



**CITY OF PROSPECT HEIGHTS
CITY COUNCIL WORKSHOP AGENDA
INCLUDING REGULAR BUSINESS ITEMS**

November 10, 2014 6:30 PM

City Hall

**8 North Elmhurst Road
Prospect Heights, IL 60070**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. PLEDGE OF ALLEGIANCE, Led by Alderman Williamson**
- IV. CLOSED SESSION**
- V. STAFF AND ELECTED OFFICIALS REPORTS**
 - a. City Administrator
 - b. Department Directors
 - c. Aldermen
 - d. Mayor
- VI. ADOPTION OF THE CONSENT AGENDA**
 - A. Minutes – October 28, 2014 Special City Council Meeting
 - B. Approving the Meeting Calendar for 2015
 - C. Ordinance requesting the declaration of Designated Items Surplus Property – (O-14-23)
- VII. APPROVAL OF EXPENITURES**
 - D. Warrants

VIII. UNFINISHED BUSINESS

E. Direction and Approval of the 2015 Artwork for the City Vehicle License – Memo to follow

F. Approval of the color and placement for the City Gateway identification signage

G. Presentation of findings and plan forward for traffic management on Roberts Rd.

IX. OLD BUSINESS

H. Ordinance – Considering an Amendment to the Comprehensive Land Use Plan to include a sub-area plan for land adjacent to Sanders Road and South of Palatine Road (Allstate) – (O-14-15)

X. NEW BUSINESS

I. Presentation of the Monthly Treasurers Report

J. ORDINANCE - Authorizing a variance to construct a twenty foot eleven inch high detached garage on 1127 North Drury Lane (Biagini) – (O-14-24) (Waiver of 1st Reading)

XI. WORKSHOP DISCUSSION ITEMS

K. Development proposal discussion and direction pursuant to the Rand Road Corridor Ordinance 1414 North Rand Road (Self Storage Facility) – (O-14-25)

L. Development proposal discussion and direction 25, 35 Piper Lane , City owned property (Residential proposal)

M. Discussion of updated purchasing guidelines for the City.

XII. ADJOURNMENT

Posted: 4:30 PM, November 6, 2014 by City Deputy Clerk Schultheis

This meeting will be televised on the following Prospect Heights Cable Channels:

Comcast and WOW Channel 17and AT&T U-verse Channel 99

B



City Council Meeting

Meeting Date: November 10, 2014
Item: Consent Agenda Item
Staff Contact: William Balling, Interim Administrator

Purpose:

The purpose is confirm the schedule dates for the 2015 City Council Meeting Dates

Financial Impact:

No Impact.

Recommendation:

Mayor Helmer has reviewed the Schedule, and would like it presented to the City Council for approval.

Enclosures:

Schedule

**City of Prospect Heights
Regular City Council
City Council Workshop
2015 Meeting Schedule**

Meetings will be held at:
The City of Prospect Heights City Hall
8 N. Elmhurst Road, Prospect Heights, Illinois 60070
At 6:30 P.M.

SCHEDULE

**City Council Workshop
Meeting Schedule**

JANUARY 12, 2015
FEBRUARY 9, 2015
MARCH 9, 2015
APRIL 13, 2015
MAY 11, 2015
JUNE 8, 2015
JULY 13, 2015
NO MEETING
SEPTEMBER 14, 2015
OCTOBER 12, 2015
NOVEMBER 9, 2015
DECEMBER 14, 2015

**Regular City Council
Meeting Schedule**

JANUARY 26, 2015
FEBRUARY 23, 2015
MARCH 23, 2015
APRIL 27, 2015
MAY 26, 2015**
JUNE 22, 2015
JULY 27, 2015
AUGUST 24, 2015
SEPTEMBER 28, 2015
OCTOBER 26, 2015
NOVEMBER 23, 2015
NO MEETING

Date above marked with ** has been adjusted forward to the next business day after a holiday. This adjustment is made when a holiday falls on the regularly scheduled meeting date.



City Council Meeting

Meeting Date: November 10, 2014
Item: Consent Agenda Item
Staff Contact: William Balling, Interim Administrator

Purpose:

Request for Items to be delegated as Surplus Property

Financial Impact:

Possible revenue if sold. No financial impact if discarded.

Recommendation:

Police Chief Dunne has confirmed that the equipment is in excess of 20 years old, and has all been replaced with new equipment.

Enclosures:

Ordinance.

ORDINANCE NO. 14-O-23

ORDINANCE DECLARING ITEMS AS SURPLUS PROPERTY

WHEREAS, the City Council has determined according to State Statute that there exists certain personal property owned by the City that is no longer necessary or useful to the City and is hereby declared to be surplus property;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS, ILLINOIS, as follows:

SECTION 1: That pursuant to Section 11-76-4 of the Illinois Municipal Code, 65 ILCS 5/11-76-4, the City Council finds the following property to be no longer being necessary or useful to the City and is hereby declared surplus property:

*1 Hon Steel 4 Drawer Letter File Putty
1 Steel Drawer Legal File Putty
1 Stained Green Cloth Reception Chair
1 Burgundy Cloth Reception Chair
1 Apollo Portable Movie Projection Screen*

SECTION 2: That pursuant to the authority of Section 11-76-4 of the Illinois Municipal Code, 65 ILCS 5/11-76-4, the City Council hereby authorizes and directs the Interim City Administrator or his designee to dispose of said surplus property in any manner he sees fit which may include the negotiated sale of the above property, or any other lawful means. The Interim City Administrator need not advertise the property for sale.

SECTION 3: This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form.

AYES:

NAYS:

ABSENT:

PASSED this _____ day of _____, 2014.

APPROVED this _____ day of _____, 2014.

Nicholas J. Helmer, Mayor

ATTEST:

City Clerk

Published in pamphlet form _____, 2014.

APPROVAL OF WARRANTS

D

11/10/2014-COUNCIL MEETING		
<u>Checks</u>		
General Fund	\$	147,257.20
MFT Fund		
Palatine/Milwaukee TIF		462,102.31
Tourism District		
Development Fund		7,296.00
DEA Fund		
Solid Waste Fund		68,241.98
S S Area #1		
S S Area #2		
S S Area #3		
S S Area #4		
S S Area #5		
S S Area #8 - Levee Wall #37		4,527.93
S S Area-Constr#6(Water Main)		
S S Area-Debt#6		
Road Construction		167.00
Road Construction Debt		
Water Fund		1,804.31
Parking Fund		1,978.54
Road/Building Bond Escrow		500.00
TOTAL	\$	693,875.27
<u>Wire Payments</u>		
10/31/14 Payroll		115,546.03
October 2014 IMRF		25,960.14
Police Pension City Portion		90,514.25
Total Warrant	\$	925,895.69



To: Mayor Nicholas J. Helmer and the Prospect Heights City Council

From: Anthony J. Kalina

Date: November 6, 2014

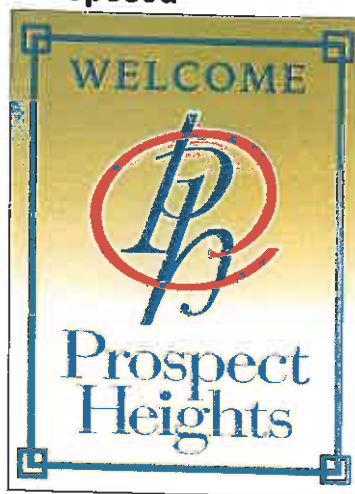
Re: Approval of Color and Placement of City Gateway Sign Posts

Issue: In an effort to provide more uniform branding, Staff has reviewed and shared with the Mayor an updated and uniform color scheme for City identification signage. Furthermore, the signage budget will allow for the reformatting of the five existing gateway signs, along with the purchase and installation of three additional sign posts.

Existing



Proposed



Analysis: After reviewing the signage budget, Staff can accommodate the purchase and installation of three sign posts.

Signage Budget 2014-2015	\$15,000	
Expenditures to Date	\$0	
Cost to Reformat Existing Signs	\$365	\$1,120 * Cost if PW can not reformat with overlaying design
3 New Signs + Shipping	\$6,085	\$6,085
Steel Support	\$2,113	\$2,113 * Cost for five steel supports. Waiting on quote for three
Installation	\$3,855	\$3,855
Estimate	\$12,418	\$13,173
Remaining Funds for Monument Sign	\$2,582	\$1,827

Recommendation: Staff is requesting direction on the desired color of the existing and proposed gateway sign posts. Staff is also requesting the approval of three agreed upon locations for the additional signs.

Existing Locations

Rand Rd. and Willow Rd.
 Rand Rd. and Waterman Ave.
 Elmhurst Rd. and Stonegate Dr.
 Camp McDonald Rd., Patricia Ln., and Alton Rd.
 Euclid Ave. and Fairway Dr.

Proposed Locations

Rand Rd. and Willow Rd. (South)
 Palatine Rd. and Glendale Dr.
 Euclid Ave. and Wheeling Rd.
 Metra Station 101 S. Wolf
 Camp McDonald Rd. and Schoenbeck Rd.

➤ Staff recommended locations for next three installations:

- Palatine Rd. and Glendale Dr.
- Metra Station at 101 S. Wolf Rd.
- Camp McDonald Rd. and Schoenbeck Rd.

Thank You.

ATTENTION HOMEOWNERS



**THE SANDPEBBLE WALK HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS
WILL HOLD A SPECIAL MEETING ON DECEMBER 10, 2014 AT 7:00 P.M. IN THE 3RD
FLOOR PARTY ROOM AT 1525 SANDER COURT.**

**THE PURPOSE OF THE MEETING IS TO ADOPT THE ATTACHED NEW RULE
REGARDING USE OF THE ROBERT AVENUE ACCESS POINT.**

PLEASE ATTACH THIS RULE WITH YOUR SPHOA RULES AND REGULATIONS.

THIS RULE WILL BECOME EFFECTIVE ON JANUARY 1, 2015.

ALL HOMEOWNERS ARE WELCOME TO ATTEND.

**The Board of Directors
Sandpebble Walk Homeowners Association
November 7, 2014**

RULE REGARDING USE OF THE ROBERT AVENUE ACCESS POINT

The purpose of this rule is to regulate vehicular access to the Sandpebble Walk Homeowners' Association area at Robert Avenue consistent with the restrictions established by Order of the Circuit Court of Cook County dated November 22, 1978 in the matter known as Village of Wheeling, Illinois and Sandpebble Walk Homeowners' Association vs. City of Prospect Heights, Docket Number 78 CH 5251. This Court Order regulates the use of the easterly ten feet (10') of Robert Avenue which abuts the northwest part of the Sandpebble Walk Homeowners' Association area near 1430 Sandstone Drive and 1500 Sandstone Drive. Vehicular access to Robert Avenue at that point is restricted by way of a barrier arm gate.

1. In accordance with the restrictions established by Court Order:
 - A. Vehicular access at Robert Avenue is for purpose of entering the Sandpebble Walk Homeowners' Association area only;
 - B. Exiting the Sandpebble Walk Homeowners' Association area at Robert Avenue is strictly prohibited;
 - C. Vehicular entry to the Sandpebble Walk Homeowners' Association area at Robert Avenue by any Unit Owner, resident, tenant, guest, or invitee is permitted only between the hours of 4:00 P.M. – 7:00 P.M., Monday through Saturday;
 - D. Vehicular access at Robert Avenue is not permitted on Sundays;
2. No Unit Owner, resident, tenant, guest or invitee may be dropped off or picked up at the Robert Avenue access point.
3. No Unit Owner, resident, tenant, guest or invitee may arrange for or receive deliveries by way of the Robert Avenue access point.
4. The restrictions set out in Paragraphs 1-3 of this Rule shall not apply to school buses, public and private ambulances, fire department vehicles and police department vehicles;
5. The Sandpebble Walk Homeowners' Association has been advised that video surveillance equipment will be installed by the City of Prospect Heights and/or the Village of Wheeling for purposes of monitoring the Robert Avenue access point. Any person issued a citation in connection with the use of the Robert Avenue access point may be reported by the issuing Police Department to the Sandpebble Walk Homeowners' Association.
6. Any violation of this rule may result in a minimum fine of \$100.00, after notice and an opportunity for a hearing.

7. All fines, costs, legal fees, and other expenses of the Sandpebble Walk Homeowners' Association in connection with any violation under this rule shall be assessed to the account of the Unit Owner responsible.

8. The restrictions set out in Paragraphs 1-3 of this Rule shall not apply at such times as the Frontage Road access to Sandpebble Walk Homeowners' Association may be closed due to inclement weather conditions, construction and/or emergency situations.

8. This policy becomes effective January 1, 2015.

ATTENTION HOMEOWNERS

October 23, 2014

A meeting between Chiefs of Police Dunne and Benson from Prospect Heights and Wheeling on October 17, 2014 with Premier Residential Management Company and Marie Woodruff resulted in the following agreements:

1. A rule will be put in place allowing us to fine anyone that is in violation of the posted hours of ingress onto Sandpebble Walk property. Those hours are 4:00 p.m. – 7:00 p.m. Monday through Saturday only. The gate is closed on Sunday.
2. A rule will be put in place to fine violators exiting from Sandpebble Property onto Roberts Road at any time.
3. If Prospect Heights police issue tickets to violators it will be reported to Sandpebble Homeowners Association and those violators will be fined a minimum of \$100.00.
4. Wheeling Police and Prospect Heights Police are pursuing having video cameras installed by the Roberts Road gate which will be monitored by the police and any violators will be ticked by the police and fined by the Sandpebble Walk Homeowners Association.
5. Signs will be purchased by Sandpebble Walk that there will be no dropping off, picking up or deliveries made at the gate. This will also result in fines if violated.

William Balling

From: James Dunne
Sent: Wednesday, October 22, 2014 9:46 AM
To: Nick Helmer; William Balling
Subject: FW: Sandpebble Walk HOA
Attachments: RobertsRoadNotice.docx

fyi

James J. Dunne

James J. Dunne
Chief of Police
City of Prospect Heights, Illinois
(847) 398-5511 x101 || (847) 398-6080 Fax
jdunne@prospect-heights.org



From: Susie G [<mailto:susie@premierresmgt.com>]
Sent: Wednesday, October 22, 2014 9:44 AM
To: James Dunne
Cc: Marie Woodruff
Subject: Sandpebble Walk HOA

Hi Chief Dunne:

Attached is the notice that will be distributed to all homeowners this week. The Association's attorney is drafting a Rule that will become part of the HOA's Rules and Regulations. The Rule must be sent to all owners thirty (30) days prior to it being adopted by the Board which is why we are sending out a notice to all homeowners so that they are aware of what is going on with the Roberts Road Gate. Once we receive the rule it will be sent to the homeowners and then adopted a special meeting thirty (30) days after distribution.

I will be taking pictures of the current signage at the gate and will let you know what additional signage we will be putting up. Do you have suggestions or information you feel should be posted on signs at the gate?

Thanks for your assistance.

Susie

Susan M. Gately, CMCA
Premier Residential Management Company

William Balling

From: Scott Williamson <scott.williamson@wesellfans.com>
Sent: Tuesday, October 21, 2014 6:08 PM
To: James Dunne; Helmer, Nick (helmer@iglrealestate.com); William Balling; pludvigsen@edwardsengineering.com; John Styler (agreenbridge@comcast.net); Luis Mendez; Bree Higgins (beeperqoffice@comcast.net)
Cc: William Benson (WBenson@wheelingil.gov); Al Steffen; Steve Skiber; Anthony Kalina; Michael Zimmermann (mzimmermann@tresslerllp.com)
Subject: RE: Robert Ave Gate Report

I would like to thank everyone that was involved in this project. I would be lying if I said I wasn't a bit disappointed in the result but I understand it, agree with it and will communicate it to the people in the area. The report is exactly what I was seeking from the beginning, good or bad, a firm answer on the what the status of the Sandpebble Walk gate is.

In response to Jamie's report I would like to make (3) recommendations:

1) Addition of a speed radar sign posted at a point on Robert Avenue deemed appropriate by the Police Chief that reads "speed monitored by radar". I am referring to a small radar sign like we purchased for the school zones. This recommendation is subject to a traffic study that would either confirm or deny the need for such a device.

2) Signage stating "no standing / stopping / parking or deliveries" mounted to the arm of the gate itself.

3) All of the information that has been gathered regarding this issue be saved to an electronic file that can be easily found and accessed by personnel, present and future so we do not have to go through this investigation process again. This will come up again just as it has numerous times in the past.

Again, thank you for all of your attention to this issue.

-Scott Williamson

-----Original Message-----

From: James Dunne [mailto:jdunne@prospect-heights.org]
Sent: Tuesday, October 21, 2014 3:32 PM
To: Helmer, Nick (helmer@iglrealestate.com); William Balling; Scott Williamson; pludvigsen@edwardsengineering.com; John Styler (agreenbridge@comcast.net); Luis Mendez; Bree Higgins (beeperqoffice@comcast.net)
Cc: William Benson (WBenson@wheelingil.gov); Al Steffen; Steve Skiber; Anthony Kalina; Michael Zimmermann (mzimmermann@tresslerllp.com)
Subject: Robert Ave Gate Report

Attached is my report regarding Robert Avenue and the gate. There are too many attachments to email. I have made a hard copy and placed in your city hall mailbox.

You will need a magnifying glass to read some of them. I have most on PDF if you would like. Because of the number and size, it would require numerous emails too.

I must reiterate my thanks again to Chief Benson. Two heads are always better than one and I love collaborating with him. Bill also found the key piece of paper, the 1978 court order.

The library did much work on our behalf.

Thank you Mike Z, I grabbed your email and included it in my report.

I will be out of town from Sunday to Wednesday.

TO: Mayor Nicholas J. Helmer and the Prospect Heights City Council
FROM: Chief James J. Dunne
DATE: October 21, 2014
SUBJECT: Roberts Avenue and Sand Pebble Gate

The Mayor requested that I investigate the "history" of our gate and to make recommendations moving forward regarding the Roberts Avenue Gate. I would like to thank Wheeling's Police Chief, Bill Benson for his help in researching the history of the gate and for scheduling a meeting between the two of us and Sand Pebble's property management team and homeowner's association. I also would like to acknowledge and thank Alexander Todd and his staff at the Prospect Height Library for their research and providing me with many of the news articles attached to this report.

I will not be attending the next city council meeting, therefore; this report is being provided to you for your review and comment.

Stated issue/problem:

Too much traffic, too many speeders, too many stop sign violators, cars parked near the gate, deliveries are accepted and made at the gate.

Current Law Enforcement Activities

I have always been aware of the sensitivity to traffic issues on Roberts Avenue. Roberts Avenue has been on law enforcement's "radar" in Prospect Heights. Officers routinely and diligently monitor the gate for one way violations between 4 p.m. and 7 p.m., monitor the roadway for speeders as well as monitor the stop sign for violators. Every now and then a citation is issued for these violations. There is no pattern of sustained violators. We have deployed the speed trailer to assist in the education of the public as to their speed while traveling along the roadway.

Violators do park near the gate and walk in or accept deliveries occasionally. When noted, they are cited. When we receive a 911 call, we respond and take appropriate action.

On rare occasions the gate has been lifted in order to violate the day and time ingress/egress restrictions.

Recently we deployed an officer to monitor this roadway for 8 continuous hours. One citation was issued for violating the gate and one citation was issued for speeding. Not an impressive number of violators. I would suggest that an officer stationed on any roadway for 8 continuous hours would find at least two violations.

Analysis and Research

Historically, Roberts Avenue is an **EXTREMELY** safe roadway. The only serious event occurred 38 years ago when a child was hit on a bike by a vehicle from Sand Pebble. The obvious goal is for this to never happen again, however; if every road was barricaded due to a crash there would be no through streets. Further, cars are designed for the safe movement of vehicles, not pedestrians and recreational cyclists. A driver has the responsibility to be aware of roadway hazards such as pedestrians and bicyclists, but these narrow roads were not designed for recreational activities.

I have attached a packet that contains the original agreed upon court order from November 22, 1978. This agreement sets out the parameters for the gate use. It seems whenever a new mayor or alderman come into office, the residents take another "shot" at closing off Sand Pebble access. The newspaper articles over the years show this. In the packet you will find:

- Court order dated November 22, 1978
- The Prospect Heights Ordinance
- A traffic study completed by The Traffic Institute at Northwestern University (pre-gate, showing time and date of rule violators)
- Newspaper articles dating from May 1977 (I do have PDF versions of some of the articles. They are difficult to read, you will need a magnifying glass).

Chief Benson and I met with Susie Gately, Premier Residential Management and Marie Woodruff, President of the Homeowners Association. All three parties were extremely helpful and wished to keep things amicable between Sand Pebble, Wheeling and Prospect Heights.

Recommended Action

Make no further attempts to remove the gate. This has been litigated several times. There is an original AGREED upon order and attempts over the years to alter that agreement have failed.

Sand Pebble:

They will educate their residents with handouts and information in their newsletter. Additional signage will be posted near the gate reminding residents that deliveries are not permitted. An attempt will be made at the next association meeting to pass a by-law penalizing financially those who violate the hours of the gate, the one way ingress/egress or park near or accept deliveries near the gate. Evidence of the violation would come in the form of police notification (either department). Violators would be identified by the issuance of a traffic citation or parking ticket. We are also exploring the costs associated with the installation of a surveillance camera.

Prospect Heights Police Department:

We will continue monitor the street and treat it as a HOT SPOT. We will work with the HOA. We will explore the costs associated with deploying a surveillance camera.

Wheeling Police Department:

They will continue with their proactive patrols in Sand Pebble.

