BC	_____	004-INS INSULATION					12/14/2020
BF	_____	003-FIN FINAL INSPECTION	20201748	1077 CANARY AVE	251		12/07/2020
		Comments1: GARAGE DOOR 630-723-1546					
BC	_____	001-FTG FOOTING	20201750	2275 FAIRFAX WAY	374		12/22/2020
BC	_____	002-FOU FOUNDATION					12/28/2020
BC	_____	001-FTG FOOTING	20201758	1194 HAWK HOLLOW DR	278-1		12/21/2020
BC	_____	001-FTG FOOTING	20201759	1192 HAWK HOLLOW DR	278-2		12/21/2020
PR	_____	PM 001-WAT WATER	20201768	1995 MEADOWLARK CT	111		12/14/2020
PR	_____	PM 002-SEW SEWER INSPECTION					12/14/2020
BC	_____	003-FTG FOOTING					12/17/2020
BC	_____	004-FOU FOUNDATION					12/22/2020
BC	_____	001-FTG FOOTING	20201774	1732 CALLANDER TR	58		12/21/2020

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INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
BC	_____	AM 002-FOU FOUNDATION					12/29/2020
BC	11:30	001-PHF POST HOLE - FENCE	20201780	1171 BLACKBERRY SHORE LN	51		12/07/2020
GH	_____	001-PHF POST HOLE - FENCE Comments1: 2 HOLES NOT 36" - NEED TO BE CLEANED OUT	20201781	801 ADRIAN ST			12/04/2020
GH	_____	AM 002-PHF POST HOLE - FENCE Comments1: NEED POSTHOLES AT HOUSE/FOUNDATION. SPOK Comments2: E TO CONTRACTOR NICK					12/10/2020
GH	10:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201789	407 WALSH CIR			12/01/2020
GH	12:00	002-ROF ROOF UNDERLAYMENT ICE & W	20201797	311 DRAYTON CT			12/02/2020
GH	10:30	001-ROF ROOF UNDERLAYMENT ICE & W	20201807	601 SUTTON ST	160		12/02/2020
GH	13:30	001-PHF POST HOLE - FENCE	20201808	2186 MEADOWVIEW LN	16		12/09/2020
GH	12:30	001-ROF ROOF UNDERLAYMENT ICE & W	20201811	855 HALEY CT	111		12/04/2020
GH	11:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201812	612 SUTTON ST	164		12/04/2020
BC	11:00	001-FIN FINAL INSPECTION	20201814	253 WALSH CIR	33		12/04/2020
BC	11:00	002-FEL FINAL ELECTRIC					12/04/2020
GH	11:30	001-PHF POST HOLE - FENCE	20201815	1198 HOMESTEAD DR	49		12/10/2020
BC	_____	001-FTG FOOTING	20201820	3178 JUSTICE DR	602		12/22/2020
BC	_____	001-FTG FOOTING	20201821	3188 JUSTICE DR	600		12/21/2020
BC	_____	001-FTG FOOTING	20201826	3182 JUSTICE DR	601		12/22/2020
BC	11:30	001-ROF ROOF UNDERLAYMENT ICE & W	20201827	619 GREENFIELD TURN	71		12/07/2020
GH	12:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201829	418 ELM ST			12/09/2020
GH	_____	001-ROF ROOF UNDERLAYMENT ICE & W Comments1: CANCELLED	20201830	2053 KINGSMILL CT	154	12/03/2020	
GH	12:00	002-ROF ROOF UNDERLAYMENT ICE & W					12/04/2020
PR	_____	001-SEW SEWER INSPECTION	20201832	816 ALEXANDRA LN	28		12/17/2020
PR	_____	002-WAT WATER					12/17/2020

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INSPECTIONS SCHEDULED FROM 12/01/2020 TO 12/31/2020

INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
BF	_____	003-FTG FOOTING Comments1: 630-546-8057					12/18/2020
BC	_____	004-FOU FOUNDATION					12/22/2020
GH	11:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201836	503 COLTON ST			12/08/2020
GH	12:00	001-PHF POST HOLE - FENCE	20201837	2197 BLUEBIRD LN	240		12/15/2020
GH	11:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201841	2454 WAVERLY CIR	239		12/04/2020
BC	12:00	001-ROF ROOF UNDERLAYMENT ICE & W	20201848	2002 DEERPOINT LN			12/14/2020
BF	09:30	001-FTG FOOTING Comments1: RICH 630-273-5932	20201850	1091 BLACKBERRY SHORE LN	43		12/18/2020
BC	_____	002-FOU FOUNDATION					12/28/2020
BC	_____ PM	001-FIN FINAL INSPECTION	20201851	528 W BARBERRY CIR	71		12/29/2020
BC	_____	002-FEL FINAL ELECTRIC					12/29/2020
GH	12:00	001-ROF ROOF UNDERLAYMENT ICE & W Comments1: RIGHT SIDE ONLY	20201852	832 GREENFIELD TURN	153		12/09/2020
GH	12:00	002-ROF ROOF UNDERLAYMENT ICE & W Comments1: BACK ONLY					12/10/2020
BC	12:30	003-ROF ROOF UNDERLAYMENT ICE & W					12/14/2020
GH	10:30	001-ROF ROOF UNDERLAYMENT ICE & W	20201855	4662 PLYMOUTH AVE	985		12/10/2020
BC	_____ AM	001-STP STOOP	20201856	1955 SUNNY DELL CT	89		12/10/2020
GH	15:00	001-PHF POST HOLE - FENCE	20201857	635 HAYDEN DR	73		12/18/2020
GH	_____	002-FIN FINAL INSPECTION					12/23/2020
BC	_____ AM	002-FOU FOUNDATION	20201859	1742 CALLANDER TR	60		12/28/2020
BC	_____ AM	003-BKF BACKFILL				12/31/2020	
GH	11:00	001-PHF POST HOLE - FENCE	20201865	923 WESTERN LN	91		12/23/2020
GH	10:30	001-ROF ROOF UNDERLAYMENT ICE & W	20201872	1852 ASTER DR	114		12/18/2020
BC	13:00	001-OCC OCCUPANCY INSPECTION	20201880	210 COMMERCIAL DR C	11		12/29/2020

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BC	09:30	001-PHF POST HOLE - FENCE	20201883	735 KENTSHIRE DR	136		12/29/2020

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INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE

PERMIT TYPE SUMMARY:		CCO COMMERCIAL OCCUPANCY PERMIT			1		
		CRM COMMERCIAL REMODEL			4		
		DCK DECK			1		
		FNC FENCE			11		
		GAR GARAGE			5		
		IGP IN-GROUND POOL			1		
		MIS MISCELLANEOUS			3		
		MSC MISCELLANEOUS			3		
		PTO PATIO / PAVERS			1		
		REM REMODEL			5		
		ROF ROOFING			29		
		SFA SINGLE-FAMILY ATTACHED			100		
		SFD SINGLE-FAMILY DETACHED			335		
		SHD SHED/ACCESSORY BUILDING			4		
		SLF SOLAR FARM			2		
		SOL SOLAR PANELS			6		
		WIN WINDOW REPLACEMENT			1		
INSPECTION SUMMARY:		ADA ADA ACCESSIBLE WALK WAY			3		
		BGS BASEMENT GARAGE STOOPS			4		
		BKF BACKFILL			23		
		BSM BASEMENT FLOOR			16		
		EFL ENGINEERING - FINAL INSPECTION			17		
		ELS ELECTRIC SERVICE			6		
		EPW ENGINEERING- PUBLIC WALK			2		
		ESW ENGINEERING - SEWER / WATER			1		
		FEL FINAL ELECTRIC			22		
		FEM ROUGH FRM, ELE, MECH			5		
		FIN FINAL INSPECTION			44		
		FME FINAL MECHANICAL			18		
		FOU FOUNDATION			22		
		FTG FOOTING			18		
		GAR GARAGE FLOOR			9		
		INS INSULATION			32		
		OCC OCCUPANCY INSPECTION			1		
		PHF POST HOLE - FENCE			10		
		PLF PLUMBING - FINAL OSR READY			19		
		PLR PLUMBING - ROUGH			28		
		PLU PLUMBING - UNDERSLAB			15		
		PPS PRE-POUR, SLAB ON GRADE			3		
		PWK PRIVATE WALKS			5		
		REI REINSPECTION			4		
		REL ROUGH ELECTRICAL			25		
		RFR ROUGH FRAMING			25		
		RMC ROUGH MECHANICAL			22		
		ROF ROOF UNDERLAYMENT ICE & WATER			19		
		SEW SEWER INSPECTION			12		

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INSPECTOR	TIME	TYPE OF INSPECTION	PERMIT	ADDRESS	LOT	SCHED. DATE	COMP. DATE
		STP STOOP			24		
		SUM SUMP			15		
		TRN TRENCH - (GAS, ELECTRIC, ETC)			1		
		UGE UNDERGROUND ELECTRIC			14		
		WAT WATER			19		
		WK SERVICE WALK			4		
		WKS PUBLIC & SERVICE WALKS			5		
INSPECTOR SUMMARY:		BC BOB CREADEUR			173		
		BF B&F INSPECTOR CODE SERVICE			41		
		EEI ENGINEERING ENTERPRISES			21		
		GH GINA HASTINGS			35		
		PBF BF PLUMBING INSPECTOR			23		
		PR PETER RATOS			219		
STATUS SUMMARY:	A	GH			1		
	A	PR			3		
	C	BC			12		
	C	BF			4		
	C	EEI			9		
	C	GH			6		
	C	PR			42		
	I	BC			156		
	I	BF			37		
	I	EEI			5		
	I	GH			28		
	I	PBF			23		
	I	PR			152		
	T	BC			5		
	T	EEI			7		
	T	PR			22		
REPORT SUMMARY:					512		



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #3

Tracking Number

EDC 2021-11

Agenda Item Summary Memo

Title: Property Maintenance Report for December 2020

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Informational

Council Action Requested: None

Submitted by: Pete Ratos Community Development
Name Department

Agenda Item Notes:



Memorandum

To: Economic Development Committee
From: Pete Ratos, Code Official
CC: Bart Olson, Krysti Barksdale-Noble, Lisa Pickering
Date: January 4, 2021
Subject: November Property Maintenance

Property Maintenance Report December 2020

Adjudication:

There was 1 Property Maintenance case heard in December.

