

**VILLAGE OF VERNON HILLS
ORDINANCE 2024-013**

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A SPORTS COMPLEX
WITH ASSOCIATED SITE PLAN APPROVAL FOR AN INDOOR PICKLEBALL
FACILITY LIFESPORT TENNIS & ATHLETIC CLUBS, 450 BUNKER COURT, UNIT 200**

WHEREAS, the Village of Vernon Hills received a petition by LifeSport Tennis and Athletic Clubs, contract lessee, requesting approval of a Special Use in accordance with Appendix C, Zoning, of the Village of Vernon Hills Code of Ordinances, Section 16.3, Special Uses in the BP District, and Article 18, Special Use Requirements, to operate a Sports Complex within the BP District., legally described herein; and

WHEREAS, the Planning and Zoning Commission of the Village of Vernon Hills conducted a public hearing, duly noticed, on January 10, 2024; and

WHEREAS, the Commission, after consideration of the materials and testimony provided by the petitioner, has filed a report recommending approval of the petition, subject to conditions, as described in **Exhibit A** (Planning and Zoning Commission report); and

WHEREAS, the Committee of the Whole discussed the Planning and Zoning Commission report and recommendation at its meeting on January 25, 2024, and recommended that the Special Use as described herein be granted.

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 1. INCORPORATION The above listed recitals are incorporated into and made part of this Ordinance.

SECTION 2. SPECIAL USE. The Special Use Permit to facilitate the operation of a Sports Complex for indoor pickleball, pursuant to Article 18 and Section 21.6 of Appendix C, Zoning, of Village of Vernon Hills Code, on the property commonly known as 450 Bunker Court, venue, Unit 200, zoned BP (Business Park District), and legally described in Section 3 of this Ordinance, is hereby approved.

SECTION 3. LEGAL DSCRIPTION. The Special Use Permit granted in Section 2 of this ordinance shall apply to the property legally described below:

PARCEL 1:
LOT 2 IN CONTINENTAL EXECUTIVE PARKE RESUBDIVISION NO. 13, A
RESUBDIVISION OF LOTS 126 THROUGH 138 (INCLUSIVE); TOGETHER WITH LOTS 1
THROUGH 14 (INCLUSIVE) IN CONTINENTAL EXECUTIVE PARKE RESUBDIVISION
NO. 2, A SUBDIVISION OF PART OF SECTIONS 3 AND 4, TOWNSHIP 43 NORTH,
RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT
OF SAID RESUBDIVISION RECORDED DECEMBER 27, 1994 AS DOCUMENT 3629145,
IN LAKE COUNTY, ILLINOIS.

PARCEL 2:

NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE AMENDED AND RESTATED DECLARATION OF PROTECTIVE COVENANTS RECORDED AS DOCUMENT NUMBER 3014689, FOR STORM SEWER AND RETENTION AND DETENTION EASEMENTS, SANITARY SEWER, STORM SEWERS OVER AND UPON COMMON AREAS FOR CONTINENTAL EXECUTNE PARKE.

PIN: 15-04-202-149

SECTION 4. SITE PLAN AND ARCHITECTURAL APPROVAL. Preliminary and Final Site Plan, Landscape Plan, and Architectural Approval are hereby granted in accordance with Chapter 16, Article IV, and Appendix C, Section 4.12, for improvements to the existing structure located at 450 Bunker Court, Unit 200, legally described in Section 3 of this Ordinance, to be developed in substantial conformance with the following plans and exhibits included in the application by LifeSport Tennis & Athletic Clubs, dated November 11, 2023 (except as noted), attached hereto as **Exhibit B:**

- LifeSport Background – project narrative
- Site plan and parking lot layout
- Photos of existing / proposed conditions
- Existing and proposed floor plan
- Landlord Work, dated January 3, 2024

SECTION 5. CONDITIONS The site plan and appearance approval granted in Section 2 of this ordinance is subject to the following conditions:

1. The landlord work is subject to the final review and approval of the Public Works Department, and is to be completed no later than June 30, 2024.
2. The petitioner and landlord shall confirm the light level at the unit entrance and adjacent parking area, and provide additional lighting if required in order to meet the minimum standards of the code.
3. The petitioner shall work with the landlord to provide bicycle parking.
4. Accessibility improvements shall be added to the scope of the landlord work if needed to comply with accessibility code requirements.
5. The method of parking allocation and potential adjustment, based on occupancy of the south unit, shall be provided for Staff review.

SECTION 6. 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 7. 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 8. SUCCESSORS AND ASSIGNS. All of the provisions of this Ordinance and the attachments hereto are binding on all successors and assigns of the petitioner and property owner.

SECTION 9. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

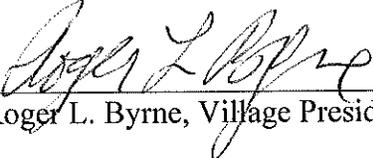
SECTION 10. ORDINANCE NUMBER. This ordinance shall be known as Ordinance Number 2024-013.

Adopted by roll call vote as follows:

AYES: 6 – Takaoka, Oppenheim, Forster, Marquardt, Koch, Byrne

NAYS: 0 - None

ABSENT AND NOT VOTING: 1 – Schenk

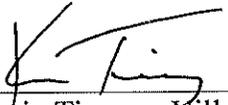


Roger L. Byrne, Village President

PASSED: 02/06/2024

APPROVED: 02/06/2024

ATTEST: 02/06/2024



Kevin Timony, Village Clerk



EXHIBIT A

Planning and Zoning Commission Report

Special Use with Associated Plan Approval

LifeSport Tennis & Athletic Clubs – 450 Bunker Drive, Unit 200

Planning and Zoning Commission – Meeting Minutes
January 10, 2024 - 7:30 p.m.