**Contents of an email authored by Michael F. Zimmerman dated October 21, 2014:
RE: 1978 Court Order – Robert Ave. Gate**

In explaining the order to the neighbors, it may be helpful to highlight a few of the most pertinent provisions:

The gate is required to be open from 4 to 7 PM Monday through Saturday;

1. The city is required to “insure [sic] ingress and egress” to Sand Pebble vehicles during these times;
2. If Frontage road is closed due to inclement weather; Sand Pebble is allowed to use Robert Avenue at all times until Frontage is available.
3. The order is enforceable against the city by a court.

IN THE CIRCUIT COURT OF COOK COUNTY, ILLINOIS
COUNTY DEPARTMENT, CHANCERY DIVISION

VILLAGE OF WHEELING, ILLINOIS,
a body politic, and SAND PEBBLE
WALK HOMEOWNERS' ASSOCIATION,

Plaintiffs,

v.

CITY OF PROSPECT HEIGHTS,
ILLINOIS, a body politic,

Defendant.

No. 78 CH 5251

ORDER

JUDGE ROBERT W. JUNG
MAY 22 1978
CIRCUIT COURT

This cause coming on to be heard on Defendant City of Prospect Heights' Motion to Dismiss and the Court having jurisdiction over the parties and subject matter and being fully advised in the premises,

THE COURT HEREBY FINDS AND DECREES,

1. That all matters in controversy in this suit have been fully settled and compromised by oral agreement among the parties.
2. That the Oral Agreement and compromise reached by the parties is as follows:

A. The easterly ten feet (10') of Robert Avenue may be closed to all vehicular traffic except school buses, public and private ambulances, fire department vehicles and police department vehicles except that during the hours of 4:00 PM to 7:00 PM Monday through Saturday, Robert Avenue shall remain open at a minimum for eastbound traffic. The City of Prospect Heights may erect barricades that will block the easterly ten

78C-11 119

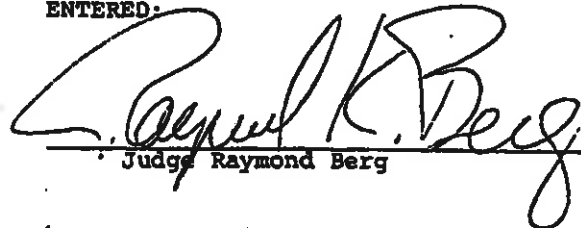
feet (10') of Robert Avenue at all times except during the hours of 4:00 PM to 7:00 PM, Monday through Saturday. In the event that the City of Prospect Heights erects such barricades they will be located upon that part of Robert Avenue from a line ten feet (10') west of the Prospect Heights city limits to the city limits (east ten feet (10') thereof). Any such barricade shall be maintained by and at the expense of the City of Prospect Heights and shall be of a type that will insure ingress during the designated hours and ingress and egress at all times to those vehicles designated in paragraph "A" above. The City of Prospect Heights shall upon notification of any mechanical malfunction take immediate steps to insure ingress during the designated times and ingress and egress to the vehicles designated in paragraph "A". In the event the City of Prospect Heights erects a barricade, then depending on the type of barricade so erected, the City of Prospect Heights will make available to all vehicles designated in paragraph "A", a direct method of ingress and egress at the City's expense.

3. If that portion of Frontage Road which provides ingress and egress to the residents of Sand Pebble Walk Condominiums is closed because of inclement weather conditions, the City of Prospect Heights agrees that Robert Avenue will be open to all vehicular traffic and the barricades will be removed until Frontage Road is reopened.

IT IS FURTHER ORDERED that pursuant to and consistent with the aforementioned Agreement and compromise, this cause

be and is hereby dismissed with prejudice and the Court hereby retains jurisdiction over the parties for purposes of enforcement of this Order.

ENTERED:


Judge Raymond Berg

"Hence for time November
16, 1978."

Nov. 27, 1978

ORDINANCE NO. C-78-40

AN ORDINANCE PROHIBITING VEHICLES
FROM TRAVELING ALONG AND UPON
THAT PART OF ROBERT AVENUE
BETWEEN A LINE TEN FEET (10')
WEST OF THE CITY LIMITS TO THE
CITY LIMITS EXCEPT DURING THE
HOURS OF 4:00 P.M. TO 7:00 P.M.
ON MONDAY THROUGH SATURDAY

BE IT ORDAINED by the City Council of the City of
Prospect Heights, Cook County, Illinois, that:

Section 1. Definition. For purposes of this
Ordinance "Emergency Vehicle" be and is hereby defined to
include police vehicles, Fire Department vehicles, ambulances,
vehicles carrying a State, County or Municipal officer or employee
in response to an emergency call, emergency vehicles of public
service corporations on emergency calls and school busses
dropping off or picking up children.

Section 2. It shall be unlawful for any vehicle,
other than an emergency vehicle, to travel or be upon that part
of Robert Avenue from a line ten feet (10') West of the City
of Prospect Heights city limits to the city limits (East ten
feet [10'] thereof) except during the hours of 4:00 P.M. to
7:00 P.M. on Monday through Saturday.

Section 3. Suitable signs shall be posted setting
forth the prohibitions provided in this Ordinance, including
a sign or signs at the intersections of Route 83 (Elmhurst Road)
and Robert Avenue.

Section 4. Ordinance No. 0-78-27 and all other
Ordinances in conflict herewith, to the extent of conflict,
be and are hereby repealed .

Section 5. This Ordinance shall be in full force and
effect from and after its passage, approval, publication and
posting of signs as provided by law.

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

I, NANCY LAMBERT, do hereby certify that I am the duly elected and acting City Clerk of the City of Prospect Heights, Cook County, Illinois, and as such official, am the keeper of the books and records of said City.

I do further certify that the foregoing is a true and correct copy of an Ordinance entitled: "An Ordinance Establishing Robert Avenue As One-Way, East Bound," which was passed the ____ day of _____, 1978.

(SEAL)

City Clerk

Mayor

PASSED this 16 day of Oct., 1978.

APPROVED this 16 day of Oct., 1978.

Mayor

ATTEST:

City Clerk

AYES: 6

NAYS: 0

ABSENT: 2

PUBLISHED: 10-17-78

10-7-29: TRAVEL ON CERTAIN ROADS RESTRICTED:

It shall be unlawful for any vehicle, other than an emergency vehicle, to travel or be upon that part of Robert Avenue from a line ten feet (10') west of the City limits to the City limits (east 10 feet thereof) except during the hours of four o'clock (4:00) P.M. to seven o'clock (7:00) P.M. on Monday through Saturday. (Ord. 0-78-40, 10-16-1978)

It shall also be unlawful for any truck to travel eastbound on that portion of Old Willow Road extending from Wolf Road to Mandel Lane; provided, however, that this prohibition shall not apply to delivery or emergency vehicles. (Ord. 0-93-66, 11-15-1993)

10-7-3: ONE-WAY STREETS AND ALLEYS:

It shall be unlawful to drive any vehicle in any direction other than that designated on any of the following streets:

COURT STREET: From a point fifteen feet (15') east of the east line of Elmhurst Road (approximately the westerly face of the exterior wall of the northern portion of the existing commercial building) easterly to a point one hundred feet (100') east of the east line of Elmhurst Road (approximately the easterly face of the exterior wall of said existing commercial building) is hereby declared an eastbound, one-way street.

MAPLE LANE: One-way northbound from the south edge of pavement of Marberry Drive to the north right of way of Marberry Drive.

MARBERRY DRIVE: One-way eastbound from the east curb line of Route 83/Elmhurst Road to the east curb line of Maple Lane.

ROBERT AVENUE: From a line ten feet (10') west of the City limits to the City limits (east 10 feet thereof), a one-way street for eastbound traffic;

or on any other street or alley designated by ordinance as a one-way street or alley. (Ord. 0-90-47, 9-11-1990; amd. Ord. 0-97-56, 9-15-1997, eff. 9-25-1997)



NORTHWESTERN
UNIVERSITY TRAFFIC INSTITUTE

TRAFFIC ANALYSIS
of
Robert Avenue Entrance
to
Sandpebble Condominiums
Prospect Heights, Illinois
July 1987

Prepared for
City of Prospect Heights

by
THE TRAFFIC INSTITUTE
NORTHWESTERN UNIVERSITY
Evanston, Illinois

Exhibit "D"

INTRODUCTION

The City of Prospect Heights requested The Traffic Institute to perform a traffic count on Robert Avenue at the entrance to the Sandpebble Condominiums. Residents along Robert Avenue informed the City that condominium traffic uses this entrance throughout the day, in violation of restrictions governing the hours of usage. The City of Prospect Heights desires to document the site activity.

EXISTING CONDITIONS

Access to the Sandpebble Condominiums, located in Wheeling, is provided by two driveways. One entrance is located on Palatine Frontage Road and the other on Robert Avenue. Robert Avenue is a street under the jurisdiction of Prospect Heights. Usage of the Robert Avenue entrance by condominium traffic is restricted to certain hours of the day. Inbound traffic is permitted only between the hours of 4:00 p.m. and 7:00 p.m. Monday through Saturday. Egress from the condominiums via the Robert Avenue driveway is prohibited at all times. Signs to this effect have been posted at the entrance as well as at the intersection of Robert Avenue with Elmhurst Road. The entrance width to the condominium complex has been narrowed to one inbound lane.

DATA COLLECTION AND ANALYSIS

In order to gain insights into the usage of the Robert Avenue entrance to the complex, a traffic count was conducted. The volume of vehicle using this driveway was recorded for a seven day period from July 16 to July 23, 1987. The counter was set up such that only vehicles entering and exiting the Robert Avenue driveway would be noted. The two way volumes summarized by hour of the day and day of the week are listed in Table 1. The Average Daily Traffic volume at the entrance for the seven day period was 373 vehicles per day. A total of 2637 vehicles were counted during the volume study.

In order to check compliance with the restrictions regarding hours of use, the number of vehicles counted during prohibited periods was tabulated. Table 1 shows the total volume counted during each 24 hour period as

well as the number of violations of the usage regulations in that same period. During the one week study, 1688 violations were recorded. This number represents about 64% of the total volume counted during the seven days. It should also be noted that during several field observations, motorists used the driveway for travel in both directions. This is also a violation of posted restrictions.

The hourly totals depict a consistent disregard for the regulations governing usage of the Robert Avenue entrance. While the highest hourly flows of the day occurred between 4:00 p.m. and 7:00 p.m., these volumes represent only about 36% of the total number of vehicles recorded. The volume summary shows that users of this driveway have developed a repetitive daily pattern of flow and continue to use the entrance during restricted hours.

TABLE 1

TRAFFIC VOLUME SUMMARY
SANDPEBBLE CONDOMINIUM ENTRANCE
ROBERT AVENUE
PROSPECT HEIGHTS, ILLINOIS

JULY 16 - 23, 1987

HOUR	7/16 THUR	7/17 FRI	7/18 SAT	7/19 SUN	7/20 MON	7/21 TUES	7/22 WED	7/23 THUR	TOTAL HOUR	AVE HOUR
12A-1A		3	5	6	3	14	2	3	36	5
1A-2A		1	1	7	1	4	7	3	24	3
2A-3A		1	3	3	1	3	2	3	16	2
3A-4A		1	4	0	0	0	0	0	5	1
4A-5A		0	2	0	0	0	0	0	2	0
5A-6A		3	0	0	4	11	7	7	32	5
6A-7A		1	0	4	9	3	3	5	25	4
7A-8A		4	9	1	7	10	15	8	54	8
8A-9A		6	8	0	1	15	9	9	48	7
9A-10A		5	8	7	8	10	7	20	65	9
10-11A		11	17	16	15	8	12	13	92	13
11A-12P	7	9	19	19	8	16	14	20	112	14
12P-1P	8	20	13	16	21	15	7	20	120	15
1P-2P	10	15	35	23	10	12	17		122	17
2P-3P	16	14	20	12	18	12	12		104	15
3P-4P	20	33	28	9	56	35	19		200	29
4P-5P	56	51	34	18	79	76	67		381	54
5P-6P	60	61	25	18	86	59	61		370	53
6P-7P	37	34	13	22	49	49	52		256	37
7P-8P	29	16	13	18	35	23	24		158	23
8P-9P	19	17	17	12	17	9	42		133	19
9P-10P	16	10	20	17	22	28	16		129	18
10P-11P	8	19	10	47	1	6	6		97	14
11P-12A	4	16	9	4	5	4	14		56	8
24 HR VOL	290	351	313	279	456	422	415	111	2637	373
# VIOL	137	205	241	279	242	238	235	111	1688	229
AVE DAILY TRAFFIC =			373	# OF VIOLATIONS =			1688			
7 DAY TOTAL =			2637	% VIOLATION =			64%			



GETTING WET
doesn't bother Ruthie if it means she can have some fun with her master Howard Barrows of Des Plaines. Howard and Ruthie decided to take advantage of the recent mild weather by playing fetch at Back Lake.

Dog-day afternoon is just right for Ruthie

Ruthie's best friend didn't get that little by splashing around being lazy. And as any dog lover can tell you, a puppy's love for his master will lead him to do just about everything he's told, including jump in the lake.

Ruthie obviously isn't bothered by a little water so when owner Howard Barrows of Des Plaines tossed a stick into Back Lake in Northfield

Township and laid her to retrieve, there wasn't even a moment's hesitation.

She did as she was asked and even seemed to like it.

And when her task was completed, she took a few mighty shakes to get dry and walked for her reward, an affectionate pat on the head for a job well done.

Photos by Mike Seeling



2,000 expected to aid in Des Plaines River cleanup

More than 2,000 volunteers are expected to participate in a cleanup campaign May 15 along the banks of the Des Plaines River from Wheeling to Schiller Park.

Co-sponsors of the cleanup campaign

are the Girl Scouts of Northwest Cook County and the Des Plaines Chapter of the Junior Women League, an environmental group.

Trash and other debris will be picked up along a 15-mile stretch from Dean No. 1 in Wheeling to Irving Park

Road in Schiller Park. Leaders of the cleanup program issued the river by canoe in April, photographing particularly bad areas. They reported finding automobiles, picnic benches and even tumbleweed among the debris thrown into the river.

RICK MARRANO, chairman of the Junior Women chapter here, said the program should underscore the need for more environmental control.

"Legislators might give some thought to environmental laws such as a bottle bill, funding for sewage treatment plants and funding for forest preserves," he said.

MARRANO and Barbara Branch, organizer of the Girl Scouts, are encouraging residents to "adopt" a section of the river for continuing care, including beautification of the shoreline with plants or flowers, monitoring pollution levels and keeping abreast of conservation or legislation affecting the river.

Among the other groups that will participate in the cleanup are the DuSable Chapter of the Girl Scouts, the Des Plaines Chapter of the Sierra Club, Camp Fire Girls and Scouting USA. Anyone wishing to volunteer to

work should call the Girl Scout Center, at 640-6886.

Following the cleanup, volunteers will rally at Big Bend Lake, Des Plaines,

at 3 p.m. for music and refreshments. The lake is adjacent to the river, west of the 294-State Highway and south of Golf Road.

New stop sign slow few cars

(Continued from Page 1)

they still were running them Friday.

"Some of them don't pay attention to the stop signs. So I haven't really improved the situation at all," Barbara Lorenzetti, 11 E. Robert Ave., said.

She later said she didn't stop with her 5-year-old child during the heavy traffic in early morning.

"I think some of them don't see it — they're not used to it in that some know it. They slow up, then go right through," she said.

"THE MAJORITY of them have been running them," she said.

Mrs. Lorenzetti has a 5-year-old son and 3-year-old daughter. Her son was struck by a motorist from Sandepride Walk two years ago, when he was riding his bike.

"In between the stop signs they just fly before us fast," she said. "It's really not going to solve our problem."

The problem will not be solved until North subdivision residents do their share, Sandepride residents said.

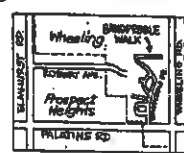
Paul Katz, 280 Sandepride Drive, the man involved in the accident with Mrs. Lorenzetti's son, said there is another side to the story.

KATZ SAID HE DID NOT hit his son, but her son ran into the side of his car.

And he said he was a major problem for Sandepride motorists, he said. The children in the subdivision ride their bicycles and even skateboard without first checking for traffic.

Although he agrees with the need for the stop signs and for slower speeds, Katz said motorists are helping unless parents teach their children basic traffic safety rules.

"If the kids just ride their bikes and do not look where they're going, what can you do?" Katz said. "A street is



not a playground, whether it's closed off or not."

While residents complained of harassment from Sandepride motorists, Katz said children along Robert Avenue have thrown rocks at his car.

Other Sandepride motorists also reported stone-throwing as they passed through the subdivision.

"Whether one of us are wrong, we both do things to make it more difficult to get along peacefully," Katz said.

Carol David, 22 Countrydale Dr., a North subdivision resident, agreed neither side is making the effort.

THE HERALD

Published Monday through Saturday

at 217 West Campbell Street

Artemus Heights, West 60008

City Editor: Gary Kane

Staff Editor: Debbie Jacob

Leah Currey: Tim Morris

Education Editor: Gary Kane

Women's Editor: Barbara Kent

Phone: 640-6110

Home Delivery: 640-6110

West Ads: 640-6110

South Ads: 640-6110

Other: 640-6110

Subscription: 640-6110

By Mail: 2 mos. \$12.00; 6 mos. \$36.00; 12 mos. \$72.00

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Christian Science lecture

Christian Science lecturer Harvey W. Wood of Evanston will discuss "Jesus, Brothers and other Strong-arms" at the Wheeling High School auditorium at 1 p.m. May 22. A question-and-answer period will follow.

Wood is a member of the Board of Lecturers, The First Church of Christ, Scientist, in Boston.

\$10 million theater 'welcome' in village



By TREA GREENDALE

Hoffman Estates will welcome a \$10 million indoor-outdoor amphitheater with "dissemination" of other developments that try to follow Village East, Virginia Mayor said Thursday.

"If there are spectators, I would suggest to them to come and see," she said at a news conference called to officially announce plans for a

\$100,000 theater near the Northwest Turnpike interchange with St. Rita St. After The Daily Herald reported two weeks ago of a \$10-million company's plans to build the Puffer Creek Music Theatre, other local companies predicted the town would become "a cultural mecca" with restaurants and shops.

City Board member and Hoffman Estates resident said his

firm chose the Hoffman Estates site because of its "natural, country-like" setting, and Mrs. Mayor said the village will try to preserve that environment.

"I don't think that this theater disturbs the country atmosphere," she said. "We are not intending to open up the whole area. I have no intention of turning it into a parade of people telling what they can do for us."

What the theater will do for the village is broaden the tax base at a time when village officials are looking for ways to increase revenues to replace the homeowners who now pay one of the highest village taxes in the Northwest suburbs.

"We need more business," Mrs. Mayor said. "I would fight for this."

But the suburbs of South Barrington and Barrington Hills already have

claimed the land north of the theater site for residential developments, she added, and Hoffman Estates tentatively has approved this plan.

The National Turnpike and its partner, 2200 General St., plan to begin construction on the 22-acre site this summer and to open the theater on May 30, 1979.

The Hoffman Estates firm owns or operates (Continued on Page 30)

Two dead in Florida twister

CLEARWATER, Fla. (UPI) — A tornado slammed into the red brick High Point Elementary School Thursday, collapsing the roof and walls and burying students and teachers under the wreckage.

Two students were killed and 10 students and teachers were taken to hospitals. Four students were listed in critical condition and another was in poor condition.

"The wind blew a window closed," Mrs. Tom Nance, a fifth-grade teacher said, "and when I turned, the walls started coming in."

Five-year-old Gary Bailey was dead when rescuers pulled the debris off his body. John Timothy Dural Jr., who was celebrating his sixth birthday when the twister struck at 11:40 a.m., died later at a hospital.

NINE CLASSROOMS were destroyed when the tornado hit the aging elementary school building, Pinellas County Sheriff's Sgt. Mike Scherer said. It buried steel girders into another row of classrooms and collapsed several walls.

The school has an enrollment of 674 students and a faculty and staff of 30 to 40.

Pinellas County Sheriff Bill Roberts said the twister caused an estimated \$1 million to \$2 million damage.

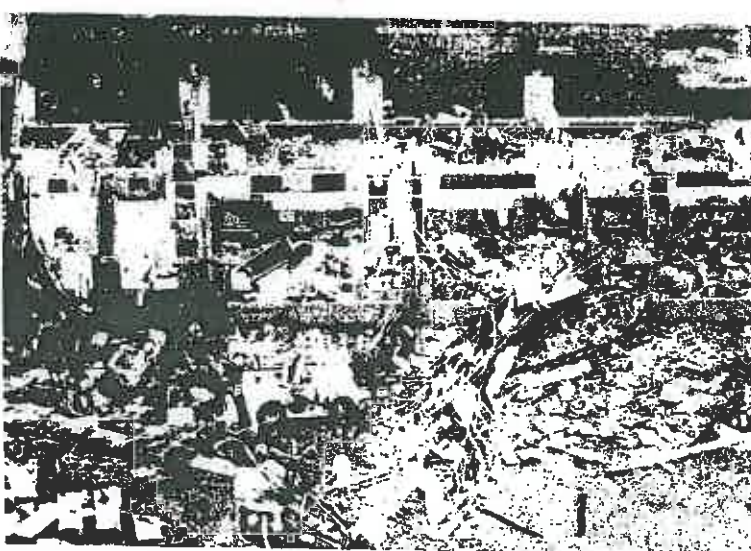
Mrs. Nance said the twister "hit very fast. We had no warning."

