



**REGULAR MEETING
PLAN COMMISSION/ZONING BOARD OF APPEALS
APRIL 19, 2021 - 7:00PM
VILLAGE HALL - BOARD ROOM AND ONLINE PLATFORM**

The Plan Commission/Zoning Board of Appeals hears all requests for zoning text amendments, rezoning, special uses, and variations and forwards recommendations to the Board of Trustees. The Commission also reviews all proposals to subdivide property and is charged with Village planning, including the updating of the Comprehensive Plan for Land Use. All Plan Commission actions are advisory and are submitted to the Board of Trustees for final action.

Attendance and Public Comment Procedures: Due to the current limitations on social distancing and gatherings of no more than 10 persons in physical attendance, as set forth in Executive Orders issued by the Governor of the State of Illinois based upon the ongoing novel coronavirus pandemic disaster, and also based upon the Chairman of the Plan Commission having determined that an in-person meeting is not practical or prudent, due to the ongoing novel coronavirus pandemic disaster, the hearing will be conducted utilizing a virtual environment, pursuant to Public Act 101-0640. Village Hall will be open for the meeting; no more than 10 persons may be present at Village Hall at any one time, subject to applicable social distancing requirements. [Here is a link](#) to watch the meeting live. Public comment will be accepted in advance of the meeting via email at dpollock@burr-ridge.gov. Public comment may also be made at the applicable time during the meeting by calling [\(224\) 441-6894](tel:2244416894) and entering the conference identification number [\(603 081 178#\)](tel:603081178#). All participants will be muted upon entering the virtual meeting and be unmuted at the direction of the Chairman. Prior to voting on each agenda item, email comments for the item will be read and other comments received.

I. ROLL CALL

II. APPROVAL OF MARCH 15, 2021 MEETING MINUTES

III. PUBLIC HEARINGS

A. V-02-2021: 7875 Wolf Road (Mihailovic); Variation and Findings of Fact

Requests a variation from Section IV.L.3 of the Burr Ridge Zoning Ordinance to permit the construction of a new home with a private sanitary sewer on a lot that is less than one acre and with less than 150 feet in width as otherwise required for a private sanitary sewer system.

B. Z-01-2021: 312 Burr Ridge Parkway (Andrews); Special Use, Variations, and Findings of Fact – TO BE CONTINUED TO MAY 3, 2021

Requests a special use as per Section VIII.B.2.ff of the Zoning Ordinance to permit a restaurant with live entertainment and sales of alcoholic beverages; a special use as per Section VIII.B.2.x of the Zoning Ordinance to permit outdoor dining for a restaurant; and a variation from Section XI.C.13 of the Zoning Ordinance to permit a restaurant without the required number of parking spaces.

IV. CORRESPONDENCE

- A. Board Report – April 12, 2021**
- B. Building Report –February and March 2021**

V. OTHER CONSIDERATIONS

- A. PC-01-2021: 7875 Wolf Road (Mihailovic):** As per Section IV.L.3 of the Burr Ridge Zoning Ordinance, property owner requests approval to build a single-family residence with a private sanitary sewer system. – **SEE STAFF REPORT FOR V-02-2021**

VI. PUBLIC COMMENT

VII. FUTURE MEETINGS

April 26, 2021 Board of Trustees

Commissioner Parella is the scheduled Plan Commission representative for this Board meeting.

May 3, 2021 Plan Commission

V-03-2021: 16W361 95th Place (Angelov): Requests a variation from Section IV.J.1.b of the Burr Ridge Zoning Ordinance to permit a fence in the side yards of a single-family residential lot rather than the requirement that fences be located only in the rear yard.

May 10, 2021 Board of Trustees

Chairman Trzupek is the scheduled Plan Commission representative for this Board meeting.

VIII. ADJOURNMENT

PLAN COMMISSION/ZONING BOARD OF APPEALS
VILLAGE OF BURR RIDGE
MINUTES FOR REGULAR MEETING OF MARCH 15, 2021

I. ROLL CALL

The Regular Meeting of the Plan Commission/Zoning Board of Appeals was called to order at 7:00 p.m. at the Burr Ridge Village Hall, 7660 County Line Road, Burr Ridge, Illinois by Chairman Trzupek.

Chairman Trzupek read aloud the following statement:

“As Chairman of the Village of Burr Ridge Plan Commission and Zoning Board of Appeals, I am advising you that I hereby declare that conducting an in-person meeting of the Burr Ridge Plan Commission/Zoning Board of Appeals on March 15, 2021 is neither practical nor prudent due to Governor Pritzker’s May 29, 2020 Declaration of a State of Emergency caused by the COVID-19 pandemic.”

ROLL CALL was noted as follows:

PRESENT: 8 – Broline, Petrich, Hoch, Irwin, Stratis, Farrell, Parella, and Trzupek

ABSENT: 0 – None

Village Planner Doug Pollock was also present.

II. APPROVAL OF PRIOR MEETING MINUTES

A **MOTION** was made by Commissioner Irwin and **SECONDED** by Commissioner Broline to approve the minutes of the December 21, 2020 Plan Commission meeting.

ROLL CALL VOTE was as follows:

AYES: 7 – Irwin, Broline, Hoch, Petrich, Farrell, Stratis and Trzupek

NAYS: 0 – None

MOTION CARRIED by a vote of 7-0.

III. PUBLIC HEARINGS

Chairman Trzupek conducted the swearing in of all those wishing to speak during the public hearings on the agenda for the meeting.

Z-02-2021: Zoning Ordinance Text Amendment – Section IV.J.1 (Angelov); Permitted Location of Fences

Chairman Trzupek asked for a summary of the petition. Mr. Pollock said that the petitioner is a resident who resides in the Oak Hill Subdivision on 95th Place. The resident desires to enclose his side and rear yard with a fence. The Zoning Ordinance does not permit a fence in the side yard. The petitioner is not seeking any other changes to the fence regulations other than the permitted location.

Chairman Trzupek asked the petitioner for further comment.

Mr. Dimitri Angelov stated that he has windows and his garage on the side of his house and for security reasons, he would like to enclose the side yard. He said he does not want to extend the fence to the front yard.

Chairman Trzupek asked for public comments.

Ms. Ellen Raymond stated that she does not want to see a change in the Ordinance that would allow side yard fences. She said it would change the character of the Village. She suggested that if this amendment proceeds, that more residents should be notified.

Mr. Angelov stated that he has video of children in the area trespassing on this property.

Ms. Alice Krampits stated that she has issues with the visual appearance of side yard fences and does not want the code to be changed to allow side yard fences. She said the current code has served the Village well. She suggested that plants could provide the separation some residents may want for their side yards.

Mr. Mark Thoma stated that he also objects to the proposed amendment.

Chairman Trzupek asked for comments and questions from the Commissioners.

Commissioner Hoch stated that she is not in favor of the amendment. She said that the current regulations are appropriate for Burr Ridge.

Commissioner Irwin concurred with Commissioner Hoch. He said also that the petitioner failed to complete the findings of fact to support his petition.

Commissioner Parella suggested that there should be no change in the current regulations limiting fences to rear yards.

Commissioner Broline said that he thinks the amendment is too far beyond the current code and he does not support the amendment.

Commissioner Petrich added that he also opposes the amendment but is open to a hearing on the particular property that is owned by the petitioner.

Commissioner Farrell agreed with the other Commissioners except that she does not think the petitioner could meet the standards for a variation.

Commissioner Stratis said he agrees with the other Commissioners and also agrees that a variation would likely not be justified.

Chairman Trzupek agreed and added that a variation would not be likely.

There being no further comments, Chairman Trzupek asked for a motion to close the public hearing.

A **MOTION** was made by Commissioner Broline and **SECONDED** by Commissioner Hoch to close the public hearing for Z-02-2021.

ROLL CALL VOTE was as follows:

AYES: 7 – Broline, Hoch, Stratis, Irwin, Farrell, Petrich, and Trzupek
NAYS: 0 – None

MOTION CARRIED by a vote of 7-0.

A **MOTION** was made by Commissioner Broline and **SECONDED** by Commissioner Irwin to recommend that the Board of Trustees deny Z-02-2021. **ROLL CALL VOTE** was as follows:

AYES: 7 – Broline, Irwin, Stratis, Petrich, Hoch, Farrell, and Trzupek
NAYS: 0 – None

MOTION CARRIED by a vote of 7-0.

Z-03-2021: 78-80 Burr Ridge Parkway (Manderscheid); Special Use and Parking Variation

Chairman Trzupek asked for a summary of the petition. Mr. Pollock said that the petitioner operates a restaurant in the County Line Square Shopping Center and is requesting zoning approval to expand the restaurant into an adjoining tenant space. The current restaurant occupies approximately 3,000 square feet at 78 Burr Ridge Parkway. They are seeking to incorporate the 1,100 square feet of floor space at 80 Burr Ridge Parkway into their restaurant.

Mr. Pollock added that in order to expand the restaurant, special use approval is needed for a restaurant that serves alcoholic beverages and a parking variation is required as the shopping center does not have sufficient parking. Mr. Pollock referred to the staff report for more details regarding the parking and also referenced a table provided by staff that shows the hours of operation for each business in County Line Square, the required parking for each business. He said the table shows that based on the varying hours of operation there is always sufficient parking relative to the code requirement.

Chairman Trzupek asked the petitioner for further comment.

Mr. John Manderscheid said that the restaurant is open for breakfast and lunch, and he does not see that changing. He said they would serve alcoholic beverages on Saturdays and Sunday only.

Chairman Trzupek asked for public comments.

Ms. Alice Krampits asked about employee parking and asked when the busiest time is for the restaurant. Mr. Manderscheid said that employees are required to park in the back and that the busiest time is from 10 AM to 12 Noon.

Ms. Ellen Raymond said that she appreciates this business and is glad to see it doing well.

Chairman Trzupek asked for comments and questions from the Commissioners.

Commissioner Stratis said he has historically opposed parking variations in County Line Square but that this case is different because the restaurant is at the west end where parking is more available and based on the limited hours of operation for the restaurant.

Commissioner Farrell agreed with Commissioner Stratis and said she agrees that the hours of operation should be limited.

Commissioner Petrich asked if liquor could be served on Sunday mornings. Mr. Pollock said he was not sure, but the liquor license would address specific hours for serving of liquor.

Commissioner Broline said he has no problem with the parking variation based on the table provided by staff.

Commissioners Parella and Irwin both said they had no further comments.

Commissioner Hoch asked about the tent for the Capri restaurant and asked when that would end. Mr. Pollock said he was unsure but would find out.

Chairman Trzupek agreed with the other Commissioners.

There being no further comments, Chairman Trzupek asked for a motion to close the hearing.

A **MOTION** was made by Commissioner Hoch and **SECONDED** by Commissioner Irwin to close the public hearing for Z-03-2021.

ROLL CALL VOTE was as follows:

AYES: 7 – Hoch, Irwin, Broline, Stratis, Farrell, Petrich, and Trzupek

NAYS: 0 – None

MOTION CARRIED by a vote of 7-0.

A **MOTION** was made by Commissioner Stratis and **SECONDED** by Commissioner Broline to recommend that the Board of Trustees approve Z-03-2021 subject to the following conditions:

1. The special use shall be limited to John Manderscheid and shall be null and void should Mr. Manderscheid no longer have ownership interest in the restaurant.
2. Hours of operation for the restaurant shall not exceed 6 AM to 2:30 PM.

ROLL CALL VOTE was as follows:

AYES: 7 – Stratis, Broline, Irwin, Petrich, Hoch, Farrell, and Trzupek
NAYS: 0 – None

MOTION CARRIED by a vote of 7-0.

IV. CORRESPONDENCE

There were no comments regarding the Board Report.

V. OTHER PETITIONS

There were no other Petitions on the agenda.

VI. PUBLIC COMMENT

There were no further public comments.

VII. FUTURE MEETINGS

Mr. Pollock said that there was no meeting scheduled for April 5 and that there was one hearing scheduled for April 19, 2021.

VII. ADJOURNMENT

A **MOTION** was made by Commissioner Hoch and **SECONDED** by Commissioner Petrich to adjourn the meeting at 7:58 pm.

ROLL CALL VOTE was as follows:

AYES: 8 – Hoch, Petrich, Farrell, Broline, Irwin, Stratis, Parella, and Trzupek
NAYS: 0 – None

MOTION CARRIED by a vote of 8-0.

Respectfully Submitted:

Doug Pollock, Planner



VILLAGE OF
BURR RIDGE
A VERY SPECIAL PLACE

V-02-2021: 7875 Wolf Road (Mihailovic); Requests a variation from Section IV.L.3 of the Burr Ridge Zoning Ordinance to permit the construction of a new home with a private sanitary sewer on a lot that is less than 150 feet in width as is required for a private sanitary sewer system.

HEARING:

April 19, 2021

TO:

Plan Commission
Greg Trzupek, Chairman

FROM:

Doug Pollock
Planner

PETITIONER:

Ziv Mihailovic

PETITIONER STATUS:

Property Owner

EXISTING ZONING:

R-2A Residential

LAND USE PLAN:

Recommends Single-Family
Residential

EXISTING LAND USE:

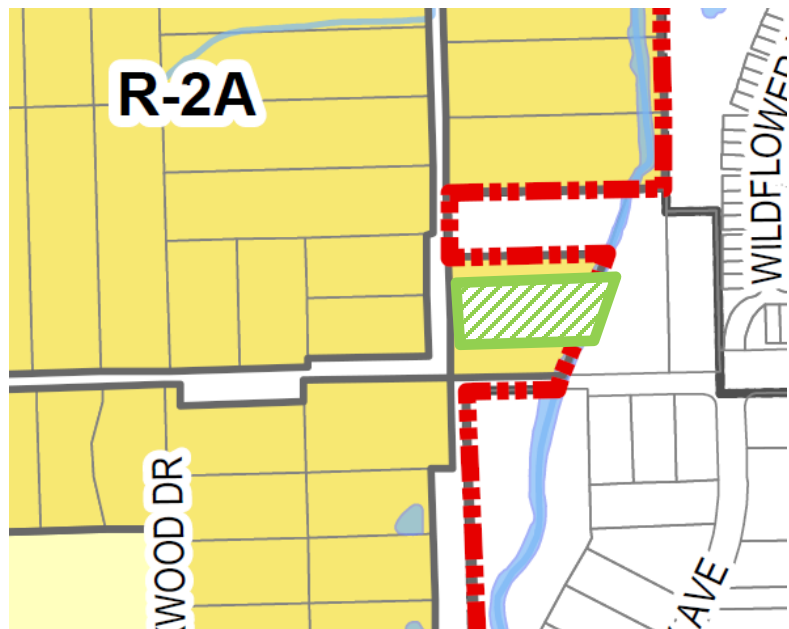
Vacant Single-Family Residential

SITE AREA:

1.09 Acres

SUBDIVISION:

None



The petitioner seeks approval for the construction of a new home with a private sanitary sewer system. As per Section IV.L of the Burr Ridge Zoning Ordinance, the following two considerations are required of the Plan Commission:

- The Plan Commission shall make a recommendation to the Board of Trustees as to whether it is impractical to extend public sewer to the service the property. A public hearing is not required for this consideration.
- Whether the findings of fact are met to grant a variation reducing the required lot width for properties with a private sanitary sewer system from 150 feet to 140 feet.