I. Call to Order and Roll Call

Chairman Morris called the meeting to order at 7:30 PM.

Attendance: Chairman Morris, and Commissioners Cotton, Fluno, Heidner, Nabat, and Smith were present. Commissioner Lis had given prior notice of her absence.

Also attending: Andrew Jennings, Director of Community Development.

II. General Public Comment

No one from the public came forward to speak.

III. Items for Review

Chairman Morris called for the opening of the following public hearing:

1. Public Hearing for Case #2024-01, A petition filed by LifeSport Tennis & Athletic Clubs, contract lessee, requesting approval of a Special Use in accordance with Appendix C, Zoning, of the Village of Vernon Hills Code of Ordinances, Section 16.3, Special Uses in the BP District, and Article 18, Special Use Requirements, to operate a Sports Complex within the BP District.

Subject Property: 450 Bunker Court zoned BP (Business Park District)

ALL PERSONS PROVIDING TESTIMONY WERE SWORN IN

The following representatives of the project team were sworn in: Nick Panarese, Van Vlissingen and Company (property management on behalf of owner), and Steve Wild (owner Lifesport Athletics, prospective tenant).

Mr. Wild explained that LifeSport Tennis & Athletic Clubs owns four facilities (Libertyville, Lincolnshire, Kenosha, and Racine) and works regularly with park districts, including Vernon Hills. They also manage the indoor and outdoor facilities at the Sachs Recreation Center in Deerfield. He also noted that his band played at the ArborTheater in the past.

Mr. Panarese stated that he represents the building owner.

Chairman Morris stated that he should disclose that he plays regularly at the Libertyville location and has no ownership interest.

Mr. Wild introduced the proposed special use petition. They intend to install five pickleball courts at 450 Bunker. The work is straightforward; they'll lay down a surface and redo the lights. It will be basic, and not like their existing locations.

He believes this type of facility will represent the future of pickleball. The sport is growing in popularity, and there is now demand for year-round facilities outside of places with warmer climates. They'd like to try a free standing pickleball location because they aren't able to accommodate the demand at their dual-purpose facilities. They can apply their successful operational format from tennis to pickleball, and there is no lost sales tax at an industrial park location.

He stated that the facility makes sense for many reasons, it is between the Libertyville and Lincolnshire locations, and they would be different from other facilities due to their emphasis on programming and teaching. This facility would make them one of the largest purveyors of pickle in Lake County.

Commissioner Nabat asked whether they were concerned that the location is off the beaten path. Mr. Wild stated that he is not concerned. Similar to indoor tennis, players find it. This is unlike a fitness center that requires a retail location. All four of their facilities are hidden since they are converted 1970s tennis clubs.

Commissioner Fluno asked whether exterior changes are proposed. Mr. Wild explained that they plan to install a glass door with their logo and hours and add a sign upfront. Mr. Panarese clarified that there is an existing two-panel monument sign and they would be able to use one panel. They would also consider directional signage pointing visitors to the rear unit.

In response to a question from Commissioner Heidner, Mr. Panarese said that the prior tenant of the front unit and the current tenant of the rear unit are on the sign at this time. The rear unit tenant will be leaving at the end of March.

Commissioner Nabat noted that the other locations were closer to residential units. She asked if the business had plans for lighting and security. Mr. Wild was not concerned and thought that the other locations were also industrial. He explained that they could add lighting if needed, and that their experience is that cameras are an effective deterrent.

Commission Cotton asked whether there was a concern for noise in the adjacent unit. Mr. Panarese explained that his company sold the building to the owner, and was then hired back as the property manager and leasing agent. They are aware of the proposed use.

Commissioner Cotton referred to the introductory letter, and asked for details on special events. She wondered whether they would be tournaments, and whether they would be able to accommodate additional people. Mr. Wild explained that there would only be five courts, and the facility would be in use when the rest of the industrial park is not active. The tournaments would be nights and weekends.

Commissioner Nabat asked whether they would host parties. Mr. Wild stated they currently hold special events at their other locations and it hasn't been a problem. Mr. Panarese added that the lot has 66 total stalls. The owner does not plan for their business in the south unit to need much

parking and gave LifeSport thirty stalls in the lease. As the owner's representative, he is confident the parking will be more than sufficient.

Chairman Morris asked whether there is an existing cross-parking agreement. Mr. Panarese said there is no agreement, but the lease allocated 30 stalls to this unit.

Commissioner Nabat thought an agreement would be needed. People tend to arrive in their own cars. Mr. Panarese did not think it would be an issue. Chairman Morris noted that the situation with parking would change if the owner rents the south unit to a different tenant in the future. He concurred with Commissioner Nabat that some type of agreement would be needed.

Commissioner Smith had a concern with accessibility. He wasn't sure whether many people with disabilities played pickleball, but the existing entrance to the unit from the parking area doesn't appear to meet accessibility requirements. He asked whether the landlord would address this. Mr. Panarese stated that it would not; the current plan is to replace the ADA signage, complete landscaping improvements, repair the apron, and improve the ADA ramp near the south unit.

Commissioner Smith asked whether the rear unit could be accessed through the front unit. Mr. Panarese explained that the access had been closed. Mr. Wild referred to the Libertyville location. They had to install a large ramp due to an extreme grade change. This location has a curb. Commissioner Smith stated that there may be a code requirement to be aware of.