She said she told the children to lie on the floor, "but they all came running to me and we wound up in a pile by the door with me on the bottom."

A LINE OF SEVERE squalls rolled down the Florida peninsula, unleashing a series of tornadoes that caused



A MOTHER COMFORTS her young son after being reunited following a tornado that smashed through the High Point Elementary School, right, near Largo, Fla. Thursday. The twister killed two and sent nearly 100 to hospitals.



United Press International photo

FRIDAY IN THE HERALD

Prices skyrocket

Another steep rise in food costs coupled with a huge increase for wheat contributed to a 1.3 percent climb in April wholesale prices, the longest gain in 41 months. — Page 2

Constant winners

The latest winners in The Daily Herald's Social Security Savings Plan are Janet R. Winters of Mount Prospect, \$94; Lois D. Wicks of Wheeling, \$90; and Norma Jean Stremmen of Schaumburg, \$25. See winning numbers and listed each day in The Daily Herald. Check Page 10 of today's edition to see if you are a winner.

RTA route dumped

The Regional Transportation Authority board has agreed a downtown bus route from Two Plazas to downtown Chicago and authorized a grant of up to \$171,000 by Schaumburg for development of a suburban-to-downtown bus service. — Page 16

May showers

Today will be a repeat of Thursday, cloudy, windy, rainy and cold. Highs will only reach the upper 40s, with those temperatures dropping slightly tonight. Saturday the sun will be back, bringing highs to the low 50s. — Page 2

The Index is on Page 2.

Possible street closing irks condo owners

By DEBBIE JOYAK

A decision to block off Robert Avenue in Prospect Heights from the Sandcastle Walk Condominiums, Wheeling has angered residents of the development and has caught Wheeling officials by surprise.

Prospect Heights City Council members this week gave initial approval to closing Robert at the end, and the road is one of only two entrances to Sandcastle.

The council is expected to take final

action on the resolution soon. At that time, the public works committee chairman was asked to develop a barrier that could be removed to allow passage of emergency vehicles.

WHILE THE DECEMBER took Wheeling officials and Sandcastle residents by surprise, it represented a victory for Robert Avenue and School Street residents who have fought for the barrier since early last year. The council agreed to erect a barrier because of continued complaints

from those residents about heavy traffic and speeding motorists from Sandcastle.

"It is an emergency situation to the people over there. And John Pedrick said, 'We don't want anybody to get hurt and it's going to happen. Temperatures are rising and people are changing each other around.' Both sides have changed the other with harassment and hostile driving."

WHEELING TRUSTEE Hugh Bon-

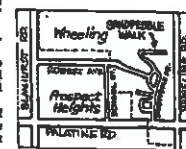
William Blair did not know how the village will react to Prospect Heights' decision.

Wheeling and Prospect Heights officials have discussed the problem.

"We had discussed some time ago about this concern," Bonwiller said. "But I thought it had pretty well been worked out."

Prospect Heights previously agreed to leave the road open to Sandcastle residents and intend to close to

(Continued on Page 3)



Baby girl found in dorm trash

By TOM VALEO

A 17-pound baby girl about an hour old was found early Thursday in a trash can at a dormitory at Elmhurst College.

The baby, which doctors said was born about 10 weeks prematurely, was found by a janitor in a brown paper bag in a trash can on the first floor of Elmhurst Hall where about 250 male and female students live.

The baby was taken to nearby Memorial Hospital of DuPage County, Clarendon, but later, a team of doctors and nurses from Lathrop General Hospital, which has a special nursery for high-risk cases, transported the baby to the Park Ridge hospital about 15 miles away.

COLLEGE OFFICIALS said the mother of the unidentified child was left on the infant, but the delivery took place at home without medical assistance.

The baby was reported in stable condition late Thursday.

College officials do not believe the mother of the child is a resident of the building.

"We've interviewed virtually all the residents of the residence hall, and there doesn't seem to be any direct connection," said Dr. James Cunningham, dean of students.

"We have had no indication that any of the girls were pregnant, and we're small enough where we know most of our students."

ELMHURST COLLEGE has an enrollment of 1,200, with 600 of those students living on campus.

The doors to Elmhurst Hall were opened at about 7:30 a.m. Thursday, about 10 or 15 minutes before the janitor discovered the baby, but no one was seen entering or leaving the building during that time, Cunningham said.

Students in rooms near the trash can, where the baby was found, reported hearing no one in the area during (Continued on Page 2)

Legal slip knot on tie that binds

By NANCY GOTTLER

Looking for an excuse for a second honeymoon? Tied of your marriage and want a way out without the legal hassle?

Three stone couples as so married to Cook County during the past seven months might be able to do either if the state's attorney's office decides their unions are illegal.

David Gallivan of the county clerk's office discovered that at least that many Marriage ceremonies were performed before the end of the mandatory three-day period after a license is issued.

THE NEW LAW took effect Oct. 1 to provide a "cooling-off" period for couples planning to marry but instead the fast-lane have



linked up details among clergy, state officials and persons involved in the question of whether the marriages are binding. Cook County Clerk Stanley Kue-

per has asked the state's attorney's office for an opinion and said the situation will be corrected, possibly by a court ruling. (Continued on Page 3)

Village may buy Des Plaines water

The purchase of Chicago water directly from Des Plaines was a new option offered to Mount Prospect officials Thursday night as they studied talks of how the village will obtain lake water within the next five years.

The alternative was proposed by James J. Midway, of Midway Engineering Co., Des Plaines, which has been studying the village's water distribution system.

Midway said Des Plaines has the capacity to serve Mount Prospect with water if the two municipalities negotiate an agreement for the sale. The village today is expected to contact Des Plaines officials to discuss

the possibility of negotiating such a contract.

"The initiative built in Des Plaines was designed to handle Mount Prospect customers in the future," Midway said. "I don't know what the cost would be but there is a line of demand. It would be cheaper and more rapid to go independently as a village to the city of Chicago through a connection with Des Plaines. They could open their contract with Chicago to sell water to you."

MIDWAY SAID if the two municipalities reach an agreement, the hookup could be built within a year. Other alternatives, including joint

efforts by several Northwest suburbs seeking additional water supplies, include the DART committee's proposal to build a pipeline directly to Lake Michigan and the CHARGE recommendation to obtain Chicago water through a connection to the pipeline at O'Hare airport. Midway said some studies, however, could take more than two years.

"You could connect with Des Plaines six miles from Elmhurst and Oakton," Midway said. "You must consider your existing well levels and existing population. The question is when will you need a supplemental water supply."

Harbert Weeks, deputy director of

the village public works department, agreed the condition of Mount Prospect's water supply is critical. "The water levels (in the wells) are receding," Weeks said. "We never recovered like we expected to from last fall's and summer's operations. We aren't in too good shape. It's getting worse all the time."

Village officials agreed to continue studying CHARGE, which is the organization's efforts to secure preliminary engineering and construction plans for a pipeline, but said they would not at this time make a commitment that would include Mount Prospect in any final plan.

Dist. 59 to tell scores next month

by MERVY GOLDBERN

School-by-school scores on the Tests of Basic Skills will be released next month in 25th Ward Township District 59, Board of Education President Harvey said Thursday.

Just how the scores will be published, whether through the district newsletter or local newspaper, will be discussed when the Dist. 59 board meets June 6, he said. Once the issue is resolved, it should be only two or three days before the scores are released, Harvey said.

"We're not trying to make anyone look bad," Harvey said. "We're just trying to let the community know what we're doing in the district year by year."

The board's decision to release the scores on the annual standardized tests on a school-by-school basis was made earlier this month to promote educational accountability by showing parents exactly where the district stands, giving them a basis for con-

cern. OVER HUNDREDS of 3rd grade students Monday morning sat in a hall at a school in the district, but few of them knew the scores had been released.

"As a parent, I want to know if my children are achieving at a level comparable to students in the rest of the district and the nation," board member Paul Kucharski said. "I also want to know whether the teachers in my school are producing and whether the principal is managing the school properly."

Score on the 1976-77 tests vary by as much as 74 percentage points from school to school in the district, according to figures presented by administrators. For each grade reading scores varied from the 50th percentile in one school to the 95th percentile in another. The national score is the 50th percentile.

In their test score presentation Monday, administrators did not provide scores by particular schools, but rather used letters to represent the district's 11 schools.

"This large variance in scores from school to school is not in the district for a number of years because of building-by-building comparisons have been kept confidential between the board and the administration," Kucharski said.

"I KNOW that my school has a composite score in the 50th percentile and another school scores in the 95th percentile. I'm going to ask the principal what's going on," he said. "I don't know, I can't ask for an explanation and the situation perpetuates."

Until now, only one-half district scores have been released by the board, although parents have been able to obtain their children's individual scores from principals.

Parents petitioning against the release of the scores on a school-by-school basis argue teachers will be forced to teach in preparation for tests and that curriculum will be determined by the tests rather than by school personnel and parents.

Harvey, Kucharski and fellow board member Sharon Chavon disagree, however.

"The curriculum tested on the tests is vocabulary, math and reading — things we should be teaching anyway," Harvey said.

STUDENTS WHO can't read and comprehend basic math will not be able to compete in the world beyond their own graduation, Kucharski said.

The tests are not used to determine curriculum, but to teach children to take the tests they're going to be exposed to throughout their lives and to measure academic achievement, Harvey said.

"It's an imperfect measurement, but it's the only one we have," he said. "Parents have a right to know where their child is."

Critics argue that school-by-school test score comparisons are valid only if school populations are similar and that otherwise such comparisons serve only to divide the school community. There too there is disagreement.

Kucharski and Harvey said they believe socioeconomic backgrounds have little influence on a student's ability to achieve in school and that the district has no "second class" students.

"THE SIDS in our schools are not all that different," Mrs. Chavon said. "The scores reflect what teachers are doing or are not doing with the children."

Hard-to-stop thieves leave few signs behind

by DENNIS JONAS

Someone is taking groceries government a step too far.

Shop signs have been stolen from Supermarkets in the past week. Another sign, stolen from the intersection of Elm and Olive streets was found broken in bushes nearby.

The signs were installed recently after Prospect Heights officials submitted petitions through a new traffic change procedure. The procedure was instituted by the city council to give residents a more direct voice in traffic control.

TO BE RECORDED apparently went over town direct control. City officials speculate the person who removed the signs simply did not care to stop for them.

At the same time to look about the problem. As chairman of the public works commission, he must direct public works employees to replace the signs every time they are taken down.

"Someone knows where removing the signs," he said earlier this week. "We will prosecute him to the limit." The signs cost \$60 each. Persons taking them could be prosecuted for stealing city property, he said, adding they could be held liable for injuries or property damage as a result of the missing signs.

He has refused to put up any more signs at the spot where they were stolen from three previously, Robert Avenue and Maple Street.

THE LAST sign that stopped Maple Street traffic at Robert Avenue was installed in October, Marks said. But that did not stop the thief. City officials suspect the thief may be a resident of Mount subdivisions. Mount residents requested the sign along Robert Avenue to stop

thieves from coming from the nearby residential with construction cranes, Whittington.

Maple Street has its exit at the east end of Robert Avenue, formerly a dead end.

THE SIGN WERE PLACED at the intersection with Robert Avenue at Maple and School streets. They stopped traffic coming from all directions.

"We're trying everything we can to restore the past traffic conditions," AM John Polyzoni said. "But it's being shifted by certain people breaking down the signs."

"Twenty-eight per cent of the people in Mount subdivisions want these stop signs," Chief David L. Gentry told L.A. said. "If we could catch this person we would wrap it around his neck."

Mrs. David said she and others in the neighborhood will describe them working that stealing the signs is a crime and will be prosecuted as such.

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Published Monday through Saturday
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217 West Campbell Street
Arlington Heights, Illinois 60005

City Editor: Gerry Kern
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Editorial Assistant: Doreen Jank
Editorial Assistant: Holly Hanson
Editorial Assistant: Sheri Jeffers
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Subscription Rates:
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Schools crack down on shots

By THEA GRENDAHL

Under pressure from county and state education officials, local school districts are pulling the heat on students to get required immunizations.

Some local districts have excluded students from classes entirely, while hundreds of other children face exclusion within the next month if they are not immunized.

According to state law, students must be immunized for "preventable childhood diseases" including polio, diphtheria, tetanus, pertussis (whooping cough), measles, mumps and rubella.

ALL BUT ONE of the 17 Northwest suburban school districts pulled have policies stating children without these immunizations will be kept out of

classes. The exception, High School Dist. 271, is now studying an exclusion policy.

About 800 students in High School Dist. 214 face suspension if they aren't immunized by the board meeting 7:30 p.m. Oct. 21.

Letters have been sent to parents of students who do not meet the requirements, said Karen Ulman, assistant to the superintendent for student and community relations. A second letter is sent after two weeks, and after another week a third letter is sent before the board acts on suspension, she said.

She said the state has been more concerned about the requirement "because of outbreaks of some of these diseases. The state is very much clamping down, and so are we."

DISTRICTS ARE giving grace periods ranging from a week to three months to give students a chance to avoid exclusion.

Dist. 214, the all other districts questioned, will allow students to stay in school if they verify they have made an appointment with a doctor or clinic for the shots.

"If they demonstrate by letter they have an appointment with a doctor, there's no problem," said High School Dist. 214 Superintendent Robert McKenna. "If there's no documentation, we say, sorry, we can't read you here."

About 200 students not immunized can stay in class in 22nd Grove Township Dist. 29 because they have scheduled appointments for the shots, Superintendent John Fay said. "We're down to about seven who have not completed and have been excluded from school," he said.

Dist. 29 has one of four suburban districts that failed to meet state immunization requirements last year. Only 74.2 percent of the students were immunized, well below the minimum level of 80 percent recommended by the Illinois Dept. of Public Health.

At that time, the Dist. 29 board of education decided to give parents 60 days notice before excluding students who were not properly immunized.

High School Dist. 214 had a 73.3 rate of immunization last year, when checked by the state. This year, 80 percent is immunized, noted Joan Kahlert said.

Schaumburg Township Dist. 36 has given new students six weeks to have the necessary immunizations and has excluded a few returning students in

hope of raising the level of immunization from last year's 84.5 percent, said Joseph Briggs, assistant superintendent for special services.

IN PALATKA Township Dist. 14, where the state found a 74.5 percent compliance last year, officials are trying to strike a balance between giving parents time to comply with the law and meeting the requirements as soon as possible.

Kindergarten and 10th graders have until Monday and new students in other grades until Oct. 25, to receive the immunizations, said Lorin Langley, assistant superintendent for special services.

Parents in Oak Park Dist. 42 were told in June of the immunization requirements. Students who do not comply are given three warnings before they are excluded from class.

As of Wednesday, one of the district's 1,000 students needed polio shots, 400 needed diphtheria-tetanus shots, 300 needed measles shots and 75 needed rubella immunizations, said Henry Stadel, director of special services.

BUT THE DISTRICTS level of immunization should reach 100 percent Friday when health officials visit schools to give the needed immunizations, he said.

Most other districts notify parents of the current free clinics available for immunization.

"We think it's a good law, so the pressure (on parents) doesn't bother us," said Sgt. William Hinesman of Buffalo Grove-Lake Grove Dist. 56. "Parents recognize the purpose of the law. We're not just for our health, but for the benefit of their kids."

Blasco resigns; served 5 years on park board

Elmer A. Blasco has resigned from the Mount Prospect Park Board after serving more than five years as a park commissioner, including one year as board president.

He cited "increased business and personal responsibilities" as reasons for stepping down from office in a letter to Park Director Thomas T. Taylor. Blasco, 57, who lives at 811 W. 60th St., with his wife, and two daughters, is editor of a trade magazine published by the National Sporting Goods Assn., Chicago.

"We were very surprised at the resignation," said Taylor, who received the letter, dated Sept. 18, after Blasco left on vacation. Blasco still was vacationing and not available for comment Wednesday.

"WE'RE COULD want to have Mr. Blasco in at our next board meeting



Elmer Blasco

to recognize all of the work and the many years he has devoted to the park district," Taylor said. "He attended meetings regularly, was very involved in committee work and was heavily involved in local baseball organizations."

Trial begins to decide use of Robert Avenue

A trial that will decide whether Prospect Heights has the right to close off Robert Avenue, a residential road, to motorists from a Washington Condominium complex is slated to begin today.

The Prospect Heights City Council voted last month to close the road that leads to an entrance for residents of the Washington Condominium complex. Residents had complained that Washington residents were speeding and disobeying stop signs along the narrow street.

But Washington officials argue that closing the road would create a traffic hazard because the complex has only one other entrance, which requires a one-way driveway road along Pauline Road.

When Prospect Heights officials

post signs warning Washington motorists that using Robert Avenue was prohibited, Washington filed suit against the city.

Attempts to negotiate an out-of-court settlement failed. Washington officials proposed to make Robert Avenue a one-way street to alleviate some of the traffic. But Prospect Heights officials wanted Washington to construct a new road.

The case is assigned to Judge Raymond Berg of Cook County Circuit Court. Berg has ordered Prospect Heights police not to force any change to motorists who disobey the signs until the court case is decided.

Prospect Heights also plans to construct a bypass but will delay that project until the case is concluded.

2 arrested, 1 hurt in car chase

A routine arrest for a speeding violation in a forest preserve near Wheeling Wednesday afternoon ended in a three-car collision in which a 30-year-old Wheeling woman was injured.

Karin Becker, 30, of 214 Pomonio St., and the mother of four, Michael Spivey, 19, of 708 Beach St., were in Cook County jail in Maybrook Wednesday night being various traffic and driving charges.

Officials said a ranger was attempting to stop Becker as he sped through the Dist. No. 1 Forest Preserve near Wheeling at 5 p.m.

Becker tried to elude the officer, but collided with a van and a Ford Mustang as he pulled out on Dundee

Road near the preserve's entrance. The driver of the car, Thane Lila, 20, of 810 Yunda Ln., Wheeling, was injured slightly in the crash. She was taken to Holy Family Hospital in Des Plaines for treatment and later released. The driver of the van, Stewart Kibler, 37, of Kibler, was not injured.

After the crash, Becker and Spivey began to fight police officers, Wheeling police said. Five policemen were needed to subdue each of the men.

Wheeling police ticketed Becker for disobeying a stop sign and driving with intoxication.

No information was available late Wednesday night on charges filed by forest rangers.

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\$2,000.00	\$2,000.00	\$19.99
\$2,250.00	\$2,250.00	\$22.49
\$2,500.00	\$2,500.00	\$24.99
\$2,750.00	\$2,750.00	\$27.49
\$3,000.00	\$3,000.00	\$29.99
\$3,250.00	\$3,250.00	\$32.49
\$3,500.00	\$3,500.00	\$34.99
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Drinking law on village's agenda

Like other Northwest suburbs, Wheeling is considering a law that would prohibit 18- and 19-year-olds from buying carry-out beer and wine.

Similar laws have been passed in Evanston, Oak Park and Hoffman Estates. Drafting laws are being considered by other towns, which is what is needed — the collective effort of all communities to reduce the quantities of alcohol easily obtained by underage teens, said Village Pres. William Male.

Wheeling's law would control package liquor only. Wine and champagne would still be allowed to drink in bars and restaurants.

"I THINK what has happened is because the drinking age was lowered, maybe 18-year-olds were getting alcohol from 19-year-olds. Now maybe the 18-year-olds are passing it along to 16- and 17-year-olds," Male said.

He added that alcohol-related traffic accidents involving teenagers have increased because of the drug problem.

Wheeling Police Chief Ted Bracke said the proposed law is designed to reduce the incidence of two-agers who buy alcohol and drink in their cars or public parks.

While the "carry-out effect" reduces the amount of alcohol consumed, Bracke said a "patrolling" system has been adopted to enforce the law.

The new drinking law is aimed at stopping problems before they are created, Bracke said.

"CONSEQUENCES along the law prevention work is supposed to be preventive," he said.

The law might curtail teen drinking parties at private homes and apartments and the four cases that have occurred since the law was passed.

Bracke said he has seen parties, usually thrown by high school students whose parents are out of town, in his own neighborhood.

"I've seen parties where there had to be 200 men. That's the kind of thing we're trying to stop," he said.

Bracke suggested alcohol consumption might turn an otherwise law-abiding teen-ager into a vandal.

Persons are affected differently by alcohol — some get quiet, some get angry. And the one who gets angry may become a destructive and they might not have considered while sober, he said.

The village board will consider the proposed ordinance at 7 p.m. Tuesday at village hall, 225 W. Dundee St.

Male said the ordinance calls for strict enforcement. Unlike some towns that have adopted similar ordinances, the drinking law will carry a fine for anyone caught violating the ordinance to purchase alcohol.

If the drinking law is passed, the village will try to "uncover the ordinance on the street," Male said.

Male said officers will be "subtlety" to let the village know if they carry out the provisions of the law, he said.

The village board will consider the proposed ordinance at 7 p.m. Tuesday at village hall, 225 W. Dundee St.

Dist. 21 urged to use RTA buses

Children who ride buses to school in Wheeling Township Dist. 21 may find themselves stepping onto vehicles labeled "Regional Transportation Authority" rather than the standard yellow school buses.

Transferring some of the district's bus routes to RTA routes when completed has been recommended by the district's transportation committee to cut bus costs.

The district hopes the busing study after a July 1981 study showed Dist. 21's bus costs are among the highest in the Northwest suburbs.

"ONE THING that has not been mentioned is a lot-up with the RTA,"

Supt. Kenneth Gill said, "But now we have the RTA's Northwest."