12/14/2020

N 4254	471 E Kennedy Rd	Building Code Permits	Dismissed
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Case Report

12/01/2020 - 12/31/2020

Case #	Case Date	ADDRESS OF COMPLAINT	TYPE OF VIOLATION	STATUS	VIOLATION LETTER SENT	FOLLOW UP STATUS	CITATION ISSUED
20200515	12/30/2020	1145 N Bridge St	Not sufficient heat in building	CLOSED			
20200514	12/30/2020	2568 Emerald Ln	Neighbors Car Parked in Street After Snowfall	CLOSED		COMPLIANT	
20200513	12/29/2020	Gillespie Ln	Junk, Trash & Refuse	IN VIOLATION			
20200512	12/21/2020	206 Heustis St	Dead Tree	IN VIOLATION	12/22/2020		
20200511	12/21/2020	Gleneagle & Whitekirk	Dumpster in Street	CLOSED		COMPLIANT	
20200510	12/16/2020	891 Hampton Ln	Unsafe Structure	IN VIOLATION			
20200509	12/15/2020	Behind 591 Windett Ridge	Junk, Trash & Refuse	CLOSED		COMPLIANT	
20200508	12/11/2020	602 Teri Ln	Pallets stored in street	CLOSED		COMPLIANT	
20200507	12/4/2020	1207 Evergreen Ln	Trailer	IN VIOLATION			
20200506	12/9/2020	510 W Hydraulic Ave	Junk, Trash & Refuse	CLOSED	12/9/2020	COMPLIANT	
20200505	12/8/2020	305 Colton St	Junk, Trash & Refuse	CLOSED		COMPLIANT	
20200504	12/8/2020	308 Ryan Ct	Trucks/Cars Cutting Through Vacant Property	PENDING		COMPLIANT	

20200503	12/4/2020	Caledonia Subdivision	Garbage Truck Noise	CLOSED		COMPLIANT	
20200502	12/2/2020	507 W Madison St	Vehicle Parking	CLOSED		COMPLIANT	
20200501	12/2/2020	1824 B Country Hills	Junk, Trash & Refuse	CLOSED		COMPLIANT	
20200500	12/2/2020	2005 Old Glory Ct	Working without a Permit	REPEAT COMPLAINT			
20200499	12/2/2020	609 Greenfield Turn	Roof still has tarp from storm damage	CLOSED		COMPLIANT	
20200498	12/2/2020	1594 Walsh Dr	Working without a Permit	IN VIOLATION			

Total Records: 18

1/4/2021



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #4

Tracking Number

EDC 2021-12

Agenda Item Summary Memo

Title: Economic Development Report for January 2021

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: _____

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: Informational

Council Action Requested: None

Submitted by: Bart Olson Administration
Name Department

Agenda Item Notes:



651 Prairie Pointe Drive, Suite 102 • Yorkville, Illinois • 60560

Phone 630-553-0843 • FAX 630-553-0889

Monthly Report – for February 2021 EDC Meeting of the United City of Yorkville

January 2021 Activity

COVID-19:

- Continuously working with the Small Business Development Center (SBDC), the State of Illinois (DCEO), the State of Illinois Treasurer's Office, and the Small Business Administration (SBA); to collect information for the business community on loans, grants and other programs of assistance.
- **The Downstate Small Business Stabilization Program (DSBSP)** has offered a unique opportunity to our business community through the State of Illinois. That application, and overall process is quite lengthy. We have a total of 28 businesses who have moved forward in applying for this grant, which could result in up to \$25,000 for the awardee. The State of Illinois has completed the review of the grants that we submitted and Yorkville has a total of **16 winners** for a total dollar amount of **\$334,250**. We are still working through these grants, and hope to see funding from the State within the next month.
- With the new Federal Stimulus bill, there will be another round of **PPP Grants**. Information is being released now, but is also changing. I will continue to work with our business community in an effort to provide information, that we receive on both federal and state programs, as it becomes available.
- Continue to work with the Yorkville Chamber to drive information about our local business and the changing regulations during the Covid19 pandemic.
- Locate other grant programs through associations and other organizations, that may assist employees of certain business, and assist in getting information out to these businesses and their employees.
- Personally, spoke with other businesses owners to collect data to assist in City of Yorkville for planning purposes, as requested.
- Participate in weekly tele-conferences with my colleagues from the SBDC, other municipalities of our County, and Kendall County representative to discuss programs, challenges, best practices, and general information.
- Identified, promoted and participated in a variety of Webinars that provided information on various assistance programs, at all levels.
- Work with Yorkville restaurants to prepare for spring openings.

New Development:

- Kendall Marketplace: **Signature Fitness**...Owner remains committed to Yorkville location. Opening will take place early in 2021. Moving to Phase 4 certainly helps this opening become a reality.
- Kendall Marketplace: Shopping Center owner has decided to build a multi-tenant building on a front out lot (near Target). There has been a great deal of interest in such a building. Working with 3 potential tenants. While I am not able to share specifics, I can share that all would be great additions to the center and to Yorkville. Construction will begin in 2021.
- Yorkville resident and entrepreneur Yonas Hagos is joining forces with other Yorkville residents Brandon Partridge and Joe Porretta to become the new owners of BlackStone Bar & Grill. The partners have begun to remodel the establishment, and create an outdoor patio area. More information will follow, as it becomes available. Business name will change to **"Silver Fox"**. Soft opening to take place around Valentine's Day.
- **Juicehead Smoothie Bar** will be opening at 211 S. Bridge Street (former Mongo 211 space), in Yorkville's downtown. This is a new concept of Minor Threat Restaurant Group.
- Continue to work City on planning for new City Hall and Municipal Facility at Prairie Pointe.

Respectfully submitted,

Lynn Dubajic
651 Prairie Pointe Drive, Suite 102
Yorkville, IL 60560
lynn@dlkllc.com
630-209-7151 cell



Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Purchasing Manger	<input type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>

Agenda Item Number

New Business #5

Tracking Number

EDC 2021-13

Agenda Item Summary Memo

Title: Kendall County Intergovernmental Agreement Renewal – Inspection Services

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: Annual renewal of the Intergovernmental Agreement between the United City of Yorkville and Kendall County related to building & plumbing inspection services.

Council Action Previously Taken:

Date of Action: 2/14/2019 Action Taken: Approval of Renewed Agreement

Item Number: _____

Type of Vote Required: Majority

Council Action Requested: Approval

Submitted by: Krysti J. Barksdale-Noble Community Development
Name Department

Agenda Item Notes:

See attached memo.



Memorandum

To: Economic Development Committee
From: Krysti J. Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Pete Ratos, Building Code Official
Date: January 15, 2021
Subject: **Renewed Kendall County Intergovernmental Agreement**
Reciprocal Building Inspection and Plumbing Inspection Services

Summary

In May 2013, the City approved Resolution 2013-13 which executed an intergovernmental agreement between the City of Yorkville and Kendall County for shared building inspection services, on an as need basis, for a term of three (3) years. And in 2014, the City approved an amendment to the agreement which added shared plumbing services via Resolution 2014-34 and a renewal to this agreement was approved in March 2016 via Resolution 2016-08; Resolution 2017-15 in March 2017; Resolution 2018-05 in March 2018; and Resolution 2019-11 in March 2019. Each extending the reciprocal service for an additional year. Last year's agreement renewal was approved via Res. 2020-08.

Although the City now outsources a portion of its inspection services to B&F, staff feels this arrangement has worked very well for both the County and the City over the last seven (7) years. The following chart illustrates the number of reciprocal inspections conducted by each governmental entity for calendar years 2016, 2016, 2018, 2019 and 2020:

	2016	2017	2018	2019	2020
Kendall County inspections conducted by City	148	23	40	5	3
City inspections conducted by Kendall County	58	11	0	0	0

Since the existing agreement is set to expire on February 18, 2021, the proposed attached draft agreement is intended to continue the existing shared services agreement for an additional year with an option to renew annually upon written agreement between the City and the County.

Proposed Agreement

The basic substance of the agreement offers substitute inspection services for the City of Yorkville and Kendall County should the Code Officials of the respective government agencies be on vacation or otherwise unavailable to conduct their normal duties.

The agreement, which is on an as need basis, consists of the following services when requested: footing inspections; backfill inspections; foundation wall inspections; concrete slab inspections; rough framing inspections; rough electric inspections; underground electric inspections; electrical service inspections; insulation inspections; roofing inspections and final inspections. In addition to these services, the agreement also includes rough plumbing and final plumbing inspections but does not include plan review or permit approval of plumbing work.

The current intergovernmental agreement revised language related to commercial general liability and automobile liability which has been reviewed by the City Attorney and the city's insurance carrier.

Staff Comments/Recommendation

Both Yorkville's Building Department staff and Kendall County's Building Department believes that this back-up for inspection services is beneficial. Therefore, we support the extension of the agreement for an additional year. Kendall County's Planning Building and Zoning Committee (PB&Z) will be reviewing this proposed amendment in within the next month, as well. Should you have any specific questions regarding the attached proposal; staff will be available at Tuesday night's meeting.

Attachments

1. Draft Resolution
2. Draft Yorkville-Kendall County Intergovernmental Agreement
3. Resolution 2020-08

Resolution No. 2021-_____

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
FOR RECIPROCAL BUILDING INSPECTION SERVICES BETWEEN THE
UNITED CITY OF YORKVILLE AND KENDALL COUNTY**

BE IT RESOLVED, by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1: That the *Intergovernmental Agreement for Reciprocal Building Inspections Services Between Kendall County, Illinois and the United City of Yorkville, Illinois - 2021*, attached hereto and made a part hereof by reference as Exhibit A, is hereby approved, and John Purcell, Mayor, and Lisa Pickering, City Clerk, be and are hereby authorized to execute said agreement on behalf of the United City of Yorkville.

Section 2: This Resolution shall be in full force and effect upon its passage and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2021.

CITY CLERK

KEN KOCH	_____	DAN TRANSIER	_____
JACKIE MILSCHEWSKI	_____	ARDEN JOE PLOCHER	_____
CHRIS FUNKHOUSER	_____	JOEL FRIEDERS	_____
SEAVER TARULIS	_____	JASON PETERSON	_____

APPROVED by me, as Mayor of the United City of Yorkville, Kendall County, Illinois this ____ day of _____, A.D. 2021.

MAYOR

Exhibit A
INTERGOVERNMENTAL AGREEMENT FOR RECIPROCAL BUILDING
INSPECTION SERVICES BETWEEN KENDALL COUNTY, ILLINOIS
AND THE UNITED CITY OF YORKVILLE, ILLINOIS - 2021

THIS INTERGOVERNMENTAL AGREEMENT (“*the Agreement*”) by and between the County of Kendall, a unit of local government of the State of Illinois (“*Kendall County*”) and the United City of Yorkville, Kendall County, Illinois (the “*City*”) a municipal corporation of the State of Illinois, is as follows:

WITNESSETH:

WHEREAS, the Constitution of the State of Illinois of 1970, Article VII, Section 10, provides that units of local government may contract or otherwise associate among themselves to obtain or share services and to exercise, combine, or transfer any power or function in any manner not prohibited by law or by ordinance and may use their credit, revenues, and other resources to pay costs related to intergovernmental activities; and

WHEREAS, the City and Kendall County are units of local government within the meaning of Article VII, Section 1 of the Illinois Constitution of 1970 who are authorized to enter into intergovernmental agreements pursuant to the Intergovernmental Cooperation Act, 5 ILCS 220/1 *et seq.*; and

WHEREAS, pursuant to the authority granted by the Illinois Counties Code and Illinois Municipal Code (55 ILCS 5/1-1001, *et seq.* and 65 ILCS 5/1-1-1, *et seq.*), the County and City (collectively referred to as the “*Parties*”) are both authorized to perform inspections of buildings within their respective jurisdictions to promote the health and safety of the public; and

WHEREAS, units of local government may establish agreements with other units of local government within the State of Illinois to enforce building codes pursuant to 20 ILCS 3105/10.09-1(f), which is commonly known as the Capital Development Board Act; and

WHEREAS, the County and City wish to share their resources and assist each other in the performance of inspections on an as needed basis, while not surrendering their own jurisdiction or relinquishing any of their rights.

NOW, THEREFORE, in consideration of the premises and the mutual covenants hereafter set forth, the parties agree as follows:

Section 1. The foregoing preambles are hereby incorporated into this Agreement as if fully restated in this Section 1.

Section 2.

- a. The Parties agree that Kendall County Code Official Brian Holdiman and the United City of Yorkville Building Code Official Peter Ratos shall perform the following services on the other party's behalf when requested: footing inspections; backfill inspections; foundation wall inspections; concrete slab inspections; rough framing inspections; rough electric inspections; underground electric inspections; electric service inspections; insulation inspections; roofing inspections and final inspections. In instances where Holdiman or Ratos inspect and find violations and a code enforcement action is required in court or administrative adjudication, Holdiman or Ratos may be requested to be a witness to verify any violations found during their inspection. If it is requested that either Ratos or Holdiman attend an administrative or court hearing in regard to violations, then they shall be given reasonable notice of no less than fourteen (14) days for such hearing and they shall attend as requested.
- b. The Parties agree that the United City of Yorkville Building Code Official Peter Ratos may, in his discretion, perform plumbing inspections on Kendall County's behalf when requested. In instances where Ratos performs plumbing inspections and finds

violations and a code enforcement action is required in court or administrative adjudication, Ratons may be requested to be a witness to verify any violations found during his inspection. If it is requested that Ratons attend an administrative or court hearing in regard to violations, then he shall be given reasonable notice of no less than fourteen (14) days for such hearing and he shall attend as requested.

