



Legislation Text

File #: 2016-0470, **Version:** 3

Title/Name/Summary

McDonald's - Landscape Plan

History

This is a request for approval of a landscape plan for the McDonalds at 14445 Lagrange Road. The Village Board approved the Site Plan on November 21, 2016 with the following conditions:

- 1) Provide a copy of the executed agreement between McDonalds and MAKO Properties that allows McDonald's to remove and restore the existing parking lot on the .3 acre parcel to the north, otherwise McDonald's must commit to provide \$15,000 toward that expense in the future. This item will be addressed as a part of the Development Agreement.
- 2) Provide a cross access easement for future cross access connections.
- 3) Coordinate extension of the front sidewalk with IDOT so it connects with the new Lagrange Road sidewalk.
- 4) Meet all final engineering and Land Development and Building Code related items including lighting.
- 5) Submit a Final Landscape and Tree Mitigation Plan, meeting all Village Codes, for separate review and approval within 60 days of final engineering approval.
 - a. Include decorative grasses in planting bed along face of privacy fence.
 - b. Protect trees and shrubs on adjacent properties from damage.
- 6) Locate drive aisle between the building and the street.
- 7) Reduce foundation beds, landscape buffers, and parking lot setbacks to as little as 0'.
- 8) Construct a retaining wall within 3' of a property line.

Per Code requirements, the petitioner submitted a landscape plan that has been reviewed and approved by the Village.

This case is now before the Board of Trustees for final consideration.

Recommended Action/Motion

I move to accept as findings of fact the findings of fact as set forth in this staff report dated April 3, 2017;

And

I move to approve the landscape plan titled, "Sheet L-1.0 Landscape Plan", drawn by V3 Companies and dated March 10, 2017.