NORTHMAN, the RTA's Northwest suburban bus line has been the target of a strike by drivers and mechanics in the Northwest suburbs.

Dist. 21 has routes that connect with RTA buses at children who live in the Villa Verde apartment complex at Arlington Heights and Dundee roads.

But the more could result in increased discipline problems, he said.

Artistic Heights — the same route used by NORTHMAN buses as they travel to the Chicago and North Western stations in Arlington Heights.

GILL SAID THE committee's recommendation will be studied by Dist. 21 administrators, who will attempt to balance the convenience of the ride with the discipline.

"Something might happen as we move we are out of control, but other routes might come into play," he said.

For example, Dist. 21 could save money by putting junior high and elementary students on the same buses — but the more could result in increased discipline problems, he said.

The transportation committee also considered the possibility of Dist. 21 using its own buses, but it determined it would be impractical.

GILL SAID THE district already has taken some administrative steps this year to reduce bus costs.

Administrators have reduced the number of bus routes by allowing bus runs to be a maximum 45 minutes long rather than 50 minutes.

Administrators also have considered some possible school routes for lower bus runs, he said.

"We've been doing a lot of things for people's convenience, but that has not been a lot of money," he said.

Robert Ave. agreement reached

Apparently all that remains to be settled in the dispute over who owns Robert Avenue in Prospect Heights is how the city can enforce the agreement with Wheeling officials.

Attorneys for both towns reached an agreement, shortly before a Cook County judge was scheduled to hear

testimony in a lawsuit that Wheeling filed with Prospect Heights officials to force the city to relinquish the road.

Robert Avenue residents had charged that materials from Sandcastle Walk Condominiums in Wheeling were spreading and showering signs along Robert Avenue, making the area unsafe for children.

BUT SANDCASTLE residents argued there is only one other entrance to the condominium. Without the use of Robert Avenue materials entering the complex from Prospect Heights, the road is unsafe.

The compromise would allow Sandcastle residents to enter the condominium. Without the use of Robert Avenue materials entering the complex from Prospect Heights, the road is unsafe.

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Wheeling, Ill. Mayor Gerald Ford said an agreement would be acceptable to the village, at least as long as Sandcastle residents are able to use Robert Avenue during the three-hour period.

KERNEIGH SAID signs will have to be posted on Sandcastle Road and near the Sandcastle entrance warning motorists the road is off limits except during the evening rush hour. However, Prospect Heights Ald. Thomas Clark said the city should not give up the road.

"There has to be some kind of barrier," he said, agreeing with Robert Avenue residents who have said signs would be ignored. "You can't put a policeman there 24 hours a day."

Clark suggested either a movable or temporary barrier, probably not necessary. The city has budgeted \$10,000 for whatever is needed.

He said the council is likely to vote late next week on the Robert Avenue agreement, which will take effect in early November. An extension, if approved, would go into effect in days later.

RANDPHELE'S KERNIGHT Mary Marshall called Thursday's agreement "pretty fair," although she said some Sandcastle residents will be inconvenienced when Robert Avenue is closed to Sandcastle traffic. She pointed out that Sandcastle was built several years ago, and materials have grown accustomed to using Robert Avenue.

However, the agreement between the towns was probably best for all concerned, she said. "We're both going to be here, and we have to live together. It probably wouldn't have been fair for one side to totally win."

It was only after the challenges were filed in court that the outcome of the land planning, engineering and engineering was indicated, he said.

If the 12-month project is built on Golf Road, it is the 26 acres in the area will be used for a secondary apartment building and 60 temporary townhomes. The 14-acre building Golf Road will be developed as a shopping center.

The village and SHEDC introduced their own expert witnesses who contradicted the testimony given on behalf of the challenges.

M. MARSHALL, attorney for Prospect Heights, sought to discredit Arlington Heights witnesses by showing that some of their views were sought by Arlington Heights before the challenges.

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Subsidized housing battle may end

Settlement of the 5-year-old zoning fight over subsidized housing in Arlington Heights could come in two weeks when a federal judge rules on challenges.

U.S. District Judge Nicholas B. Friedman said he will rule in two weeks on the objections of Mount Prospect and three homeowners' groups to a 19-year-old low-income apartment complex.

The decree is a proposed settlement to the case that must be approved by the court.

Although the Metropolitan Housing and Development Corp. had recently said it is not ready to sign a consent decree to end its legal battle with Arlington Heights, a copy of the proposed agreement was filed in evidence in hearings last week. That said it is common both Arlington Heights and MHDC had agreed to the decree.

THE ARLINGTON Heights Village Board approved the settlement July 8, but MHDC has withheld its approval because it objects to provisions giving the village a role in the management of the housing complex and a priority for occupancy by Arlington Heights residents over the Lincoln Green project built at Golf and Greenbush roads.

"We wouldn't be here if the plaintiff (MHDC) didn't agree," Bue said.

F. WILCO Caruso, MHDC attorney,

said when Bue took "judicial notice" of the proposed consent decree any negotiations over wording for provisions ended. Only the judge can change or alter changes in the agreement now.

In saying he would rule on the objection to the consent decree, Bue made no mention of when he would rule on the objections.

IF HE UPHOLDS the challenges, the consent decree would become void.

Arlington Heights Village Atty. Jack Stegall said the village and MHDC would have to find another location for the low-and moderate-income housing and suggest a revised settlement or go back to the judge to order the developer and the village to find a site and let that court decide.

IF THE COURT goes back to court the housing site would be at Emerald Avenue and Drury Lane near St. Victor High School.

That case would be tried in the 26th U.S. Circuit Court of Appeals in Dallas, which would have the final say in ruling to permit the Village to proceed with the Lincoln Green project for moderate-income housing.

THE HEARING on challenges to the consent decree ended Friday with Bue asking the five attorneys involved to submit their views of the facts presented in the case and the law they believe apply to its settlement.

During the three days of hearings, witnesses for Mount Prospect, the Mount View Civic Assn. of Mount Prospect and neighborhood groups from Quarry Ridge East and Heritage Park at Arlington Heights tried to show that building Lincoln Green at Golf and Greenbush roads would lower the value of surrounding homes, add to housing problems and add to traffic congestion. They also sought to prove that Arlington Heights failed to follow its normal procedure in approving the development, a charge the village has denied.

The village and MHDC introduced their own expert witnesses who contradicted the testimony given on behalf of the challenges.

M. MARSHALL, attorney for Mount Prospect, sought to discredit Arlington Heights witnesses by showing that some of their views were sought by Arlington Heights before the challenges.

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WHEELING

The week ahead

Final vote set on grant for senior housing

Wheeling trustees will take a final vote Monday on a proposal to apply for \$1.7 million in federal funds to build a 10-unit senior citizens housing complex, a center for seniors and handicapped persons, an emergency medical clinic, on northeast at the Chamber Park pool and street, sewer and water improvements.

Most of the new development is sited near the intersection of Strong Street and Jefferson Avenue. The board meets at 8:30 p.m. at village hall, 205 W. Dundas Rd.

Village Mgr. Carsten Lohvold has recommended the federal program, saying it is a well-balanced plan that will improve the neighborhood. He says planning studies have indicated a shortage of senior housing and most of the village's seniors live in that area. And the seniors themselves have been asking for a place to meet, considering the facilities they use at Chamber Park are overcrowded, he says.

Although it is true most of the village's senior live near Strong Street and Jefferson Avenue, Cole stresses most of them own their own homes. If there are not enough Wheeling seniors to fill the complex, it might be converted to a two-income family housing project, such a complex, Cole says, eventually could be abandoned.

Trustee Charles Kerr has said he is opposed to using taxpayers' money for private developments to build an emergency clinic. The need for such a clinic has been demonstrated and private industry should not need the involvement of free land to build, Kerr said. About \$100,000 of federal money is planned for partial acquisition of land for a clinic.

Village Pres. William Han has called the federal grant application "outrageous," and says he argues the board is opposed to it.

THE DAILY HERALD and the League of Women Voters will sponsor a candidate night at 7 p.m. Wednesday at the Arlington Heights Municipal Library, 300 N. Dundas Ave.

Candidates from four school districts serving Arlington Heights will be present to make statements and answer residents' questions. The program order will be Arlington Heights Dist. 35 candidates, High School Dist. 314 candidates, Mayer College candidates and Wheeling Township Dist. 31 candidates.

SPONSORING FOR a baritone on Robert Aronson at the residence in Sandpiper Walk condominium in Wheeling will be discussed Monday at a meeting of the Project Housing City Council.

The baritone would receive registration for the use of the carrier Project Housing estimated about by residents from the condominium. In an agreement worked out between the two municipalities, Robert Aronson can be used to offer the condominium from 4 to 7 p.m. Monday through Saturday. No traffic will have Sandpiper by that route.

The restriction has been in effect since November, but Robert Aronson residents have indicated that parking traffic out of the complex will continue unless condominium maturity are restricted by a baritone.

The road is one of only two ways out of Sandpiper Walk. With exit prohibited by the two municipalities and City a Project Housing estimated about by residents from the condominium. In an agreement worked out between the two municipalities, Robert Aronson can be used to offer the condominium from 4 to 7 p.m. Monday through Saturday. No traffic will have Sandpiper by that route.

year complained that their country-style street, without auto or motorcycle, wasn't meant for high traffic volume, and that drivers from the condominium ignore stop signs and speed limits when they are in.

The type of baritone proposed by Project Housing engineering officials is a close-link coupling gate that can be opened from the middle, said City Administrator Stephen Marzani.

The city council meets at 7:30 p.m. at the Gary Moore Municipal Center, 105 W. Gary McDougal Rd.

FINAL APPROVAL of an ordinance to impose height regulations around Pal-Washco Airport, will be considered Monday by the Wheeling Village Board.

Although designed to prevent construction of buildings that would hinder the approach path of airplanes, city law prohibits the village from zoning against buildings less than 30 feet tall.

Village officials fear that definitely one and possibly several other proposed developments might affect jet landings at the airport. A factory planned by Glenview developer at the corner of Wolf and Hunt roads would have the effect of shortening the airport's longest runway by 200 feet, officials from the Illinois Dept. of Transportation Division of Aeronautics say.

The board will consider the zoning ordinance at 8:30 p.m. at village hall, 205 W. Dundas Rd.

A REQUEST by two Chicago developers to remove a one-acre parcel near Sandpiper Walk condominiums to allow construction of a 75-unit townhouse complex will be considered Monday by the Wheeling Village Board.

Developers Edward Weinger and Martin Balaban wanted the parcel removed from office to multiple family use, saying the land had been vacant for several years and no other development was planned.

The request was denied by village plan commissioners who said the density of the project was too high. Sandpiper residents also have protested the development, saying more housing will compound an already difficult traffic problem.

Wheeling fire officials also opposed the project, saying the layout of the building would make it impossible to get a fire hose to the roof of the six-story portion of the building.

The board will consider the proposal at 8:30 p.m. at village hall, 205 W. Dundas Rd.

CITIZENS FROM Wheeling, which includes townships of Trumbull, DuSable, plan commissioners member Robert Loris and resident Richard Raynor, will hold a baritone today at Mayor's Chamber, Trumbull Heights, between 5 and 6 p.m.

The state competing with CPW for three village board seats in the April 27 election. Wheeling United Party will hold an open house today at the home of incumbent Trustee Charles Kerr, 300 W. Dundas Rd., at 2 p.m.

Other campaign appointments by CPW are at Fisher Village Clubhouse, 1000 W. Dundas Rd., at 3 p.m. Wednesday. The candidates also are scheduled to appear at Harmony Village clubhouse, east of Wolf Road at 5 p.m. Thursday.



THEY SPUN UP for a creative dancing class and these kids are taking the word

"creative" literally. Downs Turner, Nancy Sandler and Kristy Larson, band, sway, turn

and even do flips to the beat of drums, cymbals and tambourines.

Daily briefing

Arlene Torman

Upcoming events

• "The Parake and the Tiger's Eye" will be shown at 2 p.m. Friday at Public School, 31 St. Armand St. Sponsored by the Indian Trade Public Library, the film is free. Children younger than 5 should be accompanied by an adult.

• The Wheeling Community Railroad Drive will be 2:30 to 7:30 p.m. April 10 at the Wheeling Village Hall, 205 W. Dundas Rd. The drive is being conducted by the North Suburban Road Center. To schedule an appointment, call Doris Kerr at 542-2200.

'The Torch Bearers' at Arlington High

Arlington High School students will present "The Torch Bearers," a play by George Kelly, at 8 p.m. Thursday, Friday and Saturday in the Bristol Theatre at the school, 205 W. Dundas Ave.

Tickets cost \$1.50 for students and faculty and \$2 for adults and can be purchased from any car and window, reserved by calling 343-2200, ext. 11, or bought at the door.

Set in the early 1930s, the comedy tells the story of a group of well-to-do people who form a theater group and attempt to put on a play.

The cast includes Todd Albrecht, Lou Baker, Ruth Barrows, Janet Brown, Tony Pratt, Carrie Gann, Frank Johnson, Lynda Kline, Laurel Kroll, Chuck Rapp, Bill Sharp and Joe Stahl.

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Church designs programs for tots

The First United Church of Des Plaines, Prairie and Greenwood streets, has designed several programs for children.

A monthly program is held on Thursdays from 9:30 to 11 a.m. for pre-school children and their mothers or fathers to spend time together playing and working on projects.

A "mother's day out" is held Thursdays and Fridays from 9:30 to 2 p.m.

for mothers to leave their children in the company with babysitters.

The church also has a nursery school for children ages 3 and 4. Licensed teachers provide instruction in an informal environment. Another program is church choir, which is held each Sunday from 9 to 10 a.m.

Parents interested in placing their children in any of these programs may contact the church.

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Majority of trustees want charge against Ryan studied

By PAT DOYLE
A majority of the future Arlington Heights Village Board is calling for an investigation into allegations that Village Trust, James Ryan president, local businessmen to conceal advertisements in a weekly newspaper that had been critical of his administration.



Jim Ryan

Incumbent trustees North Cough, Madeline Schroeder and Ralph Clobbe have joined newly-elected trustees Patricia Bus and Douglas Casanova in demanding the investigation, although they differ on how it should be conducted. Ryan, who has refused comment on the allegations, called the demands for an inquiry "the politics of vindictiveness" by a group that has often been at odds with him politically.

The call for an investigation comes after charges by Thomas Adams, editor of Northwest Penny Caver, that

Ryan pressured three businessmen into withdrawing advertisements from the weekly newspaper. ADAMS SAYS THE businessmen told him Ryan asked them to withdraw the ads from the paper, which had been at odds with him politically. Casanova has called for an investigation by the board of trustees

into Adams' accusations. He says the inquiry should be held publicly and the board should call the businessmen and Adams as witnesses.

"If he is found to be involved in the scheme we will ask him to take a leave of absence while turning it over to the state's attorney's office," Casanova said.

Cough and Mrs. Schroeder agree that the board should investigate Adams' charges, but are less certain about what should be done if the accusations are found to be true.

"I don't know if a censure is possible, or if he should be legal guardian," said Cough, who said he believes the accusations are true. "I have heard of censure in the past."

CLARENCE AND BUS any some kind of investigation should be conducted, but are not sure the board has the authority to do it or call witnesses. However, both say they are in

favor of the state's attorney or a lawyer general's office investigating if the board doesn't do it.

"I think there are enough votes on the board to get the proper legal action to begin an investigation," said Clarence. "Certainly someone should look into it."

They deny that "politics" has motivated them in calling for the investigation.

"The best thing for him (Ryan) would be to clear the air and get rid of it," said Bus.

RYAN DOESN'T see it that way. "I certainly have the feeling it's politics, there's no question about that," Ryan said. "I would hope this isn't a harbinger of what is going on in the next two years," he said.

Ryan says he wasn't aware of the plan for an inquiry and doesn't want to speculate on how he will react if it is brought to a vote.

Growing towns battle friction

Barricades—a sign of the times

By JOHN ALDERMAN

As "growth towns" in the Northwest suburbs advance in the direction of communities set in their rural ways, the same scenario has been noted in one area after another.

Successful residentially sited in rural areas have become highly traveled arteries when growth towns have been created. Road into new subdivisions, highways complete. Towns built in rural areas. Barricades grow up as potential residential street.

That's how it worked in Inverness, near the Hoffman Estates border and in Long Grove, near the Buffalo Grove border.

IT'S HAPPENED to work that way at the Prospect Heights border near a Wheeling condominium complex, though an agreement between the two towns to permit Wheeling traffic into Prospect Heights for three hours a day is complicating the simple solution of a barricade.

Although the traffic from new developments goes beyond village limits, the responsibility for approving subdivisions and the care they take in the restrictive rules policy in the hands of village officials in the sidewalk of suburban.

This arrangement doesn't always lead to regional planning as politicians all move and move fast.

"There's an individual politician toward one's community the feeling that 'we can do no wrong, my village right or wrong,'" said Prospect Heights Ald. John Fedyak, who has spent many evenings talking with Wheeling officials about Robert Avenue traffic.

"IT'S CHANGING. It's better than it was," Fedyak said, "but there has to be more talking among communities. That's where the problems start."

Regional authorities such as the Northwestern Illinois Planning Commission and the Northwest Suburban Conference Institute to get involved in overcoming the effects of one community's development on another's local traffic.

The only thing the regional agency can do is to encourage those governments to talk to one another, said

John Fedyak, NHTS authority on traffic planning.

"We are trying to identify congestion spots and where there could be problems at the border," Fedyak said. "We'll discuss it with the local boards of health of the individual development."

CONSIDERING THE area's role of growth towns and a number of communities must be doing some talking because "it seems there could be a lot more of this (friction over traffic) than we have."

Differing village philosophies of growth make talking difficult sometimes. "Some are trying to control growth, and if you're growth-oriented you're likely to be more liberal on traffic," Fedyak said.

Hoffman Estates and Inverness have been playing a close game with land in western Palatine Township. Hoffman Estates trying to expand its boundaries and tax base, Inverness wanting land in its path to block expansion.

Last year residents of Pleasant Hill in Inverness said their street was becoming a heavily traveled route between Hoffman Estates on the west and Palatine on the east, so al-

ternatives in using Palatine or Arlington Heights, which were becoming increasingly congested.

A temporary barrier was constructed at the road and this year it will be replaced with a permanent one due to the Village of Hoffman.

THE SCENE OF friction between Long Grove and Buffalo Grove was the northwestern stretch of Arlington Heights Road, where it curves in a residential street before ending at Appleton Road.

Residents of that half-mile stretch in Long Grove complained that pieces of asphalt were being strongly altered by a carpool of traffic coming from the growing Westmonte Grove subdivision in Buffalo Grove.

At the time, part of the Westmonte and adjacent Buffalo Creek subdivisions weren't developed and Arlington Heights was the only north-south highway street in Appleton Road and North Delaney, Buffalo Grove planned an alternate route to be located this summer, he said. But Long Grove officials went ahead and built up Arlington Heights Road at the end.

The problem in Prospect Heights started about five years ago, when Wheeling officials approved construction of the Goodspeedville Park com-

munities.

The same housing complex and two garages—a drive leading to a one-way bridge and bordering Palatine Road and an office site Robert Avenue, up to them a suburban, narrow residential street.

After two years of working construction traffic when by, Robert Avenue residents started protesting, demanding a bridge design which would be a road built over Prospect Heights' attempts to close off the entrance and Wheeling's efforts to keep it open for safety and emergency access.

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Housing issue awaiting new trustees

by PAT DOYLE

Low-income housing — political hot potato for years in Arlington Heights — may take the form of new village trustees when they take their seats in May.

The village board has rejected — at least for now — an attempt to settle the low-income housing issue before new trustees take over.

That means Douglas Cannon and Pauline Buss who had been critical during the campaign of the present board's decision to put a housing project at Golf and Chestnut roads, will have a chance to vote on it.

FEDERAL JUDGE Nicholas J. Buonanno on April 3 gave the village 30 days to settle the issue.

But Cannon was unable to convince the majority of trustees to go along with his suggestion to vote on that's ruling before new trustees take over May 1.

"We ALL, however, and consider, the decision should be made by the new board, with new vitality and leadership," said Village Pres. James T. Ryan.

"This becomes an issue in the election and I think the new board will have to live with it and ought to have a say," said Trustee Frank Palmatier.

Trustee Robert Miller, who will retire before the new board is seated, agreed. "I think it was obvious that there was only one major issue in this election — low-income housing," he said.

During the campaign, Cannon attacked the present board's decision to allow Lincoln Green at Golf and Chestnut near the village's south side.

His position apparently paid off during the April 10 election, in at least one north-side precinct — Heritage Park — which gave him his second highest vote tally in Arlington Heights.

CANNON SAID Tuesday he intends to represent those voters and continue his opposition to Lincoln Green.

He says he will vote against the project and supports Mount Prospect in its appeal of Buonanno's decision.

"I don't believe we're to vote on this issue," he said and added he didn't know whether Cannon's suggestion that the present board vote on it would have benefited him politically.

Mrs. Buss told members during the campaign that she didn't like the way the present board chose the Golf-Chestnut site, which she said was not the best site for the project.

SEE WAS UNAVAILABLE for comment this week on how she would vote on Buss' order if the matter came up when she is on the board.

Whether the new board will overturn the present one and buy Buss' order is doubtful. Village Atty. Jack Siegel said it could result in a contempt of court ruling by Buonanno and said it is unlikely that opponents could muster enough votes to pay.