This agenda lists the first consideration (PC-01-2021) separately consistent with past practice and for record keeping purposes. This staff report covers both requests.

Public Hearing History

V-04-2019: 7875 Wolf Road; The subject property received a variation to reduce the front yard setback from 50 feet to 40 feet. The variation was based on a floodplain on the rear portion of the property.

PC-04-2018: 7656 Wolf Road; Approval recommended and granted by the Board of Trustees to allow a new home to be constructed with a private sanitary system. There have been other such approvals in this area but those records were not readily available at this time.

Village Engineer Review

Please find attached a memorandum from Village Engineer Dave Preissig. Mr. Preissig concludes that it is not practical to extend public sewer to the subject property.

Public Comment

No public comment was received regarding this petition.

Applicable Zoning Ordinance Section(s)

Section IV.L. of the Burr Ridge Zoning Ordinance states as follows:

L. SEWER AND WATER SYSTEMS

1. Connection to Public Sewer and Water Systems

Each use hereafter established which requires sewer and water facilities shall be served by public or community sewer and water systems. However, such uses, hereafter established on lots in areas that are not served with public sewers or water systems may be served with individual sewage disposal systems or private wells, provided the Board of Trustees shall (a) find, after receiving the recommendation of the Plan Commission, that it is impractical to extend public or community sewer or water lines to serve the area, and (b) there is an irrevocable commitment by the owners of the lot that connections shall be made to a public or community sewer or water system not less than six months after any such system has been installed or extended to serve the lot.

2. Standards for Private Systems

Installation of individual sewage disposal systems and private wells or community sewer and water systems shall be in accordance with standards and specifications set

forth in applicable laws of the Village, county, and state, or other applicable governmental agencies.

3. **Minimum Lot Size**

Any lot or parcel which is to be used for a single-family detached dwelling served with an individual sewage disposal system shall have an area of not less than one acre and a width of not less than 150 feet or a greater area or width if required to conform with regulations contained in Section IV.L.2 above; provided, however, any lot or parcel containing, as of December 1, 1991, a single-family detached dwelling served by an individual sewage disposal system can continue to be served thereby (until a community sewer system becomes available) regardless of lot size or lot width but only if it complies with all other applicable regulations and provided further no such lot or parcel may be divided in any manner until such time as it is served by a community sewer system.

Findings of Fact and Recommendation

The petitioner has provided findings of fact which may be adopted if the Plan Commission is in agreement with those findings.

Appendix

Exhibit A – Petitioner’s Materials



As per Section XIII.H.3 of the Village of Burr Ridge Zoning Ordinance, for a variation to be approved, the petitioner must confirm all of the following findings by providing facts supporting such findings.

- a. Because of the particular physical surroundings, shape, or topographical conditions of the specific property involved, a particular hardship to the owner would result, as distinguished from a mere inconvenience, if the strict letter of the regulations were to be carried out

Lot size/shape and no Village sanitary system available are the hardship.

- b. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations governing the zoning district in which it is located.

The property in question cannot yield a return without a proper sanitary system.

- c. The conditions upon which an application for a variation is based are unique to the property for which the variance is sought, and are not applicable, generally, to other property within the same zoning classification.

The property in question is unique compared to other properties due to its size and shape.

- d. The purpose of the variation is not based primarily upon a desire to increase financial gain.

No financial gain is desired with the variance request.

- e. The alleged difficulty or hardship is caused by this Ordinance and has not been created by any persons presently having an interest in the property.

No other persons have created any hardship or have interest in the property.

- f. The granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located.

Public welfare or the community will not be jeopardized because of the variance.

- g. The granting of the variation will not alter the essential character of the neighborhood or locality.

The character of the neighborhood will not be affected.

- h. The proposed variation will not impair an adequate supply of light and air to adjacent property or substantially increase the congestion of the public streets, or increase the danger of fire, or impair natural drainage or create drainage problems on adjacent properties, or endanger the public safety, or substantially diminish or impair property values within the neighborhood.

Light, air, public streets and property values will not be impacted by the variance.

- i. The proposed variation is consistent with the official Comprehensive Plan of the Village of Burr Ridge and other development codes of the Village.

Proposed variance falls under all plans and development codes of the Village.

BOUNDARY SURVEY & TOPOGRAPHIC SURVEY

LEGAL DESCRIPTION

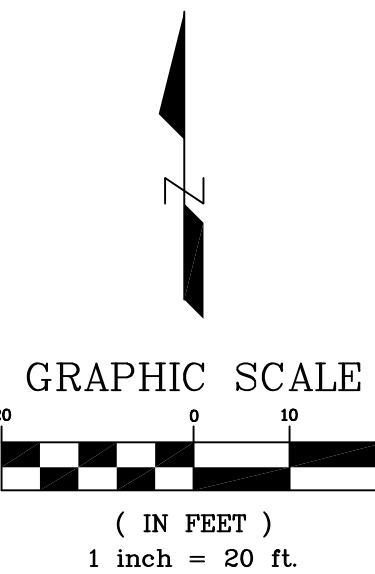
THE NORTH 140 FEET OF THE SOUTH 275.26 FEET (MEASURED ON THE WEST LINE) OF THAT PART OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE WEST LINE OF SAID SECTION 425.26 FEET NORTH OF THE SOUTHWEST CORNER THEREOF, THENCE RUNNING EAST AT RIGHT ANGLES TO THE WEST LINE OF SECTION 29, A DISTANCE OF 423.31 FEET, THENCE SOUTHWESTERLY 457.83 FEET TO A POINT ON THE SOUTH LINE OF SAID SECTION, SAID POINT BEING 260.92 FEET EAST OF THE SOUTHWEST CORNER OF SAID SECTION, THENCE WEST ALONG THE SOUTH LINE OF SAID SECTION 260.92 FEET TO THE SOUTHWEST CORNER OF SAID SECTION; THENCE NORTH ALONG THE WEST LINE OF SAID SECTION, 425.26 FEET TO THE PLACE OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

SURVEY / EASEMENT NOTE

- GRANT OF EASEMENT DATED OCTOBER 14, 1957 AND RECORDED JANUARY 27, 1958 AS DOCUMENT NO. 17119291, MADE BY ROBERT GODAR AND MILDRED GODAR, HIS WIFE, AND GIVEN TO NORTHERN ILLINOIS GAS COMPANY, ITS SUCCESSORS AND ASSIGNS, THE RIGHT TO LAY, MAINTAIN, OPERATE, RENEW AND REMOVE A GAS MAIN AND OTHER NECESSARY FACILITIES IN, UPON, UNDER AND ALONG THE EAST SIDE OF THE PUBLIC HIGHWAY KNOWN AS WOLF ROAD. (FOR PARTICULARS AND LOCATION, SEE DOCUMENT.)
- GRANT OF PERMANENT EASEMENT DATED OCTOBER 18, 1960 AND RECORDED JUNE 9, 1961 AS DOCUMENT NO. 18183806, BETWEEN ROBERT E. AND MILDRED L. GODAR, AND THE STATE OF ILLINOIS, DEPARTMENT OF PUBLIC WORKS AND BUILDINGS, DIVISION OF WATERWAYS. (FOR PARTICULARS AND LOCATION, SEE DOCUMENT.)

THE ABOVE EASEMENTS SHALL BE PLOTTED ONCE SURVEYOR IS FORWARDED SAID DOCUMENTS



SITE DATA

GROSS AREA: 47,481 SQ. FT.
WOLF ROAD R.O.W. 4,614 SQ. FT.

PARCEL IDENTIFICATION NUMBER

18-29-300-024-0000

BENCHMARKS

NGS CONTROL MONUMENT DK3298
ELEVATION: 705.33 (NAVD 88)

THE STATION IS LOCATED AT THE NORTHEAST CORNER OF THE INTERSECTION OF WOLF ROAD AND PLAINFIELD ROAD, AND IS 59.2 FT EAST OF THE CENTERLINE OF WOLF ROAD, 32.0 FT NORTH OF THE CENTERLINE OF PLAINFIELD ROAD, AND 39.25 FT SOUTHEAST OF A FIRE HYDRANT. THE MONUMENT IS A 3.5 INCH BRASS DISK ON THE WEST SIDE OF A TRAFFIC SIGNAL BASE, 0.6 FT ABOVE ROAD GRADE.

SITE BENCHMARK: SET CROSS IN THE SIDEWALK WEST OF THE SOUTHWEST CORNER OF THE SURVEYED PROPERTY.
ELEVATION: 629.40 (NAVD 88)

FLOOD ZONE INFORMATION

A PORTION OF THE SURVEYED PROPERTY IS LOCATED WITHIN ZONE "AE" (BASE FLOOD ELEVATION DETERMINED) PER THE FLOOD INSURANCE RATE MAP OF COOK COUNTY, ILLINOIS AND INCORPORATED AREAS, MAP NUMBER 17031C0582J, NUMBER 170071, PANEL 582, EFFECTIVE DATE OF AUGUST 19, 2008.

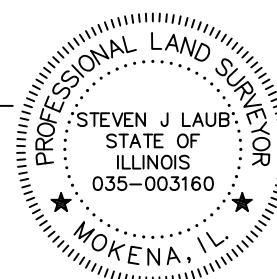
STATE OF ILLINOIS)
COUNTY OF WILL)

THIS IS TO CERTIFY THAT I, STEVEN J. LAUB, AN ILLINOIS LICENSED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY DESCRIBED IN THE CAPTION TO THE PLAT HEREON DRAWN, AND THE SAID PLAT IS A TRUE AND CORRECT REPRESENTATION THEREOF.

ALL DIMENSIONS SHOWN ARE IN FEET AND DECIMAL PARTS THEREOF AND ARE CORRECTED TO A TEMPERATURE OF 68 DEGREES FAHRENHEIT.

DATE : MARCH 10, 2017
STEVEN J. LAUB
ILLINOIS LICENSED PROFESSIONAL LAND SURVEYOR NO. 35-3160
MY CURRENT LICENSE RENEWS NOV. 30, 2020

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR BOUNDARY SURVEYS.



GENERAL NOTES

COMPARE THIS PLAT, LEGAL DESCRIPTION AND ALL SURVEY POINTS AND MONUMENTS BEFORE ANY CONSTRUCTION, AND IMMEDIATELY REPORT ANY DISCREPANCIES TO SURVEYOR. DO NOT SCALE DIMENSIONS FROM THIS PLAT.

THE LOCATION OF THE PROPERTY LINES SHOWN ON THE FACE OF THIS PLAT ARE BASED UPON THE DESCRIPTION AND INFORMATION FURNISHED BY THE CLIENT. THE PARCEL WHICH IS DEFINED MAY NOT REFLECT ACTUAL OWNERSHIP, BUT REFLECTS WHAT WAS SURVEYED. FOR OWNERSHIP, CONSULT YOUR TITLE COMPANY.

A CURRENT TITLE COMMITMENT ORDER NO. WITH AN EFFECTIVE DATE OF , PREPARED BY , WAS PROVIDED FOR SURVEYORS USE AT THE TIME OF PREPARATION OF THIS SURVEY.

MANHOLES, INLETS AND OTHER UTILITY RIMS OR GRATES SHOWN HEREON ARE FROM FIELD LOCATION OF SUCH, AND ONLY REPRESENT SUCH UTILITY IMPROVEMENTS WHICH ARE VISIBLE FROM ABOVE GROUND AT TIME OF SURVEY, THROUGH A NORMAL SEARCH AND WALK THROUGH OF THE SITE. THE LABELING OF THESE MANHOLES (SANITARY, WATER, ETC.) IS BASED SOLELY ON THE "STAMPED" MARKINGS OF THE RIM. NO UNDERGROUND OBSERVATIONS HAVE BEEN MADE TO VERIFY THE ACTUAL USE OR EXISTENCE OF UNDERGROUND UTILITIES.

NO UNDERGROUND UTILITIES, OR DRAIN TILES, IF ANY EXIST, SHOWN HEREON.

THIS SURVEY MAY NOT REFLECT ALL UTILITIES OR IMPROVEMENTS IF SUCH ITEMS ARE HIDDEN BY LANDSCAPING OR ARE COVERED BY SUCH ITEMS AS DUMPSTERS, TRAILERS, CARS, DIRT, PAVING OR SNOW. AT THE TIME OF THIS SURVEY, SNOW DID NOT COVER THE SITE. LAWN SPRINKLER SYSTEMS, IF ANY, ARE NOT SHOWN ON THIS SURVEY.

OTHER THAN VISIBLE OBSERVATIONS NOTED HEREON, THIS SURVEY MAKES NO STATEMENT REGARDING THE ACTUAL PRESENCE OR ABSENCE OF ANY SERVICE.

CALL J.U.L.I.E. AT 1-800-892-0123 FOR FIELD LOCATION OF UNDERGROUND UTILITIES PRIOR TO ANY DIGGING OR CONSTRUCTION.

PUBLIC AND/OR PRIVATE RECORDS HAVE NOT BEEN SEARCHED TO PROVIDE ADDITIONAL INFORMATION, OVERHEAD WIRES AND POLES (IF ANY EXIST) ARE SHOWN HEREON, HOWEVER THEIR FUNCTION AND DIMENSIONS HAVE NOT BEEN SHOWN.