Commissioner Smith noted that they are near the bike path and asked whether they could install racks. Mr. Wild stated that they have bike racks at all of their clubs and it wouldn't be a problem.

Chairman Morris referred to the questions in the staff report. He asked where the trash receptacles would be located. Mr. Panarese stated that they would be in the loading dock.

Chairman Morris asked whether the loading dock would remain. Mr. Panarese confirmed that it would; Mr. Wild would store the trailer for his band in the dock.

Chairman Morris referred to the staff comment regarding lighting. Mr. Panarese explained that there are wallpaks and bollard lights. Chairman Morris noted that they are not near the entrance. Commissioner Smith had visited the site at night, and said that there are two pole lights in the lot.

Chairman Morris referred to the narrative, which mentions limited retail sales. He asked where that would be located on the floor plan. Mr. Wild said that it would be a small space near the entrance. Pro shops are not as large as they used to be due to the impact of internet sales.

Chairman Morris noted that there are two restrooms on the plan, and asked if locker rooms were planned. Mr. Wild stated that no locker rooms were proposed. Players come dressed and prefer to shower at home.

Chairman Morris requested additional discussion on the impact of noise between the units. He asked whether the wall between the units was sufficient. Mr. Panarese explained that wall is the former exterior wall of the building. The north unit is an addition to the building. The wall should provide adequate sound proofing. Mr. Wild added that a facility he visited in Michigan had a basic uninsulated drywall partition between tennis and pickle courts, and there is no noise on the tennis side. He thinks the noise issue is with outdoor courts where the sound carries.

Commissioner Nabat asked whether the building would be air conditioned. Mr. Wild confirmed that it would be.

Chairman Morris asked if the ceiling height would be sufficient. Mr. Panarese stated that there is 24 feet clearance to the roof joists. Pickle can work at 17 feet.

Commissioner Fluno referred to the landscape plan in the Landwork Work submittal, and noted six trees would be removed. Mr. Panarese explained that ILT Vignocchi had reviewed the condition of the trees and did not believe replacement trees were needed since the existing trees to remain were mature. They would be crowded. He confirmed the trees to be removed are dead.

PUBLIC NOTICE

Chairman Morris asked Director Jennings for confirmation of the public notice. Director Jennings confirmed that the hearing was properly noticed and no responses were received.

STANDARDS FOR A SPECIAL USE

Chairman Morris noted that petitioner's responses to the Standards of Section 18.3 were included in the staff report, and would be part of the record for the Commission's recommendation if there was no objection.

THE HEARING WAS OPENED FOR PUBLIC COMMENT

No one from the public spoke. Public comment was closed by Chairman Morris at 7:58 PM.

DISCUSSION OF RECOMMENDATION

There were no additional questions from the Commission.

Chairman Morris stated there is a standing motion to approve, and referred to the draft motion for the Special Use in the staff report. He noted the additional conditions from the discussion:

- Work with staff to discuss a potential parking agreement;
- Confirm lighting levels within the parking lot; and
- Accessibility improvements as may be needed to comply with the code.

Director Jennings noted that a parking agreement is typically needed when there are multiple lots sharing parking. In this case the lease is documenting parking allocation to the unit. There is a potential code issue if the other unit requires more parking.

Chairman Morris suggested phrasing the condition such that the landlord and petitioner must provide the Village a written explanation of how the parking would be shared.

There being no additional discussion on the motion made, Chairman Morris requested a second. Commissioner Cotton seconded the motion.

Chairman Morris requested a roll call vote on the following motion:

Make Findings of Fact and Recommend Approval of a Special Use for a Sports Complex with associated minor site improvements, for the property located at 450 Bunker Court, Unit 200, Vernon Hills, Illinois, as required by Section 16.3 (Special Uses in the BP District), Article 18 (Special Use Standards), and Section 21.6 (Special Use Procedures), as described in the application by LifeSport Tennis & Athletic Clubs, dated November 11, 2023, GW Property Group LLC in accordance with the following plans and exhibits:

- LifeSport Background – project narrative
- Site plan and parking lot layout
- Photos of existing / proposed conditions
- Existing and proposed floor plan
- Landlord Work, dated January 3, 2024

And with the following conditions of approval:

1. The landlord work is subject to the final review and approval of the Public Works Department, and is to be completed no later than June 30, 2024.
2. The petitioner and landlord shall confirm the light level at the unit entrance and adjacent parking area, and provide additional lighting if required in order to meet the minimum standards of the code.
3. The petitioner shall work with the landlord to provide bicycle parking.
4. Accessibility improvements shall be added to the scope of the landlord work if needed to comply with accessibility code requirements.
5. The method of parking allocation and potential adjustment, based on occupancy of the south unit, shall be provided for Staff review.

AYES: Cotton, Fluno, Heidner, Nabat, Smith, Morris

NAYS: none

ABSENT: Lis

Motion approved (6-0 with 1 absent)

Director Jennings stated that staff is anticipating that the recommendation will be reviewed on Thursday, January 25th.

THE PUBLIC HEARING WAS CLOSED AT 8:02 PM.

IV. Approval of Minutes

Chairman Morris made a motion to approve the minutes of the November 15, 2023 Planning & Zoning Commission meeting. The motion was seconded by Commissioner Heidner. All were in favor by a voice vote (6-0).

