

**VILLAGE OF VERNON HILLS
ORDINANCE 2020-131**

**AN ORDINANCE GRANTING APPROVAL OF SITE, LANDSCAPE AND ARCHITECTURAL
PLANS TO ALLOW CONSTRUCTION OF A NEW BUILDING ON PROPERTY LOCATED AT 888
FOREST EDGE DRIVE, IN THE VILLAGE OF VERNON HILLS, LAKE COUNTY**

WHEREAS, Forest Edge TH LLC has petitioned the Village of Vernon Hills for approval of site, landscape and architectural plans to allow construction of a new building on property located at 888 Forest Edge Drive; and

WHEREAS, the subject property is located within the Corporate Woods Planned Unit Development as authorized by a Special Use Permit; and

WHEREAS, the annexation agreement authorizing a Special Use Permit for a Planned Unit Development for Corporate Woods requires approval from the Village Board for site, landscape and architectural plans; and

WHEREAS, the Board of Trustees, having reviewed and considered the site, landscape and architectural plans at their Committee of the Whole meeting on November 4, 2020, found that the site, landscape and architectural plans sufficiently comply with the requirements and standards of the Corporate Woods Planned Unit Development and which, in its judgment, would justify it in recommending approval of the site, landscape and architectural plans:

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE AND STATE OF ILLINOIS:

SECTION I. Pursuant to the Vernon Hills Code of Ordinances, as amended, approval of the site, landscape and architectural plans to allow construction of a new building at 888 Forest Edge Drive hereby granted.

SECTION II. Approval of the site, landscape and architectural plans shall be in accordance with the following conditions:

1. Compliance with the site plan and engineering drawings prepared by Spaceco Inc, dated September 28, 2020; and
2. Compliance with the color renderings and building elevation drawings prepared by Cornerstone Architects, LTD, dated February 28, 2020; and
3. Compliance with landscape drawings prepared by KM Talty Design Landscape Architecture, dated October 27, 2020; and
4. Final civil engineering plans are subject to review and approval by the Village Engineer; and
5. Final landscape plans are subject to review and approval by the Village landscape technician; and

6. Final plat of easement is subject to review and approval by the Village Engineer and Village Attorney; and
7. A photometric and site lighting plan shall be submitted for approvals as part of the building permit application process and is subject to review and approval by the Village Engineer and Director of Community Development. It is the intent of this condition that the design of the site lighting prevents glare onto adjacent properties, in particular, the adjacent residential development to the west. Wall sconces shall not be permitted on the west elevation.
8. The Developer shall deposit \$6,000 into a Village escrow account. Said funds shall be made available to The Oaks Development to pay for planting trees/landscaping on The Oaks property to enhance screening of the 888 Forest Edge Property.

SECTION III. SEVERABILITY. In the event that any section, clause, provision, or part of this ordinance shall be found and determined to be invalid by a court of competent jurisdiction, all valid parts that are severable from the invalid parts shall remain in full force and effect. If any part of this ordinance is found to be invalid in any one or more of its several applications, all valid applications that are severable from the invalid applications shall remain in effect.

SECTION IV. REPEAL AND SAVINGS CLAUSE. All ordinances or parts of ordinances in conflict herewith are hereby repealed; provided, however, that nothing herein contained shall affect any rights, actions or causes of action which shall have accrued to the Village of Vernon Hills prior to the effective date of this ordinance.

SECTION V. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION VI. ORDINANCE NUMBER. This ordinance shall be known as Ordinance Number 2020-131.

Adopted by roll call vote as follows:

AYES: 7 – Byrne, Schultz, Oppenheim, Takaoka, Marquardt, Forster, Koch

NAYS: 0 - None

ABSENT AND NOT VOTING: 0 – None



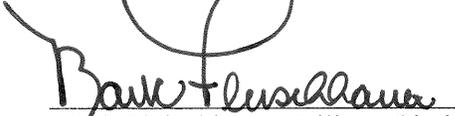
Roger L. Byrne, Village President

PASSED: 11/17/2020

APPROVED: 11/17/2020

PUBLISHED IN PAMPHLET FORM: 11/18/2020

ATTEST: 11/17/2020



Mark Fleischhauer, Village Clerk

