

# VILLAGE OF ORLAND PARK

14700 Ravinia Avenue  
Orland Park, IL 60462  
[www.orland-park.il.us](http://www.orland-park.il.us)



## Meeting Minutes

Monday, October 17, 2011

6:00 PM

Village Hall

### Development Services & Planning Committee

*Chairman Kathleen M. Fenton  
Trustees Edward G. Schussler and Carole Griffin Ruzich  
Village Clerk David P. Maher*

## CALL TO ORDER/ROLL CALL

The meeting was called to order at 6:13 PM.

**Present:** 3 - Chairman Fenton; Trustee Schussler and Trustee Griffin Ruzich

## APPROVAL OF MINUTES

### 2011-0651 Approval of the September 19, 2011 Development Services and Planning Committee Minutes

I move to approve the Minutes of the Regular Meeting of the Development Services and Planning Committee of September 19, 2011.

**A motion was made by Trustee Schussler, seconded by Trustee Griffin Ruzich, that this matter be APPROVED. The motion carried by the following vote:**

**Aye:** 3 - Chairman Fenton, Trustee Schussler, and Trustee Griffin Ruzich

**Nay:** 0

## ITEMS FOR SEPARATE ACTION

### 2011-0576 Village Code Amendment - Mechanical Code Update - Title 5, Chapter 6

Director of Development Services Karie Friling reported that the Development Services Department has reviewed the latest edition of the International Mechanical Code (IMC) for code updates and have inserted the Village's existing local ordinances (revisions) in the appropriate code sections of the new 2009/IMC. Revisions to Title 5, Chapter 6 of the Village Code were attached to the Committee packet.

The Village of Orland Park currently utilizes the 2006 edition of the International Mechanical Code (IMC) as the basis for its Mechanical construction regulations. This is a national model code written by experts in 3 year cycles that is used for reference.

The Illinois Building Commission has been notified of Orland Park's intention to adopt a new mechanical code with amendments as required by a recent act of the 92nd General Assembly.

A major reason for updating to a more recent edition of the Mechanical Code is to maintain the Village's ISO (Insurance Service Organization) grading classification rating for both residential and commercial properties. These ratings affect insurance premiums.

The local changes to this new code have inserted model code revisions and are

limited as much as possible. The local revisions are intended to clarify existing rules and to remove outdated amended construction standards. Building Division staff has highlighted the code changes for your review and will provide answers to any questions by Building Division personnel. The Development Services Planning Commission recommended approval (3-0) on September 19, 2011.

Trustee Schussler asked several questions regarding the amendments presented to the Committee. It was agreed that this item be continued until the next Committee meeting for clarification of these questions.

I move to continue this item until the next Development Services and Planning Committee on November 21, 2011.

**A motion was made by Trustee Schussler, seconded by Trustee Griffin Ruzich, that this matter be CONTINUED to the Development Services & Planning Committee. The motion carried by the following vote:**

**Aye:** 3 - Chairman Fenton, Trustee Schussler, and Trustee Griffin Ruzich

**Nay:** 0

#### **2011-0644 Village Code Amendment, Electrical Code Update Title 5, Chapter 3**

Director Friling reported that the Development Services Department has reviewed the latest edition of the 2011 National Electrical Code (NEC) for code updates and inserted our existing local ordinance (revisions) in the appropriate code sections of the new 2011/NEC. Revisions to Title 5, Chapter 3 of the Village Code attached to the Committee packet.

The Village of Orland Park currently utilizes the 2005 edition of the National Electrical Code (NEC) as the basis for its Electrical construction regulations. This is a national model code written by the National Fire Protection Association experts (3 year cycles) for reference.

The Illinois Building Commission has been notified of Orland Park's intention to adopt a new Electrical code with amendments as required by a recent act of the 92nd General Assembly.

One of the reasons for updating to this latest Electrical Code edition is to maintain the Village's ISO (Insurance Service Organization) grading classification rating for both residential and commercial properties. These ratings affect building insurance premiums.

This new electrical code edition will allow the Village to insert revisions to our existing modifications with limited amount of local changes. They are intended to clarify existing rules and to remove outdated amended electrical standards. Building Division staff has highlighted the changes for your review.

Trustee Schussler pointed out minor updates that needed to be made in Title 5, Chapter 3. For example he stated within the Code it has Building Department which should be changed to Development Services Department.

It was agreed that this item would be continued until the next Development Services & Planning Committee on November 21, 2011.

I move to continue this item until the next Development Services and Planning Committee on November 21, 2011.

**A motion was made by Trustee Schussler, seconded by Trustee Griffin Ruzich, that this matter be CONTINUED to the Development Services & Planning Committee. The motion carried by the following vote:**

**Aye:** 3 - Chairman Fenton, Trustee Schussler, and Trustee Griffin Ruzich

**Nay:** 0

#### **2011-0660 Economic Development Web Application/ GIS Software**

Director Friling reported that The Village of Orland Park is continually evaluated as a viable business location and more than likely, the majority of that evaluation is done on-line. Therefore, it is important that Orland Park utilizes web-based software that is updated, accurate and user-friendly. Developed specifically for cities and counties, ZoomProspector Economic Development Web application is custom designed and developed to help any community compete online.

GIS Planning Inc.'s ZoomProspector Enterprise web applications provide comprehensive information to help new; expanding and relocating businesses find the optimal location for success in the community.