V. Development Review

Director Jennings provided the Commission the following development status updates:

- Completed projects (open to the public, or opening very soon): Planet Fitness, Taco Bell, Dollar Tree, Spice Bazaar relocation, Kong Dog, Smokin' Deal BBQ
- Construction in progress: Perry's Steakhouse, Roncadin pizza, Heathrow Scientific, Guidepost Montessori, Cava / Wild Fork, Kyuramen, the Turtle Creek Splash Pad, and Mayrich Products.
- Projects in permit review: PickleMall, Harbor Freight, Hawthorn Row retail tenants, Nemera, Catered Productions, Atrium Montessori, and Chip City.
- Upcoming Planning & Zoning Commission Review: Yard House, Anton Paar, Dom's Market.

Chairman Morris asked whether the Hawthorn Row project would be retail rather than restaurant and entertainment. Director Jennings explained that several of the units were designed to accommodate restaurants, and that the relocation of Dave & Buster's was intended to create an entertainment area.

Chairman Morris asked whether there was interest in the Chili's. Director Jennings noted that there has been interest, but there are lease restrictions from other tenants that don't allow competing businesses.

VI. Adjournment

With no further items on the agenda, Chairman Morris made a motion to adjourn, seconded by Commissioner Heidner. The motion was approved by a voice vote.

The meeting adjourned at 8:10 PM.

Respectfully submitted,

Andrew Jennings
Director of Community Development

Distribution:
President and Board of Trustees
Village Manager/Village Clerk
Commission Members

January 31, 2024
Approval Date


Chairman Morris

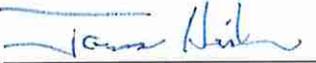

Secretary Heidner

EXHIBIT B

Plans and Exhibits

Site Plan, Landscape Plan, and Architectural Approval

LifeSport Tennis & Athletic Clubs – 450 Bunker Drive, Unit 200



Proposed LifeSport Pickleball Facility at 450 Bunker, Vernon Hills, IL

LifeSport Background

LifeSport Athletic Clubs owns four facilities in Libertyville, Lincolnshire, Kenosha and Racine in addition to managing park district programs in Deerfield, Libertyville, Vernon Hills, Glencoe, Grayslake and Gurnee.

Lifesport began as the Libertyville Tennis Club in 1986 and has since expanded its operations to include, Fitness, Pilates, Platform Tennis and Pickleball. Lifesport has 18 pickle courts in the owned facilities and manages indoor Pickle for Deerfield and Glencoe and outdoors in Vernon Hills, Deerfield, Glencoe and Grayslake. Pickle has only recently developed the scale necessary to make it a viable as a stand-alone activity. Lifesport has a "core competence" in racket sports programming. Adding Pickle to Tennis and Paddle is a natural progression and has been very successful for the past two years.

The 450 Bunker operation will be very scaled down as Pickle is only in its nascent stages as an indoor, stand-alone business. The staffing will include one full time manager / pro and one desk attendant from 4:00 PM to closing at 10:00 PM. The maximum number of people that five courts could accommodate would be twenty, ie. five courts times four people per court in addition to the manager and the front desk staff, bringing the total to twenty-two. The proposed lease includes thirty parking spaces. Bear in mind that like tennis, Pickle is essentially a "nights and weekend" business, the opposite of the 9-5 weekday activity for an industrial park. The facility would also be members only.

As the enclosed pictures indicate, the exterior of the building is in great shape and would need no additional improvement or lighting. The interior "CapX" would include indoor LED tennis lighting with an overlay of acrylic paint and pickle court lines as a floor treatment.

General Business Description:

Our location will serve as an indoor pickleball facility

We will also host special events at the proposed location on weekends. Additionally, we will sell pickleball equipment onsite.

Hours of Operation:

The hours of operation would be from 8 am to 10 pm weekdays and 8 am to 7 pm weekends.



Number of Staff:

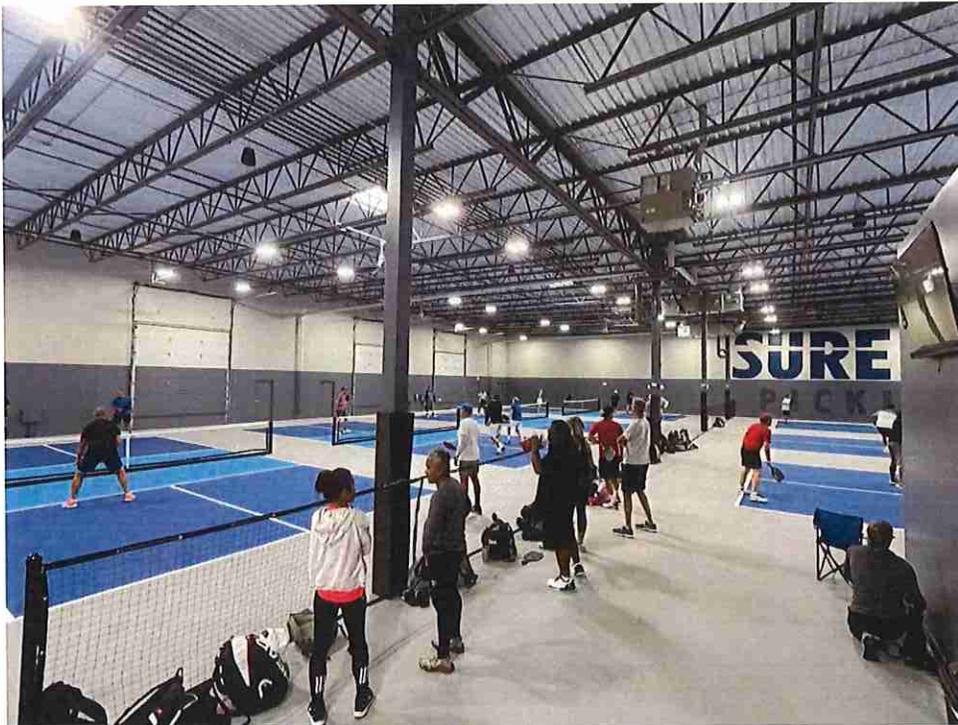
We will have a minimum of 1 staff member onsite at all times. During peak hours, we will have one additional person to staff the reception desk.