Section 3. The Parties agree that the following inspection services shall not be provided under this agreement: plan review; permit approval, and; initial site inspections prior to a permit being issued.

Section 4. Upon request, the Parties agree to coordinate and assist each other in the parties' performance of the inspections set forth in Section 2 of this Agreement only under the following circumstances:

- a. If Kendall County Code Official Holdiman or City Building Code Official Ratons is absent from work due to illness, vacation, on an approved leave of absence, or otherwise unavailable to perform one or more of the above listed inspections within Section 2(a) for their respective jurisdiction; and/or
- b. If Kendall County Code Official Holdiman or City Building Code Official has a conflict of interest in performing one or more of the inspections set forth in Section 2(a) for their respective jurisdiction; and/or
- c. If the Kendall County Plumbing Contractor is absent from work due to illness, vacation, on an approved leave of absence, or otherwise unavailable to perform plumbing inspections for his or her respective jurisdiction; and/or
- d. If the Kendall County Plumbing Contractor has a conflict of interest in performing plumbing inspections for his or her respective jurisdiction.

For purposes of this Agreement, the party requesting assistance shall be referred to as “the home jurisdiction” and the party providing the inspection services assistance as set forth in Section 2 shall be referred to as “the visiting inspector”.

Section 5. In the event the visiting inspector is unable to perform the inspection services set forth in Section 2 of this Agreement, the home jurisdiction shall be responsible for performing its inspection or shall be responsible for retaining and payment of a third party to perform the inspection.

Section 6. When the visiting inspector performs an inspection on behalf of the home jurisdiction, the visiting inspector shall utilize the building codes of the home jurisdiction where the inspection is taking place. As such, when an inspection is within the corporate limits of the City, the Kendall County inspector shall use the building codes that are currently adopted and enforced by the City at the time of the inspection. When an inspection is in an unincorporated portion of Kendall County, where the County has jurisdiction, the City inspector shall utilize the building codes that are currently adopted and enforced by Kendall County at the time of the inspection.

Section 7. When a home jurisdiction requests the visiting inspector’s assistance, the home jurisdiction shall provide a minimum of twenty-four (24) hours notice when there is a foreseeable need for the other party’s inspection services. In the event of an illness or other emergency, the parties agree to provide each other with as much advance notice as possible if a visiting inspector’s services are needed pursuant to Section 4.

Section 8. Inspections must be completed using the proper jurisdiction’s forms. Prior to the commencement of any requested inspection, the home jurisdiction requesting assistance will prepare and provide all necessary inspection reports/forms for use by the visiting inspector

and deliver them to the visiting inspector prior to the inspection taking place. Following an inspection, the original, completed inspection reports/forms shall be returned to the home jurisdiction within twenty-four (24) hours after completion of the inspection. After the visiting inspector has returned the original, completed inspection reports/forms to the home jurisdiction, the visiting inspector shall not be required to retain the records of inspections for the home jurisdiction after performing inspections under this Agreement.

Section 9. Neither the City nor Kendall County shall subcontract the services provided to the other under this agreement to a third-party inspector without the prior written consent of the other party.

Section 10. There will be no compensation paid to, or by, either jurisdiction for the sharing of services under this Agreement.

Section 11. When a visiting inspector performs an inspection under this Agreement for the home jurisdiction, the visiting inspector shall use their own equipment, tools and vehicles, and the home jurisdiction shall not be responsible for reimbursing the visiting inspector for mileage or any other expenses incurred by the visiting inspector.

Section 12. The City and Kendall County shall each defend, with counsel of the other party's own choosing, indemnify and hold harmless the other party, including past, present and future board members, elected officials, insurers, employees, and agents from and against any and all claims, liabilities, obligations, losses, penalties, fines, damages, and expenses and costs relating thereto, including but not limited to attorneys' fees and other legal expenses, which the other party, its past, present and future board members, elected officials, insurers, employees, and/or agents may hereafter sustain, incur or be required to pay relating to or arising in any manner out of the inspections to be performed by the other party under this agreement. As such,

when the City performs an inspection for Kendall County, the City will defend with counsel of Kendall County's own choosing, indemnify and hold harmless Kendall County as set forth above relating to the City's and the City Building Code Official's actions in the performance of their duties under this Agreement. When Kendall County performs an inspection for the City, Kendall County will defend with counsel of the City's own choosing, indemnify and hold harmless the City as set forth above relating to Kendall County's and the County Code Official's actions in the performance of their duties under this Agreement.

Section 13. Nothing in this agreement shall be deemed to change or alter the jurisdiction of either the City or Kendall County in any respect, including, but not limited to their building and zoning regulations, powers and duties.

Section 14. This Agreement and the rights of the parties hereunder may not be assigned (except by operation of law), and the terms and conditions of this Agreement shall inure to the benefit of and be binding upon the respective successors and assigns of the parties hereto. Nothing in this Agreement, express or implied, is intended to confer upon any party, other than the parties and their respective successors and assigns, any rights, remedies, obligations or liabilities under or by reason of such agreements.

Section 15. This Agreement shall be interpreted and enforced under the laws of the State of Illinois. Any legal proceeding related to enforcement of this Agreement shall be brought in the Circuit Court of Kendall County, Illinois, Twenty-Third Judicial Circuit. In case any provision of this Agreement shall be declared and/or found invalid, illegal or unenforceable by a court of competent jurisdiction, such provision shall, to the extent possible, be modified by the court in such manner as to be valid, legal and enforceable so as to most nearly retain the intent of the parties, and, if such modification is not possible, such provision shall be severed from this

Agreement, and in either case the validity, legality, and enforceability of the remaining provisions of this Agreement shall not in any way be affected or impaired thereby.

Section 16. All notices required or permitted hereunder shall be in writing and may be given by (a) depositing the same in the United States mail, addressed to the party to be notified, postage prepaid and certified with the return receipt requested, (b) delivering the same in person, or (c) telecopying the same with electronic confirmation of receipt:

If to the County: Director
Kendall County Planning, Building & Zoning
111 West Fox Street, Room 203
Yorkville, Illinois 60560
Fax: 630-553-4179

With copy to:
Kendall County State's Attorney
807 John Street
Yorkville, Illinois, 60560
Fax: 630-553-4204

If to the City: Community Development Director
United City of Yorkville Building Safety and Zoning
800 Game Farm Road
Yorkville, Illinois 60560
Fax: 630-553-7264

Or any such other person, counsel or address as any party hereto shall specify pursuant to this Section from time to time.

Section 17. This Agreement may be executed in counterparts (including facsimile signatures), each of which shall be deemed to be an original and both of which shall constitute one and the same Agreement.

Section 18. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. Except

as stated herein, this agreement supersedes any other prior written or oral agreements between the parties and may not be further modified except in writing acknowledged by both parties.

Section 19. Nothing contained in this Agreement, nor any act of Kendall County or the City pursuant to this Agreement, shall be deemed or construed by any of the parties hereto or by third persons, to create any relationship of third party beneficiary, principal, agent, limited or general partnership, joint venture, or any association or relationship involving Kendall County and the City. Further, nothing in this agreement should be interpreted to give Kendall County or the City any control over the other's employees or imply a power to direct the employees of the other government body, which neither entity may exercise.

Section 20. When performing inspections under the terms of this Agreement, Kendall County and City intend that any injuries to their respective employee shall be covered and handled exclusively by their jurisdiction's own worker's compensation insurance in place at the time of such injury. It is further agreed that all employee benefits, wage and disability payments, pension and worker's compensation claims, damage to or destruction of equipment, facilities, clothing and related medical expenses of the City or Kendall County and their respective inspectors, which may result from their activities under this Agreement, shall be the responsibility of the jurisdiction which employs the inspector making such a claim.

Section 21. The Parties will obtain and continue in force, during the term of this Agreement, all insurance as set forth below: (a) Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 (or its equivalent) 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; (b) Automobile Liability: ISO Form Number CA 00 01 covering any auto (Code 1), or if Contractor 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; (c) Workers' Compensation: as required by the State of Illinois, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease. If the Jurisdiction maintains broader coverage and/or higher limits than the minimums shown above, the both Jurisdictions require and shall be entitled to the broader coverage and/or the higher limits maintained by the contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to both Jurisdictions. The insurance policies are to contain, or be endorsed to contain, the following provisions: (a) Additional Insured Status-Both jurisdictions, 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 jurisdiction 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 jurisdiction's insurance; (b) Notice of Cancellation-Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the Entity; (c) Verification of Coverage-Each Jurisdiction shall furnish the other with original Certificates of Insurance including all required amendatory endorsements (or copies of the applicable policy language effecting coverage required by this clause) and a copy of the Declarations and Endorsement Page of the CGL policy listing all policy endorsements to other before work begins. However, failure to obtain the required documents prior to the work beginning shall not waive the other's obligation to provide them.

Each Jurisdiction reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

Section 22. This Agreement shall be in full force and effect for a period of one (1) year from the date of the last signature below, however it may be renewed upon agreement of the parties in writing.

Section 23. Either party may terminate this Agreement by providing thirty (30) calendar days' advance written notice to the other party. However, any act of bad faith in the execution of duties under this Agreement shall result in immediate termination of the other party's duties as laid out herein. For the purpose of this agreement, "bad faith" is an intentional dishonest act by not fulfilling legal or contractual obligations, misleading another, entering into an agreement without the intention or means to fulfill it, or violating basic standards of honesty in dealing with others. Also, the parties agree to provide prompt written notice within fifteen (15) calendar days to the other party if Kendall County Code Official Brian Holdiman's or City Building Code Official Pete Ratos' employment ceases for whatever reason. In such event, this Agreement shall immediately terminate upon receipt of said written notice.

Section 24. The parties understand and agree that this Agreement in no way creates a joint employment relationship between the Parties. The Parties understand and agree that they are solely responsible for paying all wages, benefits and any other compensation due and owing to its employees for the performance of visiting inspector services set forth in this Agreement. The parties further understand and agree that the parties are solely responsible for making all required payroll deductions and other tax and wage withholdings pursuant to state and federal law for its employees who perform visiting inspector services as set forth in this Agreement.

Section 25. Kendall County and the City each hereby warrant and represent that their

respective signatures set forth below have been, and are on the date of this Agreement, duly authorized by all necessary and appropriate corporate and/or governmental action to execute this Agreement.

IN WITNESS WHEREOF, the parties hereto have caused this Intergovernmental Agreement to be executed by their duly authorized officers on the date below in the United City of Yorkville, Illinois.

County of Kendall, a unit of local government
of the State of Illinois

United City of Yorkville, Kendall County,
Illinois, a municipal corporation

By: _____
Chair, Kendall County Board

By: _____
Mayor

Date: _____

Date: _____

Attest:

Attest:

County Clerk City

Clerk

Resolution No. 2020-08

**A RESOLUTION APPROVING AN INTERGOVERNMENTAL AGREEMENT
FOR RECIPROCAL BUILDING INSPECTION SERVICES BETWEEN THE
UNITED CITY OF YORKVILLE AND KENDALL COUNTY**

BE IT RESOLVED, by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1: That the *Intergovernmental Agreement for Reciprocal Building Inspections Services Between Kendall County, Illinois and the United City of Yorkville, Illinois - 2020*, attached hereto and made a part hereof by reference as Exhibit A, is hereby approved, and John Purcell, Mayor, and Lisa Pickering, City Clerk, be and are hereby authorized to execute said agreement on behalf of the United City of Yorkville.

Section 2: This Resolution shall be in full force and effect upon its passage and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this 11th day of February, 2020.