LEGEND	
	ANCHOR
	B-BOX
	BASKETBALL HOOP
	BENCHMARK
	CLOSED LID MANHOLE
	FUEL TANK LID
	HYDRANT
	WATER SERVICE STAMP
	LIGHT STANDARD
	GROUND FLOOD LIGHT
	MAILBOX
	MONITORING WELL
	PARKING METER
	POST INDICATOR VALVE
	FLAGPOLE
	POWER POLE
	POST
	SANITARY CLEANOUT
	SIGN
	SPRINKLER HEAD
	SPRINKLER CONTROL VALVE
	WATER VALVE
	WELL HEAD
	WETLAND MARKER
	HANDHOLE
	ELECTRICAL JUNCTION BOX
	ELECTRIC MANHOLE
	ELECTRIC VAULT
	ELECTRIC SERVICE OUTLET BOX
	TRAFFIC CONTROL BOX
	TRAFFIC CONTROL VAULT
	TRANSFORMER PAD
	CATCH BASIN
	FLARED END SECTION
	HEADWALL
	OPEN LID MANHOLE
	STORM INLET
	DOWNSPOUT
	D.E. DRAINAGE EASEMENT
	DUCTILE IRON PIPE
	EDGE OF PAVEMENT
	EXIST.
	GAS VALVE
	CABLE TV PEDESTAL
	ELECTRIC PEDESTAL
	TELEPHONE PEDESTAL
	TEL., ELEC., CABLE PEDESTALS
	ELECTRIC METER
	GAS METER
	GAS VALVE VAULT
	TELEPHONE MANHOLE
	PAINTED ELECTRIC MARKER
	PAINTED GAS MARKER
	PAINTED TELEPHONE MARKER
	PAINTED WATERMAIN MARKER
	FIBER OPTIC MARKER
	PAINTED SANITARY MARKER
	PAINTED STORM MARKER
	PIPELINE MARKER
	SURVEY TRAVERSE POINT
	FOUND DISK IN CONCRETE
	FOUND ROW MARKER
	FOUND RAILROAD SPIKE
	FOUND IRON ROD
	FOUND PK NAIL
	FOUND IRON PIPE
	FOUND IRON BAR
	FOUND BRASS MONUMENT
	SET MAG NAIL
	SET IRON PIPE
	DECIDUOUS TREE
	W/ TRUNK SIZE
	CONIFEROUS TREE
	W/ TRUNK SIZE
	CONIFEROUS TREE
	TRAFFIC LIGHT POLE
	TRAFFIC SIGNAL MAST ARM
	SECTION CORNER

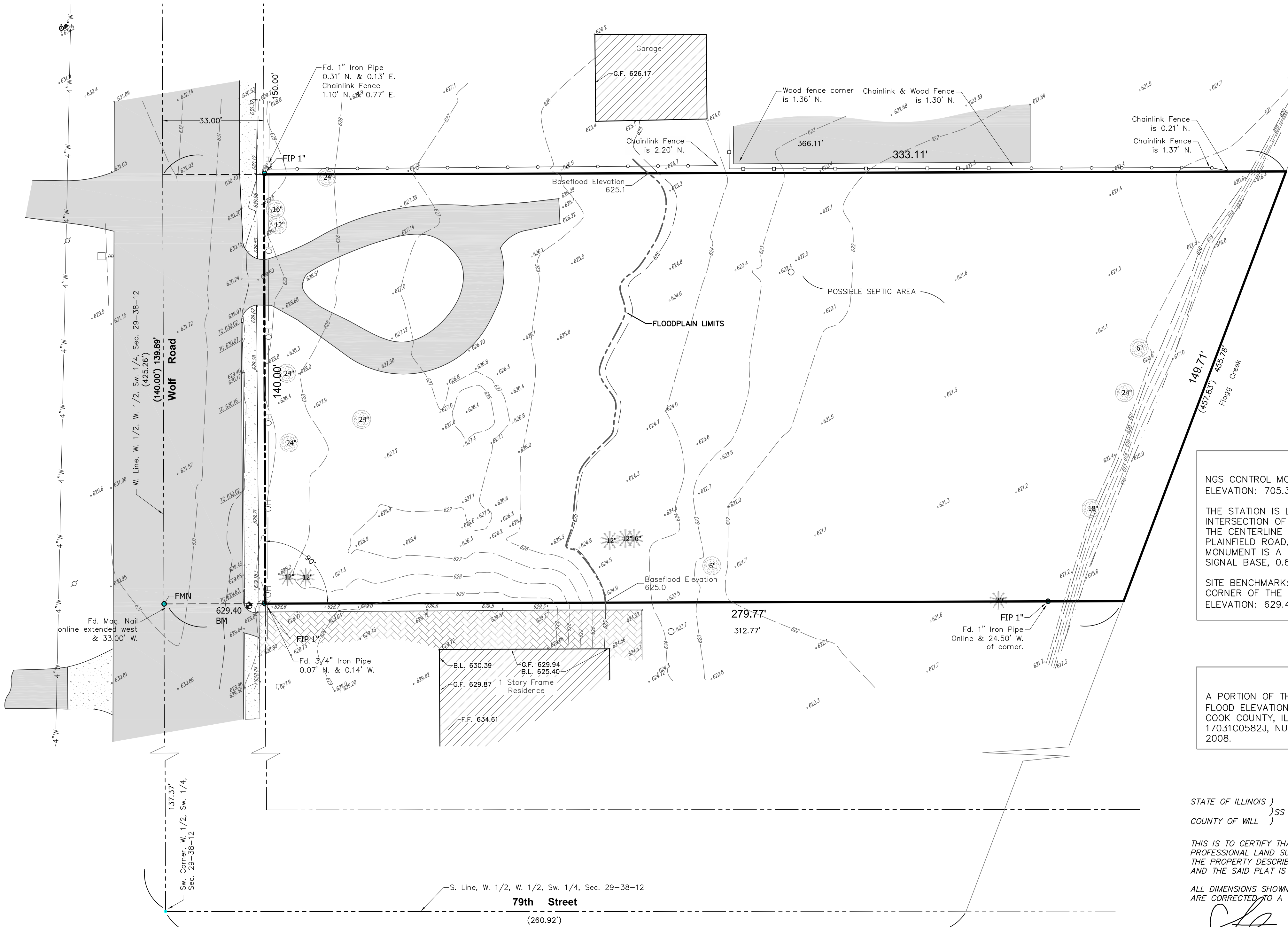
LINE TYPES	
	PROPERTY LINE
	EXISTING RIGHT-OF-WAY LINE
	ADJACENT LOT LINE
	CENTERLINE
	EASEMENT LINE
	BUILDING SETBACK LINE
	SECTION LINE
	QUARTER SECTION LINE
	QUARTER-QUARTER SECTION LINE
	WIRE FENCE
	CHAINLINK FENCE
	WOOD OR WROUGHT IRON FENCE
	GUARDRAIL
	OVERHEAD WIRES
	UNDERGROUND CABLE TV
	UNDERGROUND ELECTRIC
	UNDERGROUND FIBER OPTIC
	UNDERGROUND TELEPHONE
	GAS MAIN
	WATER MAIN
	SANITARY SEWER
	STORM SEWER
	EDGE OF WATER
	BARRIER CURB
	DEPRESSED CURB
	CURB & GUTTER
	DEPRESSED CURB & GUTTER
	CONTOUR LINE
	RAILROAD TRACKS

ABBREVIATIONS

####	EXIST. SPOT ELEVATION
A	ASPHALT
B	BRICK
B/W	BOTTOM OF WALL
B.L.	BRICK LEDGE
C	CONCRETE
CMP	CORRUGATED METAL PIPE
DEP	DEPRESSED CURB
DS	DOWNSPOUT
D.E.	DRAINAGE EASEMENT
DIP	DUCTILE IRON PIPE
E/P	EDGE OF PAVEMENT
EXIST.	EXISTING
F.F.	FINISHED FLOOR
FES	FLARED END SECTION
FL	FLOW LINE
H.C.	HANDICAP PARKING
INV	INVERT
MH	MANHOLE
PC	POINT OF CURVATURE
PT	POINT OF TANGENCY
P.U.E.	PUBLIC UTILITY EASEMENT
RCP	REINFORCED CONCRETE PIPE
SAN	SANITARY SEWER
STD	STORM DRAIN
SD	SUMP DISCHARGE
TC	TOP OF CURB
T/F	TOP OF FOUNDATION
T/P	TOP OF PIPE
T/W	TOP OF WALL
U.E.	UTILITY EASEMENT
VCP	VITRIFIED CLAY PIPE
YN	YARD INLET
N	NORTH
S	SOUTH
E	EAST
W	WEST
FBM	FOUND BRASS MONUMENT
FIP	FOUND IRON PIPE
FPK	FOUND PK NAIL
FRS	FOUND RR SPIKE
SIP	SET IRON PIPE
SPK	SET PK NAIL
(####)	RECORD/DEED
####	MEASURED

HATCHING

	ASPHALT SURFACE
	ADA ACCESSIBLE RAMP
	BRICK SURFACE
	BUILDING LIMITS
	CONCRETE SURFACE
	GRAVEL SURFACE
	STONE SURFACE
	WATER
	WETLANDS/MARSH AREA
	WOOD DECK



9930 W. 190th Street, Suite L
Mokena, Illinois 60448
708-326-4961 voice
708-326-4962 fax

PREPARED FOR:
ZID MICHELOVIC
708-373-7474

NO.		DATE		DESCRIPTION	

BOUNDARY & TOPOGRAPHIC SURVEY

7875 WOLF ROAD, LA GRANGE, IL

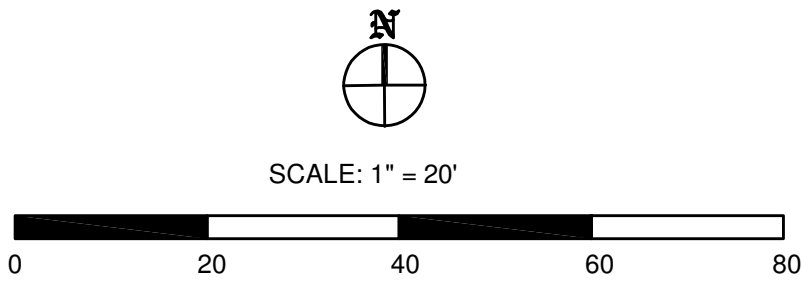
DRAFTING COMPLETED:	03/10/2017	DRAWN BY:	SJL	PROJECT MANAGER:	SJL
FIELD WORK COMPLETED:	02/24/2017	CHECKED BY:		SCALE:	1" = 20'

SHEET NO.
1 of 1

Project No: 17-0512

CONSTRUCTION NOTES:

1. Maintain existing drainage pattern. You shall not cause additional stormwater runoff to run on neighbor's property.
2. All excavated material not used to backfill around foundation shall be removed from site.
3. Disconnect all utilities at their respective mains.
4. Sideyards to be devoted to swales.
5. Install Silt Fence prior to the start of excavation activities.
6. Maintain existing driveway for construction entrance.
7. Contractor shall follow all Village of LaGrange and Cook County Construction Standards and any miscellaneous items as they relate to this project.



EXISTING TOPOGRAPHY AND EROSION CONTROL

FOR

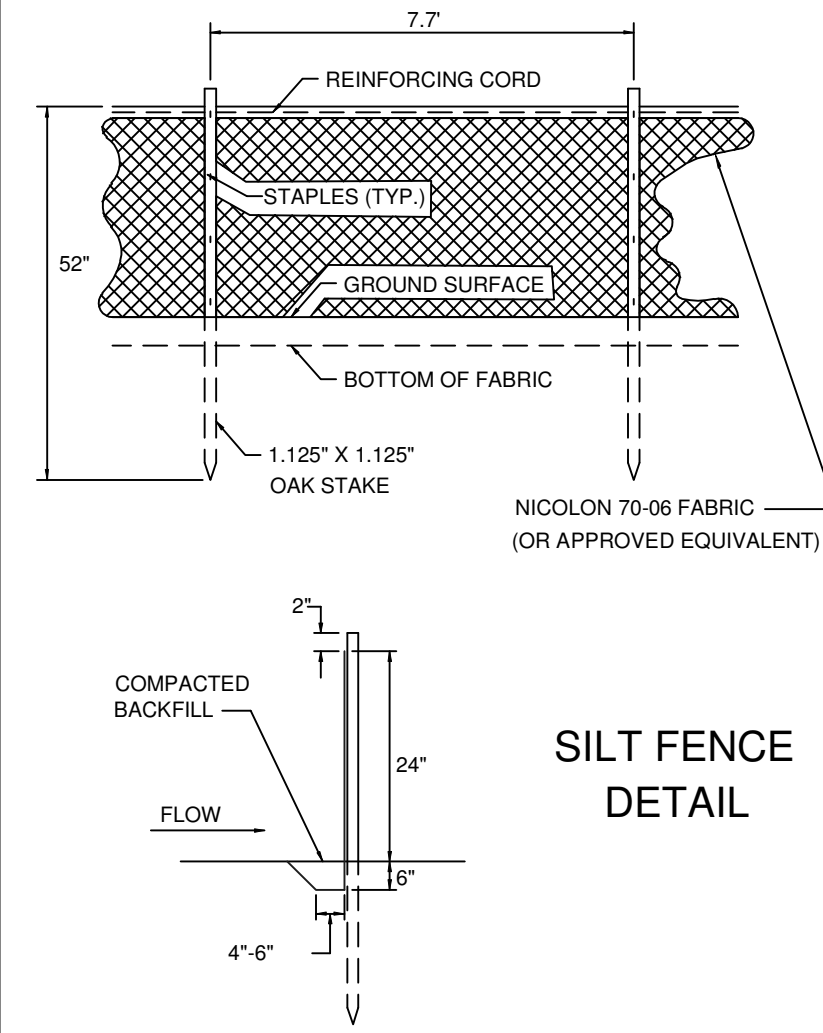
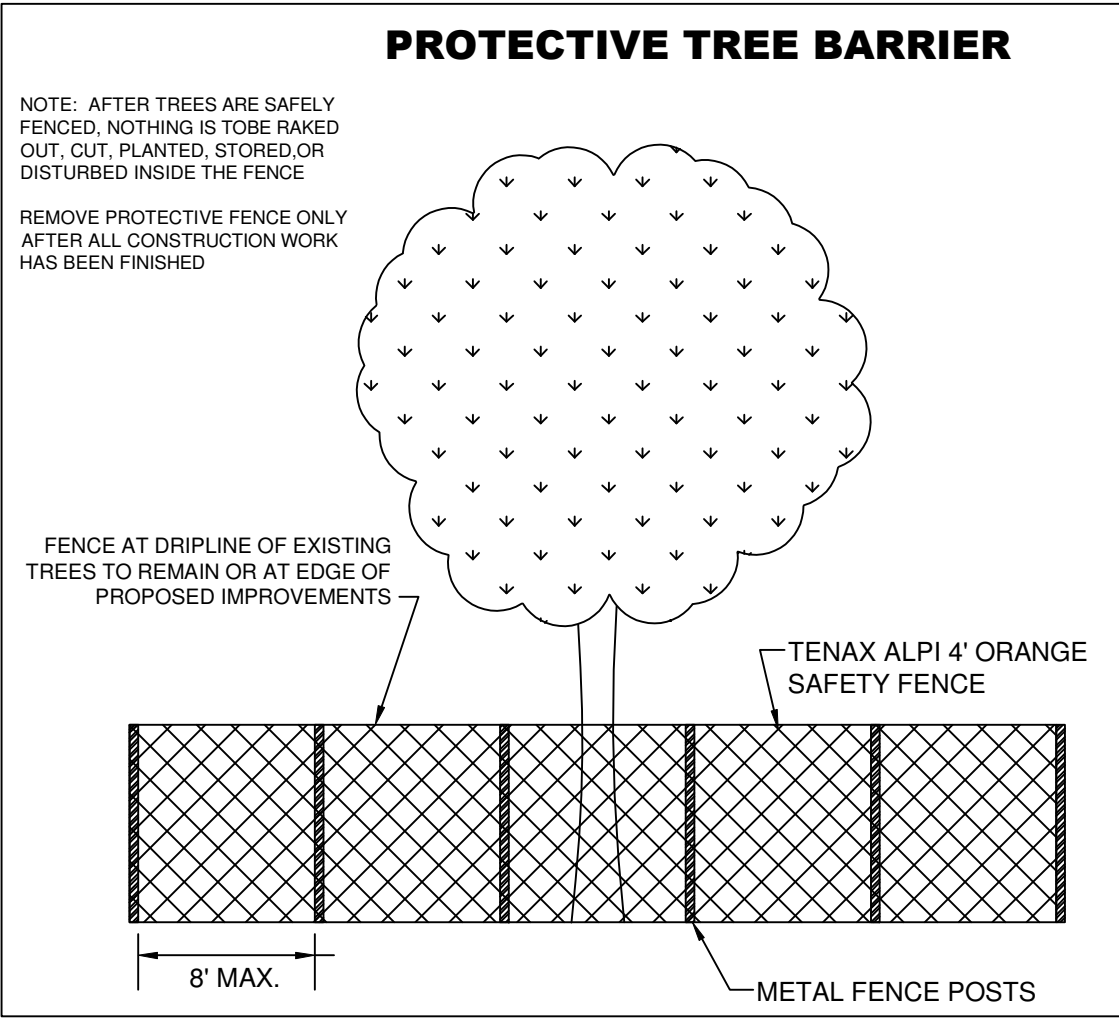
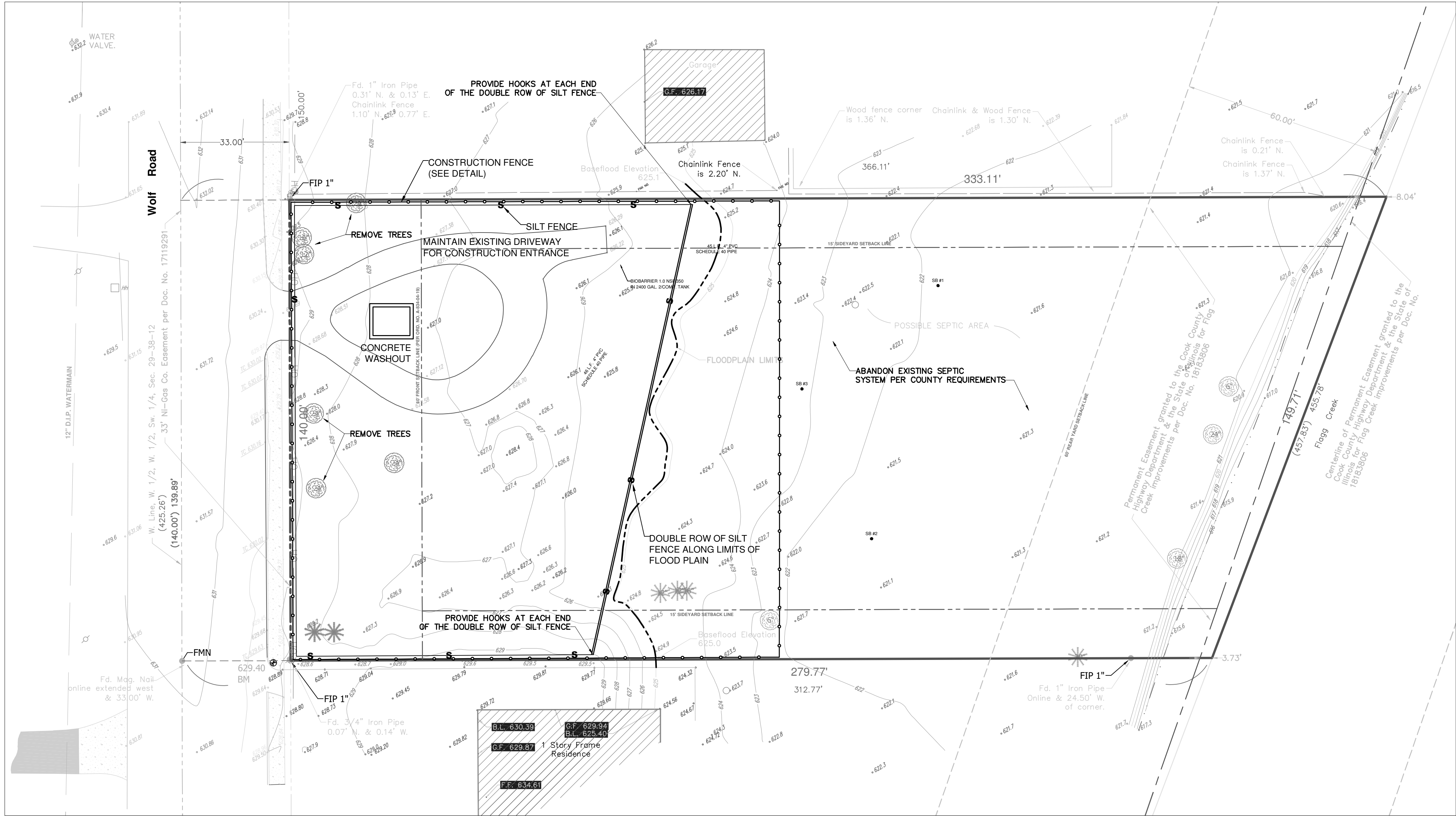
7875 WOLF ROAD - LAGRANGE (INCORPORATED BURR RIDGE), IL