Parking:

With 30 spaces detailed in the lease there will be sufficient parking available at all times.

Peak Hours:

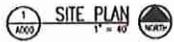
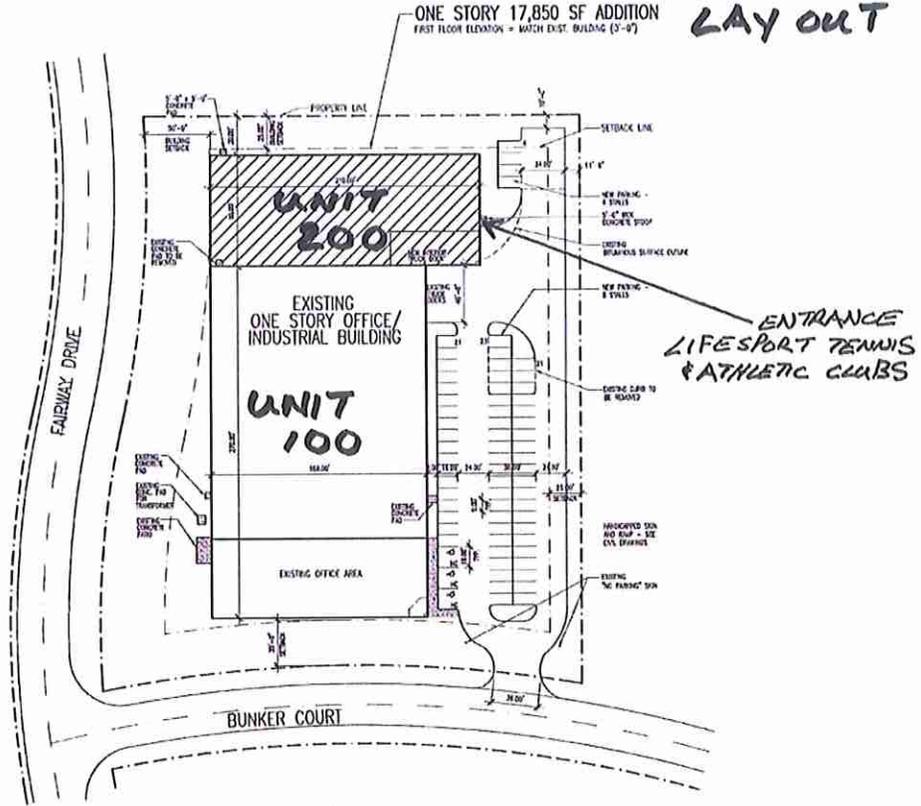
We anticipate peak hours to be weekdays 4 pm to 10 pm, and weekends 8 am to 1 pm



Example of comparable indoor pickleball facility (Sure Shot Pickleball, Naperville)

450 E. BUNKER COURT
 Continental Executive Parke
 Vernon Hills, Illinois

SITE PLAN/PARKING LOT LAY OUT



Exclusive Leasing and Management Agents

VAN VLISSINGEN AND CO.
 One Overlook Point
 Lincolnshire Corporate Center
 Lincolnshire, Illinois 60069
 847.634.2300

Chuck Lamphere, President
crl@vvco.com

Nick Panarese, Executive VP, SIOR
ndp@vvco.com

Gordon Lamphere, Director of Sales & Leasing
gcl@vvco.com

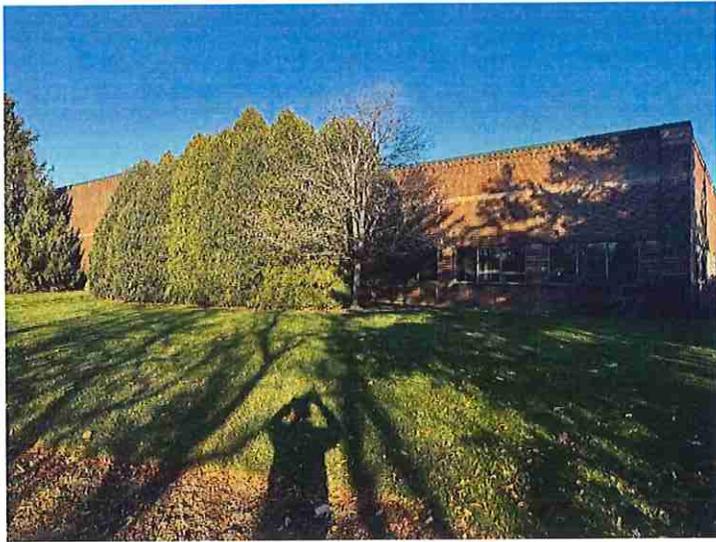
Above information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawn without notice. Members of this firm have an ownership interest in this property. © Copyright 2023 All Rights Reserved



