

MEMORANDUM

DATE: June 11, 2008

TO: Dave Maher, Village Clerk
Village Manager's Office
Pete Casey, Public Works Director
Chief McCarthy, Police Department
Burke Engineering

FROM: Dani Madon, Technical Support Assistant *Dani*

RE: BOARD APPROVED PLANS AND CITATION
WITH DRAFT CONDITIONS

PROJECT: 15615 S. Harlem Retail Center
LOCATION: 15615 S. Harlem Avenue
BOARD APPROVED DATE: May 5, 2008
LEGISLATIVE FILE NUMBER: 2008-0183.2

I move to approve the preliminary site plan titled 15615 Harlem Inc Retail Center by DesignTek Engineering, Inc. and dated 03-18-08 with the latest revision 04/23/08, subject to the following conditions:

1. Approval is subject to the termination of the Golden Bowl Special Use Permit to operate a restaurant at the time of the building's demolition.
2. Submit a landscape plan, meeting all Village Codes, for separate review and approval within 60 days of final engineering approval. This is to include preservation and protection of existing trees along 71st Court as much as possible and parkway tree preservation and supplementation along Harlem. The rear buffer shall include bio-swales and rain gardens if engineering permits.
3. Provide independent geo-technical Engineer to oversee construction of permeable paver installation.
4. All final engineering related items are met.

And

I move to approve the Elevations Titled New Strip Mall 15615 S. Harlem Inc by WKOlson Architects Inc dated 10/9/07, last revised 04/28/08, subject to the following conditions:

1. All mechanical equipment is screened, either at grade level with landscaping or hidden behind the roofline.

DM/sa
Attachment

c: Ken Friker, Klein, Thorpe, and Jenkins
Petitioner
File