

SPECIAL USE STANDARDS

Police Communications Tower Schumack Farm

FOR ALL PETITIONS REQUESTING A **SPECIAL USE**, THE PETITIONER MUST RESPOND IN WRITING TO ALL OF THE FOLLOWING SPECIAL USE STANDARDS AND SUBMIT TO THE PLANNING DEPARTMENT.

When considering an application for a special use permit, the decision making body shall consider the extent to which the following special use standards are met.

1. The special use will be consistent with the purposes, goals and objectives and standards of the Comprehensive Plan, any adopted overlay plan and these regulations; *(List factors that demonstrate how your proposal meets this standard.)*

The Comprehensive Plan designates the Schumack Farm for open space, and the land will continue to function as open space, the proposed tower will only be an accessory use. Additionally, The Village's Land Development Code lists co-located wireless communications facilities as a permitted use in the Open Land's District. Reliable police and fire radio coverage is essential to public safety operations during an emergency. The communications tower, equipped with police and fire radio receiver systems, will enhance portable radio coverage in the northwest section of Orland Park, including Centennial School as well as providing coverage on the Schumack Farm property.

2. The special use will be consistent with the community character of the immediate vicinity of the parcel for development; *(List factors that demonstrate how your proposal meets this standard.)*

The proposed tower will be set back a minimum of 500' from nearby homes, and surrounded by open space vegetative screening. The proposed police safety tower will serve the community's safety needs.

3. The design of the proposed use will minimize adverse effect, including visual impacts on adjacent properties; *(List factors that demonstrate how your proposal meets this standard.)* *The proposed tower will be set back a minimum of 500' from nearby homes and will be screened by a fence and existing and proposed vegetation.*

4. The proposed use will not have an adverse effect on the value of the adjacent property; *The distancing of the tower from the homes will minimize impact on property values, which are already adjacent to high tension wires in the Com Ed easement to the north. Additionally, enhanced public safety has a positive impact on community values.*

5. The applicant has demonstrated that public facilities and services, including but not limited to roadways, park facilities, police and fire protection, hospital and medical services, drainage systems, refuse disposal, water and sewers, and schools will be capable of serving the special use at an adequate level of service; *All available, although project impact on public services will be minimal.*

6. The applicant has made adequate legal provision to guarantee the provision and development of any open space and other improvements associated with the proposed development; *Landscape enhancements will be provided.*

7. The development will not adversely affect a known archaeological, historical or cultural resource; *The core use of this property as open space will not be impacted.*

8. The proposed use will comply with all additional standards imposed on it by the particular provision of these regulations authorizing such use and by all other requirements of the ordinances of the Village. *Project will comply with Village requirements.*

It is the responsibility of the petitioner to prove that these standards will be met.