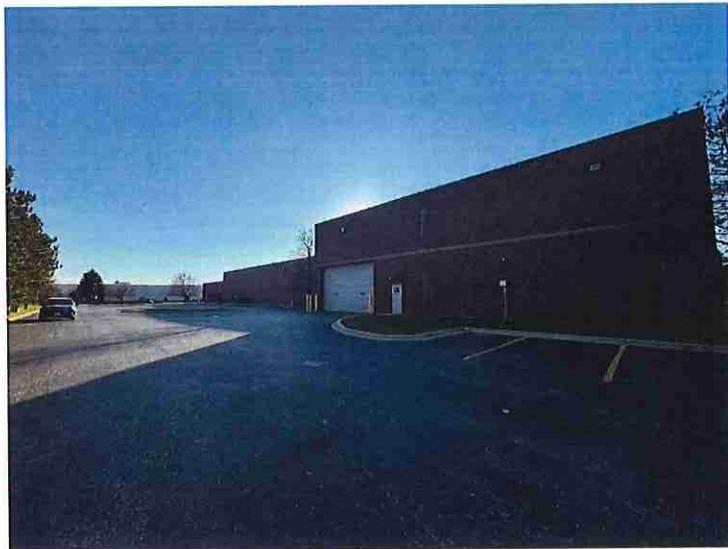
LifeSport shall have the use of the right slot of the existing two tenant multi tenant monument sign pictured on left for company name and/or logo.