Village auto's size shrinks with gas supply

by BOB A. COVAT

They still are painted bright yellow and bear the village seal on the door. And they continue to scurry about town every day, shuttling village employees to building inspections, the bank and the post office.

But vehicles in Mount Prospect's municipal car pool just are not the same as they used to be.

They are getting smaller.

THAT is because village officials, like other communities, are feeling the energy pinch. And they, too, are turning to smaller, more efficient automobiles to conserve gasoline.

"There is no need to have a full-sized sedan for a building inspector or fire inspector," said Village Mgr. Tarnawa L. Burghard. "There is no question about it, with the way gasoline prices are going up."

As part of its ongoing program of replacing large, gas-guzzling autos with their smaller, less thirsty counterparts, Mount Prospect currently is in the market for two subcompacts to take the place of two full-sized, village-owned cars. That will bring to five the number of four-cylinder vehicles in the eight-car pool shared by employees in the engineering, building and other departments.

By 1980 or 1981, officials hope to trade the remaining full-size vehicles for even smaller cars.

AND THE TOWN is getting somewhat. Burghard said the full-size "company car" the village provides him will be traded for a smaller model come replacement time.

The village not only will save on gasoline but also on the initial purchase price of cars, said Public Works Director Robert J. Wozniak. For example, Mount Prospect is budgeting \$3,500 each for the new subcompacts, compared to the \$5,000 or \$6,000 previously for a medium-or full-sized car.

But high mileage-per-gallon is especially important for village-owned cars because they sometimes go as low as 6 or 7 mpg because of the short distance, stop-and-start type of driving they do, Wozniak said.



"These vehicles never leave the village limits," he said. "It's all local driving, and a large car is just too expensive to operate."

THE VILLAGE's entire fleet, which includes about 50 automobiles, will consume 140,000 gallons of gasoline each year at a cost approaching \$300,000.

The largest single gas consumer is the police department's 24-vehicle fleet, for which \$60,000 worth of fuel is budgeted each year.

In an attempt to reduce gas consumption of town-owned cars, which are on the road nearly 24 hours a day, the village two years ago began replacing full-sized cars with medium-sized ones. And the new ones are to be purchased in 1979-80 will be equipped with 80-cubic-inch engines, compared to the 100-cubic-inch engines cars they will replace.

However, the police fleet of Chevrolet Malibans and Pontiac Cutlasses will never be replaced by Volkswagen because of the performance required by a squad car, Burghard said.

"It is hard to stick all the accessories in a medium-size car," he said. "Squads have to have a bigger alternator, a bigger suspension, three or four kinds of radios and a light bar. And it's difficult to get prisoners in and out of the back of a smaller car."

Owner may sell golf course land for development

by PAT DOYLE

A Kansas real estate investor has offered to sell a 40-acre golf course west of the Arlington Park Hilton Hotel to Chicago developers for high-rise office projects.

George Alsh of Wichita says he will continue his search for a buyer for the golf course, but has made Chicago firms rejected his offer because of doubts about making an adequate profit.

Alsh would not identify the prospective buyers at the price he wants for the golf course, but one major Chicago firm rejected his offer because of doubts about making an adequate profit.

Alsh bought the golf course, hotel and the Arlington Park Theater in January from Midland Square Garden Corp. for an undisclosed price.

HE WANTS to keep the hotel and theater but says he is considering selling the golf course to a developer who will build high-rise and possibly other office buildings.

"There are more development opportunities in Chicago," Alsh said. "We are talking with them." The Kansas investor said he does not expect to close a deal this week.

However, one large Chicago development firm interested in the property decided against buying it a couple weeks ago after hearing Alsh's offer. The project includes the 1,400-room Hyatt Regency Hotel and the Standard Oil Building.

The firm was interested in building facilities that could serve as corporate headquarters for large companies in nearby suburbs, Parly said.

Under the proposed deal, Metropolitan Structures would buy the land and develop part of it, selling the rest, Parly said.

"The return on the investment wasn't satisfactory based on what the market was for the land," said William Parly, an employee of Metropolitan Structures Corp., 111 E. Wacker Drive. "The numbers just didn't add up."

Mount Prospect Prospect Heights daily briefing

Today's agenda

- Registration for spring continuing education course and golf classes is being held at Harper College, Algonquin and Roselle roads, Palatine. Classes begin April 22 and 23 and continue for five consecutive weeks. To register, call 393-0000, ext. 419, 421 or 393.

Upcoming events

- The Harper College Center for Real Estate Education will have a real estate math workshop from 8:30 a.m. to 4 p.m. April 22 in Building H, Room 221, on the Palatine campus, Algonquin and Roselle roads, Palatine. The fee is \$10 and includes materials and lunch. Participants will receive six credit hours from the Illinois Real Estate Association's continuing education approval and recognition program. For information or to register, call 397-3000, ext. 419, 421 or 393.
- The Northwest Suburban Unit of the American Cancer Society and Harper College are sponsoring a luncheon, "Prevention of Childhood Cancer," from 4 a.m. to 4:30 p.m. May 1 in Building H, Room 120, on the Harper College campus, Algonquin and Roselle roads, Palatine. The fee is \$10 and includes materials and lunch. Participants will receive six credit hours from the Illinois Real Estate Association's continuing education approval and recognition program. For information or to register, call 397-3000, ext. 419, 421 or 393.

Village board wrapup

Aldermen in need of barricade design

The City of Prospect Heights has not thrown in the towel yet, but officials admit they are at a loss to come up with a viable barricade design for the east end of Robert Avenue.

The barricade was part of a plan worked out between Prospect Heights and Wheeling for curbing the flow of traffic entering and leaving Wheeling's Sandusky Walk condominium into Robert Avenue.

But another part of that agreement is making the barricade plans difficult to implement, said Ald. Thomas Marie, chairman of the ongoing public works committee that failed to resolve the matter at its final meeting before newly elected aldermen take over.

PROSPECT HEIGHTS must open the entrance to the Wheeling condominium complex from 4 to 7 p.m. Monday through Saturday,

and also provide for easy passage of emergency vehicles at any time of the day. A barrier that can do all these things and still be built at all other times has not been designed, Marie said.

A proposal for a swinging gate was rejected because its design would be an obstacle to pedestrians, and because there were no plans to back it during needed traffic hours, he said.

Even if the gate could be made workable, "right now we can't control our police department by restricting and shutting the gate six times a day," Marie said.

Marie said he would "pass the buck" to the incoming city council.

ROBERT AVENUE residents have complained that signs posted in the area have not stopped construction materials from being the narrow residential street.

The restrictions have been in effect since November when months of earth-boring between the two towns ended in an out-of-court compromise.

Annex battle may go to court

Some Prospect Heights aldermen are not happy about paying all the legal expenses, but the city stands ready to go to trial April 18 on behalf of residents to an underwater subdivision west of Rand Road who want to become Prospect Heights citizens.

Ald. Thomas Marie and Ald. John Feyzad left complained Monday that the Arlington Countywide homeowners association should be paying some of the legal expenses incurred by the city in its battle with Arlington Heights, which also is trying to annex the subdivision.

The bills, which now exceed \$2,000, are going to mount even higher if the scheduled court battle takes place, said Marie, and as yet the city hasn't received any contributions from residents.

Feyzad said Prospect Heights originally agreed to "assist" the homeowners with legal expenses, but he added, "When we're paying for all of it, it's not assistance anymore."

But Ald. William Hinkley said the city should be able to see the court fight through and legal fees were not an issue, especially since "we're probably not at all of our legal expenses in the first two months in real estate years" from stores in the area to be annexed.

City Atty. Donald Kropp said he would press for a trial on April 18 unless a trade-off of land or a settlement could be worked out with Arlington Heights before then.

Community events sign rejected

City officials have hammered the final nail into the coffin of an abandoned community event sign that was proposed to be erected at the Gary Morris Recreation Center by the Prospect Heights Lions Club.

Aldermen Monday voted 4 to 2 to reject the findings of the city zoning board that the sign was incompatible with the surrounding residential area near the park district complex, 120 W. Camp McDonald Rd.

Two weeks earlier the same vote prevented an ordinance prohibiting the sign from coming before the city council for consideration, a move that effectively killed chances for the sign's erasing 6 weeks.

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WHEELING

Opera an 'aria' that she enjoys

by Susan Duerksen

In her Little Red Riding Hood costume, jumping and twirling and sucking her thumb, Carolyn Papan becomes 8 years old — at least for the children watching her.

But when she opens her mouth to sing, they sit back in awe at the volume.

Off-stage, the Palatine woman is "39 and raring to go. I'm starting a whole new life."

Not that she's abandoning her previous interests. Rather, Mrs. Papan is trying to connect younger generations with her lifelong passion — opera.

"You know, opera can be pretty scary for a child," Mrs. Papan said. "Opera — now there's a word you don't hear on the playground too often. But opera is a wonderful way to introduce a love of music. I've developed a program where children can like it."

AS PRODUCER, director and a performer in a small opera company that she started three years ago, she offers three well-known children's stories in operatic form. The operas have played at schools, libraries, churches and shopping centers in Chicago and the suburbs.

Besides Little Red Riding Hood, the Papan Players do Hummel and Gretel and Babes the Dwarves, based on a popular series of children's books.

"All of them have a story the kids can hang onto — they know what's going to happen — and we get the story to music," Mrs. Papan said.

In performing for schoolchildren from Undergarment through eighth grade, she said one of her major accomplishments is encouraging musical interest in young boys, whose only exposure with music usually comes from female music teachers.

"Already boys sort of have a idea that music and singing is for girls. You know, 'sissy stuff,' she said. "But my voice comes out and it's very masculine. And when he sings, it's a big surprise."

MRS. PAPAN, herself the mother of two girls, ages 11 and 13, said she thinks her shows are especially important now that many schools are in an unusual squeeze and often cutting cultural programs first.

"They need things to come in to these kids, and search their souls," she said. "Many of the schools want our show so badly, but they can't afford it."

The prices start at \$100 per show.



CAROLYN PAPAN

But now that she has recently organized all three shows, Mrs. Papan said she plans to apply for non-profit status and try to get government subsidies to lower the cost.

At times, she said, she has taken jobs cleaning houses to help pay the bills or four singers and one parent who perform in each show, as well as to pay for printing programs and carrying around her large all-printed sets.

For, she says she is just breaking even, without paying herself a salary.

The eight Papan Players have impressive lists of educational and professional credentials. Mrs. Papan herself, playing a major role in each of the three shows, holds several music degrees and has toured with the national company at "The Sound of Music," as well as singing lead roles in Gilbert and Sullivan operettas and in a number of local operas.

"THIS IS ALL I've known all my life," she said. "I feel comfortable with it." Her father was the head of the University of Michigan's choral department and her husband is a wounded musician.

She has lived for 50 years in Palatine for eight years. She said she decided to help bring opera to the suburbs while riding a train back from Chicago three years ago.

"I started voice lessons and I was always depressed when I got home because of a half-hour lesson and two-and-a-half hours on the road? Forget it."

And although she is not hoping all children will come to "love" opera, she says they have responded with more interest than might be expected.

"The children say, 'How did you get to sing so loud?' We sing a little differently than Eastern Europe. You don't have to move fast or do somersaults or blow bubbles or do silly things to get to show kids."



ROBERT AVENUE was the subject of a bitter controversy last year between the Prospect Heights residents who live there and motorists from Sandpebble Walk Condominiums, who use the narrow road as a short cut. Things have settled down since then, but neither

side is especially happy with the compromise that restricted the hours motorists from Sandpebble Walk Condominiums, prepared in the background, can use the road.

Robert Avenue truce becomes rocky

by Jim Davis

It was getting bitter.

Each side was accusing the other of harassment. There were constant shoving. Some were afraid that the Prospect Heights residents were fighting over the right to use Robert Avenue, a short stretch of road between Sandpebble Walk Condominiums and Ill. Rte. 83 between the railroad and the city of Chicago.

To a point it was. After the two sides reached a compromise in the summer of a Cook County Circuit Court judge, Robert Avenue, the narrow five-foot highway road, would be closed to residents from the Wheeling residents' common complex, except for emergency traffic during the evening rush hours.

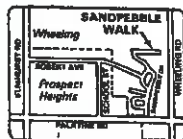
But now, after a week, residents on both sides are the other side's back and some calling accidents that are suspected that neither side is especially comfortable with the uneasy truce worked out at the judge's chambers, and the problems of a year ago threaten to flare up again.

THE ROBERT AVENUE residents had charged that as many as 1,000 Sandpebble residents each day were using the street as a short cut to Rte. 83. Motorists often ignored stop signs and traveled at high speeds, endangering children playing in the area, the Prospect Heights residents said.

But Sandpebble residents said these same children were on the cars and deliberately stood in front of the cars. Not being able to use Robert Avenue anymore, they argued, was a hardship on Sandpebble residents, especially during the winter months when the road was icy and the cars were stuck in the snow.

Carol Dowd, one of the residents who led the fight to have Robert Avenue closed to Sandpebble residents, said the publicity and signs which marked the new road hours cut the congestion considerably — at first.

The number of Sandpebble motorists who ignored the signs was reduced, she said.



of residents briefly considered naming their own state of candidates in last April's village elections.

"We're still looking for Wheeling to provide some kind of relief," Kuntz said. "We still think there should be some kind of second-hand road out of Sandpebble. That's the only logical thing."

He added about the only option for

Sandpebble residents is to "bid high" and the property east of the development, which leads to Wheeling Road, is developed.

He said relations between the two groups are less strained although he acknowledged neither side is especially happy with the solution.

"The whole thing just kind of comes to a halt," he said.

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Daily briefing

Arlene Toman

Today's agenda

• The Wheeling Park District will sponsor its 14th annual turkey trot at 1 p.m. at Heritage Park, 222 S. Wolf Rd. The race country race is for first graders through adults and different distances will be set up for each age group. There is no entry fee. Pumpkin carving will be from 4 to 6 p.m. at Heritage Park for kindergarten through eighth graders. The fee is \$5.

Upcoming events

• Children in Undergarment through eighth grade are invited to participate in Wheeling Park District's fall show Nov. 9 at Heritage Park, 222 S. Wolf Rd. Dads may be entered in one of 10 categories. Each person is allowed only one entry per category. The fee is \$5.00. Entry and registration must be made at Heritage Park by Nov. 7. The fall show is not for collectors or professionals. For information, call 357-3223.

• Countryside Area, for the handicapped will have its annual open house for mobility from 9:30 a.m. to noon Nov. 8 and for social agencies and the public from 9:30 a.m. to noon Nov. 8. The Countryside Area is located on Shirley Road, off Rand and Plum Grove Roads, Palatine. For information, call 455-8555.

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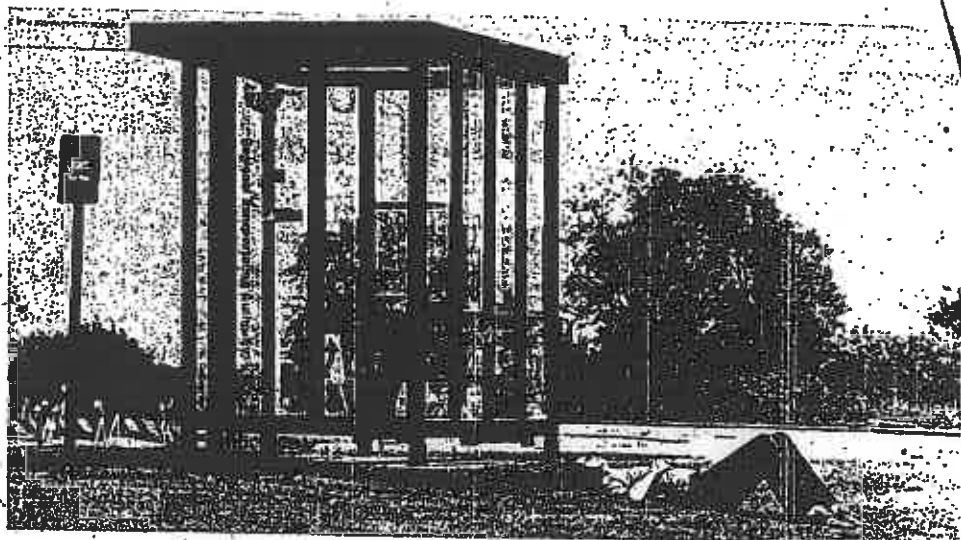
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Home Equity Loans Available (For any worthwhile purpose)

Taking advantage of the expected wait for a bus on Arlington Heights Road in Buffalo Grove, John Hackett takes an afternoon snooze. But instead of using the shelter provided by the Regional Transportation Authority, the Des Plaines youth decides to catch a little sun at the same time.



John Hackett naps on bench.

Hoffman residents hit apartment plan

A group of Hoffman Estates homeowners is protesting plans for two-story apartment buildings near the Village Golf Course.

"We're already got too many people in this area," said Steve Frueh, a Hoffman Estates resident. "It's just adding more people to a very crowded area."

Mr. Frueh was one of about 70 residents from Hoffman Estates and nearby Hoffman Estates who moved out of a Hoffman Estates apartment complex in the past few months to protest the plan to build the apartments on Hoffman Estates.

Real estate in Hoffman Estates and Hoffman Estates say they don't object to the plan for low-income housing, but they say the development would "destroy" their neighborhood.

The project would be built on 14 wooded acres, said developer Robert Corby, and would include 87 units per building, with underground parking in each building for 44 cars. Combined, the two buildings would offer 78 one-bedroom apartments and 86 two-bedroom units.

CORBY ALSO is exploring the possibility of rezoning 30 percent of the apartment for elderly and low-income families receiving federal rent subsidies.

Real estate in Hoffman Estates and Hoffman Estates say they don't object to the plan for low-income housing, but they say the development would "destroy" their neighborhood.

"Some low-income families have already started to move very close," Mr. Frueh said. "We just generally object to having skyscrapers in our area. Environmentally, this is the only little patch of green for a long distance and we really have enjoyed having these woods here."

But Corby defends the develop-

ment would not totally disrupt the wooded area, saying that the two buildings only will take up 6 percent of the 14 acres.

ONE HOMEOWNER, HOWEVER, says he paid a premium for the Hoffman Estates condominium to overlook what he was told was a forest preserve.

"There are a lot of people who are thoroughly disgusted," said Pete McCafferty, 1644 Manchester Dr. "Our primary objection is that it's going up, period."

"For senior citizens to be helped out with federal funds doesn't bother me.

And having low-income is no problem because that's usually a different crowd with low kids."

McCafferty also accuses the village of "trying to railroad this right by" the nearby homeowners.

Richard Regis, chairman of the plan commission, however, says the issue could go to public hearing if the village board directs that move, adding that all residents have their chance to speak out on the issue.

The planners will continue discussion of the apartment complex July 8.



Fireman's hearing today on 'discrediting' charge

By M. Ellen Brown

A Lake Township firefighter faces possible dismissal for charging that his deputy chief used an ambulance "as his own private automobile."

William Griggs, a firefighter for the North Lake Township Fire Protection District and president of the local firefighters union, will go before the district's board of commissioners today charged with "discrediting another member of the department."

Griggs was charged after he told a local weekly newspaper that Deputy Chief Richard Holtz took one of the department's two ambulances home so

that it was not really an ambulance. It's a car we transfer the paramedic equipment to when the ambulance breaks down," Holtz said.

"Second, the deputy chief was called when the ambulance broke down and was told by the officer to charge that the vehicle could be repaired in 30 minutes," he added. "So, by the time Holtz could bring the car he was back to the station, the car was back to the station, the car was back to the station."

HOWEVER, FIRE CHIEF Walter R. Kelly said Holtz was never asked to bring the vehicle back to the station, because Holtz was told the broken ambulance could be repaired in about 20 minutes.

"First off, the car the deputy chief

uses is not really an ambulance. It's a car we transfer the paramedic equipment to when the ambulance breaks down," Holtz said.

"Second, the deputy chief was called when the ambulance broke down and was told by the officer to charge that the vehicle could be repaired in 30 minutes," he added. "So, by the time Holtz could bring the car he was back to the station, the car was back to the station, the car was back to the station."

Griggs, however, said, "Holtz thinks this is his own personal automobile and I don't think that's fair to the people of the district, who paid money for that damaged ambulance."

HOLTZ would say only, "A false

statement was printed in a local newspaper by Griggs. It was a misstatement."

Griggs said he was dismissed from the department, but said he would appeal another decision by the board.

"This is a violation of my Constitutional right, because if a guy doesn't have freedom of speech, then what's this world coming to?" he said. "And I'm sure this will not hold up in a court of law."

Kelly said Griggs has been brought up on charges only because his allegations about Holtz are not true. "If Griggs' statements had been true, there would have been no book" for the charges.

THIS IS NOT the first time Griggs has been at odds with the department officials. Last year, as leader of the firefighters' local of the Assn. of Independent Municipal Employees, he led the fight to have paramedic services in the area if firefighters' demands for a salary increase were not met.

Firefighters then were demanding a total pay increase of 15 percent for last year but settled for a 13 percent pay boost with an extra \$3 a week for paramedics and two percent raise off per year.

In addition to the strike threat, Griggs in 1977 led an unsuccessful battle against a controversial department

rule that limited visiting time between firefighters and their families and friends to a half-hour per day. The firefighters previously had unlimited visiting time during their 24-hour shift.

Griggs said he cannot comment on whether his past battles with the department have anything to do with the charges against him, but said, "Let's just say that they haven't been friendly with me for a long time. As president of the union, there have been numerous times when both sides have pulled at one another."

Griggs' hearing is scheduled for 7:30 p.m. today at the district's fire house, 2301 Porter Rd.