CONSTRUCTION SCHEDULE

INSTALL SOIL EROSION CONTROL	MARCH	2021
DEMOLITION	APRIL	2021
FOUNDATION POUR	APRIL	2021
FRAMING	MAY	2021
RESTORATION	NOVEMBER	2021

LEGEND

	Proposed
Sanitary Sewer	— c —
Storm Sewer	— < —
Watermain	— 704 —
Contour Lines	— 704 —
Spot Elevations	— 705.00 —
Drainage Pattern	— S —
Silt Fence	— S —



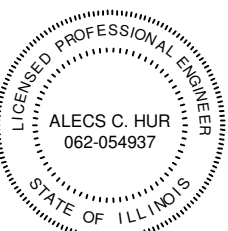
EROSION CONTROL NOTES

1. THE SEDIMENTATION AND EROSION CONTROL MEASURES SHALL BE IN ACCORDANCE WITH THE STANDARDS AND SPECIFICATIONS FOR SOIL AND SEDIMENTATION CONTROL, PROCEDURES AND STANDARDS FOR URBAN SOIL AND SEDIMENTATION CONTROL IN ILLINOIS, AND THE VILLAGE OF BURR RIDGE.
2. SEDIMENT AND EROSION CONTROL DEVICES SHALL BE INSTALLED AND FUNCTIONAL BEFORE THE SITE IS OTHERWISE DISTURBED.
3. SEDIMENTATION BASINS, BARRIERS, AND ALL APPROPRIATE EROSION CONTROL MEASURES SHALL BE INSTALLED PRIOR TO MASS GRADING.
4. ALL TEMPORARY AND PERMANENT EROSION CONTROL MEASURES SHALL BE MAINTAINED AND REPAIRED AS DEEMED NECESSARY BY THE VILLAGE OF BURR RIDGE.
5. INSTALL PERMANENT SEEDING AND SOD IN ALL AREAS AS REQUIRED BY THE VILLAGE OF BURR RIDGE.
6. IF A STOCKPILE IS TO REMAIN IN PLACE FOR MORE THAN 7 DAYS, IT SHALL BE SURROUNDED BY SILT FENCE. IF A STOCKPILE IS TO REMAIN IN PLACE FOR MORE THAN 14 DAYS, IT SHALL BE PROTECTED WITH TEMPORARY SEEDING.

EROSION CONTROL NOTES (CONTINUED)

7. ALL FLARED END SECTIONS SHALL BE PROTECTED BY SEDIMENT SETTLING BASINS AND/OR STRAW BALES UNTIL GROUND COVER HAS BEEN ESTABLISHED. FILTER FABRIC SHALL BE PLACED UNDER ALL INLET GRATES UNTIL GROUND COVER HAS BEEN ESTABLISHED.
8. WATER PUMPED, OR OTHERWISE DISCHARGED, FROM THE SITE AS PART OF CONSTRUCTION DEWATERING SHALL BE FILTERED.
9. ALL SOIL, MUD AND DEBRIS WASHED, TRACKED OR DEPOSITED ONTO THE STREET SHALL BE REMOVED AT THE END OF EACH WORK DAY.
10. VEHICULAR ACCESS TO THE SITE SHALL BE RESTRICTED TO A GRAVEL DRIVE AFTER THE FOUNDATION HAS BEEN BACKFILLED. THE GRAVEL DRIVE SHALL BE INSTALLED WITHIN 7 DAYS OF THE FOUNDATION BACKFILLING AND PRIOR TO THE START OF ANY CONSTRUCTION ABOVE THE TOP OF FOUNDATION.
11. GROUND COVER (SEED AND MULCH OR SOD) SHALL BE PLACED ON ALL DISTURBED AREAS WITHIN 14 DAYS OF THE COMPLETION OF TOP SOIL PLACEMENT AND FINAL GRADING. IF WEATHER CONDITIONS PRECLUDE THE PLACEMENT OF SEED AND MULCH OR SOD, ALL DISTURBED AREAS SHALL BE PROTECTED WITH EROSION BLANKET.

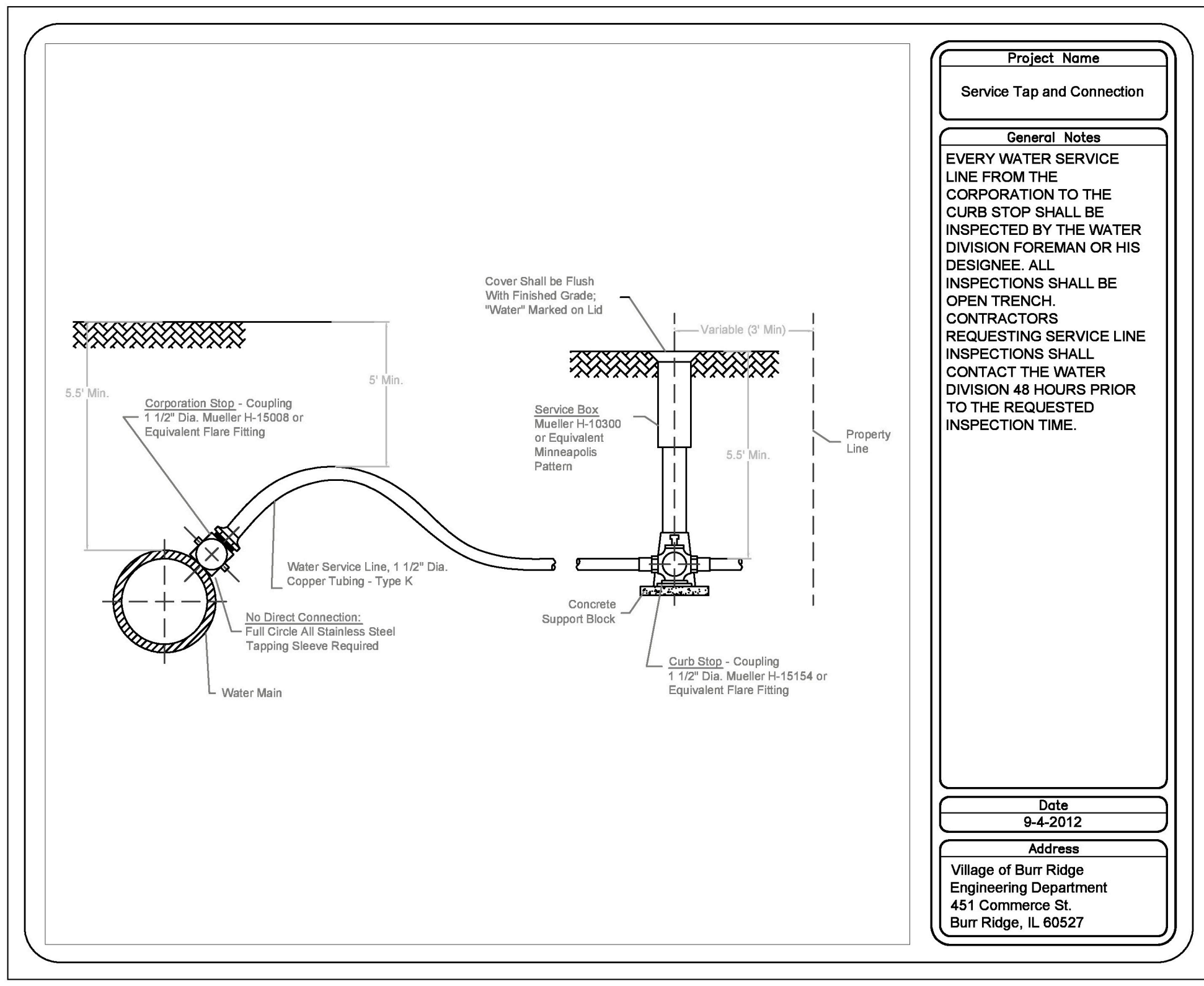
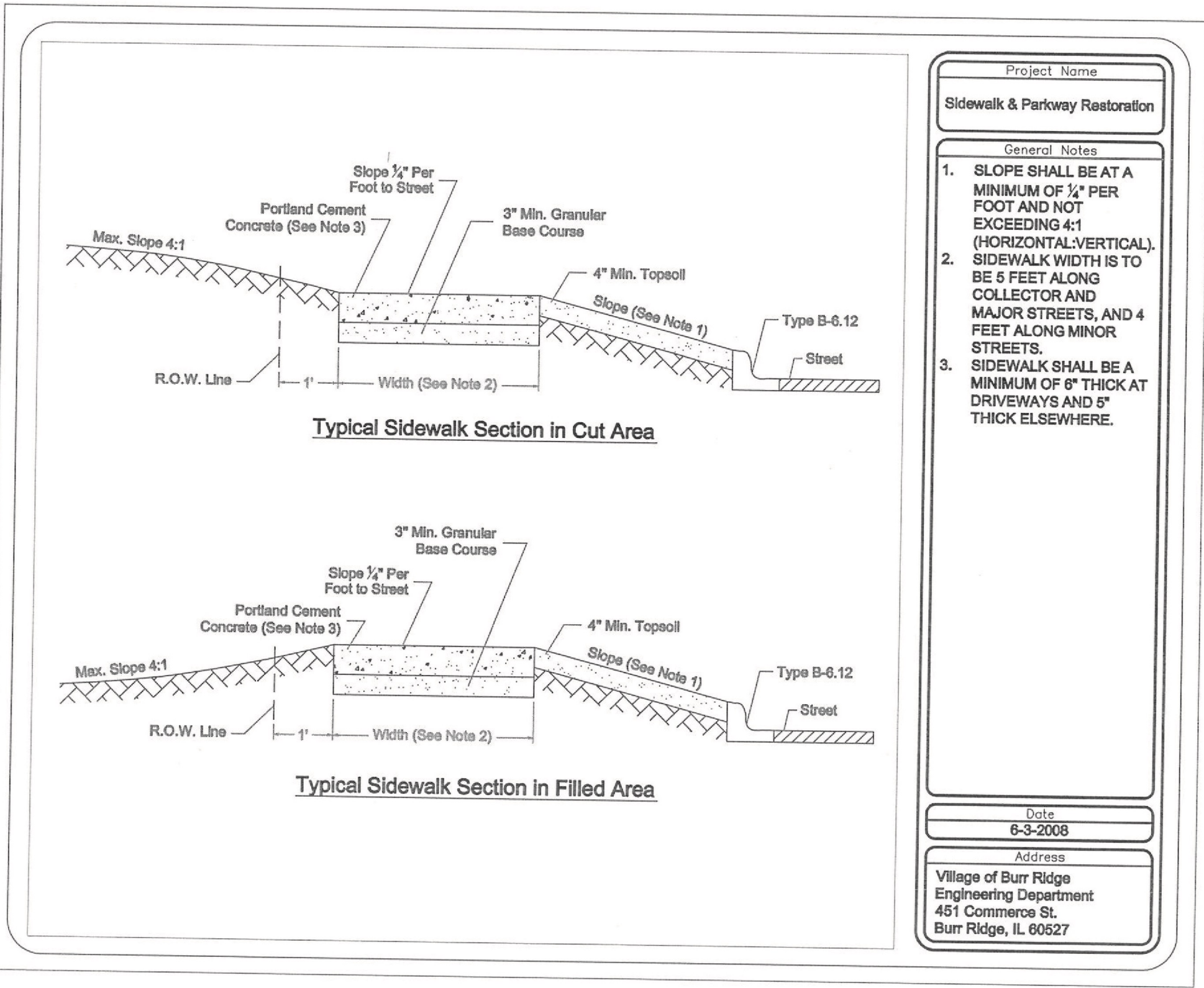
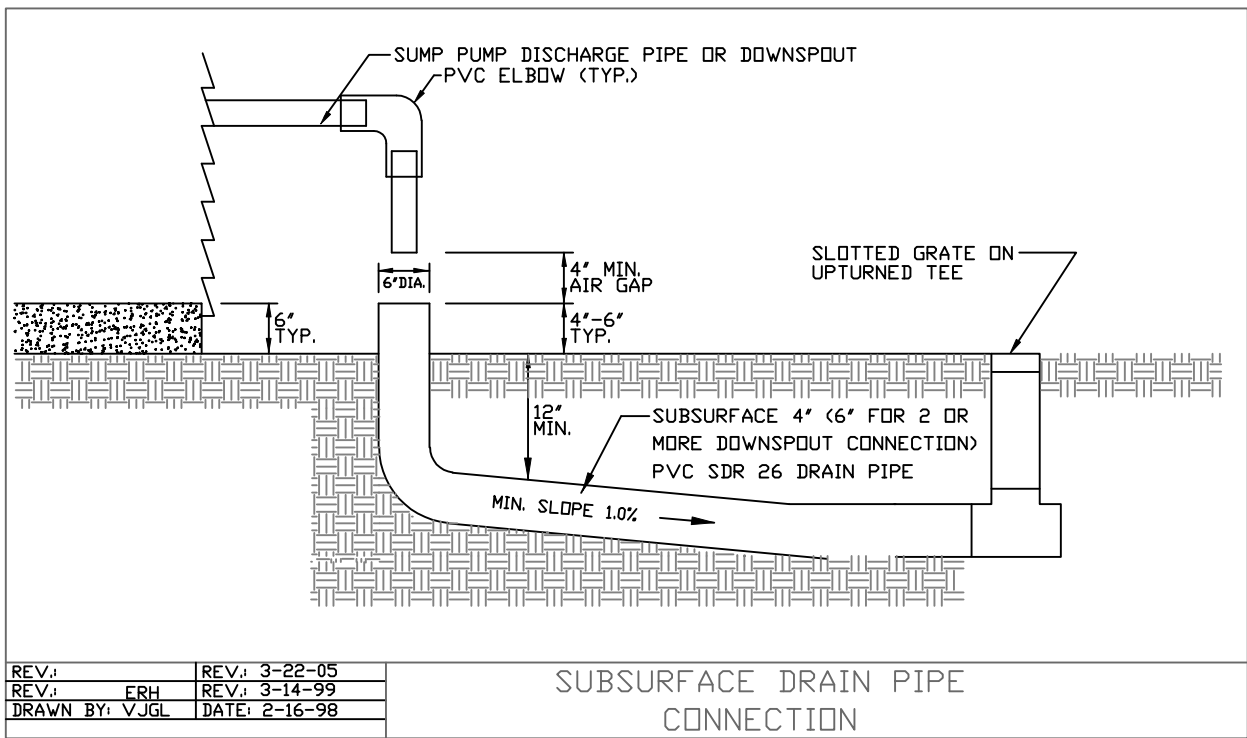
SITE PLAN BASED ON TOPOGRAPHIC SURVEY PREPARED BY DESIGTEK ENGINEERING, INC. DATED MARCH 10, 2017.