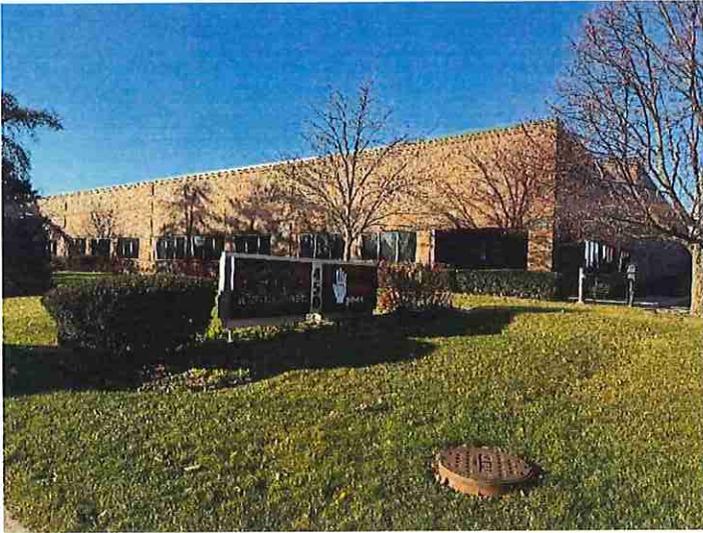
Unit 200 – LifeSport Entrance



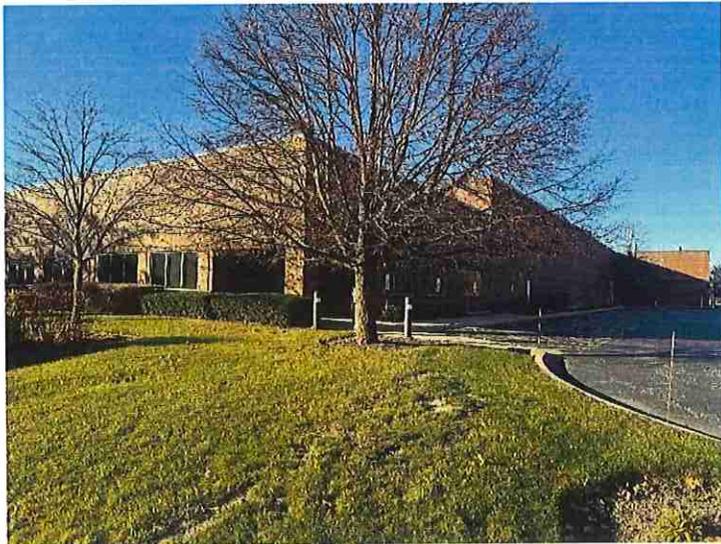
West Elevation



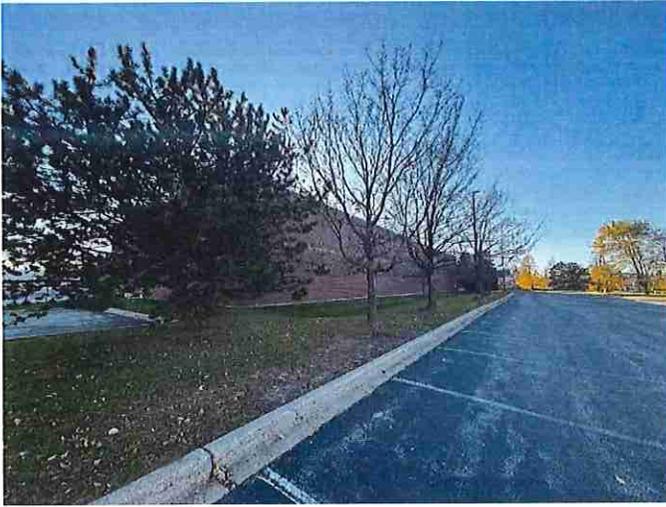
East Elevation



South Elevation



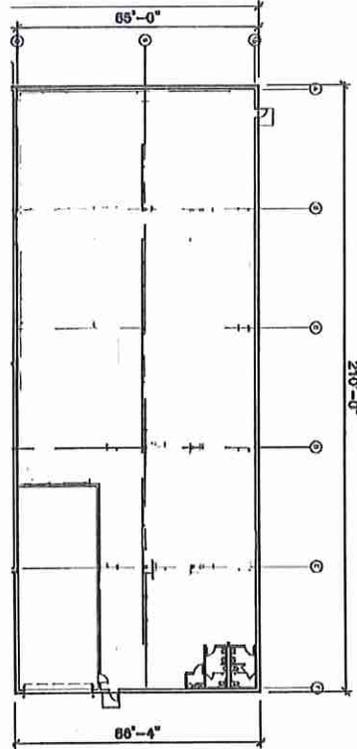
South and East Elevation



North Elevation

450 E. BUNKER COURT
UNIT 200
Continental Executive Parke
Vernon Hills, Illinois

FLOOR PLAN



Exclusive Leasing and Management Agents

 **VAN VLISSINGEN AND CO.**
One Overlook Point
Lincolnshire Corporate Center
Lincolnshire, Illinois 60069
847.634.2300

Chuck Lamphere, President
crl@vvco.com

Nick Panarese, Executive VP, SIOR
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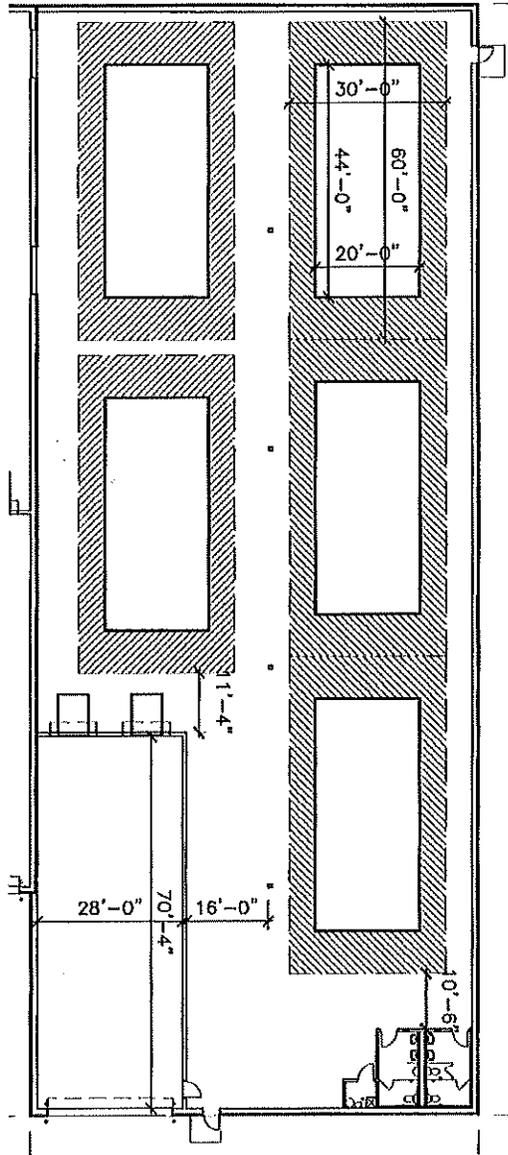
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PICKLEBALL COURT LAY OUT

450 BUNKER COURT
VERNON HILLS, ILLINOIS
VAN VLISSINGEN & COMPANY

TENANT SPACE B
NO SCALE



Landlord Work Description

450 Bunker Court

The owner of 450 Bunker Court would like to propose the following work to be completed Spring 2024:

- 1.) Replace all 3 Handicap signs with new reflective sign faces. Van Vlissingen and Company maintenance personnel to complete the sign replacement.
- 2.) Saw cut remove and replace 40 sq. ft. of cracked area on approach per attached plan and quotation.
- 3.) Remove and replace 24 LF of curb, 120 sq. ft. of walk/ramp and provide new 16 sq. ft. ADA panel and patch 24 LF of asphalt at new concrete per attached plan and quotation.
- 4.) Remove dead pines, grind stump, seed and blanket.
- 5.) Install Redtwig Dogwood to existing hedge
- 6.) Winter prune all crabapples on site
- 7.) Remove one Ash and one Linden, grind stump, seed and blanket.



SITE PROPOSAL
December 27th 2023
for the following Project:

Project: Misc Repairs
450 Bunker ct. Vernon Hills

Plans: Picture

Pursuant to our review of the information indicated above, Chadwick Contracting Company submits our Proposal to furnish labor, materials and equipment to install the site work items and appurtenant construction on the above captioned project, described as follows:

	Front walk and approach:
40sf	Saw cut remove and replace cracked area on approach.
24LF	Remove and replace curb.
120SF	Remove and replace walk/ramp.
16SF	new ADA panel
24LF	Patch asphalt at new concrete.

TOTAL: \$9,620.00

PROPOSAL NOTES, CONDITIONS, CLARIFICATIONS and EXCLUSIONS for BOTH BIDS:

1. Additional cost of sales tax on materials is included from the prices provided.
2. A maximum of one mobilization to construct all work indicated in each option one for concrete one for asphalt.
3. Application for permit included if needed.
4. Layout by us.