Judge orders spikes removed from barricade

By Jim Davis

A Cook County judge Thursday ordered Prospect Heights to modify a barricade the city installed last month to keep motorists off a winding construction site near Lake Cook Road in Prospect Heights.

Circuit Court Judge Richard Curry ordered Prospect Heights to modify the barricade to keep motorists off of Lake Cook Road. The court said the barricade was too high and too narrow to keep motorists off of Lake Cook Road. The court said the barricade was too high and too narrow to keep motorists off of Lake Cook Road.

Curry's order basically ordered the barricade to be a heavy-duty ramp, and neither side was expected to pay for the latest development in the three-year-old dispute between the two towns.

"The biggest thing is to the extent that it prevents emergency vehicles from having access to the site, it's a problem," said Gary Weintraub, an attorney with the law firm of Weintraub, Brown, & Associates, who represented Prospect Heights.

"BARRICADES SHOULD HAVE been thought of that when they started the project," said Prospect Heights City Administrator Stephen Baggitt, who repeated his contention that the city was "within the right of the judge's opinion" when the barricade was constructed.

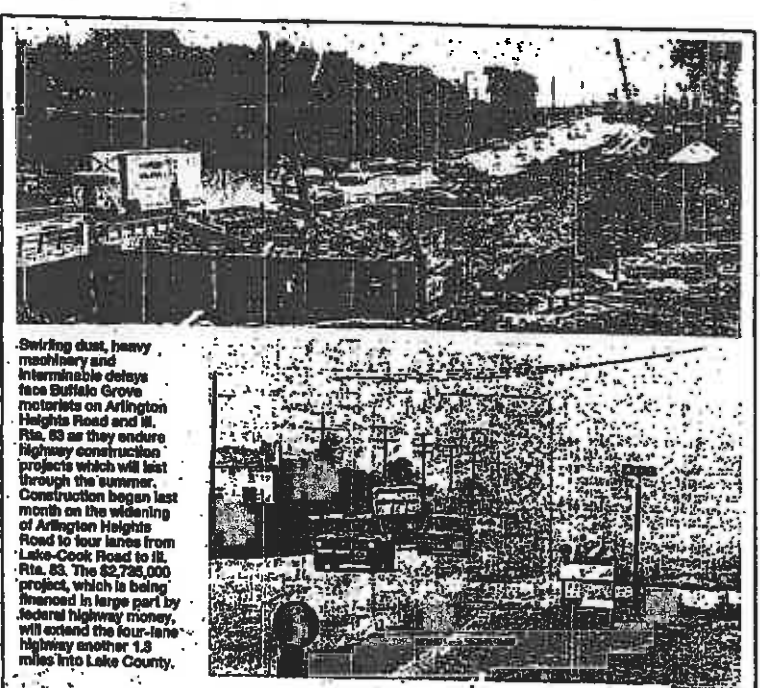
The opinion came 1 1/2 years ago from the late Judge Raymond Berg, who ordered Robert Avenue closed to Prospect Heights motorists except during emergency road work. Hoffmann from Robert Avenue complained that the barricade was too high and too narrow to keep motorists off of Lake Cook Road.

However, Weintraub contended the barricade prevented emergency vehicles from having access to the site. The court order provided that emergency vehicles be able to pass Prospect Heights in turn with ambulances and police cars could get around the barricade by driving over a concrete curb that ran across Robert Avenue.

Although Weintraub did not object when the curb was installed several months ago, attorneys for the village and the residents are now trying to have it removed, contending it is unsuitable for an emergency vehicle to proceed with the curb.

STENOGRAPH SAID PROSPECT Heights officials today would "not" say whether they would "be" in the middle of the barricade. He said he did not know how long the barricade would remain in place.

Dispute between the two groups began three years ago when Robert Avenue residents complained that the barricade was too high and too narrow to keep motorists off of Lake Cook Road. The residents said the barricade was too high and too narrow to keep motorists off of Lake Cook Road.



Swirling dust, heavy machinery and interminable delays face Buffalo Grove motorists on Arlington Heights Road and Ill. Rte. 63 as they endure highway construction projects which will last through the summer. Construction began last month on the widening of Arlington Heights Road to four lanes from Lake Cook Road to Ill. Rte. 63. The \$2.735-million project, which is being financed in large part by federal highway money, will extend the four-lane highway another 1.3 miles into Lake County.

Heavy road project.

Haggling continues over Clark St.

by Laura Walters Bianchi
Special Staff Writer

More than two years ago, homeowners on the Arlington Cove and Virginia Lakes subdivisions asked Palatine officials to widen a narrow road behind Virginia Lakes School and install sidewalks to make it safer for children walking to school.

Today, Clark Street remains narrow where it turns and joins Cooper Street while the village and school district argue over who should pay for the improvement.

The village says it can't afford to pay all of the \$150,000 paving cost and the Palatine Township Board is responsible for street lighting.

The village is now willing to give the lead to the village for the widening project, but some board members say they don't want to

speed educational dollars on street paving.

The homeowners say they don't care who pays, they just want it done before winter.

"It's hazardous during the winter, but particularly during the winter," said Charles Heston, president of the Virginia Lakes Homeowners Association.

The school district is also willing to pay for the widening project, but some board members say they don't want to

speed educational dollars on street paving.

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"It's hazardous during the winter, but particularly during the winter," said Charles Heston, president of the Virginia Lakes Homeowners Association.

The school district is also willing to pay for the widening project, but some board members say they don't want to

"This school district's top priority is making an educational system, not building roads," said Lyle Rowe, board member.

"I can think of a lot of other places to put education dollars than in building a road."

Board member Art Goss concurred.

"We're not in the road business."

But several board members said they won't object to paying part of the cost and asked the village for a proposal as to how to split it up. The suggestion will go to the village board and traffic committee for next month.

While the two boards break out in argument, Heston said she is getting "a little frustrated" by the haggling delays.

"I don't think the \$150,000 is all that much money," she said. "Everyone had hoped it would be done by last summer."

Palatine/daily briefing

Upcoming events

The Palatine Township Senior Citizens Council is offering several events. June 1, the Council will sponsor the typical world of palatinity, history and more. At 1 p.m. Tuesday, residents are welcome and may be made by calling 951-1111. A dinner of the road review course will be from 12:30 a.m. to 12:50 p.m. June 8, 15 and 18 at the senior center, 122 N. Plum Grove Rd., to help seniors pass the written examination for driver's license renewal. Class also is limited, and registration may be made by calling 951-1111. A trip to the Milwaukee Zoo and Rensselaer's Restaurant will be June 6. A coach bus will leave the senior center, 122 N. Plum Grove Rd., at 8 a.m. and return by 6 p.m. The cost is \$15 and includes transportation and two admissions. For reservations, call 951-1111.

People notes

Christopher Burton, 347 Whitehall Dr., received a bachelor of arts degree in economics from Wheaton College.

Bob O'Neil, 43 N. Windsor Dr., has been selected to the 1980 Senior Activity Advisory Board at the University of Illinois. Selection was based on contributions, outstanding leadership and academic records.

Parks want tennis court for parking

To solve parking problems at the Forest View High School, the Arlington Heights Park District wants to build a 10 outdoor tennis courts for parking.

Using the court for parking would add another 10 spaces to the existing 20-space lot. The move must be approved by High School Dist. 214 before the school district has an agreement to share the courts with the park district. The park district owns and maintains the courts.

Park Director Thomas Thornton is recommending the park district work out an agreement with the school district, which is trying to acquire a narrow strip of park district property behind the school district's new high school.

The request for a new lot for the new Forest View High School is being made by the Arlington Heights Park District.

Parking spots near the request club, 600 E. Palatine Dr., are somewhat difficult to find because parking is restricted to the south side of the street and the club has only one parking lot.

The park board has asked the village to let the parking lot on the north side of the street during winter months. During the winter, more parking spots are available because the district was one of the tennis courts for a parking lot.

However, Thornton said he believes allowing parking on both sides of the street would create a safety hazard because teenagers going to the club with their mothers might not be seen by oncoming motorists.

Park officials plan to meet with officials from Dist. 214 to discuss installing a parking lot on one of the tennis courts.

Census takers wanted

With another month of door-to-door interviewing ahead, the U.S. census office has a need for more census takers in the Northwest suburbs to count the population.

Interested persons should call the census office in Arlington Heights, 1000 N. Arlington Rd., and ask for a census taker.

The census office is looking for people who are at least 18 years old, have a high school diploma or GED, and are able to speak and understand English.

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Walter Payton to be at Boy Scouts lunch

Chicago Bears running back Walter Payton will be a guest at a luncheon for the annual Northwest Area Council of Boy Scouts' Lunch-O-New June 12.

About 500 area business leaders are expected to attend the annual's largest single fundraising event, which will be at the Arlington Park Hilton Hotel, West World Avenue and Hawthorne Road in Arlington Heights.

Payton will be an honor guest and will be joined by the Bears' head coach, Mike Ditka, and other players.

Also featured will be Tom Regal, a minister since age 12 and an international speaker who has made more than 2,000 presentations in 35 states and 22 countries in the past 15 years. His inspirational message has inspired millions of people.

Regal also is a nationally-syndicated radio commentator on "Values for Today Living" and is a regular columnist for several publications.

The Northwest Suburban Council of Boy Scouts is a member of 18 area United Way and service area local chapters, including 520 Grove, May, Palatine, Schaumburg, Wheeling, Niles, Barrington, Elmhurst and Lisle.

Condo residents may sue over barricade

by Jim Davis
Special Staff Writer

Residents from a Wheeling condominium complex say they will take Prospect Heights to court if the city does not remove a barricade by the end of next week that blocks "Sun Lane" from Robert Avenue, a narrow road in Prospect Heights that leads to 25. Rd. 50.

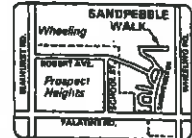
Challenging that Prospect Heights has the right to construct such a barricade, residents of Sandpiper Walk Condominium say the city has no power to prevent emergency vehicles from leaving the complex, which is a provision of a 10-year-old court order.

However, Prospect Heights officials say the barricade is the only way to prevent traffic from leaving the complex and blocking the traffic laws set down by the court.

The incident started three years ago when Robert Avenue residents asked Prospect Heights to close the road, claiming that Sandpiper residents blocked the road and used through their windows, endangering children playing in the area.

The Sandpiper residents responded that some children drove recklessly at their own risk and did not block the path of motorists. Also, they contended they needed to use Robert Avenue, especially during emergency calls, because the only other way out was through the road.

At that time, the city was to have built on Robert Avenue, but the city and the Sandpiper residents have not been able to reach an agreement.



barricade by driving over the concrete barrier that juts into the roadway.

However, AMENT said that will be impossible when more is piled there during the winter. Also, Sandpiper residents are supposed to be allowed to use Robert Avenue to the east of the barricade road along Palatine Road is closed because of a signpost or for repairs. That, AMENT says, is beyond his role as the barricade remains.

"We have sent a letter to Prospect Heights demanding they remove the barricade," AMENT said. "If it's not removed we will ask the (Wheeling) village board to go in with us to the circuit court to have the court order enforced."

"They're entitled to their opinion," AMENT said. "In my opinion the barricade is a violation of the spirit of the court order. When agreement is properly signed and the agreement is still violated you have to do something about it."

The matter apparently was settled to court when the late Judge Raymond Berg ordered the road closed to Sandpiper residents during emergency calls only. The provision of the court order was to have the road closed. The barricade, she said, was the only solution. Robert Avenue is about 15 feet wide.

But recently the number of Sandpiper residents staying at Robert Avenue increased, and the road, one of the heaviest of the drive by Prospect Heights residents to have the road closed. The barricade, she said, was the only solution. Robert Avenue is about 15 feet wide.

Prospect Heights City Administrator Stephen Berg said police can and should not get through the

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\$10,000	\$50	\$100	\$200	\$300	\$375.00	400
\$25,000	\$125	\$250	\$500	\$750	\$937.50	1,000
\$50,000	\$250	\$500	\$1,000	\$1,500	\$1,875	2,000
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CLIP & SAVE

Library is a tribute to No. 1 cop

by Tom Guinlan

It's a small tribute now, but someday it may have a lasting effect on the quality of police protection in the Meadows, which is just as Steve Biale would have wanted it to be.

Biale, the city's first full-time policeman, died last September after a bout with cancer. He was 52. Now, with the help of a successful fund drive to preserve the memory of Biale's tireless efforts as a policeman, the Rolling Meadows Police Dept. has dedicated a small library to help policemen improve themselves.

A few dozen technical and police training books line the shelves on either side of a plaque bearing a sketch of Biale and a tribute to his dedication.



Steve Biale

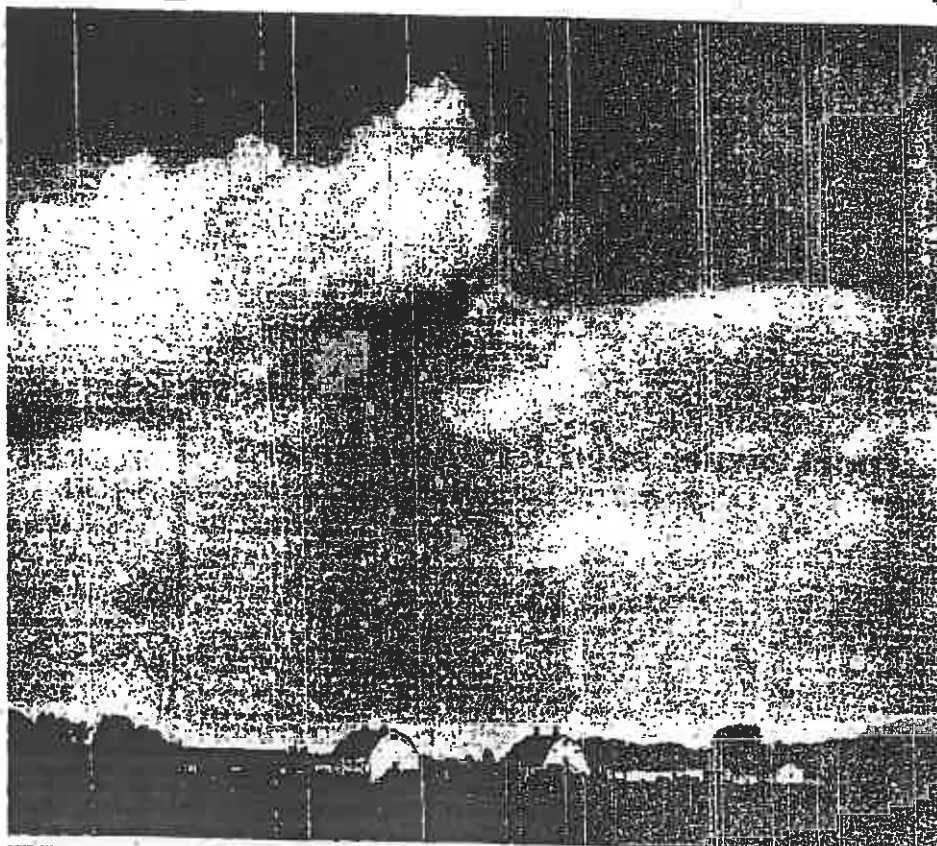
"It was like the conception of the police department because he was here from the beginning," said Deputy Chief Ralph Evans, who added he got his "training" under Biale's watchful eye.

"He was one of the No. 1 men around here and was a big factor in the development of many officers."

Biale didn't finish his high school education until about 21 years after he left school to support his family. But he did finish and the self-determination he showed to win the library is a fitting memorial, Evans said.

Police Chief Donald Condit said he hopes to add to the collection and build it into a quality reference room. "For someone with the ambition to improve and move up the ladder, it could be a very good thing. We hope to get more material pertaining to police methods and technical papers," Condit said.

The memorial fund was set up by Biale's wife, Mary, who said the department to use it in a way her husband Steve would have liked.



LIKE SHIPS gliding through a tropical sea, these billowing clouds drift above Lake Cook suggested relief from a blazing sun on an unusually hot day. The clouds did little more than offer a touch of shade before moving on their way.

Mayor charges conflict of interest

by M. Eason Brown

Des Plaines Mayor Robert H. Volharding says a former city attorney has conflicting interests because he represented a couple that sued the city's police department as well as a state advisory group for local police and fire commissioners.

Volharding says Attorney Robert D. Leonard should resign as counsel to the Illinois Fire and Police Commissioners Assn. because "Dileonardi can't wear two hats in the same ring. It can't be both victim and claimant."

Dileonardi denied the city and its police officers and then he represents a police group the city says does not belong to."

Dileonardi denied that he is involved in a conflict of interest, called Volharding's remarks "baffling" and demanded an apology.

Dileonardi represented a Barrington Hills couple in a \$60,000 lawsuit against four Des Plaines police officers and one former officer. A federal court ruled against the couple two weeks ago, and the city council voted to file a complaint charging Leonard.

By representing both the Barrington Hills couple and the state association, Volharding says, Dileonardi is "indirectly" representing the city in an attitude and practicing it in another.

BUT DILEONARDI SAYS there is no conflict of interest because the association is simply a professional organization that has no say over local commissions.

A spokesman for the group said the purpose of the Illinois Assn. of Police

and Fire Commissioners is to keep local municipalities informed of changing laws.

Dileonardi said, "I will not sit back and let a man with absolutely no claim attack me in this fashion. There is absolutely no truth to his charges."

This is not the first squabble between the two men. Last year Volharding accused Dileonardi of the same thing — representing the city in one case and prosecuting it another.

At that time, Dileonardi was hired by the city council to investigate allegations of construction irregularities in the Wilbur Fitch subdivision. He was to serve as a special counsel at hearings to investigate complaints that the mayor and city engineers illegally enlarged the utility easements through homeowners' backyards.

DILEONARDI ALSO began representing Avondale and Marlin Bays, the couple who sued the city and other police officers for allegedly violating their civil rights and for being excessive force during an arrest in June 1976.

When Volharding charged Dileonardi with a conflict of interest because of his involvement in both cases, Dileonardi resigned as counsel to the city.

The two also clashed in 1975, when the mayor refused to appoint Dileonardi as the city's first deputy city attorney for \$22,000 for Dileonardi's services that year, saying it allowed an attorney to charge the city for superintending work.

Dileonardi was the full-time city attorney from 1963 to 1974 and worked for the city part-time for four more years. He resigned in 1975 after a three-month fight with Volharding over the resignation.



Robert D. Leonard



Robert Volharding

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FRI. - Fried Pork
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RESTAURANT

Thieves take \$1,410 from woman

Des Plaines police are searching for thieves who stole \$1,410 from the home of a 55-year-old woman before she grew tired and chased them off with a knife.

Three men took the money from the home of Mrs. Emily Blahod. Tuesday afternoon after using high-pressure tactics to gain entrance to her home at 2946 Craig Ave., police said.

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LEE VISION CENTER

Robert Ave. compromise fails

An attempt by Wheeling to settle the suit on removal of a barricade, which made it a narrow road to Prospect Heights, has failed. The matter probably will be settled in court next month.

Wheeling Village Atty. David E. Spivey told Cook County Circuit Court Judge Richard Curry Thursday that the village could "fine" the city every officer being permanently retained from the barricade that leads to Robert Avenue in Prospect Heights.

But Wheeling's proposal to meet with the Prospect Heights, which made the barricade in the village and the village to stay, and the village to stay, who control the barricade should be removed entirely, Spivey said.

Dist. 21 finalists picked

The search for a new superintendent in Wheeling Township Dist. 21 has been narrowed to three candidates, and the board of education may make a decision soon, Board Pres. Robert Reed says.

Reed, who would not name the finalists, said the board received more than 100 applications for the position to be vacated by Kenneth Galt, who is retiring in December. Among the applicants was Joseph H. Burt, Jr., who was named by the board as the finalist at the end of July, and board member Stuart Weinstein said, "We are as close to an agreement as possible."

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Court ends dispute; road barricade OK'd

by Jim Davis

The 1-year-old feud between Whiting and Prospect Heights concerning the use of Robert Avenue has been resolved, at least temporarily, by a court ruling that a barricade placed across the road by Prospect Heights can remain.

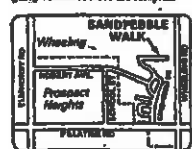
The order by Circuit Judge Richard Curry says the barricade can remain as long as Prospect Heights maintains the metal prongs that allow cars to drive over, but not out of, the barricade.

Whiting officials, however, are not happy with the ruling, saying it is a victory for the barricade. They also charged that Whiting residents are blocking traffic on Robert Avenue, thus forcing cars to drive over the barricade.

Curry, however, said the barricade is a legal device to control traffic. He also said that Whiting residents are blocking traffic on Robert Avenue, thus forcing cars to drive over the barricade.

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Pair fail to censure ECC board chairman

by Betty Todd Schmitt
staff writer

Two State Community College trustees failed in their effort this week to censure the college board chairman "for neglect and incompetence" for allegedly ignoring ECC President Mark Hagopian's report of certain administrative actions.