CITY CLERK

KEN KOCH	<u>AYE</u>	DAN TRANSIER	<u>AYE</u>
JACKIE MILSCHEWSKI	<u>AYE</u>	ARDEN JOE PLOCHER	<u>AYE</u>
CHRIS FUNKHOUSER	<u>AYE</u>	JOEL FRIEDERS	<u>AYE</u>
SEAVAR TARULIS	<u>AYE</u>	JASON PETERSON	<u>AYE</u>

Approved by me, as Mayor of the United City of Yorkville, Kendall County, Illinois, this

14th day of FEBRUARY, 2020.


MAYOR

Exhibit A
INTERGOVERNMENTAL AGREEMENT FOR RECIPROCAL BUILDING
INSPECTION SERVICES BETWEEN KENDALL COUNTY, ILLINOIS
AND THE UNITED CITY OF YORKVILLE, ILLINOIS - 2020

THIS INTERGOVERNMENTAL AGREEMENT (*“the Agreement”*) by and between the County of Kendall, a unit of local government of the State of Illinois (*“Kendall County”*) and the United City of Yorkville, Kendall County, Illinois (the *“City”*) a municipal corporation of the State of Illinois, is as follows:

WITNESSETH:

WHEREAS, the Constitution of the State of Illinois of 1970, Article VII, Section 10, provides that units of local government may contract or otherwise associate among themselves to obtain or share services and to exercise, combine, or transfer any power or function in any manner not prohibited by law or by ordinance and may use their credit, revenues, and other resources to pay costs related to intergovernmental activities; and

WHEREAS, the City and Kendall County are units of local government within the meaning of Article VII, Section 1 of the Illinois Constitution of 1970 who are authorized to enter into intergovernmental agreements pursuant to the Intergovernmental Cooperation Act, 5 ILCS 220/1 *et seq.*; and

WHEREAS, pursuant to the authority granted by the Illinois Counties Code and Illinois Municipal Code (55 ILCS 5/1-1001, *et seq.* and 65 ILCS 5/1-1-1, *et seq.*), the County and City (collectively referred to as the *“Parties”*) are both authorized to perform inspections of buildings within their respective jurisdictions to promote the health and safety of the public; and

WHEREAS, units of local government may establish agreements with other units of local government within the State of Illinois to enforce building codes pursuant to 20 ILCS 3105/10.09-1(f), which is commonly known as the Capital Development Board Act; and

WHEREAS, the County and City wish to share their resources and assist each other in the performance of inspections on an as needed basis, while not surrendering their own jurisdiction or relinquishing any of their rights.

NOW, THEREFORE, in consideration of the premises and the mutual covenants hereafter set forth, the parties agree as follows:

Section 1. The foregoing preambles are hereby incorporated into this Agreement as if fully restated in this Section 1.

Section 2.

- a The Parties agree that Kendall County Code Official Brian Holdiman and the United City of Yorkville Building Code Official Peter Ratos shall perform the following services on the other party's behalf when requested: footing inspections; backfill inspections; foundation wall inspections; concrete slab inspections; rough framing inspections; rough electric inspections; underground electric inspections; electric service inspections; insulation inspections; roofing inspections and final inspections. In instances where Holdiman or Ratos inspect and find violations and a code enforcement action is required in court or administrative adjudication, Holdiman or Ratos may be requested to be a witness to verify any violations found during their inspection. If it is requested that either Ratos or Holdiman attend an administrative or court hearing in regard to violations, then they shall be given reasonable notice of no less than fourteen (14) days for such hearing and they shall attend as requested.
- b The Parties agree that the United City of Yorkville Building Code Official Peter Ratos may, in his discretion, perform plumbing inspections on Kendall County's behalf when requested. In instances where Ratos performs plumbing inspections and finds

violations and a code enforcement action is required in court or administrative adjudication, Ratos may be requested to be a witness to verify any violations found during his inspection. If it is requested that Ratos attend an administrative or court hearing in regard to violations, then he shall be given reasonable notice of no less than fourteen (14) days for such hearing and he shall attend as requested.

Section 3. The Parties agree that the following inspection services shall not be provided under this agreement: plan review; permit approval, and; initial site inspections prior to a permit being issued.

Section 4. Upon request, the Parties agree to coordinate and assist each other in the parties' performance of the inspections set forth in Section 2 of this Agreement only under the following circumstances:

- a. If Kendall County Code Official Holdiman or City Building Code Official Ratos is absent from work due to illness, vacation, on an approved leave of absence, or otherwise unavailable to perform one or more of the above listed inspections within Section 2(a) for their respective jurisdiction; and/or
- b. If Kendall County Code Official Holdiman or City Building Code Official has a conflict of interest in performing one or more of the inspections set forth in Section 2(a) for their respective jurisdiction; and/or
- c. If the Kendall County Plumbing Contractor is absent from work due to illness, vacation, on an approved leave of absence, or otherwise unavailable to perform plumbing inspections for his or her respective jurisdiction; and/or
- d. If the Kendall County Plumbing Contractor has a conflict of interest in performing plumbing inspections for his or her respective jurisdiction.

For purposes of this Agreement, the party requesting assistance shall be referred to as “the home jurisdiction” and the party providing the inspection services assistance as set forth in Section 2 shall be referred to as “the visiting inspector”.

Section 5. In the event the visiting inspector is unable to perform the inspection services set forth in Section 2 of this Agreement, the home jurisdiction shall be responsible for performing its inspection or shall be responsible for retaining and payment of a third party to perform the inspection.

Section 6. When the visiting inspector performs an inspection on behalf of the home jurisdiction, the visiting inspector shall utilize the building codes of the home jurisdiction where the inspection is taking place. As such, when an inspection is within the corporate limits of the City, the Kendall County inspector shall use the building codes that are currently adopted and enforced by the City at the time of the inspection. When an inspection is in an unincorporated portion of Kendall County, where the County has jurisdiction, the City inspector shall utilize the building codes that are currently adopted and enforced by Kendall County at the time of the inspection.

Section 7. When a home jurisdiction requests the visiting inspector’s assistance, the home jurisdiction shall provide a minimum of twenty-four (24) hours notice when there is a foreseeable need for the other party’s inspection services. In the event of an illness or other emergency, the parties agree to provide each other with as much advance notice as possible if a visiting inspector’s services are needed pursuant to Section 4.

Section 8. Inspections must be completed using the proper jurisdiction’s forms. Prior to the commencement of any requested inspection, the home jurisdiction requesting assistance will prepare and provide all necessary inspection reports/forms for use by the visiting inspector

and deliver them to the visiting inspector prior to the inspection taking place. Following an inspection, the original, completed inspection reports/forms shall be returned to the home jurisdiction within twenty-four (24) hours after completion of the inspection. After the visiting inspector has returned the original, completed inspection reports/forms to the home jurisdiction, the visiting inspector shall not be required to retain the records of inspections for the home jurisdiction after performing inspections under this Agreement.

Section 9. Neither the City nor Kendall County shall subcontract the services provided to the other under this agreement to a third-party inspector without the prior written consent of the other party.

Section 10. There will be no compensation paid to, or by, either jurisdiction for the sharing of services under this Agreement.

Section 11. When a visiting inspector performs an inspection under this Agreement for the home jurisdiction, the visiting inspector shall use their own equipment, tools and vehicles, and the home jurisdiction shall not be responsible for reimbursing the visiting inspector for mileage or any other expenses incurred by the visiting inspector.

Section 12. The City and Kendall County shall each defend, with counsel of the other party's own choosing, indemnify and hold harmless the other party, including past, present and future board members, elected officials, insurers, employees, and agents from and against any and all claims, liabilities, obligations, losses, penalties, fines, damages, and expenses and costs relating thereto, including but not limited to attorneys' fees and other legal expenses, which the other party, its past, present and future board members, elected officials, insurers, employees, and/or agents may hereafter sustain, incur or be required to pay relating to or arising in any manner out of the inspections to be performed by the other party under this agreement. As such,

when the City performs an inspection for Kendall County, the City will defend with counsel of Kendall County's own choosing, indemnify and hold harmless Kendall County as set forth above relating to the City's and the City Building Code Official's actions in the performance of their duties under this Agreement. When Kendall County performs an inspection for the City, Kendall County will defend with counsel of the City's own choosing, indemnify and hold harmless the City as set forth above relating to Kendall County's and the County Code Official's actions in the performance of their duties under this Agreement.

Section 13. Nothing in this agreement shall be deemed to change or alter the jurisdiction of either the City or Kendall County in any respect, including, but not limited to their building and zoning regulations, powers and duties.

Section 14. This Agreement and the rights of the parties hereunder may not be assigned (except by operation of law), and the terms and conditions of this Agreement shall inure to the benefit of and be binding upon the respective successors and assigns of the parties hereto. Nothing in this Agreement, express or implied, is intended to confer upon any party, other than the parties and their respective successors and assigns, any rights, remedies, obligations or liabilities under or by reason of such agreements.

Section 15. This Agreement shall be interpreted and enforced under the laws of the State of Illinois. Any legal proceeding related to enforcement of this Agreement shall be brought in the Circuit Court of Kendall County, Illinois, Twenty-Third Judicial Circuit. In case any provision of this Agreement shall be declared and/or found invalid, illegal or unenforceable by a court of competent jurisdiction, such provision shall, to the extent possible, be modified by the court in such manner as to be valid, legal and enforceable so as to most nearly retain the intent of the parties, and, if such modification is not possible, such provision shall be severed from this

Agreement, and in either case the validity, legality, and enforceability of the remaining provisions of this Agreement shall not in any way be affected or impaired thereby.

Section 16. All notices required or permitted hereunder shall be in writing and may be given by (a) depositing the same in the United States mail, addressed to the party to be notified, postage prepaid and certified with the return receipt requested, (b) delivering the same in person, or (c) telecopying the same with electronic confirmation of receipt:

If to the County: Director
Kendall County Planning, Building & Zoning
111 West Fox Street, Room 203
Yorkville, Illinois 60560
Fax: 630-553-4179

With copy to:
Kendall County State's Attorney
807 John Street
Yorkville, Illinois, 60560
Fax: 630-553-4204

If to the City: Community Development Director
United City of Yorkville Building Safety and Zoning
800 Game Farm Road
Yorkville, Illinois 60560
Fax: 630-553-7264

Or any such other person, counsel or address as any party hereto shall specify pursuant to this Section from time to time.

Section 17. This Agreement may be executed in counterparts (including facsimile signatures), each of which shall be deemed to be an original and both of which shall constitute one and the same Agreement.

Section 18. This Agreement represents the entire agreement between the parties and there are no other promises or conditions in any other agreement whether oral or written. Except

as stated herein, this agreement supersedes any other prior written or oral agreements between the parties and may not be further modified except in writing acknowledged by both parties.

Section 19. Nothing contained in this Agreement, nor any act of Kendall County or the City pursuant to this Agreement, shall be deemed or construed by any of the parties hereto or by third persons, to create any relationship of third party beneficiary, principal, agent, limited or general partnership, joint venture, or any association or relationship involving Kendall County and the City. Further, nothing in this agreement should be interpreted to give Kendall County or the City any control over the other's employees or imply a power to direct the employees of the other government body, which neither entity may exercise.

Section 20. When performing inspections under the terms of this Agreement, Kendall County and City intend that any injuries to their respective employee shall be covered and handled exclusively by their jurisdiction's own worker's compensation insurance in place at the time of such injury. It is further agreed that all employee benefits, wage and disability payments, pension and worker's compensation claims, damage to or destruction of equipment, facilities, clothing and related medical expenses of the City or Kendall County and their respective inspectors, which may result from their activities under this Agreement, shall be the responsibility of the jurisdiction which employs the inspector making such a claim.