Using our Geographic Information System (GIS), ZoomProspector website tools provide access to in-depth information, including powerful real estate search, demographic analysis, industry reports, along with dynamic mapping tools. The applications are built upon proprietary GIS Planning and Google Maps technology, which offer state-of-the-art site selection analysis capabilities.

Some of the key communities that utilize ZoomProspector for their economic development initiatives include the City of Chicago, Elk Grove Village, City of Alton, City of Indianapolis, City of Minneapolis, and City of Austin, Texas. A list of all communities can be found on <<http://www.zoomprospector.com>>.

ZoomProspector helps businesses of any size to quickly find and qualify locations for specific needs.

Standard Features of the Web Application

Customized design

Integrated GIS and Google Maps  
Content management system  
Demographic Analysis  
Business Report  
Built-in integration with leading social media tools  
Robust search engine optimization tools  
Instruction and hosting  
Website tracking through Google Analytics

A proposal and price quote prepared by GIS Planning Inc. is attached for review. The cost is \$8,800 for the initial software, set-up and training. The annual renewal cost is typically also \$8,800 but staff has negotiated a lower annual renewal fee of \$4,400.

I move to recommend to the Village Board approval of the purchase of ZoomProspector Economic Development Web application from GIS Planning Inc, in the amount of \$8,800.

**A motion was made by Trustee Schussler, seconded by Trustee Griffin Ruzich, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:**

**Aye:** 3 - Chairman Fenton, Trustee Schussler, and Trustee Griffin Ruzich

**Nay:** 0

#### **2011-0648 Irish Patriot Outdoor Seating Area - SP**

Director Friling reported that the Irish Patriot, 9875 W. 143rd Street, is seeking to establish and maintain an outdoor seating area for the restaurant use with the goal of using, programming and cleaning up the space adjacent to Union Avenue and the railroad right-of-way.

The petitioner is proposing to use a triangular portion of the Union Avenue right-of-way that extends beyond the road and sidewalk system and is wedged between the private property of the Irish Patriot and the Norfolk Southern Railroad right-of-way. This area amounts to 742 square feet, as indicated in the attached site plan. The actual outdoor seating patio will extend into 153 square feet of the north corner of the triangular area (where there is currently an encroachment with a stop work order). The remainder of the triangle will be landscaped as a small activity space for outdoor games with new brick paving, bufferyard plantings and grass areas. The petitioner proposes to surround the area with fences to provide a sense of enclosure and security for patrons.

For much of the last century, the area behind the subject building has remained un-programmed. While the space has acted as de facto dirt parking for previous restaurant uses, it has been identified as a bit of an eye-sore by Union Avenue businesses. The divided land ownerships between that portion of Union Avenue,

the railroad property and the private property contributed to the lack of programming for the space. In addition, the irregular shapes and sizes along with the designated land uses of the same properties contributed to the lack of maintenance and improvement.

As previously discussed with the Board of Trustees, the Village has agreed to sell the property to the petitioner for \$750 plus all closing, legal and surveying fees. The sale price is consistent with appraisals for the property. The petitioner will also be required to complete a lot consolidation.

Upon right-of-way vacation and subsequent sale of the property, the petitioner must consolidate the triangular portion of the Union Avenue right-of-way, which is considered obsolete to the public function of the actual road and sidewalk system, with his private property to gain usable space, improve conditions along the street and increase the value of his and neighboring properties in the district. Lot consolidation will make the property conform to OOH zoning regulations.

Trustee Ruzich abstained due to the fact that the buyer was a former client of hers.

I move to recommend to the Village Board to approve the site plan for the Irish Patriot outdoor seating area at 9875 W. 143rd Street as indicated in the attached fully referenced motion;

And

I move to recommend approval of the sale of 742 square feet of Union Avenue right-of-way, as depicted on the attached site plan, to the petitioner in the amount of \$750, subject to the following conditions:

1. That the petitioner agrees to pay for all the related closing, legal and surveying fees; and
2. That the petitioner completes a lot consolidation that adds this property to the property at 9875 W. 143rd Street.

**THIS SECTION FOR REFERENCE ONLY (NOT NECESSARY TO BE READ)**

I move to recommend to the Village Board of Trustees to approve the site plan for the Irish Patriot outdoor seating area titled "Proposed Land Lease Area For: Irish Patriot from Village of Orland Park 9875 143rd Street, Orland Park", prepared by ABD & Associates, Ltd., dated 9/6/11, job number 211087, sheet L-1, subject to the following conditions:

1. That a final sale of the land to the petitioner is approved by the Village Board of Trustees before any improvements are made;
2. That the petitioner submits an application for a plat of subdivision to the Village to consolidate the vacated right-of-way with the private property;

3. That all building code related items are met;
4. That building permits are obtained prior to construction;
5. That the south corner of the triangular right-of-way to be vacated be pulled back six (6) feet;

**A motion was made by Trustee Schussler, seconded by Chairman Fenton, that this matter be RECOMMENDED FOR APPROVAL to the Board of Trustees. The motion carried by the following vote:**

**Aye:** 2 - Chairman Fenton and Trustee Schussler

**Nay:** 0

**Abstain:** 1 - Trustee Griffin Ruzich

#### **ADJOURNMENT - 6:25 PM**

**A motion was made by Trustee Schussler, seconded by Trustee Griffin Ruzich, that this matter be ADJOURNED. The motion carried by the following vote:**

**Aye:** 3 - Chairman Fenton, Trustee Schussler, and Trustee Griffin Ruzich

**Nay:** 0

/nm

APPROVED:

Respectfully Submitted,

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**David P. Maher, Village Clerk**