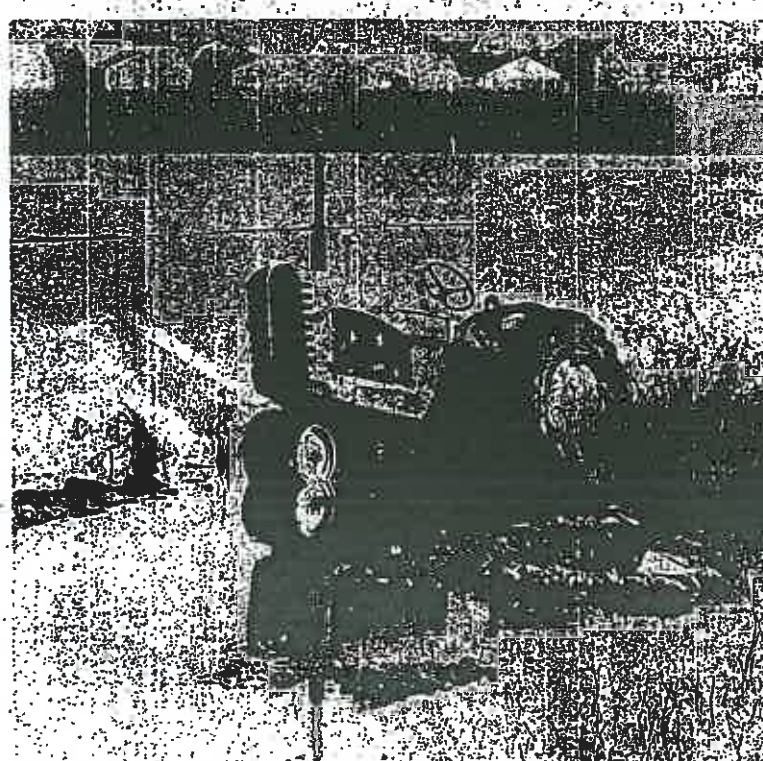
In a 4-3 vote, the trustees failed to censure Hagopian. Trustees Robert Larson, Barry Singer and Billie "Crane" Cook-Landrum voted against censure. Hagopian, president of the college, was voted out of the board of trustees.

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ABANDONED 60MP. Heavy rains this month helped capture a farmer's old tractor in a well-maintained field on N. Aurora Road and S. Elm. 60 in Naperville. The driver was apparently so complacent that he left the engine running. The tractor from the National Weather Service for the next few days calls for hot and humid weather with a slight chance of more thunderstorms.

Dist. 57 asked for 12% raises by its teachers

by Laura Watters Bianchi
staff writer

Teachers in District 57 asked the board for an average increase of 12 percent in salary and benefits for 1983-84. Negotiations resumed this week, but the 215 teachers will return to school next Tuesday without a contract, said William Duffin, chairman of the teachers' negotiating committee. Negotiations are scheduled for Sept. 2.

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Dispute ended; judge allows street barricade

by Jim Davis
staff writer

The 4-year-old feud between Whiting and Prospect Heights residents ended this week when a judge ruled that the street barricade was legal. The judge allowed the barricade to remain in place, but only if it is used to block traffic, not as a permanent barrier. The judge also ruled that the barricade must be removed if it is not used within 24 hours.

The 4-year-old feud between Whiting and Prospect Heights residents ended this week when a judge ruled that the street barricade was legal. The judge allowed the barricade to remain in place, but only if it is used to block traffic, not as a permanent barrier. The judge also ruled that the barricade must be removed if it is not used within 24 hours.

Harvest Fest promises music, food

Harvest Fest's 20th annual "Harvest Festival" will be a "day of home" holiday, begins Friday night with a memory lane dance and a chili supper and continues all weekend with more music and dancing, contests and a lot of games and food booths.

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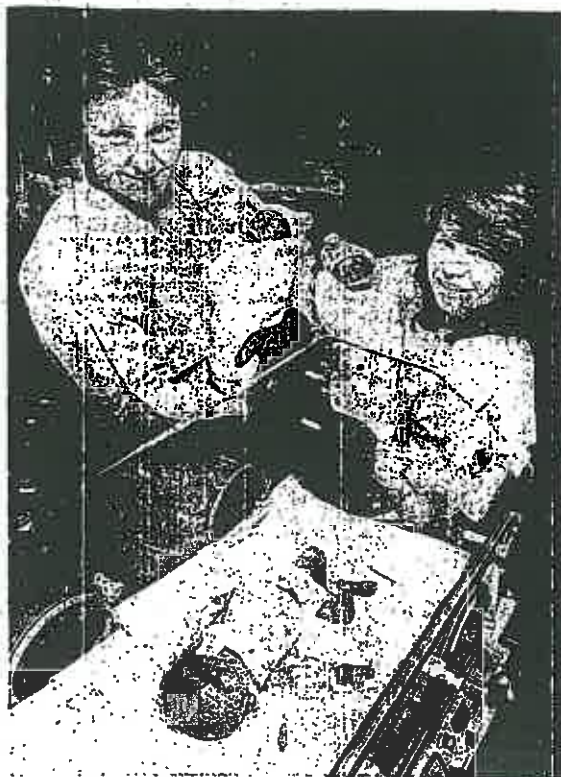
For senior citizen programs Arlington may take over agency lease

The Arlington Heights Senior Citizens Center is looking for a new home. The center is currently located in a leased building, but the lease is expiring soon. The center is looking for a new home that is more suitable for its needs.

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THE TRIPLETS born a week ago to Diane and John Guerrieri of Wheeling were all three listed in good condition in Northwest Community Hospital, Arlington Heights. Mrs. Guerrieri went home Tuesday, but the triplets will stay in the hospital until they gain

enough weight to be released — each weighed 4 1/2 pounds or less at birth. From left, John Jr. and Vince sleep in their parents' arms while sister, Gina, who was the smallest of the three at 3 1/2 pounds, rests in an incubator.

Second condo exit proposed

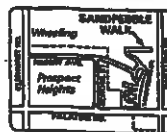
by Jim Davis

Wheeling officials have taken a first step toward creating a second exit from a condominium complex that has been the object of a 3-year-old dispute with Prospect Heights over the use of Robert Avenue, a narrow road used by the condominium residents.

The Village and Commonwealth Estates Co., which owns the last lot south of Sandcastle Walk Condominiums, have tentatively agreed that the village will be granted last rights when the road is converted to a public road.

Construction of a road leading from Sandcastle Walk to a specific lot beyond on Wheeler Avenue, the property, said Wheeling Village Mayor Thomas Hoffman, but added that the new road could be "open" any time to use the property in the future.

We wanted to look at that single potential lot, which is on Wheeler Avenue, to see if we could use the property in the future in some way.



He said. When the lot is developed, it is likely a new road will be built from Wheeler Road to Sandcastle Walk, which would give Sandcastle residents access to the major north-south road without using Robert Avenue, the object of the road exit court battle between the two towns.

THAT FIELD HIGHWAY was Robert Avenue, Hoffman said. That Sandcastle residents were using the road to get to the highway and leaving it open. They asked Prospect Heights to close the road to use

Sanitation residents. The Sandcastle residents updated that being unable to use the road was a major inconvenience; because northbound vehicles on Wheeler Road would be forced to drive past Robert Avenue, they left on Wheeler Road drive past the complex and then double back to a highway road.

Finally, in September 1979, a Cook County judge ordered the road closed to the Sandcastle residents except during driving rain hours. But a few months later, Prospect Heights came forward that Sandcastle residents were ignoring the court order and installed a driveway that prevents residents from leaving the complex.

However, Wheeling officials contend that the Sandcastle residents were ignoring the court order and installed a driveway that prevents residents from leaving the complex.

Last month, Judge Richard Curry ordered the city to grant the request that residents from the Sandcastle with a full hearing on the matter can be conducted. That hearing is scheduled for next Tuesday.

County clerk's bank ties under probe

by Al Cabbage

When County Clerk Court Clerk Davis Marie Mordecai received campaign funds of \$24,000 from a Lake Forest bank where her campaign treasurer is a vice president and where her office has deposited county funds at a low interest rate.

Mordecai received a loan of \$10,000 on Jan. 29 and \$14,000 on March 7 from the Mid-West National Bank, Lake Forest. Her campaign treasurer, John Mordecai, is a vice president at that bank.

Last year, Mordecai's office deposited approximately \$20,000 at Mid-West National to insure that received only a 0.5 percent interest at a time when other county deposits were earning between 6 and 12 percent.

A Chicago auditing firm noted that the circuit court judge was drawing more than the maximum possible interest when it recommended a report to the county board's finance committee last February. The firm suggested consolidating the accounts into accounts of \$100,000 or more so that the county would get higher interest earnings.

MARSDEN said she was on the staff of interest in her relationship with

Mordecai and his bank. She said her personal banking and the circuit court funds are separate accounts.

"I can't do my banking in Alton, Ill., she said, and there are circuit court funds deposited at the county."

Mordecai was not available for comment. Mordecai said county funds were deposited at the bank because profitable and that the accounts received "the current market rates." She also said the loans she received from the bank were at "current market rates."

An investigation into Mordecai's relationship with the bank was ordered by the county board's finance committee after board members became concerned that Mordecai may have received favorable treatment from the bank. In addition to the campaign loans, Mordecai also received a personal loan for an automobile in 1979 from the bank.

The loaned money still is pending, according to the state attorney's office. "WE'RE NOT implying that there's anything wrong, but we thought it was important that we make sure there was nothing wrong," said Lester Hoffman, Lake Forest, chairman of the

finance committee. Hoffman said the committee wanted to make sure there were adequate controls on how funds were collected and distributed to the clerk's office and ensure that county funds were invested at the maximum rate possible.

"We're not trying to harm her," Hoffman said. "If she's paying interest on her loans, she shouldn't have any problem."

Mordecai's campaign finance report shows that she paid the Mid-West National Bank \$470 in interest on her loan in May. The report also shows that her campaign paid her \$2,000 for repayment of a loan from her 1978 campaign.

Mordecai, a Republican, was elected in 1978. She is running for re-election. In a separate incident, she was charged with official misconduct and perjury in connection with two bribery cases involving the Board Lake construction firm of William Deigler and John Lee. Mordecai allegedly tried to arrange a particular judge — Judge Thomas Davis — two cases involving the firm. She then allegedly had to a county grand jury about doing so.

Mordecai was charged April 13, and the case is pending.

Sidewalk sale will highlight 'Showcase'

Starting today, three days of sidewalk sales will mark Wheeling's "Showcase '92," sponsored by the Wheeling Chamber of Commerce.

Wheeling merchants at the village's major shopping centers, which are Dundas Road, will be having their wares at reduced rates, today, Friday and Saturday. The chamber sponsors the event each year "to make everyone in town aware of the large volume of merchandise available in the village," said Patsy Morris, chamber secretary.

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- * **STREET DANCE** — 8 p.m.-11:30 p.m. Music sponsored by First National Bank of Northbrook
- * **DINING FROM 6:30 P.M.** — by Charley Allers Restaurant
- * **\$100 GIVEN AWAY EACH HOUR** by the Northbrook Trust & Savings Bank from 11 a.m.-3 p.m., totaling \$500!
- * **OTHER PRIZES**, including jewelry, a television, food, gift certificates, furniture, will be given away during the evening! Don't miss it!

— \$1,000 GRAND PRIZE GIVEAWAY —

- * Winner must be present * Drawing held during Street Dance
- * Ask any Northbrook Shopping Merchant for details — You'll come!

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WITH NEWS OF THE PEOPLE AND EVENTS OF MOUNT PROSPECT AND PROSPECT HEIGHTS



Good morning,
Mount
Prospect and
Prospect
Heights!

THE BRIEFS

Mount Prospect Library offers travel kits for children

If you need something to keep your kids busy while traveling, Mount Prospect Public Library staff have designed an assortment of travel kits.

Each bag contains an atlas, travel game book, nature activity book, five paperbacks, one book tape, three book/cassette kits, three toys, two audio tapes and a log book for keeping a diary of the trip. The kits are specifically geared to children ages 1 up to sixth grade.

"The kits are very convenient for both parents and grandparents; they are ready to go so they don't have to search and put something together themselves," said Katherine Orsini of the Youth Services staff.

The kits circulate for two weeks; however, if a patron requests an extension of the loan period, an adjustment can be made.

For details, call the library's youth services department at (847) 253-9475.

THE FACTOID

■ Mount Prospect Elementary District 57 says 84.7 percent of the taxes it levies, or \$8.15 million of \$11.34 million in property taxes, extended in 1997, go to pay for education-related expenses.

THE QUOTE

"We'll round these funds up slightly, because we want to ensure the levy we set gets enough shade over the limit that we know we'll hit that limit."

—Paul K. Halverson, director of fiscal services and facilities for Mount Prospect Elementary District 57, during a finance committee discussion last week on the school district's tax levy.

THE BLOTTER

Prospect Heights

■ Vandalism smashed a window Wednesday or Thursday on a 1993 Nissan Sentra it was parked on the 800 block of east Old Wolf Road in Prospect Heights, police said.

■ Thieves stole a cellular phone on an unknown date out of a business on the 1600 block of north Broad Road in Prospect Heights, police reported Thursday.

■ Thieves stole two license plates between Saturday and Wednesday off a 1989 Chrysler sedan it was parked on the 2800 block of north Milwaukee Avenue in Prospect Heights, police said.

■ A man stole a prepaid telephone card Thursday from a convenience store on the 6-100 block of north Wolf Road in Prospect Heights, police said. The man asked a clerk for a telephone card, and when the clerk put it on the counter, the man grabbed it and ran out of the store, officials said. The suspect was described as a male, 5 feet 6 inches tall, 150 pounds, with brown eyes and black hair. He was wearing a black baseball cap and blue jacket. The man drove off in a black Ford Escort in an unknown direction, officials said.

Mount Prospect

■ Burglars stole a cellular phone, \$150 and credit cards out of a 1994 Honda Civic parked on the 1800 block of west Golf Road in Mount Prospect, police said. The money and credit cards were taken out of a wallet, which was left at the scene. The burglars smashed a window to gain entry into the car. The total loss was estimated at \$500.

■ Burglars stole a cellular phone Dec. 5 out of an unoccupied 1994 Jeep Grand Cherokee parked on the 800 block of south Abbott Street in Mount Prospect, police said. The phone was valued at \$500.

■ Vandalism broke a window on an unknown date at a residence on the 800 block of west Jacobella Street in Mount Prospect, police reported Thursday. Damage was estimated at \$500.

■ Burglars stole a book bag containing paperwork Thursday out of a 1995 Ford Explorer parked on the 1600 block of Mount Prospect Plaza in Mount Prospect, police said. The burglars smashed the rear window of the car to gain entry. The total loss was estimated at \$350.

Contact us

■ Mount Prospect/Prospect Heights editor: Kay Flay, (847) 427-4488.
■ Community news (inside Neighbor): John Peterson, (847) 427-4483.
■ Youth reports, underclass stories: Mike Spelman, (847) 427-4447.
■ Mount Prospect, Prospect Heights reporter: Amy McLoughlin, (847) 427-4488.
■ District 57, 214 reporter: Dawn Webster, (847) 427-4417.
■ Districts 21, 25 and 26 reporter: Dwayne Wong, (847) 427-4461.

Prospect Hts. wants to close road to Wheeling traffic

By Amy McLoughlin
Daily Herald Staff Writer

Prospect Heights officials are expecting some argument if they close off access to Robert Avenue at the Sandpiper condominium complex in Wheeling.

But, they said, it is something that needs to be done to protect their residents from cut-through traffic.

"It's the problem of people using that as a driveway," 3rd Ward Alderman Gregory Koepsen said. "I think our residents have put up with it long enough."

City Administrator Kenneth Bender said City Attorney Don Kruger is looking into the legal issues involved with shutting off access to Robert Avenue from the Wheeling complex.

A court order dating back to the mid-1960s requires Robert Avenue to be open for emergency vehicle access. But it stipulated that regular car traffic should not use Robert Avenue except from 4 to 7 p.m. Monday through Saturday.

Sandpiper residents should be using an entrance and exit from the complex to Palestine Road, city officials said.

Robert Avenue is in Prospect Heights, and runs east from Elmhurst Road to Sandpiper.

"This has all been visited to the point (that) people are upset, and with reason," Mayor Edward F. Rotchford said. "My feeling is if this council wants it closed, then close it and let Wheeling come to us for court."

Koepsen said he was glad that other aldermen agreed to look into possibly closing it. Bender said there will be a report about the feasibility of closing the street at the Jan. 1 city council meeting. Koepsen, whose 3rd ward includes the

area, said he hopes to find a barricade that emergency vehicles can either open with a remote control or a key, or actually drive over in case of an emergency.

Craig Anderson, village manager in Wheeling, said he has heard this is becoming an issue but he personally has not gotten any complaints from the area lately.

The court order wouldn't allow for the street to be closed, he said.

"It's a public street, but it's in Prospect Heights," Anderson said. "Obviously, we'll do whatever we're supposed to do."

OUR TOWN



Fire safety wreath

Elk Grove Township Fire Department Lt. Michael Nelson and firefighter Scott Burkhammer check the lights on the Christmas wreath hanging outside the station at 1415 E. Algonquin Road, Elk Grove. Now covered in red lights, the fire department will change a red light to white for any fire related to holiday decorations as part of a statewide fire safety program, "Keep the Wreath Red." Story on Page 3.

Daily Herald Photo/Gilbert Roemer

NEIGHBORS IN THE NEWS

Amy May and Karen Stratinsky were among 27 North Central College students who left Naperville Nov. 29 in several vans.

Accompanied by three college staff, they traveled to Chavies, Ky., to be part of the Appalachian Service Project (ASP), a Christian outreach that helps build and repair homes in the central part of this impoverished mountain region.

Over a one-week period, the North Central students helped families make much-needed repairs to their homes. The volunteers stayed in an old two-

story schoolhouse, used mostly donated vehicles and did their own housekeeping.

The group returned Dec. 5.

May is the daughter of Mr. and Mrs. Alfred May of Mount Prospect.

Stratinsky's parents are Mr. and Mrs. Ronald Stratinsky of Prospect Heights.

Rachel Brill of Mount Prospect was among three Illinois residents recently inducted into Kappa Delta Pi, an inter-

national honor society in education at Ball State University, Muncie, Ind.

Kappa Delta Pi is an association of individuals who show high personal standards and scholarship. Members of the organization are recognized for their achievements, contributions to excellence in education and related fields.

Brill, the daughter of Frederick and Sharon Brill, is a senior and majored in social studies education with a minor in mathematics.

Science teachers get online help

Thanks to the state, and a Chicago not-for-profit agency, some area teachers are now in the fast-lane of the information superhighway.

With state funding, the Chicago Academy of Sciences is providing free access to its CAOS Club Web site to 1,400 Illinois teachers including many in the Northwest suburbs.

The Web site, at www.caosclub.org, lets teachers access lesson plans, teaching resources and other items aligned with the state's science instruction guidelines.

The site also has a page featuring live science experiment demonstrations — accessible only to those who have the password — teachers can show in their classrooms, save or have students reproduce.

"What's different about this (site) is the Internet is moving in the direction where we can use video," said CAOS education director Phil Purdie.

Without the state funding, it would cost teachers \$350 each to subscribe to the Web site.

"It's a great opportunity for the kids. It's not just playing, the kids are learning science on the Internet," said Cindy Baggie, a science teacher at Holmes Middle School in Wheeling.

Teachers in area school systems including Wheeling Township Elementary District 21, Prospect

Heights Elementary District 23, Elgin Area Unit District 46 and Des Plaines Elementary District 62 are signed up to access the site.

Students are the key to Randhurst: Students from a several area schools this week will be performing seasonal music at Randhurst Shopping Center in Mount Prospect.

Tomorrow, the Robert Frost Elementary School bell choir and chorus will perform at noon, followed by students from Ryan Kline Elementary School at 6 p.m.

Other students entertaining shoppers later in the week are from schools including Travis Elementary School, Mount Park School and St. James School.

Ring up two: Students from the Robert Frost Elementary School bell choir and chorus also will entertain seniors at the Brighton Gardens retirement home in Prospect Heights at 1:30 p.m. Wednesday.

Principal Gregg Crocker said 47 students from the Wheeling Township Elementary District 21 school will take part in the performance.

Hot winter fun: River Trails

Middle School students will hold their annual Winter Carnival at the school, 1000 Wolf Road in Mount Prospect, on Friday. Then, the students hold games

they charge their classmates to play such as limbo dances and lawn bowling. The proceeds will be donated to a charity students will choose in January. Last year's event raised \$1,200 for the Make A Wish Foundation.

News bytes: Elk Grove High School science teachers Deborah Fritchett and Jonathan Morrison recently attended the National Science Teachers Association Convention in Nashville for three days of workshops and speeches.

Hills-based educational materials supplier ETA recently adopted St. Early School in Mount Prospect and Elgin Elementary School in Buffalo Grove, sending them its products. ... Students from Maine West High School were among the representatives at the recent Tech 2000/47.7 School Technology Fair in Chicago.

News, tips, etc.: contact me at (847) 427-4481 or fax to 427-1301.

District 214 board looks at course catalog

By Vince Galloro
Daily Herald Staff Writer

Two language arts classes may be dropped from the Northwest Suburban High School District 214 curriculum as part of an annual review of the course catalog.

"It's kind of a lean year for curriculum change," said John C. Hillery, assistant superintendent for instruction.

Hillery told board members last week that bigger revisions of the course catalog could come once new graduation requirements and the details of the new state education standards are set.

Board member Gary Newland said he would like the number of classes offered to be a little leaner.

He questioned whether the district should offer a similar class.

"I don't know what it has to do with reading, writing and arithmetic," Newland said. "I saw one in here called 'Sordid Dance.' What is that, where they learn the Macarena?"

Hillery has defended the wide range of courses when it has been suggested in the past that District 214 could best handle its growing enrollment by limiting classes.

But in his reply to Newland last week, Hillery gave a little ground.

"While we don't want to give up quality, there are probably ways we could streamline," he said.