Section 21. The Parties will obtain and continue in force, during the term of this Agreement, all insurance as set forth below: (a) Commercial General Liability (CGL): Insurance Services Office Form CG 00 01 (or its equivalent) 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; (b) Automobile Liability: ISO Form Number CA 00 01 covering any auto (Code 1), or if Contractor 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; (c) Workers' Compensation: as required by the State of Illinois, with Statutory Limits, and Employer's Liability Insurance with limit of no less than \$1,000,000 per accident for bodily injury or disease. If the Jurisdiction maintains broader coverage and/or higher limits than the minimums shown above, the both Jurisdictions require and shall be entitled to the broader coverage and/or the higher limits maintained by the contractor. Any available insurance proceeds in excess of the specified minimum limits of insurance and coverage shall be available to both Jurisdictions. The insurance policies are to contain, or be endorsed to contain, the following provisions: (a) Additional Insured Status-Both jurisdictions, 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 jurisdiction 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 jurisdiction's insurance; (b) Notice of Cancellation-Each insurance policy required above shall provide that coverage shall not be canceled, except with notice to the Entity; (c) Verification of Coverage-Each Jurisdiction shall furnish the other with original Certificates of Insurance including all required amendatory endorsements (or copies of the applicable policy language effecting coverage required by this clause) and a copy of the Declarations and Endorsement Page of the CGL policy listing all policy endorsements to other before work begins. However, failure to obtain the required documents prior to the work beginning shall not waive the other's obligation to provide them.

Each Jurisdiction reserves the right to require complete, certified copies of all required insurance policies, including endorsements required by these specifications, at any time.

Section 22. This Agreement shall be in full force and effect for a period of one (1) year from the date of the last signature below, however it may be renewed upon agreement of the parties in writing.

Section 23. Either party may terminate this Agreement by providing thirty (30) calendar days' advance written notice to the other party. However, any act of bad faith in the execution of duties under this Agreement shall result in immediate termination of the other party's duties as laid out herein. For the purpose of this agreement, "bad faith" is an intentional dishonest act by not fulfilling legal or contractual obligations, misleading another, entering into an agreement without the intention or means to fulfill it, or violating basic standards of honesty in dealing with others. Also, the parties agree to provide prompt written notice within fifteen (15) calendar days to the other party if Kendall County Code Official Brian Holdiman's or City Building Code Official Pete Ratons' employment ceases for whatever reason. In such event, this Agreement shall immediately terminate upon receipt of said written notice.

Section 24. The parties understand and agree that this Agreement in no way creates a joint employment relationship between the Parties. The Parties understand and agree that they are solely responsible for paying all wages, benefits and any other compensation due and owing to its employees for the performance of visiting inspector services set forth in this Agreement. The parties further understand and agree that the parties are solely responsible for making all required payroll deductions and other tax and wage withholdings pursuant to state and federal law for its employees who perform visiting inspector services as set forth in this Agreement.

Section 25. Kendall County and the City each hereby warrant and represent that their

respective signatures set forth below have been, and are on the date of this Agreement, duly authorized by all necessary and appropriate corporate and/or governmental action to execute this Agreement.

IN WITNESS WHEREOF, the parties hereto have caused this Intergovernmental Agreement to be executed by their duly authorized officers on the date below in the United City of Yorkville, Illinois.

County of Kendall, a unit of local government
of the State of Illinois

United City of Yorkville, Kendall County,
Illinois, a municipal corporation

By: Scott R. Gresh By: _____
Chair, Kendall County Board

Mayor

Date: 2/18/2020 Date: _____

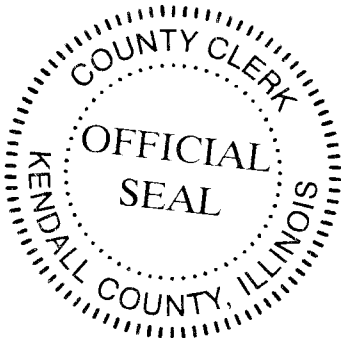
Attest:

Debbie Gillette

County Clerk ~~City~~

Attest:

Clerk



respective signatures set forth below have been, and are on the date of this Agreement, duly authorized by all necessary and appropriate corporate and/or governmental action to execute this Agreement.

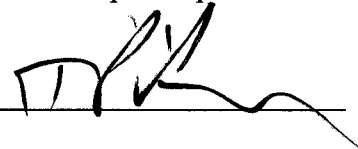
IN WITNESS WHEREOF, the parties hereto have caused this Intergovernmental Agreement to be executed by their duly authorized officers on the date below in the United City of Yorkville, Illinois.

County of Kendall, a unit of local government
of the State of Illinois

United City of Yorkville, Kendall County,
Illinois, a municipal corporation

By: _____ By: _____
Chair, Kendall County Board

Mayor



Date: _____ Date: _____

2/14/2020

Attest:

Attest:

County Clerk


City Clerk



Reviewed By:	
Legal	<input type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #6

Tracking Number

EDC 2021-14

Agenda Item Summary Memo

Title: Corneils Concept Plan

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: Informal feedback of a concept plan.

Council Action Previously Taken:

Date of Action: _____ Action Taken: _____

Item Number: _____

Type of Vote Required: None

Council Action Requested: Informal feedback.

Submitted by: Krysti Barksdale-Noble, AICP Community Development
Name Department

Agenda Item Notes:

See attached memo.

Have a question or comment about this agenda item?

Call us Monday-Friday, 8:00am to 4:30pm at 630-553-4350, email us at agendas@yorkville.il.us, post at www.facebook.com/CityofYorkville, tweet us at @CityofYorkville, and/or contact any of your elected officials at http://www.yorkville.il.us/gov_officials.php

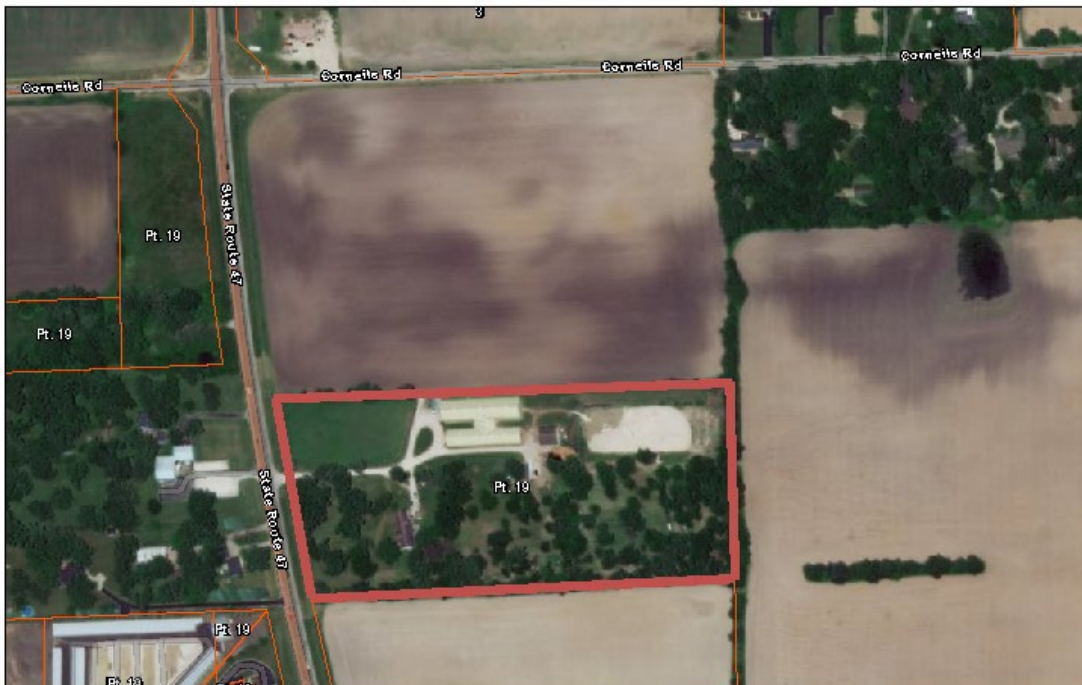


Memorandum

To: Economic Development Committee
From: Krysti J. Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Jason Engberg, Senior Planner
Date: January 26, 2021
Subject: **Castle Bank Trust #2508 – Concept Plan Proposal**
Southeast Quadrant of IL Route 47 & Corneils Road

Request Summary

The owner of the Castle Bank Trust #2508 property located in the southeast quadrant of IL Route 47 and Corneils Road, is seeking informal feedback from the Economic Development Committee of a concept plan for a multi-story, multi-building apartment development on the site currently used for a horse stable. While no formal application has been submitted by the owner for the plan, they are seeking first impression comments by the committee of the design, density, land use, etc. before expending funds to prepare an official development submittal which would be the typical initial step in the review process.



Current Annexation Agreement

The current annexation agreement for the Castle Bank Trust #2508 property was approved in 2007 via Ord. 2007-43. The approximately 13-acre parcel was rezoned into two (2) zoning districts, B-3 Service Business District (7.3582 acres) and R-4 General Residence District (5.8146 acres) (see attached). This type of “flex” zoning utilized at the time, outright permitted the B-3 zoning, but provided for the flexibility to have the R-4 zoning on a portion of the property if the R-4 designated area was to be used for an Assisted Living or other Active Adult type housing. In the event the Exhibit B parcel is not developed as R-4 it shall be treated as a B-3 zoned property.

The agreement also stipulated that while the Owner/Developer has no obligation to pay school transition fees or Land Cash fees on the parcel, if the property is developed as R-4, then the

owner/developer is to pay fees for schools and parks Land Cash at time of building permit, but not school transition fees.

The annexation agreement also required the preservation of as much of the standing oak grove as possible and landscaping along perimeter boundaries with no permanent trees covering utilities in right-of-way adjacent to property. The owner/developer is also responsible for connecting to city water and sewer and extending mains. An economic incentive is also provided in the agreement whereby the owner/developers can request refund of off-site, signalization, stormwater tap-ons and right-of-way improvements out of ½ sales tax rebate.

The annexation agreement is in effective for 20 years (2027) and a site development plan and Final Plat must be approved by City Council prior to issuance of a building permit.

Zoning/Land Use Analysis

The proposed plan illustrates a multilevel (6-stories), multi-building (4) apartment complex of 299 2-bed/2-bath rental units with detached garages (90 spaces), surface parking (493 spaces), and a 12,000 square foot single-story clubhouse. A cursory zoning and land use analysis is provided below:

	CURRENT/ORDINANCE REQUIRED	PLAN PROPOSED	COMMENTS
ZONING	B-3/R-4 Flex Zoning per Annex/PUD Agreement	R-4 PUD	<ul style="list-style-type: none"> • Requires Annex/PUD Agreement Amendment • Requires Rezoning & Special Use for Planned Unit Development • Requires Final Plat Approval
SCHOOL/PARK DEDICATION	<u>Estimated Land Cash:</u> Parks = 5.801 acres or \$585,901 Schools = 3.834 acres or \$387,239	45,000 sq. ft. of on-site green area. Not determined if will be dedicated to City for parks. No on-site school land dedication.	<ul style="list-style-type: none"> • Current land cash estimate based upon \$101,000/improved acre value. • If no land dedicated for parks or school, would recommend cash-in-lieu of with full payment made at time of final plat approval.
BULK REGULATIONS			
<i>Max. Density</i>	8 dwelling units/acre (105 units max)	299 units	<ul style="list-style-type: none"> • Approx. 285% Increase in Max. Density
<i>Min. Lot Size</i>	15,000 sq. ft.	3.17 acres	
<i>Min. Lot Width</i>	90 feet	~500 feet	
<i>Max. Lot Coverage</i>	70% (9.219 acres or 401,280 sq. ft)	Undetermined	<ul style="list-style-type: none"> • Calculation includes all hard surfaces (parking, buildings, etc.)
<i>Min. Front Yard</i>	30 feet	~200 feet	
<i>Min. Side Yard</i>	12 feet or 60% of building height	~25 feet	<ul style="list-style-type: none"> • Distance is from detached garages
<i>Min. Rear Yard</i>	40 feet	~25 feet	<ul style="list-style-type: none"> • Distance is from detached garages
<i>Max. Dwelling Unit Height</i>	40 feet (3 stories)	6 stories	<ul style="list-style-type: none"> • No overall height in feet provided

MIN. OFF-STREET PARKING	2 parking spaces per dwelling units 1,001+sq. ft. (598 required)	583 spaces	<ul style="list-style-type: none"> • Slightly under parked by 15 parking spaces
COMP PLAN FUTURE LAND USE	Metra Station Transit Oriented Development (MTOD)	Multi-Building Apartment Complex	<ul style="list-style-type: none"> • <u>Proposed use is consistent with Comp Plan Future Land Use.</u> • MTOD allows for a mix of single-family, townhomes and apartment buildings, along with small-scale neighborhood retail. • Design should be compatible to surrounding visual character of nearby residential.
Stormwater Management	TBD	None indicated	<ul style="list-style-type: none"> • <u>Will require engineering review.</u>

Generally, the proposed plan's land use is consistent with the Comprehensive Plan, but the school/park dedication, density, building height, rear setback and off-street parking will need to be addressed. The items in **red** are where the plan does not meet the current R-4 zoning regulations or would require relief through the PUD approval process.