This is to certify that I, Alecs C. Hur, a registered Professional Engineer of Illinois hereby certify that these plans and specifications have been prepared by Gabriel Group, Inc. under my personal direction and supervision.

Dated this 30th day of January 2021 at Elmhurst, Illinois.

Illinois Professional Engineer Number 062-054937
My License Expires on November 30, 2021



EXISTING TOPOGRAPHY AND EROSION CONTROL PLAN

7875 WOLF ROAD - LAGRANGE (INCORPORATED BURR RIDGE), IL

DRAWN BY: -

CHECKED BY: -

REVISIONS PER VILLAGE COMMENTS

FILE NAME: -

JOB DIRECTORY: -

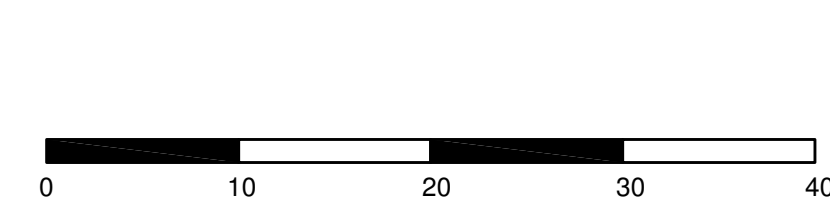
PREPARED FOR

7875 WOLF RESIDENCE

Gabriel Group, Inc.

Civil Engineering Solutions

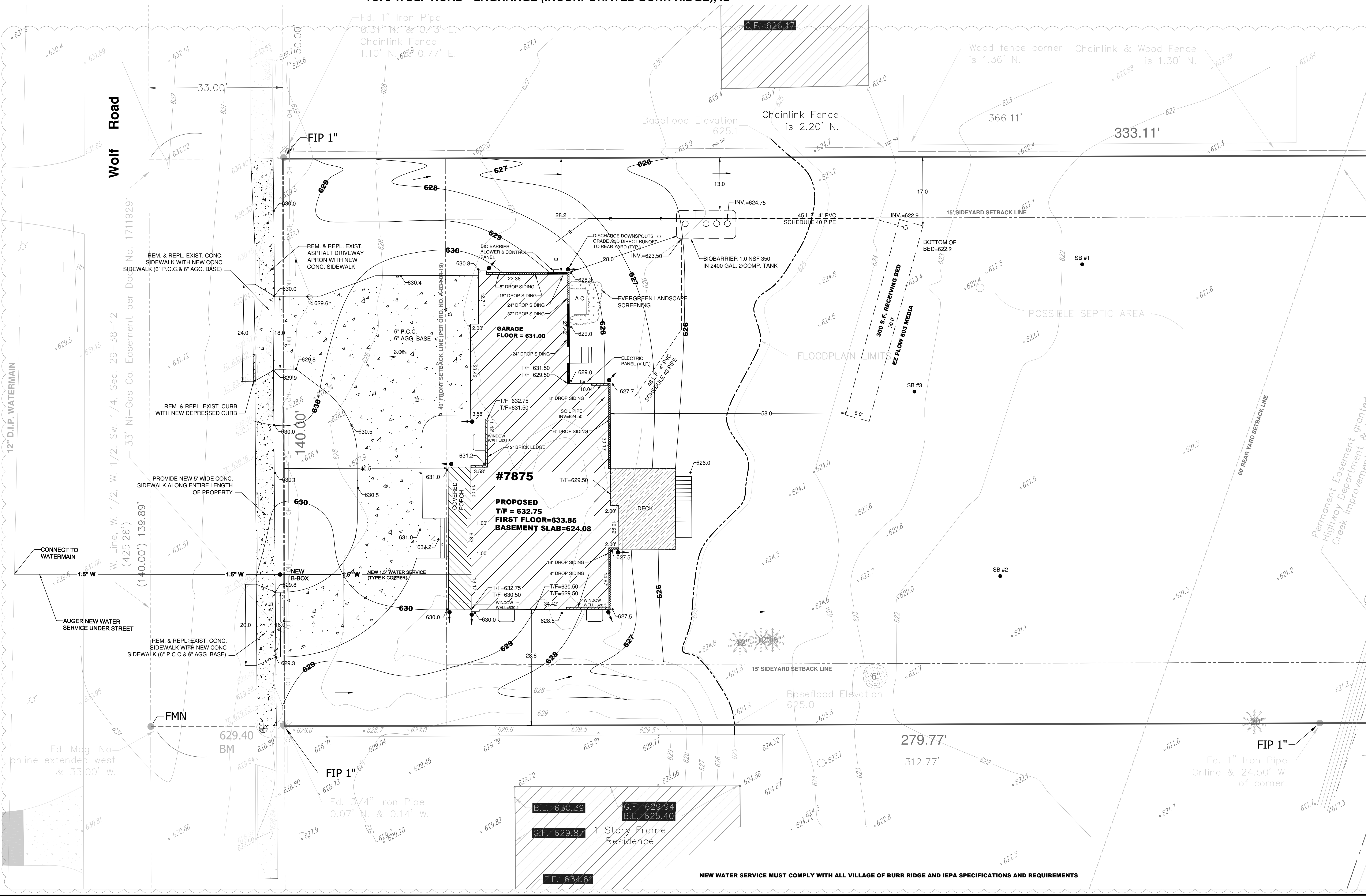
P.O. Box 6376 - Oak Brook, IL 06522
Tel: 630-772-9393 Fax: 630-756-4151



SCALE: 1" = 10'

SITE PLAN PLAN
FOR
7875 WOLF ROAD - LAGRANGE (INCORPORATED BURR RIDGE), IL

COOK COUNTY HIGHWAY DEPARTMENT NOTES:
-STANDARD PERMIT TERMS AND CONDITIONS FOR TEMPORARY LANE CLOSURES RESTRICTED TO WITHIN THE HOURS OF 9 A.M. AND 3 P.M. SHALL SUFFICE UTILIZING FLAGGERS.
-CONCRETE DRIVEWAY BETWEEN THE SIDEWALK AND THE ROADWAY SHALL BE 8" THICK.
-EXISTING SIDEWALK TO BE REMOVED AND REPLACED, IF NECESSARY, CONCRETE WALK MUST BE 8" THICK WITHIN DRIVEWAY LIMITS.



SITE PLAN & TREE PROTECTION PLAN

7875 WOLF ROAD - LAGRANGE (INCORPORATED BURR RIDGE), IL

FILE NAME : -
JOB DIRECTORY : -

DRAWN BY : -
CHECKED BY : -

REVISIONS
03/25/21 REVISED PER VILLAGE COMMENTS

PREPARED FOR

7875 WOLF RESIDENCE

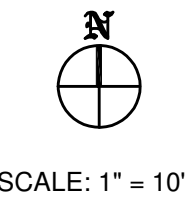
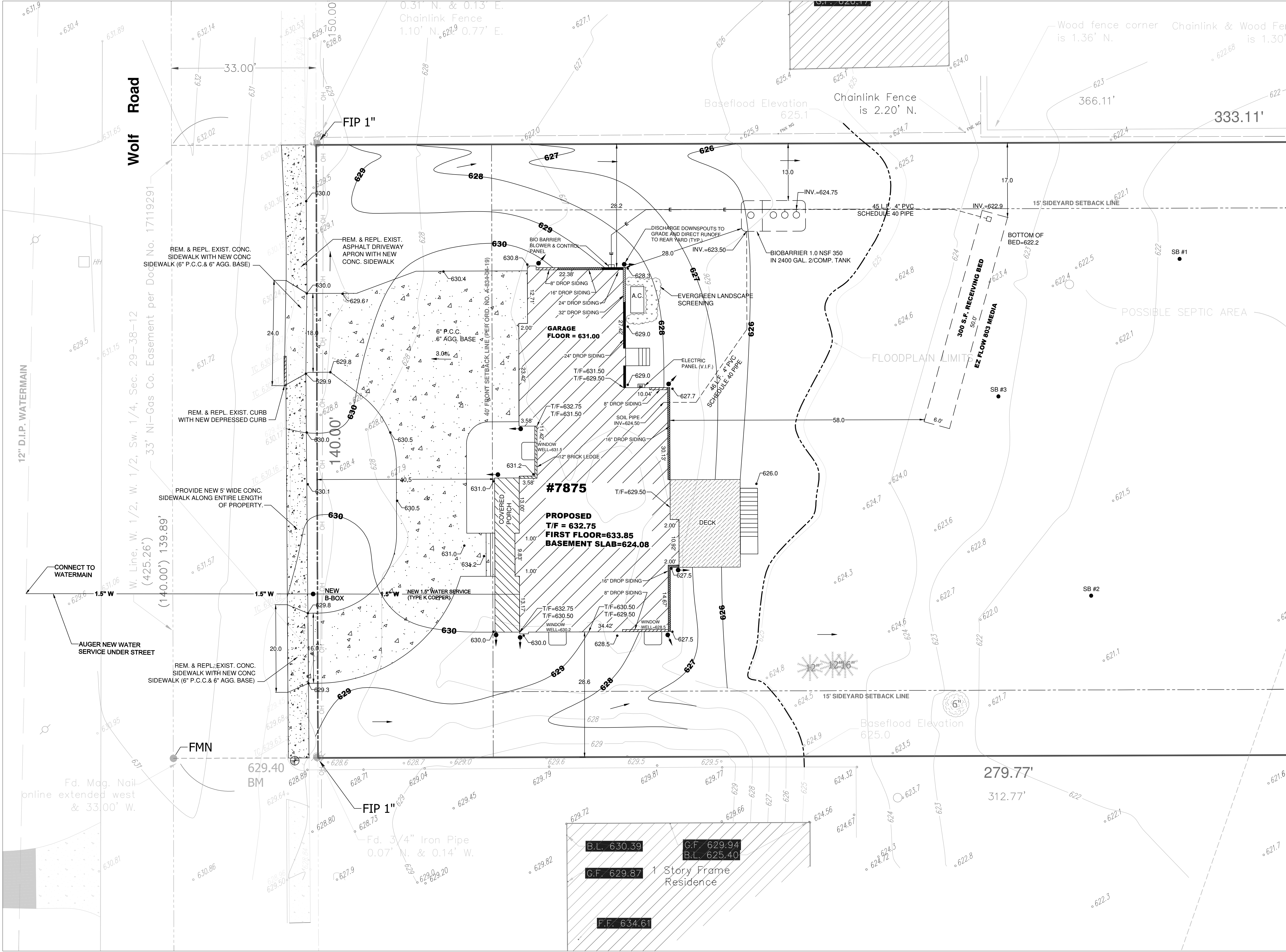
Gabriel Group, Inc.