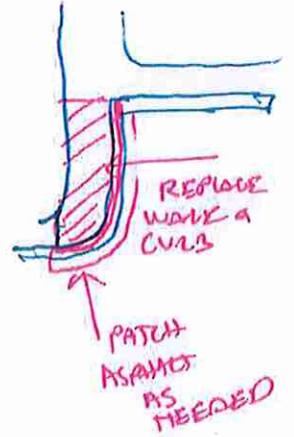
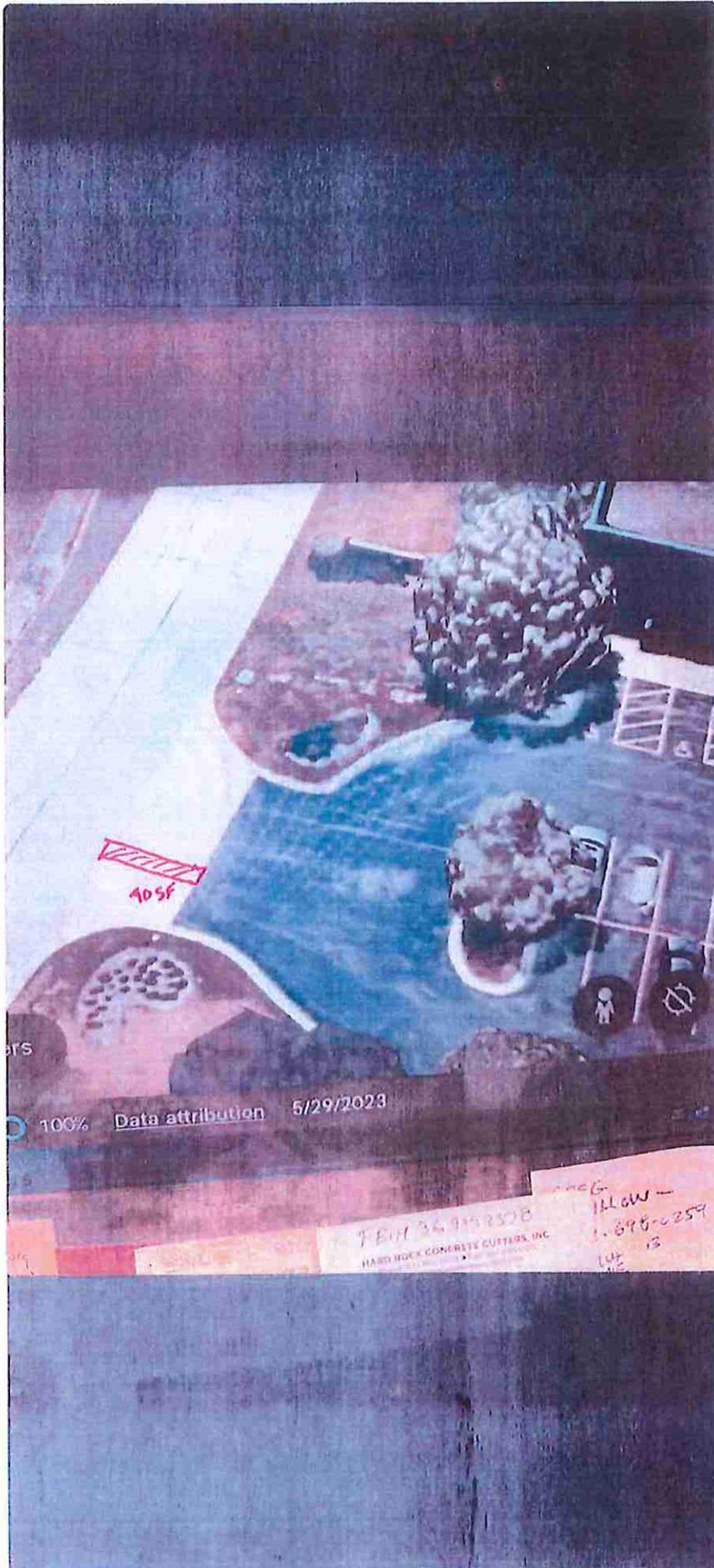
Should you have questions or comments regarding this Proposal, or any other matter, please contact this office at your convenience.

Respectfully Submitted,

Chadwick Contracting Company

Scott J Habich

450
BUNKER
CT.
VELNON
HILLS



VILLAGE OF VERNON HILLS

ORDINANCE NO. 2024-013

AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A SPORTS COMPLEX
WITH ASSOCIATED SITE PLAN APPROVAL FOR AN INDOOR PICKLEBALL
FACILITY LIFESPORT TENNIS & ATHLETIC CLUBS, 450 BUNKER COURT, UNIT 200

THE 6th DAY OF FEBRUARY 2024

Published in pamphlet form by the Authority of the
President and Board of Trustees of the Village of
Vernon Hills, Lake County, Illinois, this
6th day of February, 2024

AFFIDAVIT OF SERVICE

STATE OF ILLINOIS)
)
COUNTY OF LAKE)

I, KEVIN TIMONY, BEING FIRST DULY APPOINTED, DEPOSES AND SAYS ON OATH THAT AS VILLAGE CLERK OF THE VILLAGE OF VERNON HILLS, HE DID CAUSE THE FOREGOING CERTIFICATE FOR ORDINANCE NO. 2024-013 AN ORDINANCE GRANTING A SPECIAL USE PERMIT FOR A SPORTS COMPLEX WITH ASSOCIATED SITE PLAN APPROVAL FOR AN INDOOR PICKLEBALL FACILITY LIFESPORT TENNIS & ATHLETIC CLUBS, 450 BUNKER COURT, UNIT 200 TO BE POSTED IN THE VILLAGE HALL AS REQUIRED BY LAW FROM FEBRUARY 6, 2024 TO FEBRUARY 16, 2024.



Kevin Timony, Village Clerk

SUBSCRIBED AND SWORN TO BEFORE ME
THIS 6th DAY OF FEBRUARY 2024



Notary Public