Attachment

1. Concept Plan
2. Ordinance 2007-42 – Annexation Agreement

SITE DATA:

TOTAL SITE AREA: +/- 13.17 ACRES
 PARKING: 414 OPEN SPACES
 120 PARKING GARAGE
 38 ATTACHED GARAGE
 570 TOTAL PARKING

BUILDING INFO:

(1) CLUB HOUSE	12,000 SF
MIXED USE INCLUDES:	
- LEASING MANAGEMENT OFFICE	
- HEALTH & FITNESS AREA	
- ENTERTAINMENT SPACE	
- BUSINESS CENTER	
TOWER ONE - (72) UNITS	+/-86,400 S.F. (LEASABLE AREA)
- UNITS: 2 BEDROOM/ 2 BATH	
TOWER ONE - (72) UNITS	+/-86,400 S.F. (LEASABLE AREA)
- UNITS: 2 BEDROOM/ 2 BATH	
TOWER THREE - (120) UNITS	+/-144,000 S.F. (LEASABLE AREA)
- UNITS: 2 BEDROOM/ 2 BATH	
TOWNHOUSE W/ ATTACHED GARAGE (38) UNITS	+/-36,000 S.F. (LEASABLE AREA)
- UNITS: 2 BEDROOM/ 2 BATH	
TOTAL UNITS (300)	+/-352,800 S.F. (TOTAL LEASABLE AREA)



OUTDOOR GREEN SPACES



CONTEMPORARY LIVING AREAS



EXTERIOR DECK



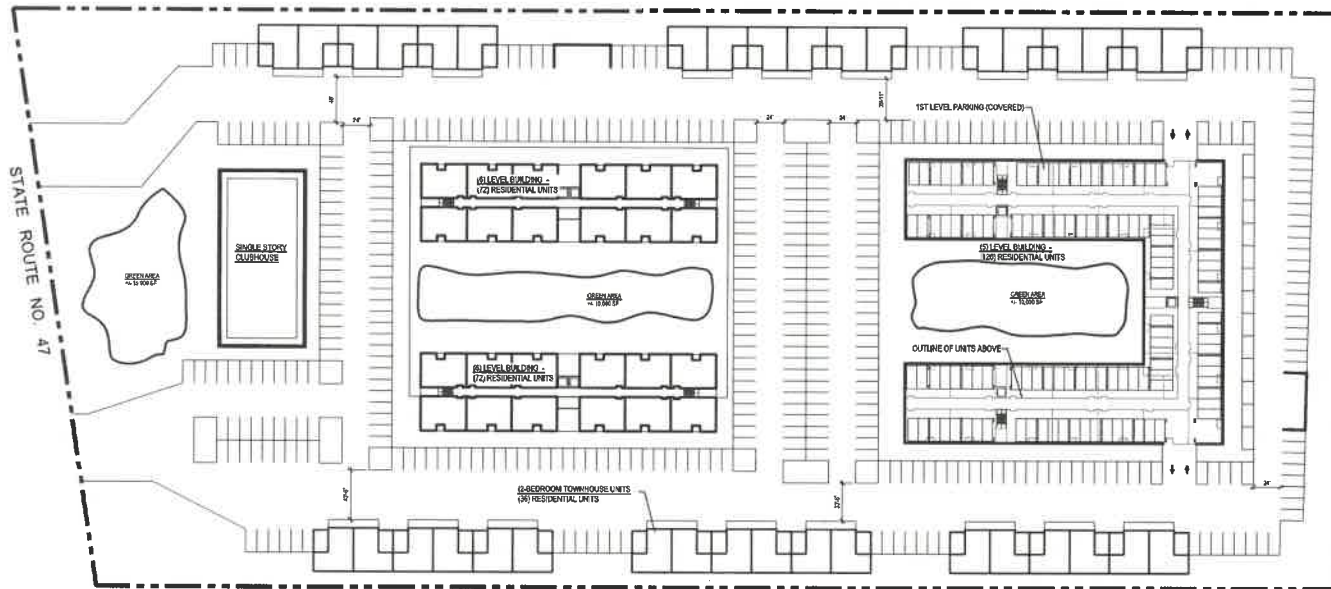
MODERN HEALTH & FITNESS CENTER



BUSINESS CENTER



ENTERTAINMENT AREA



PRELIMINARY SITE PLAN

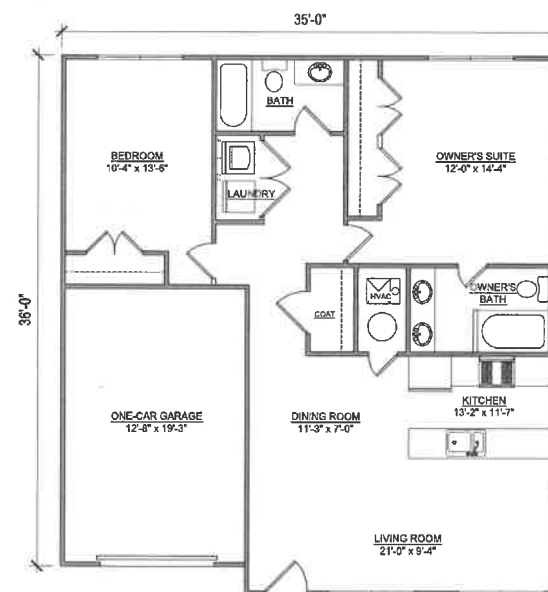
SCALE: 1" = 60'-0"





TYPICAL 2-BEDROOM UNIT (1,140 SF)

SCALE: 1/4" = 1'-0"



2-BEDROOM TOWNHOUSE W/ GARAGE (1,000 SF)

SCALE: 1/4" = 1'-0"

STATE OF ILLINOIS)
) ss
COUNTY OF KENDALL)

200800001531
Filed for Record in
KENDALL COUNTY, ILLINOIS
RENNETTA S MICKELSON
01-18-2008 At 10:09 am.
ORDINANCE 51.00
RHSP Surcharge 10.00

ORDINANCE NO. 2007- 42

**AN ORDINANCE AUTHORIZING THE EXECUTION
OF AN ANNEXATION AGREEMENT OF
(Castle Bank Trust 2508)**

WHEREAS, it is prudent and in the best interest of the UNITED CITY OF YORKVILLE, Kendall County, Illinois, that a certain Annexation Agreement pertaining to the annexation of real estate described on the Exhibit "A" attached hereto and made a part hereof entered into by the UNITED CITY OF YORKVILLE; and

WHEREAS, said Annexation Agreement has been drafted and has been considered by the City Council; and

WHEREAS, the legal owners of record of the territory which is the subject of said Agreement are ready, willing and able to enter into said Agreement and to perform the obligations as required hereunder; and

WHEREAS, the statutory procedures provided in 65 ILCS 11-15.1.1, as amended, for the execution of said Annexation Agreement has been fully complied with; and

WHEREAS, the property is presently contiguous to the City

NOW THEREFORE, BE IT ORDAINED BY THE MAYOR AND THE CITY COUNCIL OF THE UNITED CITY OF YORKVILLE, KENDALL COUNTY, ILLINOIS, AS FOLLOWS;

Section 1: The Mayor and the City Clerk are herewith authorized and directed to execute, on behalf of the City, an Annexation Agreement concerning the annexation of the real estate described therein, a copy of which Annexation Agreement is attached hereto and made a part hereof.

Section 2: This ordinance shall be in full force and effect from and after its passage and approval as provided by law.

ROBYN SUTCLIFF	<u>Y</u>	JOSEPH BESCO	<u>Y</u>
GARY GOLINSKI	<u>Y</u>	ARDEN JOSEPH PLOCHER	<u>Y</u>
WALTER WERDERICH	<u>Y</u>	MARTY MUNNS	<u>Y</u>
ROSE ANN SPEARS	<u>Y</u>	JASON LESLIE	<u>Y</u>
BURD	<u>Y</u>		

Approved by me, as Mayor of the United City of Yorkville, Kendall County, Illinois, this 22 Day of MAY, A.D. 2007.

Valerie Burd
MAYOR

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this 22 Day of MAY, A.D. 2007.

ATTEST:

[Signature]
CITY CLERK

April 20, 2007

STATE OF ILLINOIS)
)ss.
COUNTY OF KENDALL)

**ANNEXATION AGREEMENT TO THE UNITED CITY OF YORKVILLE
CASTLE BANK, N.A. AS TRUSTEE UNDER THE PROVISIONS OF A TRUST,
KNOWN AS TRUST #2508
(East side of Route 47)**

THIS AGREEMENT is made and entered into this 24th day of April, 2007
by and between THE UNITED CITY OF YORKVILLE, Yorkville, Illinois, a municipal
corporation, located in Kendall County, Illinois (hereinafter referred to as "CITY"), and
CASTLE BANK, N.A. AS TRUSTEE UNDER THE PROVISIONS OF A TRUST, KNOWN
AS TRUST #2508, of the County of Kendall, State of Illinois (hereinafter referred to as
"OWNER/DEVELOPER").

WITNESSETH

WHEREAS, OWNER/DEVELOPER is the owner of real property which is the subject
matter of said Agreement comprising approximately 13.00 acres, more or less, and is more
particularly described in the attached Exhibit "A", which is incorporated herein by reference; and

WHEREAS, the subject real property is located contiguous to the corporate boundaries of
the CITY; and is not located within the corporate boundaries of any other municipality; nor is
any portion thereof classified as flood plain; and

WHEREAS, OWNER/DEVELOPER desires to annex the said real property described into the CITY, its Plan Commission has considered the Petition to Annex and positively recommended the same, and the City Council has heretofore both requested and approved the proposed land use and the zoning of the same at the request of OWNER/DEVELOPER and the CITY; and

WHEREAS, OWNER/DEVELOPER has presented, and the CITY has considered, the tract, of real property herein described in the attached Exhibit "A" as B-3 Service Business District in order to make said real property a desirable addition to the CITY; and

WHEREAS, the CITY has agreed to allow Flex Zoning permitting the real property described in the attached Exhibit "B" to be zoned for R-4 General Residence District limited to an Assisted Living or other Active Adult type housing excluding children or less than one resident of each dwelling unit being under the age of 55; and

WHEREAS, all parties to this Agreement desire to set forth certain terms and conditions upon which the land heretofore described will be annexed to the CITY in an orderly manner, and

WHEREAS, OWNER/DEVELOPER and its representatives have discussed the proposed annexation and have held Public Hearings with the Plan Commission and the City Council, and prior to the execution hereof, notice was duly published and a public hearing was held to consider this Agreement in front of the City Council, as required by the statutes of the State of Illinois in such case made and provided.