Civil Engineering Solutions

P.O. BOX 5376, Oak Brook, IL 60452

Tel: 630-772-8393 Fax: 630-756-4151

Sheet 2 / 3



ON SITE WASTEWATER DESIGN BY:

CARL'S SEPTIC SERVICE, INC.
20 W. 335 S. FRONTAGE ROAD
LEMONT, IL 60439
630-739-1495

KEVIN J. DOMINICK IL#049-005739

ON SITE WASTEWATER DESIGN FOR:

- 5 - BEDROOM HOME
- 1 - 2400 GALLON 2/COMP TANK W/ BIOBARRIER 1.0 NSF 350 MBR
- 1 - 6' x 50' - 300 S.F. FINAL EFFLUENT RECEIVING BED
- SOIL LOADING RATE 0.27'; 71'; XI I.D.P.H. K-SAT = 0.85 IN/HR
- 5-BED @ 200 GAL / BED = 1000 GAL/DAY
- 1000 / 0.85 IN / R K-SAT = 1176.47 / 10 = 117.64 S.F. REQUIRED
- 300 S.F. / FINAL EFFLUENT RECEIVING BED PROVIDED

SEPTIC SYSTEM PLAN

7875 WOLF ROAD - LAGRANGE (UNINCORPORATED BURR RIDGE), IL

PREPARED FOR

7875 WOLF RESIDENCE

Gabriel Group, Inc.

Civil Engineering Solutions
P.O. Box 5376 - Oak Brook, IL 60052
Tel: 630-772-3993 Fax: 630-756-4151

M E M O

To: Doug Pollock, Village Planner
From: David Preissig, P.E., Director of Public Works & Village Engineer
Date: April 12, 2021
Subject: Septic System Concurrence for 7875 Wolf Road

The following is an assessment of the private sanitary sewer system proposed at 7875 Wolf Road, Burr Ridge, Cook County, Illinois:

Existing and Proposed Conditions:

1. Proposed residence would be a *four-bedroom house constructed on a 2.52 acre lot*.
2. The existing T/F is 630.50, and proposed would be 643.0.
3. The nearest sanitary sewer maintained by the Village of Burr Ridge is on 79th Street at Forest Hill Road, having a rim elevation approximately 674.0.
4. The lot is encumbered by floodway and floodplain from Flagg Creek.

No gravity-fed connection to a municipal sanitary system is possible within 1000 feet of the proposed residence. It is impractical to extend public sanitary sewer facilities to serve this property and the Village of Burr Ridge does not have plans to provide a sanitary sewer along Wolf Road in this area in the near future.

Costs notwithstanding, the above statements support the concurrence from the Engineering Division to install a private sanitary septic system for the proposed new residence at 7875 Wolf Road. A statement should be recorded with the property (i.e. "irrevocable commitment by the owners of the lot") that will require connecting to a municipal sanitary sewer system whenever such a facility is constructed to service this property.

Please contact Village Engineer David Preissig, P.E. if you have any questions regarding the above at (630) 323-4733, extension 6000.

M E M O

To: Burr Ridge Plan Commission
From: Doug Pollock, Village Planner
Date: April 13, 2021
Subject: Z-01-2021: 312 Burr Ridge Parkway (Andrews)

Attached is a request from the petitioner for a continuance to May 3, 2021 Plan Commission meeting. The petitioner is preparing plans for outdoor dining which are not ready for the scheduled April 19 hearing.

Plan Commission policy dictates that the Plan Commission grant a first request for continuance. Therefore, staff has notified interested parties that the Plan Commission will continue the public hearing to May 3, 2021.

From: [Sandy Andrews](#)
To: [Douglas Pollock](#)
Cc: [Evan Walter](#)
Subject: [unrated-url] RE: 312 Burr Ridge Parkway Public Hearing
Date: Tuesday, April 13, 2021 9:56:11 AM

Here it is again.

Sandy Andrews

President
Q.C. Enterprises, Inc.
2722 South Hillock Avenue
Chicago, IL 60608
Mobile: (312)446-1867
Office: (312)842-0230
Fax: (312)842-0231

From: Sandy Andrews
Sent: Monday, April 12, 2021 2:06 PM
To: Douglas Pollock <DPOLLOCK@BURR-RIDGE.GOV>
Cc: Evan Walter <EWalter@burr-ridge.gov>
Subject: RE: 312 Burr Ridge Parkway Public Hearing

Doug,

I am requesting a continuance until May 3 due o gathering the necessary information needed to be submitted for outdoor dining. Please let me know if my request will be granted.

Regards,

Sandy Andrews

President
Q.C. Enterprises, Inc.
2722 South Hillock Avenue
Chicago, IL 60608
Mobile: (312)446-1867
Office: (312)842-0230
Fax: (312)842-0231

From: Douglas Pollock <DPOLLOCK@BURR-RIDGE.GOV>
Sent: Friday, April 9, 2021 12:29 PM
To: Sandy Andrews <sandy@qcenterprises.com>
Cc: Evan Walter <EWalter@burr-ridge.gov>
Subject: 312 Burr Ridge Parkway Public Hearing

Importance: High

Sandy,

The public hearing for your petition is scheduled for April 19, 2021. The hearing will be at 7 pm at the Village Hall. You may attend in person or on line. I will send you an agenda packet next week that will include a link for the on line meeting.

Please confirm that the attached is still the correct information to be included in the agenda packet to the Village Board. I note in particular that there are no plans for outdoor dining and therefore, unless otherwise directed, a request for outdoor dining will not be considered by the Plan Commission.

If there are corrections or additional information you would like to provide, please let me know on or before Monday, April 12, 2021. Either way, please confirm receipt of this email.

Thanks,

Doug Pollock
Planner
Village of Burr Ridge
(630) 654-8181, extension 3000



VILLAGE OF BURR RIDGE

MEMORANDUM

TO: Village of Burr Ridge Plan Commission
Greg Trzupek, Chairman

FROM: Doug Pollock, Planner

DATE: March 9, 2021

RE: Board Report

At its January 11, 2021 meeting and subsequent meetings, the Board of Trustees took the following actions relative to matters forwarded from the Plan Commission.

Z-12-2020: 7512 County Line Road (Giadla): The Board concurred with the recommendation of the Plan Commission and approved an Ordinance granting special use approval for a medical office in an existing building. The Commission's recommendation included working with the neighbors to improve the rear yard landscaping, drainage and fence. Residents, staff and the petitioner met on site and agreed to a plan (see attached). The final plan matches the improvements on the Shirley Ryan Ability Lab property to the south.

Z-14-2020: 7508 County Line Road (Kammula); The Board concurred with the recommendation of the Plan Commission and approved Ordinances granting special use approval for site, architectural, and landscape plan review approval for a building expansion at the subject property; a special use for a "Day Care Center"; a variation to permit a reduction of the required 8 foot side yard landscaping area; and a variation to permit an outdoor play area. The conditions recommended by the Plan Commission, including treatment of the rear yard similar to adjacent properties, were included in the Ordinances.

Z-15-2020: 212 Burr Ridge Parkway (Halleran): The Board of Trustees concurred with the recommendation of the Plan Commission approved an Ordinance granting special use approval and a parking variation for the proposed restaurant with live entertainment and outdoor dining.

03/15/2021

Permits Applied For February 2021



Permit Number	Date Applied	Property Address	Applicant Name & Contact Info		Description
JCA-21-030	02/01/2021	725 Village Center Dr.	TBD		Com Alteration
JCA-21-031	02/01/2021	860 Village Center Dr	Blackbird Construction	14400 South Humphey Blvd Orland Park IL 60462	Com Alteration
JCA-21-041	02/10/2021	503 Village Center Dr.	TBD		Com Alteration
JCA-21-046	02/16/2021	807 Village Center Dr	TBD		Com Alteration
JDEK-21-049	02/19/2021	107 Buttercup Bank	CEW Construction	260 Saint Andrews Dr Bolingbrook IL 60440	Deck
JPAT-21-036	02/04/2021	6120 Grant St	A Touch of Green	12720 W. 159th St. HOMER GLEN IL 60491	Patio
JPAT-21-050	02/19/2021	4 Erin Ln	Hinsdale Nurseries	7200 S. Madison St Hinsdale IL 60521	Patio
JPAT-21-051	02/19/2021	7975 Woodside Ln	Prairie Path Group	500 W. Cossitt Ave La Grange IL 60525	Patio
JPCT-21-034	02/14/2021	6900 Veterans Blvd.	Velex Inc.	155 Internationale Blvd Glendale Heights IL 60139	Cell Tower
JPPL-21-032	02/01/2021	6300 Elm St	Quantus Pools Corp.	3701 Berdnick St Rolling Meadows IL 60008	Pool
JPPL-21-043	02/11/2021	8522 Johnston Rd	Fox Pool Chicago	1502 Fitzner DR Joliet IL 60431	Pool
JPPL-21-045	02/16/2021	3 Rucci Ct	Platinum Poolcare	300 Industrial Lane Wheeling IL 60090	Pool
JRAD-21-037	02/08/2021	142 Circle Ridge Dr	T6 Construction	5413 Walnut Ave Downers Grove IL 60515	Residential Addition
JRAL-21-039	02/08/2021	4 Chippewa Ct	Endeavor Project Management	1912 Livingston ST Evanston IL 60201	Residential Alteration
JRAL-21-042	02/11/2021	7035 High Grove Blvd	Verita Telecommunications	47059 Five Mile Rd Plymouth MI 48170	Right-of-Way
JRAL-21-044	02/16/2021	ROWs Ck Cty Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way
JRAL-21-047	02/17/2021	8401 Clyndervan Rd	Bayern Builders, Inc.	18W1414 Willow LN Darien IL 60561	Residential Alteration

03/15/2021

Permits Applied For February 2021



Permit Number	Date Applied	Property Address	Applicant Name & Contact Info		Description
JRAL-21-048	02/18/2021	120 CARRIAGE WAY DR	Kitchen Pros Remodeling	64 Orland Sq Dr, Suite 312 Orland Park IL 60462	Residential Alteration
JRAL-21-052	02/23/2021	ROWs Ck Cty Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way
JRAL-21-054	02/25/2021	ROWs DuPage Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way
JRAL-21-055	02/25/2021	ROWs Ck Cty Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way
JRAL-21-057	02/26/2021	7269 Lakeside Cir	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential Alteration
JRDB-21-033	02/01/2021	8670 County Line Rd	LM Custom Homes LLC	361 S. Frontage Rd. Burr Ridge IL 60527	Residential Detached Building
JRDB-21-035	02/04/2021	16W 371 94 PL	Mach 1, Inc.	602 Academy Dr. Northbrook IL 60065	Residential Detached Building
JRDB-21-038	02/08/2021	22 Woodgate Dr	Homeowner	Burr Ridge IL 60527	Residential Detached Building
JRDB-21-040	02/08/2021	8901 Royal Dr	Innovative Decks	6926 W 183rd St. Tinley Park IL 60477	Residential Detached Building
JRES-21-053	02/25/2021	11672 Briarwood Ln	Tesla Inc	2201 Arthur Ave Elk Grove Village IL 60007	Residential Miscellaneous
JRSF-21-056	02/26/2021	7875 Wolf RD	SNM Construction Inc.	610 W. 56th St. Burr Ridge IL 60527	Residential New Single Family
TOTAL:	28				

03/15/2021

Permits Issued February 2021



Permit Number	Date Issued	Property Address	Applicant Name & Contact Info	Description	Value & Sq Ftg	
JDS-21-008	02/05/2021	8401 S County Line RD	Michael Joseph Homes	5639 Peck Ave Countryside IL 60525	Demolition Structure \$20,000	
JGEN-20-175	02/10/2021	7600 Grant St	Sprint Electrical Service, Inc.	1575 Jarvis Ave. Elk Grove Village IL 60007	Generator \$54,500	
JPF-21-016	02/19/2021	1115 Laurie Ct	Cedar Mountain Fence Co.	23523 W. Schultz St Plainfield IL 60585	Fence Permit \$2,400	
JPF-21-017	02/25/2021	6250 Garfield Av	Homeowner	Burr Ridge IL 60527	Fence Permit	
JPPL-21-032	02/22/2021	6300 Elm St	Quantus Pools Corp.	3701 Berdnick St Rolling Meadows IL 60008	Pool \$50,000	
JPS-21-015	02/17/2021	100 Tower Dr	North Shore Sign Co	1925 Industrial Dr. Libertyville IL	Sign	
JPS-21-024	02/22/2021	805 Village Center DR	Olympik Signs, Inc.	1130 N. Garfield Lombard IL 60148	Sign	
JRAL-21-020	02/09/2021	70 Deer Path Trail	Homeowner	Burr Ridge IL 60527	Residential Alteration \$21,000	224
JRAL-21-044	02/22/2021	ROWs Ck Cty Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way \$11,361	
JRAL-21-048	02/26/2021	120 CARRIAGE WAY DR	Kitchen Pros Remodeling	64 Orland Sq Dr, Suite 312 Orland Park IL 60462	Residential Alteration \$11,064	86
JRAL-21-054	02/26/2021	ROWs DuPage Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way	
JRAL-21-055	02/26/2021	ROWs Ck Cty Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way	
JRDB-21-040	02/25/2021	8901 Royal Dr	Innovative Decks	6926 W 183rd St. Tinley Park IL 60477	Residential Detached Building \$21,775	600
JRES-20-313	02/26/2021	751 Jackson Street	93Energy	4517 Oakton St Skokie IL 60076	Residential Miscellaneous \$34,263	
JRPE-21-006	02/05/2021	8335 County Line Rd	Luke Carls	13 Oakdale Ave Spring Valley IL 61362	Res Electrical Permit	
JRPE-21-023	02/02/2021	6400 Hillcrest Dr	Electric WorkForce	113 N Laverne Ave Hillside IL 60162	Res Electrical Permit	

03/15/2021

Permits Issued February 2021



Permit Number	Date Issued	Property Address	Applicant Name & Contact Info	Description	Value & Sq Ftg	
JRSF-20-329	02/09/2021	7227 Lakeside CIR	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential New Single Family \$351,900	2,346
JRSF-21-018	02/11/2021	7204 Lakeside CIR	McNaughton Development	11 S 220 Jackson St Burr Ridge IL 60527	Residential New Single Family \$527,100	3,514
JRSF-21-019	02/11/2021	7218 Lakeside CIR	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential New Single Family \$539,400	3,596
TOTAL:	19					

Occupancy Certificates Issued February 2021

03/15/21

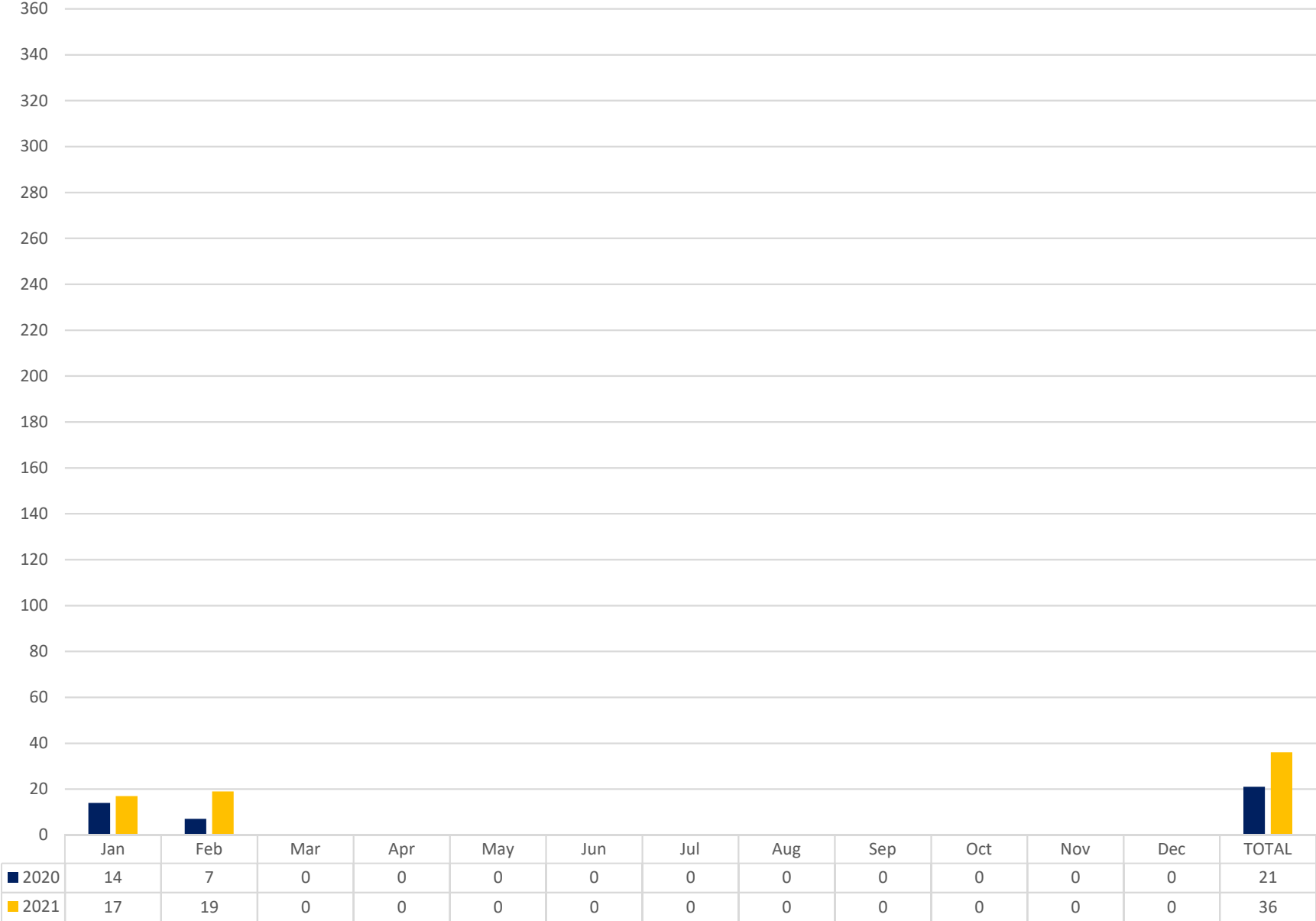
CO #	Certificate of Occupancy Date	Occupant of Record	Address
OF21002	02/15/21	Burr Ridge Birthing Center	7000 County Line Rd

CONSTRUCTION VALUE OF BUILDING PERMITS - MONTHLY SURVEY 2021

(Does not include miscellaneous Permits)

MONTH	SINGLE FAMILY RESIDENTIAL (NEW)	ADDITIONS ALTERATIONS (RES)	NON- RESIDENTIAL (NEW)	ADDITIONS ALTERATIONS (NON-RES)	TOTAL FOR MONTH
JANUARY		\$536,512		\$200,000	\$736,512
		[5]		[1]	
FEBRUARY	\$1,418,400	\$32,064			\$1,450,464
	[3]	[2]			
MARCH					\$0
	[]	[]		[]	
APRIL					\$0
	[]	[]		[]	
MAY					\$0
		[]		[]	
JUNE					\$0
	[]	[]		[]	
JULY					\$0
	[]	[]		[]	
AUGUST					\$0
	[]	[]			
SEPTEMBER					\$0
	[]	[]		[]	
OCTOBER					\$0
	[]	[]			
NOVEMBER					\$0
	[]	[]		[]	
DECEMBER					\$0
	[]	[]		[]	
2020 TOTAL	\$1,418,400	\$568,576	\$0	\$200,000	\$2,186,976
	[3]	[7]		[1]	

Village of Burr Ridge Building Permits Issued 2020 Compared to 2021



Village of Burr Ridge New Housing Permits 2020 Compared to 2021

45

40

35

30

25

20

15

10

5

0

■ 2020

■ 2021

Jan

2

Feb

1

Mar

0

Apr

0

May

0

June

0

July

0

Aug

0

Sept

0

Oct

0

Nov

0

Dec

0

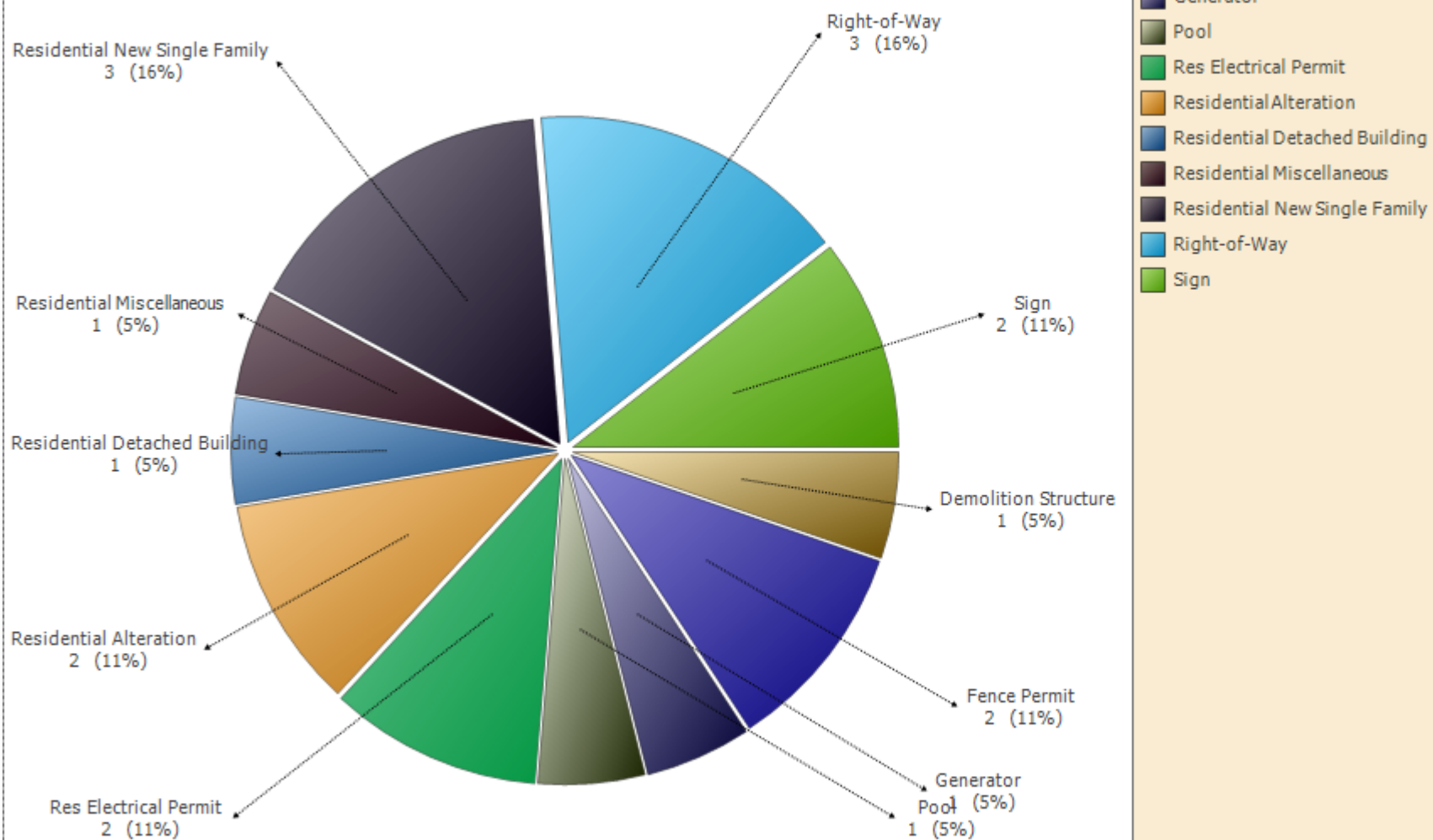
TOTAL

3

3

Breakdown of Projects by Project Type

Permits Issued February 2021



04/08/2021

Permits Applied For March 2021



Permit Number	Date Applied	Property Address	Applicant Name & Contact Info		Description
JCA-21-074	03/22/2021	412 Rockwell Ct	Superior Garage Solutions	17N015 Harmony Rd Hampshire IL 60140	Com Alteration
JCA-21-093	03/31/2021	860 Village Center Dr	Leopardo Companies	5200 Prairie Stone Pkwy Schaumburg IL 60192	Com Alteration
JCAD-21-061	03/09/2021	7508 County Line Rd	TBD		Com Addition
JCMSC-21-067	03/12/2021	7019 High Grove Blvd	C&S Enterprise	42635 N Forrest Ln Antioch IL 60002	Commercial Miscellaneous
JDEK-21-069	03/17/2021	119 Kraml Dr	D&M Outdoor Living Spaces	P.O. Box 54 Western Springs IL 60558	Deck
JDEK-21-078	03/19/2021	11631 Briarwood Ln	MYM One Construction	1111 N. Yale Ave Villa Park IL 60181	Deck
JDS-21-066	03/12/2021	595 Village Center Dr.	Terracon Construction Group, I	714 Enterprise DR, Suite 100 Oak Brook IL 60523	Demolition Structure
JDS-21-075	03/09/2021	7229 Hamilton Ave	Caher Builders Inc	7741 S. Parkside Ave Burbank IL 60459	Demolition Structure
JGEN-21-064	03/12/2021	11 Norris Dr	Oakwood Electric & Generator	237 N. Cass Av Westmont IL 60559	Generator
JODK-21-072	03/18/2021	11751 Woodside Ct	County Wide Landscaping	42W891 Beith Rd. Elburn IL 60119	Outdoor Kitchen
JODK-21-097	03/21/2021	6633 County Line Rd.	Arrowhead Brick Pavers, Inc.	2800 S Cannonball Tr Bristol IL 60512	Outdoor Kitchen
JPAT-21-058	03/05/2021	15W 536 63RD ST	Jim Phelps Landscape Inc	715 N Bartlett Ave Plainfield IL 60544	Patio
JPAT-21-073	03/18/2021	6813 Fieldstone Dr	Vanderveer Concrete Contracto	17329 Elk Dr Orland Park IL 60467	Patio
JPAT-21-079	03/19/2021	9207 Garfield Av	Homeowner	Burr Ridge IL 60527	Patio
JPF-21-071	03/17/2021	536 Kirkwood Cove	Homeowner	Burr Ridge IL 60527	Fence Permit
JPF-21-077	03/18/2021	480 W 62nd Street	Rayo Construction	455 Blackhawk St Aurora IL 60506	Fence Permit
JPF-21-083	03/24/2021	8363 Waterview Ct	K Brothers Fence, Inc	19008 S. Wolf Road Mokena IL 60448	Fence Permit

04/08/2021

Permits Applied For March 2021



Permit Number	Date Applied	Property Address	Applicant Name & Contact Info		Description
JRAL-21-060	03/09/2021	850 Village Center Dr. 209	LaMantia Design & Remodelin	20 E. Ogden Av. Hinsdale IL 60521	Residential Alteration
JRAL-21-062	03/09/2021	ROWs DuPage Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way
JRAL-21-063	03/12/2021	134 Surrey Ln	Normandy Construction	440 E. Ogden Avenue Hinsdale IL 60521	Residential Alteration
JRAL-21-068	03/16/2021	ROWs DuPage Locations	DuBois Paving Company	1061 E. Main St. East Dundee IL 60118	Right-of-Way
JRAL-21-076	03/19/2021	500 Devon Dr	John's Home Remodeling and	6014 W Belmont Ave, #103 Chicago IL 60634	Residential Alteration
JRAL-21-080	03/22/2021	ROWs Ck Cty Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way
JRAL-21-081	03/24/2021	8437 Walredon Ave	Assurance Restoration & Const	5100 Pearl St Schiller Park IL 60176	Residential Alteration
JRAL-21-082	03/24/2021	6976 Fieldstone Dr	Hardscape Group Landscaping	9923 Walker Rd Yorkville IL 60560	Right-of-Way
JRAL-21-087	03/29/2021	7329 Giddings Ave	Elia Paving	P.O. Box 580 Hinsdale IL 60521	Right-of-Way
JRAL-21-088	03/29/2021	2 Pepper Mill Ct	Elia Paving	P.O. Box 580 Hinsdale IL 60521	Right-of-Way
JRAL-21-091	03/30/2021	ROWs DuPage Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way
JRAL-21-092	03/30/2021	ROWs Ck Cty Locations	Intren Trenching	18202 W Union Rd. Union IL 60180	Right-of-Way
JRAL-21-094	03/31/2021	6501 County Line Rd	GIA Management, Inc.	2331 N Western Chicago IL 60647	Right-of-Way
JRAL-21-095	03/31/2021	ROWs DuPage Locations	Barrington Pools, Inc.	6 Executive Ct Barrington IL 60010	Right-of-Way
JRAL-21-096	03/31/2021	6401 Hillcrest Dr	American Bluegrass	286 Commonwealth Dr Carol Stream IL 60188	Right-of-Way
JRES-21-065	03/12/2021	11509 Woodglen Ln	Western Suburbs Concrete, Inc.	9400 W. 47th St. Brookfield IL 60513	Residential Miscellaneous
JRES-21-070	03/17/2021	129 Oak Ridge Dr	Backyard Buildings & More	550 Windy Point Rd Glendale Heights IL 60139	Residential Miscellaneous

04/08/2021

Permits Applied For March 2021

Permit Number	Date Applied	Property Address	Applicant Name & Contact Info		Description
JRES-21-084	03/25/2021	7220 Hamilton Ave	Sunrun Installation Service	2309 S. Mount Prospect Rd Des Plaines IL 60018	Residential Miscellaneous
JRES-21-085	03/26/2021	8498 Walredon Ave	Salinas & Sons Lawn Sprinkler	940 S. Oak St West Chicago IL 60185	Residential Miscellaneous
JRPM-21-086	03/29/2021	140 Carriage Way DR	Pro Home 1 Inc	638 Pratt Ave N Schaumburg IL 60193	Res Mechanical Permit
JRSF-21-089	03/30/2021	7324 Lakeside Cir	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential New Single Family
JRSF-21-090	03/30/2021	7318 Lakeside Cir	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential New Single Family
TOTAL:	39				