WHEREAS, in accordance with the powers granted to the CITY by the provisions of 65 ILCS 5/11-15.1-1 through 51.1-5 (2006), inclusive, relating to Annexation Agreements, the parties hereto wish to enter into a binding agreement with respect to the future annexation and

zoning of the subject Property and to provide for various other matters related directly or indirectly to the annexation of the Property in the future, as authorized by, the provisions of said statutes; and

WHEREAS, pursuant to due notice and publication in the manner provided by law, the appropriate zoning authorities of the CITY have and such public hearing and have taken all further action required by the provisions of 65 ILCS 5/11-15.1.3 (2006) and the ordinances of the CITY relating to the procedure for the authorization, approval and execution of this Annexation agreement by the CITY.

NOW THEREFORE, for and in consideration of the mutual promises and covenants herein contained, the parties agree, under the terms and authority provided in 65 ILCS 5/11-15.1-1 through 65 ILCS 5/11-15.1-5 (2006), as amended, as follows:

1. A. ANNEXATION AND ZONING. The CITY shall adopt an ordinance annexing to the City all of the real property described herein in the attached Exhibit "A"; and the City in said ordinance shall zone the real property designated in the attached Exhibit "A" subject to the further terms of this Agreement as B-3 Service Business District; that the real property described in the attached Exhibit "B" shall be permitted to be developed and shall hereby be created as an R-4 General Residence District Flex Zone, permitting development limited to an Assisted Living or other Active Adult type housing excluding children or less than one resident of each dwelling unit being under the age of 55; or in the event the parcel of real property described in the attached Exhibit "B" is not developed as R-4 General Residence District it shall be treated as zoned B-3 Service Business District for all purposes under the terms of this Agreement.

Said zoning shall allow the uses, size, density, area, coverage, and maximum building heights as set forth on for the B-3 Service Business District. Said real property shall be used and developed in accordance with 65 ILCS 5/11-15.1-1 through 65 ILCS 5/11-15.1-5 (2006), except to the extend of the Flex Zone provisions contained above for R-4 General Residence District purposes, and in accordance with the City Subdivision Control and Zoning Ordinances and specifically subject to the following conditions:

- (i) That the subject property described in the attached Exhibit "A" shall be annexed to the United City of Yorkville by separate Ordinance, in compliance with Illinois Compiled Statutes and shall be zoned B-3 Service Business District Zoning, with R-4 General Residence District Flex Zoning as to the real property described in the attached Exhibit "B".
- (ii) OWNER/DEVELOPER shall endeavor to preserve as much of the standing oak grove as is possible in the development of the property in conformance with the CITY Tree Preservation Ordinance.
- (iii)
 - (a) OWNER/DEVELOPER shall be responsible for providing landscaping, in conformance with CITY standards along all perimeter boundaries of the subject property. No permanent trees covering utilities shall be planted on the right-of-way adjacent to the subject real property.
 - (b) OWNER/DEVELOPER shall establish the landscape buffer along Illinois State Route 47 behind the proposed Right-of-Way expansion line of the Illinois Department of Transportation.
- (iv) OWNER/DEVELOPER agree that OWNER/DEVELOPER shall be permitted to

conduct the uses on the subject property that are excerpted from the United City of Yorkville Zoning Classification for O-Office District, B-1 Limited Business District, B-3 Service Business District, and any similar permitted uses within those Districts that the CITY may create in the future; although OWNER/DEVELOPER agree they shall not be permitted to conduct on site any permitted uses which have been omitted from the current United City of Yorkville Zoning Ordinances as are in effect as of the date of the approval of this Agreement by the United City of Yorkville.

- (v) That in all other respects, the subject development shall be in conformance with the terms and conditions of the Yorkville Zoning Ordinance, Subdivision Control Ordinance, and all other applicable Ordinances.

B. The OWNER/DEVELOPER, and successors, heirs, and assigns hereby agree that prior to issuance of a building permit on the subject parcel, a site development plan shall be submitted and approved by the City Council of the United City of Yorkville, as well as OWNER/DEVELOPER complying with the CITY Preliminary and Final Platting process.

2. CITY'S AGREEMENTS.

A. (i) The CITY agrees that due to the nature of the non-residential use and zoning classification of said parcel, OWNER/DEVELOPER has no obligation to pay School Transition Fees or Land-Cash Fees.

(ii) In the event the parcel of real property as described in Exhibit "B" is developed consistent with the R-4 General Residence District Flex Zoning provisions contained herein, the OWNER/DEVELOPER shall pay Land-Cash

Fees for schools and parks at the time of Building Permit Application. Due to no school-age children being generated, no School Transition Fee shall be charged.

B. OWNER/DEVELOPER shall be required by THE UNITED CITY OF YORKVILLE to hook-on to the city water and Sanitary Sewer System at the time of improving the subject property, and shall be responsible for the cost of main extensions to the subject property if said mains do not touch the subject property.

C. Upon annexation, the Owner will receive police protection, 911 service, Water, Sanitary Sewer, and all services as provided by CITY to its property owners and residents.

D. The CITY will require the Owner to annex to Yorkville Bristol Sanitary District at the time of applying for a building permit seeking to hook up to the Sanitary District and the CITY Sanitary Sewer System.

E. Permit an Economic Incentive Agreement to be requested by Developer as to any portion of the off-site, signalization on-site or collector costs, stormwater detention costs, Route 47 taper or right-of-way improvements, pursuant to such an Agreement out of ½ of any Sales Tax Receipts from users on the subject site in conformity with the United City of Yorkville Commercial Incentive Policy.

3. RIGHTS AND OBLIGATIONS OF SUCCESSORS AND ASSIGNS. It is specifically understood and agreed that OWNER/DEVELOPER and its successors and assigns shall have the right to sell transfer, mortgage and assign all or any part of the subject property and the improvements thereon to other persons, trusts, partnerships, firms, or corporations, for investment, building, financing, developing and all such purposes, and that said persons, trusts, partnerships, firms, or corporations shall be entitled to the same rights and privileges and shall

have the same obligations as OWNER/DEVELOPER under this Agreement and upon such transfer, the obligations pertaining to the property transferred or sold shall be the sole obligations of the transferee, except for any performance bonds or guaranties posted by OWNER/DEVELOPER on any subdivided or unimproved property for which an acceptable substitute performance bond or letter of credit has not been submitted to the CITY.

4. TIME OF THE ESSENCE. It is understood and agreed by the parties hereto that time is of the essence of this Agreement and that all of the parties will make every reasonable effort, including the calling of special meetings, to expedite the subject matter hereof. It is further understood and agreed by the parties that the successful consummation of this Agreement requires their continued cooperation.

5. COVENANTS AND AGREEMENTS. The covenants and agreements contained in this Agreement shall be deemed to be covenants running with the land during the term of this Agreement shall inure to the benefit of and be binding upon the heirs, successors and assigns of the parties hereto, including the CITY, its corporate authorities and their successors in office, and is enforceable by order of the court pursuant to its provisions and the applicable statutes of the State of Illinois.

6. BINDING EFFECT AND TERM. This Annexation Agreement shall be binding upon and inure to the benefit of the parties hereto, and their successors and owners of record of land which is the subject of this Agreement, assignee, lessees, and upon any successor municipal authorities of said city, so long as development is commenced within a period of twenty years from the date of execution of this Agreement by the CITY.

7. NOTICE. Any notices required hereunder shall be in writing and shall be served

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals this

22 day of MAY, 2007.

UNITED CITY OF YORKVILLE

By: Valerie Burd
Valerie Burd, Mayor

Attest: Gregory M. DeRush
City Clerk

OWNER/DEVELOPER:
CASTLE BANK TRUST #2508

By: Brett J. Penigan
VP + Trust Officer

Attest: Brent

**SUBJECT TO EXCULPATORY RIDER
ATTACHED AND MADE A PART HEREOF**

Prepared by and Return to:

Law Offices of Daniel J. Kramer
1107A S. Bridge Street
Yorkville, Illinois 60560
630.553.9500

EXCULPATORY RIDER

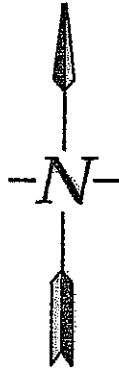
This instrument is executed by Castle Bank N.A., as Trustee under the provisions of a Trust Agreement dated 09/11/06 and known as Trust No. 2508 not personally, but solely as Trustee aforesaid, in the exercise of the power and authority conferred upon and vested in it as such Trustee. This instrument is executed and delivered by the Trust solely in the exercise of the powers expressly conferred upon the Trustee under the Trust and upon the written direction of the beneficiaries and/or holders of the power of direction of said Trust and Castle Bank N.A., warrants that it possesses full power and authority to execute this instrument. It is expressly understood and agreed by and between the parties hereto, anything herein to the contrary notwithstanding, that each and all of the representations, warranties, covenants, undertakings and agreements herein made on the part of the trustee while in form purporting to be the said representations, warranties, covenants, undertakings and agreements of said Trustee are each and every one of them not made with the intention of binding Castle Bank N.A., in its individual capacity, but are made and intended solely for the purpose of binding only that portion of the Trust Property specifically described herein. No personal liability or personal responsibility is assumed by or nor shall at any time be asserted or enforceable against Castle Bank N.A. on account of any representations, Warranties, (including but not limited to any representations and/or warranties in regards to potential and/or existent Hazardous Waste) covenants, undertakings and agreements contained in the instrument, (including but not limited to any indebtedness accruing plus interest hereunder) either express or implied or arising in any way out of the transaction in connection with which this instrument is executed, all such personal liability or responsibility, if any, being expressly waived and released, and any liability (including any and all liability for any violation under the Federal and/or state Environmental or Hazardous Waste laws) hereunder being specifically limited to the Trust assets, if any, securing this instrument. Any provision of this instrument referring to a right of any person to be indemnified or held harmless, or reimbursed by the Trustee for any costs, claims, losses, fines, penalties, damages, costs of any nature including attorney's fees and expenses, arising in any way out of the execution of this instrument or in connection thereto are expressly waived and released by all parties to and parties claiming, under this instrument. Any person claiming or any provision of this instrument referring to a right to be held harmless, indemnified or reimbursed for any and all costs, losses and expenses of any nature, in connection with the execution of this instrument, shall be construed as only a right of redemption out of the assets of the Trust. Notwithstanding anything in this instrument contained, in the event of any conflict between the body of this exoneration and the body of this instrument, the provisions of this paragraph shall control. Trustee being fully exempted; nothing herein contained shall limit the right of any part to enforce the personal liability of any other party to this instrument.