04/08/2021

Permits Issued March 2021



Permit Number	Date Issued	Property Address	Applicant Name & Contact Info	Description	Value & Sq Ftg	
JCA-21-028	03/10/2021	745 McClintock Dr	KAJ Construction, LLC	602 S. Carol Lane Mount Prospect IL 60056	Com Alteration \$503,227	5,617
JCA-21-031	03/02/2021	860 Village Center Dr	Blackbird Construction	14400 South Humprey Blvd Orland Park IL 60462	Com Alteration \$25,000	3,456
JCAD-20-038	03/03/2021	360 Shore Dr	Buona Homes	900 Ogden Ave. #200 Downers Grove IL 60515	Com Addition \$1,112,068	11,929
JCMSC-21-067	03/31/2021	7019 High Grove Blvd	C&S Enterprise	42635 N Forrest Ln Antioch IL 60002	Commercial Miscellaneous \$50,000	
JDEK-21-049	03/11/2021	107 Buttercup Bank	CEW Construction	260 Saint Andrews Dr Bolingbrook IL 60440	Deck \$13,000	
JDS-21-026	03/22/2021	15W 110 87th ST	Bridges Excavating, Inc.	2840 W 167th St Markham IL 60428	Demolition Structure \$50,000	
JDS-21-066	03/29/2021	595 Village Center Dr.	Terracon Construction Group, I	714 Enterprise DR, Suite 100 Oak Brook IL 60523	Demolition Structure \$9,800	4,300
JDS-21-075	03/31/2021	7229 Hamilton Ave	Caher Builders Inc	7741 S. Parkside Ave Burbank IL 60459	Demolition Structure	
JODK-21-029	03/31/2021	7616 Drew Ave	Arrowhead Brick Pavers, Inc.	2800 S Cannonball Tr Bristol IL 60512	Outdoor Kitchen \$35,000	42
JPAT-21-036	03/11/2021	6120 Grant St	A Touch of Green	12720 W. 159th St. HOMER GLEN IL 60491	Patio \$34,265	
JPAT-21-050	03/26/2021	4 Erin Ln	Hinsdale Nurseries	7200 S. Madison St Hinsdale IL 60521	Patio \$97,542	
JPAT-21-051	03/17/2021	7975 Woodside Ln	Prairie Path Group	500 W. Cossitt Ave La Grange IL 60525	Patio \$24,000	15
JPAT-21-058	03/30/2021	15W 536 63RD ST	Jim Phelps Landscape Inc	715 N Bartlett Ave Plainfield IL 60544	Patio \$39,000	
JPCT-21-034	03/11/2021	6900 Veterans Blvd.	Velex Inc.	155 Internationale Blvd Glendale Heights IL 60139	Cell Tower \$20,000	
JPF-21-021	03/11/2021	11490 W 73rd Pl	First Fence Inc.	10 N Elm St. Hillside IL 60162	Fence Permit \$4,550	
JPPL-21-045	03/09/2021	3 Rucci Ct	Platinum Poolcare	300 Industrial Lane Wheeling IL 60090	Pool \$146,000	

04/08/2021

Permits Issued March 2021



Permit Number	Date Issued	Property Address	Applicant Name & Contact Info	Description	Value & Sq Ftg	
JRAD-21-009	03/29/2021	1602 Burr Ridge Club Dr	Kenna Builders	611 S Washington ST Hinsdale IL 60521	Residential Addition	
JRAL-20-224	03/26/2021	8365 Fars Cove	Tesla, Inc	2201 Arthur Avenue Elk Grove Village IL 60007	Residential Miscellaneous	
JRAL-21-039	03/03/2021	4 Chippewa Ct	Endeavor Project Management	1912 Livingston ST Evanston IL 60201	Residential Alteration	
JRAL-21-042	03/17/2021	7035 High Grove Blvd	Verita Telecommunications	47059 Five Mile Rd Plymouth MI 48170	Right-of-Way	
JRAL-21-047	03/10/2021	8401 Clynderven Rd	Bayern Builders, Inc.	18W1414 Willow LN Darien IL 60561	Residential Alteration	
JRAL-21-052	03/22/2021	ROWs Ck Cty Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way	
JRAL-21-057	03/25/2021	7269 Lakeside Cir	McNaughton Development	11S220 Jackson St. Burr Ridge IL 60527	Residential Alteration	
JRAL-21-060	03/30/2021	850 Village Center Dr. 209	LaMantia Design & Remodelin	20 E. Ogden Av. Hinsdale IL 60521	Residential Alteration	
JRAL-21-062	03/31/2021	ROWs DuPage Locations	Directional Construction Servic	440 S Dartmoor Dr Crystal Lake IL 60014	Right-of-Way	
JRDB-21-038	03/26/2021	22 Woodgate Dr	Homeowner	Burr Ridge IL 60527	Residential Detached Building	
JRES-21-053	03/22/2021	11672 Briarwood Ln	Tesla Inc	2201 Arthur Ave Elk Grove Village IL 60007	Residential Miscellaneous	
JRPF-21-025	03/26/2021	501 81st St	Dutch Barn Landscaping	22013 S. Schoolhouse Road New Lenox IL 60451	Pool and Fence	
JRSF-21-012	03/24/2021	7229 Hamilton Ave	Caher Builders Inc	7741 S. Parkside Ave Burbank IL 60459	Residential New Single Family	
JRSF-21-022	03/09/2021	220 Forest Edge Ct	Alba Construction	14291 131st St Lemont IL 60439	Residential New Single Family	
TOTAL:	30					

04/08/21

Occupancy Certificates Issued March 2021

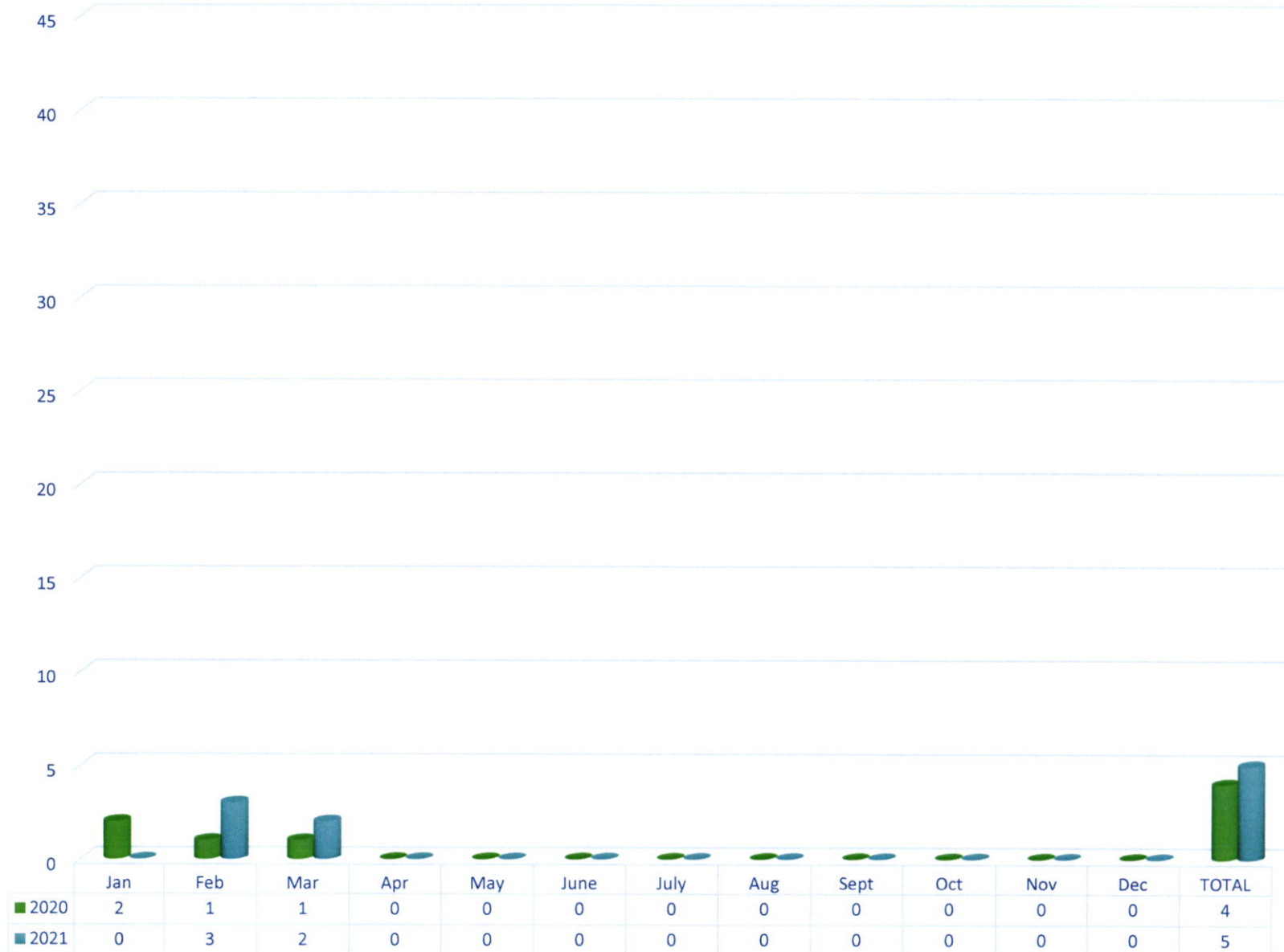
CO #	Certificate of Occupancy Date	Occupant of Record	Address
OF21003	03/02/21	Christy & Randy Weimer	7302 Lakeside Cir
OF21004	03/01/21	Kathryn Ann Duffey	7272 Lakeside CIR
OF21005	03/03/21	Maher Fattouh	6555 Shady Lane
OF21006	03/18/21	Josh & Stephanie Ganai	7310 Hamilton Av
OF21007	03/29/21	Melissa Hurley	7264 Lakeside Cir

CONSTRUCTION VALUE OF BUILDING PERMITS - MONTHLY SURVEY 2021

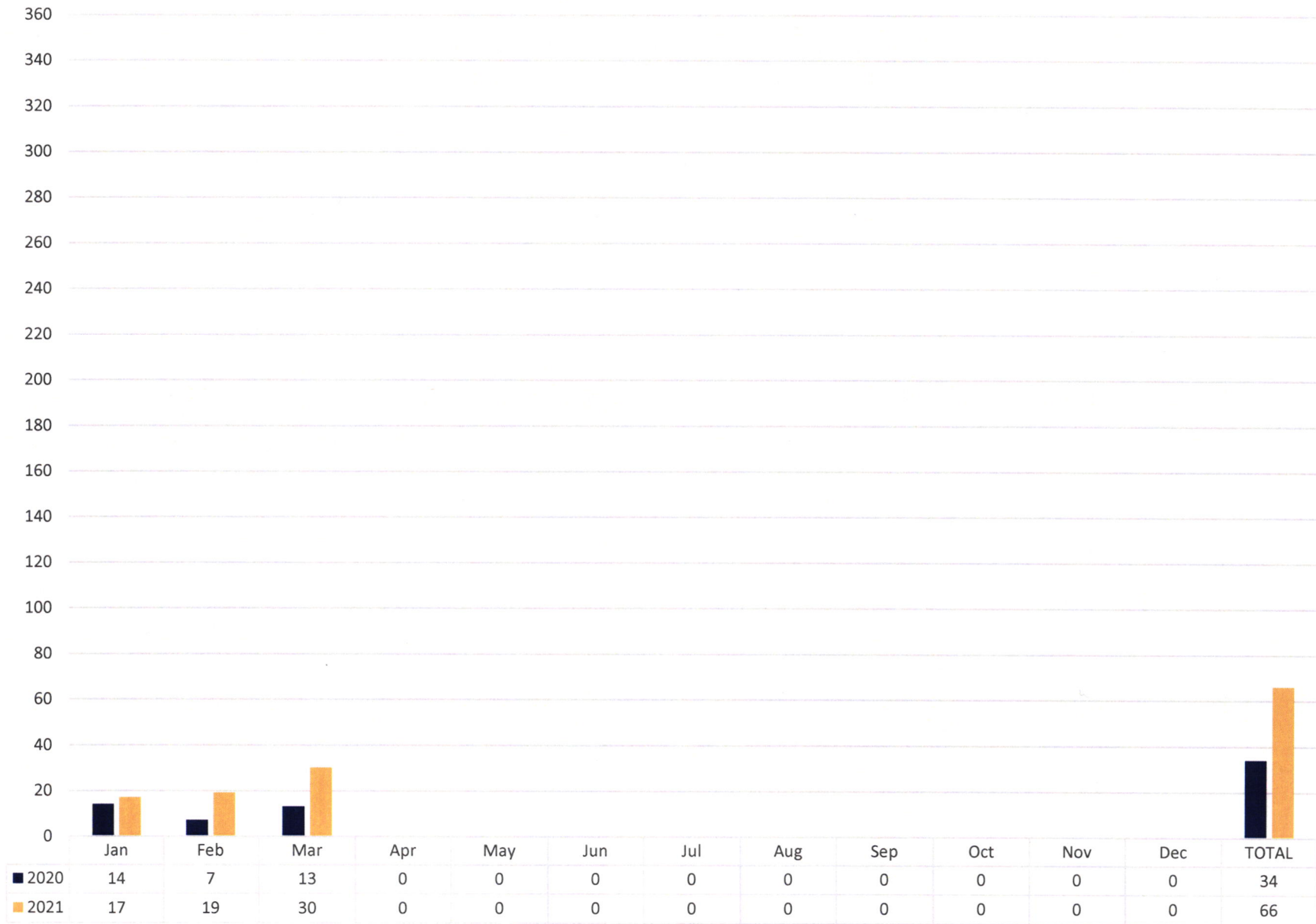
(Does not include miscellaneous Permits)

MONTH	SINGLE FAMILY RESIDENTIAL (NEW)	ADDITIONS ALTERATIONS (RES)	NON- RESIDENTIAL (NEW)	ADDITIONS ALTERATIONS (NON-RES)	TOTAL FOR MONTH
JANUARY		\$536,512		\$200,000	\$736,512
		[5]		[1]	
FEBRUARY	\$1,418,400	\$32,064			\$1,450,464
	[3]	[2]			
MARCH	\$1,450,300	\$1,108,590		\$1,640,295	\$4,199,185
	[2]	[5]		[3]	
APRIL					\$0
	[]	[]		[]	
MAY					\$0
		[]		[]	
JUNE					\$0
	[]	[]		[]	
JULY					\$0
	[]	[]		[]	
AUGUST					\$0
	[]	[]			
SEPTEMBER					\$0
	[]	[]		[]	
OCTOBER					\$0
	[]	[]			
NOVEMBER					\$0
	[]	[]		[]	
DECEMBER					\$0
	[]	[]		[]	
2021 TOTAL	\$2,868,700	\$1,677,166	\$0	\$1,840,295	\$6,386,161
	[5]	[12]		[4]	

Village of Burr Ridge New Housing Permits 2020 Compared to 2021



Village of Burr Ridge Building Permits Issued 2020 Compared to 2021



Breakdown of Permits by Project Type

Permits Issued March 2021