EXHIBIT "A"

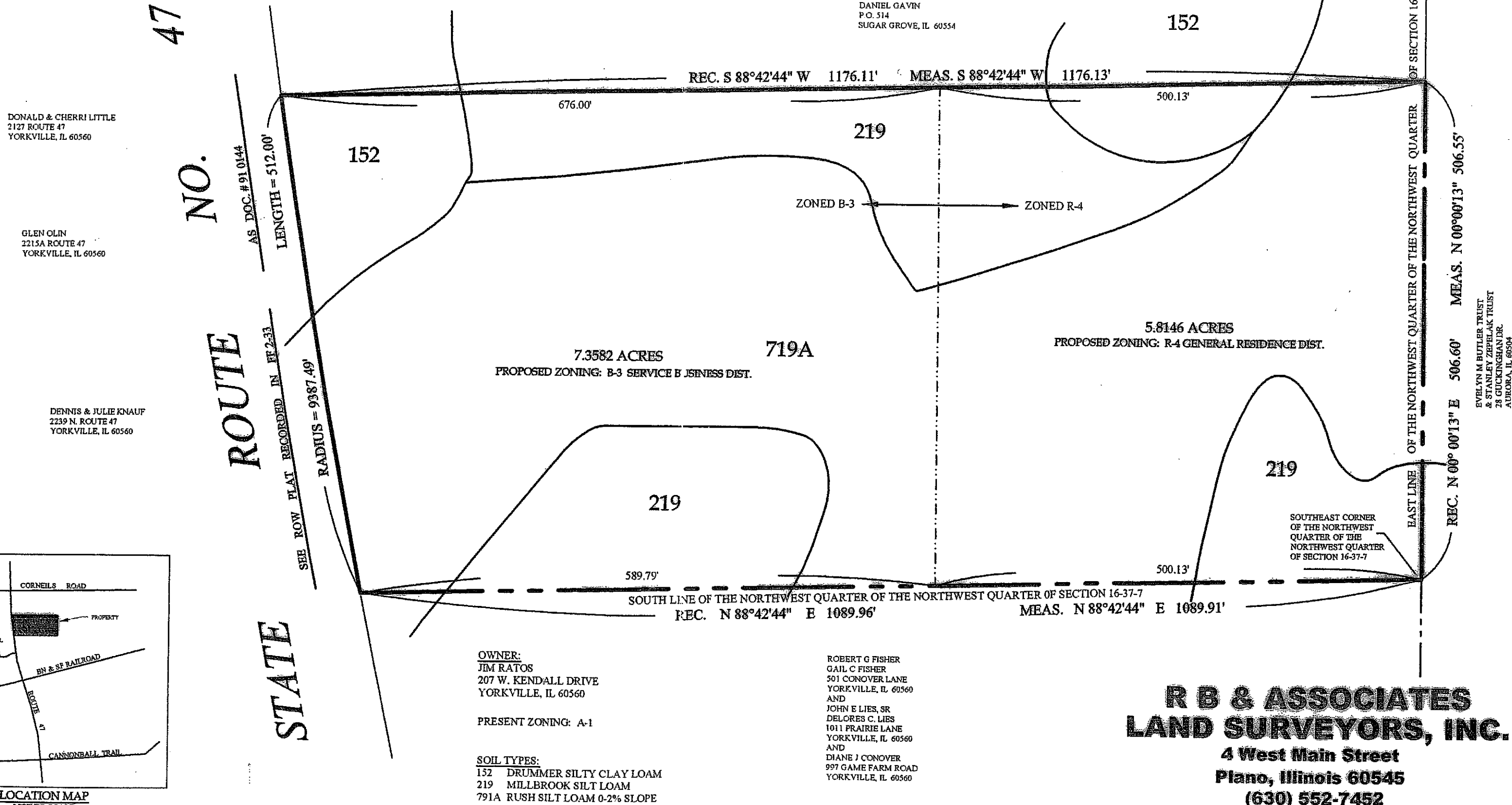
THAT PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN BEING DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 16 FOR THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 13 SECONDS EAST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, A DISTANCE OF 506.60 FEET; THENCE SOUTH 88DEGREES 42 MINUTES 44 SECONDS WEST PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, A DISTANCE OF 1176.11 FEET TO THE EAST LINE OF STATE ROUTE 47; THENCE SOUTH EASTERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 9387.49 FEET, A DISTANCE OF 512.00 FEET TO A POINT ON SAID SOUTH LINE; THENCE NORTH 88 DEGREES 42 MINUTES 44 SECONDS EAST ALONG SAID SOUTH LINE, A DISTANCE OF 1089.96 FEET TO THE POINT OF BEGINNING, ALL IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.

EXHIBIT "B"

THAT PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN BEING DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 16 FOR THE POINT OF BEGINNING; THENCE NORTH 00 DEGREES 00 MINUTES 13 SECONDS EAST ALONG THE EAST LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, A DISTANCE OF 506.60 FEET; THENCE SOUTH 88 DEGREES 42 MINUTES 44 SECONDS WEST PARALLEL WITH THE SOUTH LINE OF SAID NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 16, A DISTANCE OF 1176.11 FEET TO THE EAST LINE OF STATE ROUTE 47; THENCE SOUTH EASTERLY ALONG A CURVE TO THE LEFT HAVING A RADIUS OF 9387.49 FEET, A DISTANCE OF 512.00 FEET TO A POINT ON SAID SOUTH LINE; THENCE NORTH 88 DEGREES 42 MINUTES 44 SECONDS EAST ALONG SAID SOUTH LINE, A DISTANCE OF 1089.96 FEET TO THE POINT OF BEGINNING, ALL IN THE TOWNSHIP OF BRISTOL, KENDALL COUNTY, ILLINOIS.



Scale: 1" = 100'





Reviewed By:	
Legal	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>
Engineer	<input type="checkbox"/>
City Administrator	<input checked="" type="checkbox"/>
Community Development	<input checked="" type="checkbox"/>
Purchasing	<input type="checkbox"/>
Police	<input type="checkbox"/>
Public Works	<input type="checkbox"/>
Parks and Recreation	<input type="checkbox"/>

Agenda Item Number

New Business #7

Tracking Number

EDC 2021-15

Agenda Item Summary Memo

Title: Downtown Parking – W. Van Emmon Street

Meeting and Date: Economic Development Committee – February 2, 2021

Synopsis: Proposed repeal of time-limited restricted on-street public parking spaces.

Council Action Previously Taken:

Date of Action: 2/26/2019 Action Taken: Approval

Item Number: _____

Type of Vote Required: Approval

Council Action Requested: Vote

Submitted by: Krysti J. Barksdale-Noble Community Development
Name Department

Agenda Item Notes:

See attached memo. Informational item.

Have a question or comment about this agenda item?

Call us Monday-Friday, 8:00am to 4:30pm at 630-553-4350, email us at agendas@yorkville.il.us, post at www.facebook.com/CityofYorkville, tweet us at @CityofYorkville, and/or contact any of your elected officials at http://www.yorkville.il.us/gov_officials.php



Memorandum

To: Economic Development Committee
From: Krysti J. Barksdale-Noble, Community Development Director
CC: Bart Olson, City Administrator
Date: January 12, 2021
Subject: **Downtown Parking – W. Van Emmon Street**
Proposed Repeal of Restricted Parking Spaces

Request Summary

In 2019, the City was approached by a business owner of a tea/coffee shop on the west side of IL Route 47 seeking to limit parking of four (4) of on-street public parking stalls to a maximum of 15 minutes between the hours of 8:00 A.M. and 2:00 P.M. The request was approved via Ordinance 2019-11. However, since that time, the use of the business has changed from a morning/lunch time restaurant to a dinner/wine bar which no longer benefits from the restricted parking spaces. Therefore, staff is seeking to repeal the original request and authorize the removal of the signs identifying the restricted parking spaces.

Existing Downtown Parking Conditions

Currently, there are approximately five (5) businesses located immediately adjacent to these parking stalls (indicated in red on the map below), whose customers would regularly utilize these spaces and would be directly impacted by the proposed repeal of the current restricted parking: Mandrake Wine Bar (beverage & food); Hoof + Horn (metaphysical supply store); Hummingbird in a Shoebox (children's boutique); Harmony Aesthetics (personal care services); and Living Divina (yoga & fitness studio).



With the recent change in operating hours of the business who originally sought the restricted parking signs, the owner has determined the time limited spaces are no longer needed. Staff has spoken with the property owner of the building where all five (5) businesses immediately impacted by this change, Imperial Investments, who is also supportive of the removal of the signs. .

Staff Comments

Since this quadrant of the downtown is adequately parked by the City's public parking facility at the corner of S. Main Street and Van Emmon, the various on-street parking spaces on the south side of W. Van Emmon, and the private parking spaces located off the West Alley, staff supports the request for repeal of the current ordinance and removal of the time-limited spaces. If it is the direction of the EDC to move forward with this repeal request, the City Attorney will prepare the appropriate ordinance for consideration at an upcoming City Council meeting.

Attachment

1. Ordinance 2019-11

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS, REPEALING
PARKING RESTRICTIONS ON WEST VAN EMMON STREET**

WHEREAS, the United City of Yorkville (the “*City*”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and,

WHEREAS, pursuant to Section 11-208(a)1 of the Illinois Vehicle Code, 625 ILCS 5/11-208(a)1, which authorizes a municipality to regulate the standing or parking of vehicles within its corporate limits, the Mayor and City Council (the “*Corporate Authorities*”) by Ordinance No. 2019-11 imposed a time limit for vehicle parking on the first four (4) marked parallel parking spaces on the north side of West Van Emmon Street west of South Bridge Street of fifteen (15) minutes between the hours of eight o’clock (8:00) A.M. and two o’clock (2:00) P.M. Monday through Friday.

WHEREAS, since the passage of Ordinance 2019-11, the businesses fronting West Van Emmon Street have changed and there is no longer a need for the time limits on these parking spaces; and,

WHEREAS, given the foregoing, the Corporate Authorities have determined it is in the best interests of the City to remove the time limits as hereinafter provided.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1. That Section 6-2-1 of the Yorkville City Code be and is hereby amended by deleting subsection C.

Section 2. Ordinance No. 2019-11, passed by the City Council on February 26, 2019, is hereby repealed and the signage identifying the parking spaces with time restrictions are hereby ordered to be removed.

Section 3: This Ordinance shall be in full force and effect after its passage, publication, and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois this _____ day of _____, 2021.

CITY CLERK

KEN KOCH	_____	DAN TRANSIER	_____
JACKIE MILSCHEWSKI	_____	ARDEN JOE PLOCHER	_____
CHRIS FUNKHOUSER	_____	JOEL FRIEDERS	_____
SEAVAR TARULIS	_____	JASON PETERSON	_____

Approved by me, as Mayor of the United City of Yorkville, Kendall County, Illinois, this _____ day of _____, 2021.

Mayor

Attest:

City Clerk

**UNITED CITY OF YORKVILLE
KENDALL COUNTY, ILLINOIS**

ORDINANCE NO. 2019-11

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS,
ESTABLISHING TIME LIMITS FOR PARKING ON WEST VAN EMMON STREET**

**Passed by the City Council of the
United City of Yorkville, Kendall County, Illinois
This 26th day of February, 2019**

**Published in pamphlet form by the
authority of the Mayor and City Council
of the United City of Yorkville, Kendall
County, Illinois on March 6, 2019.**

**AN ORDINANCE OF THE UNITED CITY OF YORKVILLE, ILLINOIS,
ESTABLISHING TIME LIMITS FOR PARKING ON WEST VAN EMMON STREET**

WHEREAS, the United City of Yorkville (the “City”) is a duly organized and validly existing non home-rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and,

WHEREAS, Section 11-208(a)1 of the Illinois Vehicle Code (625 ILCS 5/11-208(a)(1) authorizes a municipality to regulate the standing or parking of vehicles within its corporate limits.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of the United City of Yorkville, Kendall County, Illinois, as follows:

Section 1: That Section 6-2-1, PARKING REGULATIONS AND RESTRICTIONS ON CERTAIN STREETS, of the Yorkville City Code be and is hereby amended by adding subsection C. to read as follows

“C. West Van Emmon Street:

It shall be unlawful to park any vehicle in the first four (4) marked parallel parking spaces on the north side of West Van Emmon Street west of South Bridge Street for more than fifteen (15) minutes between the hours of eight o’clock (8:00) A.M. and two o’clock (2:00) P.M. Monday through Friday.”

Section 2: This Ordinance shall be in full force and effect after its passage, publication, and approval as provided by law.

Passed by the City Council of the United City of Yorkville, Kendall County, Illinois, this 26 day of February, 2019.

Beth Wasson
City Clerk

CARLO COLOSIMO Y

KEN KOCH Y

JACKIE MILSCHEWSKI Y

ARDEN JOE PLOCHER Y

CHRIS FUNKHOUSER Y

JOEL FRIEDERS

SEAVER TARULIS Y

JASON PETERSON

Approved by me, as Mayor of the United City of Yorkville, Kendall County, Illinois, this 1 day of MARCH, 2019.

Harry J. Holt
Mayor