Hillery thought the long-range changes in the curriculum could be an excellent topic of discussion for a series of workshops board members will host with parents, students, teachers and citizens to discuss ways to cut costs.

The workshops are meant to take on the flavor of "town meetings," board President Miriam "Mimi" Cooper said. They are set for Jan. 21, Feb. 18 and March 3. Each is scheduled to last two hours.

Participants at the workshops will search for ways to save money as enrollment increases 11.5 percent by 2001.

Making way for some of those extra students prompted a \$1.7 million, 16-classroom expansion at Wheeling High School that board members approved this fall.

Newland repeatedly has said District 214 needs to reduce the course catalog for fiscal reasons.

"We can't afford to have so many classes with so few students," he said. "We have to accept that and focus on the basics."

TODAY

River Trails Dist. 26 school-board meets

The River Trails Elementary District 26 board will meet at 7:30 p.m. at River Trails Middle School, 1000 Wolf Road, Mount Prospect.

Mount Prospect village board meets

Mount Prospect village board meets at 7:30 p.m. to hold a hearing on the 1998 budget and 1997 tax levy at the senior center, 60 E. Emerson St.

Running club meets at RecFlex

A new Mt. Prospect Park District running group called the "KANK Club" meets at 6:30 p.m. on Thursdays at the RecFlex for fun/fitness. There are no entry fees and membership is not required. For information, call (847) 640-1000, ext. 250.

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document 1 of 1

CITY TO BUY GATE TO LIMIT TRAFFIC ON ROBERT AVE.: [NORTHWEST SPORTS FINAL, NW Edition]

Cohn, Jessica. **Chicago Tribune** [Chicago, Ill] 19 Aug 1998: 7B.

Abstract (summary)

The Prospect Heights City Council this week agreed to spend nearly \$9,000 to buy an electronic gate to prevent motorists--going to and from the Sandpebble Condominium complex--from using Robert Avenue at certain times of the week.

Full Text

The Prospect Heights City Council this week agreed to spend nearly \$9,000 to buy an electronic gate to prevent motorists--going to and from the Sandpebble Condominium complex--from using Robert Avenue at certain times of the week.

Residents at Monday night's council meeting said drivers routinely ignore restrictions limiting access to Sandpebble, which is just across the city limits, in Wheeling.

"My son was hit by a car coming out of Sandpebble 22 years ago," said resident Sue Mitchell. "We have many little children. I'm going to have grandchildren. I don't want them killed."

Prospect Heights City Atty. Donald Kreger said Prospect Heights and Wheeling agreed in the late 1970s to limit access to Sandpebble at certain times. School buses and emergency vehicles were exempted from the restrictions.

Late last year, Prospect Heights residents asked Aldermen Tom Shirley and Greg Koeppen if anything more could be done to enforce the restrictions, which had been posted and, residents said, ignored, for years.

At the direction of the City Council, Kreger started court proceedings to vacate the original agreement and close the street altogether, except to emergency vehicles.

At the same time, the Public Works and Engineering Department took bids on manual and electronic gates that would physically enforce the order.

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Indexing (details)

Title	CITY TO BUY GATE TO LIMIT TRAFFIC ON ROBERT AVE.: [NORTHWEST SPORTS FINAL, NW Edition]
Author	Cohn, Jessica

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document 1 of 1

**Good morning, Mount Prospect and Prospect Heights!: [C2 Edition 1]
Daily Herald [Arlington Heights, Ill] 19 Aug 1998: 1.**

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Abstract (summary)

Prospect Heights city officials decided this week to go ahead and install a gate on Robert Avenue at the city's border, and perhaps continue to explore closing the road permanently.

After hearing from local residents upset about traffic along Robert Avenue, aldermen voted to spend up to \$10,000 installing a gate there. The gate would be controlled electronically and would only be opened for eastbound traffic between the hours of 3 and 7 p.m. and for emergency vehicles.

Full Text

THE BRIEFS

Robert Avenue will get gate to block bothersome traffic

Prospect Heights city officials decided this week to go ahead and install a gate on Robert Avenue at the city's border, and perhaps continue to explore closing the road permanently.

After hearing from local residents upset about traffic along Robert Avenue, aldermen voted to spend up to \$10,000 installing a gate there. The gate would be controlled electronically and would only be opened for eastbound traffic between the hours of 3 and 7 p.m. and for emergency vehicles.

There has been longstanding discord between the city and Wheeling over Robert Avenue, which leads into the Sandpebble condo complex in Wheeling.

Residents along Robert Avenue say cars speed by going to and from Sandpebble.

"It's not one car, it's numerous cars," said Robert Avenue resident Sue Mitchell. "We have many little children. I'm going to have little grandchildren, I don't want them killed."

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document 1 of 1

Residents ready for battle Palatine Road project causing headaches for Wheeling condo complex: [Cook Edition]

Kwame Patterson and Avian Carrasquillo Daily Herald Staff Writers. **Daily Herald** [Arlington Heights, Ill] 14 May 2005: 4.

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Abstract (summary)

Since the Wind's Department of Transportation began its Palatine Road resurfacing project last month, residents of Sandcastle Walk Condominiums in Wheeling have been asking Prospect Heights officials to allow them all-day access to Robert Avenue.

Several years ago, Prospect Heights placed a gate on Robert Avenue because of an increase in the amount of traffic through the residential area. Normally, the gate is open only from 4 to 7 p.m. Monday through Friday, according to Prospect Heights police. Today,

Prospect Heights will keep the gate open Monday through Friday between 4 and 7 p.m., and will open the gate if construction blocks access to Sandpore from Palatine.

Full Text

The plan is to storm the castle Monday night with 40 to 50 villagers, if things don't change.

Since the Illinois Department of Transportation began its Palatine Road resurfacing project this month, residents of Sandpebble Walk Condominiums in Wheeling have been asking Prospect Heights officials to allow them Sunday access to Robert Avenue.

The 354-condominium complex, near Wolf and Palestina roads, has only one all-weather driveway where residents can enter and exit.

This driveway, however, is off of Palatine, where ICGT is removing chunks of it.

For the Kowalskis, president of the Sandpiper Homeowners Association, said residents were to use Robert Avenue in Prospect Heights as an alternate entrance and exit, but the street is closed off most of the day.

Several years ago, Prospect Heights placed a gate on Robert Avenue because of an increase in the amount of traffic through the residential area. Normally, the gate is open only from 4 to 7 p.m. Monday through Friday, according to Prospect Heights police officials.

Prospect Heights Police Chief Bruce Morris said it's an issue of convenience vs. public safety and the city chooses the safety of its residents.

"It's our jurisdiction," Morris said. "We're all going to be inconvenienced during construction and people have to get used to it."

Morris also said Prospect Heights worked out an agreement with Winnetka's emergency departments to open the gate if there is a public safety issue.

Wheeling police Cmdr. Jim Kuzynowski said they know there are some inconveniences to Sandpobble with the construction, but there is little they can do to open the gate.

“Legally, the village can’t open the gate because someone has to wait an extra five or 10 minutes,” he said.

If there is an emergency or if traffic gets cut off and, whenever police have the code to open the gate.

"Propped Heights Force Department has been very cooperative in working with us," Kluzyrowski said.

Prospect Heights will keep the gate open Monday through Friday between 4 and 7 p.m., and will open the gate if construction blocks access to Sandpebble from Palatine.

Kuwalak said she is also concerned the congestion at the driveway could affect emergency service access to complex residents.

"We've had to ask Wheeling police to direct traffic," she said. "This takes time away from officers' normal duties."

Kovalko, who has written to several local and state officials including Mayor Rodney Datta and Gov. Rod Blagojevich, said the city reneged on a verbal agreement to keep the canal open if traffic got bad during construction.

"Shame on you Mayor Pace," she said. "You want 354 homeowners to support services in Prospect Heights but you are not willing to help us at all."

In a written response from the city, Pace said he appreciates the concern but he has to consider the residents of Prospect Heights first and foremost.

*Please consider if it is fair that all city residents bear the cost of repairing streets that are used by residents from another community that does not pay taxes to the city." This letter states.

In addition, Fice's response said the city did not agree to keep the gate open during the entire resurfacing project.

Howe said residents of Sandpebble are going to give city officials a choice: Either open the gate or be bombarded at Monday's city council meeting.

"Nobody can force them to do this," she said. "We just have to make it miserable for them to force them to do this."

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Wheeling residents' gate request denied: [Cook Edition]

Kwame Patterson Daily Herald Staff Writer. **Daily Herald** [Arlington Heights, Ill] 17 May 2005: 4.

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Abstract (summary)

Since the Illinois Department of Transportation began its Palatine Road resurfacing project, residents of Sandpebble Walk Condominiums in Wheeling have been asking Prospect Heights officials to allow them more access to Robert Avenue, which lies within city limits.

Several years ago, Prospect Heights barred entrance and exit to Robert Avenue by installing a gate. The gate is open from 4 to 7 p.m. Monday through Friday to allow entrance onto Sandpebble.

In the case of an emergency, Wheeling fire and police departments also have the code to open the gate, "so you're covered in there," [Rodney Pace] said.

Full Text

As promised, more than 50 Wheeling residents filled Prospect Heights City Hall Monday night, asking the city to open a gated street during the Palatine Road resurfacing project.

City officials, however said no.

Since the Illinois Department of Transportation began its Palatine Road resurfacing project, residents of Sandpebble Walk Condominiums in Wheeling have been asking Prospect Heights officials to allow them more access to Robert Avenue, which lies within city limits.

Sandpebble's main entrance is off Palatine road, but residents say construction has made it congested and hard to maneuver through.

Several years ago, Prospect Heights barred entrance and exit to Robert Avenue by installing a gate. The gate is open from 4 to 7 p.m. Monday through Friday to allow entrance onto Sandpebble.

The city decided not to extend the gate's access and to continue to keep it open during the regular hours.

Mayor Rodney Pace also said if the intersection is blocked, the gate will be opened.

In the case of an emergency, Wheeling fire and police departments also have the code to open the gate, "so you're covered in there," Pace said.

"We have to protect our residents also, and we feel this would be a major hazard to our residents to open up that gate," Pace said.

Annabelle Kowalski, president of the Sandpebble Homeowners Association, asked if the city could, at least, extend the access time to 6 to 8 a.m.

"We're not asking for you to open it all day," she said.

She added that they are more concerned about the safety of children who are waiting for school buses on the corner or senior citizens who have to travel outside the complex for health issues.

But Susan Mitchell, who has lived on Roberts Road for more than 30 years, said opening the gate would be a danger to her family's safety.

She said she fought for 25 years to get the gate up because her son was hit by a car coming out of Sandpebble.

"The people of Sandpebble, not all, but a lot, do not know how to drive 25 miles per hour down the street," she said. "They do not know what a stop sign looks like or how to obey it."

Copyright Daily Herald May 17, 2005

Indexing (details)

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document 1 of 1

Prospect Heights closes gate on Wheeling's access request: [C2,C7,C11 Edition]

Patterson, Kwame. **Daily Herald** [Arlington Heights, Ill] 20 May 2005: 1.

Abstract (summary)

Hold up! Stop the presses! What do Wheeling officials have to say about Prospect Heights' decision this week not to open a gated street during the Palatine Road resurfacing project?

Residents of Sandpebble Walk Condominiums in Wheeling asked Prospect Heights officials to allow them more access to Robert Avenue, which lies within city limits.

Wheeling Trustee Dean Argiris said he is shocked and disappointed with Prospect Heights' decision.

Full Text

Hold up! Stop the presses! What do Wheeling officials have to say about Prospect Heights' decision this week not to open a gated street during the Palatine Road resurfacing project?

Residents of Sandpebble Walk Condominiums in Wheeling asked Prospect Heights officials to allow them more access to Robert Avenue, which lies within city limits.

City officials on Monday denied their request to open Robert, saying it would be a hazard to the residents of Prospect Heights and the increased traffic would destroy the city's roads.

But at least one of the seven Wheeling trustees believes Prospect Heights officials are not being good neighbors.

Wheeling Trustee Dean Argiris said he is shocked and disappointed with Prospect Heights' decision.

The main entrance and exit for the complex of more than 1,000 residents and about 500 vehicles is located on Palatine Road, where state transportation authorities are removing pieces of the road.

It has become extremely difficult traveling from this exit since construction began, according to Sandpebble residents.

"I'm shocked by (City Administrator Matt) Zimmerman and (Prospect Heights Mayor Rodney) Pace that they are not sensitive to this issue," Argiris said. "We as a village would never do that, none of us."

Sandpebble reps said they weren't asking for all-access to Robert Avenue, just for the gate to be opened from 6 to 8 a.m., in addition to the regular schedule.

The city will continue to allow gate access from 4 to 7 p.m. Monday through Friday and will open it if the main entrance/exit along Palatine is obstructed.

In addition, city officials said Wheeling's emergency departments have the code to open the gate in case of an emergency or safety issue.

"Six to 7 (a.m.) and 4 to 7 (p.m.), big deal," Argiris said. "It would help with the morning rush and the afternoon rush."

Argiris added he is sensitive to the safety and financial conditions of Prospect Heights and he understands the entire Palatine project is going to be an inconvenience.

However, by opening the gate, Prospect Heights has the ability to provide a short-term, added solution to "the mess."

Everybody thinks Wheeling causes the congestion, but it's people going through Wheeling, he said.

According to Argiris, the city's decision will affect people to the north and west in Arlington Heights and Buffalo Grove during the project.

The whole situation, according to Argiris, is upsetting and he plans on bringing the issue up for discussion at this Monday's Wheeling village board meeting.

"Hopefully, this will get resolved, and I think it will," he said. "But I'm only one of seven (trustees). Who knows what will come out of the rest of them?"

Copyright Daily Herald May 20, 2005

Indexing (details)

People	Argiris, Dean
Title	Prospect Heights closes gate on Wheeling's access request: [C2,C7,C11 Edition]
Author	Patterson, Kwame
Publication title	Daily Herald
Pages	1
Number of pages	0
Publication year	2005
Publication date	May 20, 2005
Year	2005
column	Local beat
Section	NEIGHBOR
Publisher	Daily Herald
Place of publication	Arlington Heights, Ill.
Country of publication	United States
Publication subject	General Interest Periodicals--United States

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document 1 of 1

Prospect Hts. opens gate for Wheeling residents: [C2,C4,C6,C7 Edition]

Kwame Patterson Daily Herald Staff Writer, **Daily Herald** [Arlington Heights, Ill] 26 May 2005: 6.

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Abstract (summary)

Because of worsening traffic conditions in the Palatine Road resurfacing project, Prospect Heights officials have agreed to open a city gate to Wheeling residents during rush hour.

Prospect Heights installed a gate on Robert several years ago because of safety issues, according to city officials. The gate left Sandpebble residents with one main entrance off of Palatine's frontage road.

That same night, during a Wheeling village board meeting, some Wheeling officials expressed concerns over Prospect Heights' keeping the gate closed.

Full Text

Because of worsening traffic conditions in the Palatine Road resurfacing project, Prospect Heights officials have agreed to open a city gate to Wheeling residents during rush hour.

City officials said that, starting today, the gate on Robert Avenue in Prospect Heights will be open to Sandpebble Walk condominium residents from 6:30 to 8:30 a.m. and from 4 to 7 p.m. Monday through Friday.

The decision comes after strong lobbying from Sandpebble residents.

Prospect Heights installed a gate on Robert several years ago because of safety issues, according to city officials. The gate left Sandpebble residents with one main entrance off of Palatine's frontage road.

But since the Illinois Department of Transportation began its resurfacing project earlier this month, many residents said it's been hectic getting in and out of the complex from Palatine Road, leaving Robert as the only other means of access.

Originally, the city refused residents' request, stating the gate would be opened only from 4 to 7 p.m.

Prospect Heights officials now say they will open the gate in the morning because of a significant increase in construction activity at or near the Sandpebble entrance, according to news release from the city.

Second Ward Alderman John Styler said that on Monday night, the city council agreed to allow more access to the gate.

That same night, during a Wheeling village board meeting, some Wheeling officials expressed concerns over Prospect Heights' keeping the gate closed.

Wheeling Village Manager Wally Douthwaite said the city had previously agreed to open the gate in the morning and in the afternoon, but then changed its mind.

Styler said the city's decision was not a result of the recent publicity or comments from Wheeling officials or residents.

However, some Prospect Heights police officers and council members observed how "horrendous" the traffic situation had become.

"You wouldn't even want to travel through Prospect Heights," Styler said.

City Administrator Matt Zimmerman said he told Wheeling officials the city would monitor the problem and if the situation got worse, the city would open the gate.

"Now you have 1,000 people having trouble with lane closures," Zimmerman said.

On Wednesday, Douthwaite said he is happy to see Prospect Heights working with its neighbors. "If that's the case, I'm glad they've seen it was the right thing to do in terms of intergovernmental relations."

Third Ward Alderman Bob McLoughlin, who is the alderman for the Robert Avenue area, has asked the city's police step up traffic enforcement during the project.

If police see an increase in traffic violations along the street, the gate will be closed again, city officials said.

Copyright Daily Herald May 26, 2005

Indexing (details)

People	Styler, John
Title	Prospect Hts. opens gate for Wheeling residents: [C2,C4,C6,C7 Edition]
Author	Kwame Patterson Daily Herald Staff Writer
Publication title	Daily Herald
Pages	6
Number of pages	0
Publication year	2005
Publication date	May 26, 2005
Year	2005
Section	NFWS
Publisher	Daily Herald
Place of publication	Arlington Heights, Ill.
Country of publication	United States
Publication subject	General Interest Periodicals--United States
Source type	Newspapers
Language of publication	English
Document type	NEWSPAPER
ProQuest document ID	313049343
Document URL	http://gatekeeper.chipublib.org/login?url=http://search.proquest.com/docview/313049343?accountid=303
Copyright	Copyright Daily Herald May 26, 2005
Last updated	2010-06-18
Database	Illinois Newsstand

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Roadwork fix still irks residents: [Cook Edition]

Kwame Patterson Daily Herald Staff Writer. **Daily Herald** [Arlington Heights, Ill] 27 May 2005: 4.

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Abstract (summary)

On Tuesday, Prospect Heights City Council decided to open the gate on Robert Avenue to Sandpebble residents from 6:30 to 8:30 a.m., in addition to the regular hours of 4 to 7 p.m., Monday through Friday. The gate opened in the morning for the first time Thursday.

Residents in both Sandpebble and Prospect Heights will be ticketed if they are caught violating this order, said Prospect Heights Police Chief Bruce Morris.

Sandpebble residents requested Prospect Heights open the gate on Robert for entrance and exit during rush hour.

Full Text

Residents of Sandpebble Walk Condominium in Wheeling say certain restrictions on Prospect Heights' latest Robert Avenue gate opening still leave them in a bind.

On Tuesday, Prospect Heights City Council decided to open the gate on Robert Avenue to Sandpebble residents from 6:30 to 8:30 a.m., in addition to the regular hours of 4 to 7 p.m., Monday through Friday. The gate opened in the morning for the first time Thursday.

But Annabelle Kowalski, president of the Sandpebble Walk Homeowners Association, said the city is only allowing people to exit through the gate in the morning and enter it in the evening. "That doesn't help our traffic problem at all. It's still congestion," she said. "They're just doing it to cut down on traffic on School Street."

Residents of Sandpebble have been using School Street as an alternate route since Palatine Road construction began earlier this month.

Residents in both Sandpebble and Prospect Heights will be ticketed if they are caught violating this order, said Prospect Heights Police Chief Bruce Morris.

Morris said he assigned a police officer to the gate area to issue tickets and to monitor traffic flow. Prospect Heights police also removed one officer from the investigative team and placed him on traffic detail.

Morris said the changeover is due to the overall traffic problems involved in the Palatine Road resurfacing project and not the issue of the gate.

The officer will be at the gate when it is opened and periodically when the gate is closed, Morris said.

Third Ward Alderman Rob McCoughlin added that if an officer has to leave his post at the gate, it will be closed regardless of the new gate schedule.

Since the Palatine Road resurfacing project began earlier this month, residents of Sandpebble say the increased traffic passing in front of their main entrance and exit on Palatine makes it difficult for them to use the driveway.

Therefore, Sandpebble residents requested Prospect Heights open the gate on Robert for entrance and exit during rush hour.

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Indexing (details)

People	Morris, Bruce
Title	Roadwork fix still irks residents: [Cook Edition]
Author	Kwame Patterson Daily Herald Staff Writer
Publication title	Daily Herald
Pages	4

Number of pages	0
Publication year	2005
Publication date	May 27, 2005
Year	2005
Section	NEWS
Publisher	Daily Herald
Place of publication	Arlington Heights, Ill.
Country of publication	United States
Publication subject	General Interest Periodicals--United States
Source type	Newspaper
Language of publication	English
Document type	NEWSPAPER
ProQuest document ID	313059794
Document URL	http://gatekeeper.chipublib.org/login?url=http://search.proquest.com/docview/313059794?accountid=303
Copyright	Copyright Daily Herald May 27, 2005
Last updated	2010-06-10
Database	Illinois Newsstand

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Abstract (summary)

Since the Illinois Department of Transportation began its Palatine Road resurfacing project this month, residents of Sandpiper Walk Condominiums in Wheeling have been asking Project Heights officials to allow them all-day access to Robert Avenue.

Several years ago, Prospect Heights placed a gate on Robert Avenue because of an increase in the amount of traffic through the residential area. Normally, the gate is open only from 6 to 7 p.m. Monday through Friday, according to Prospect Heights police officials.

Prospect Heights will keep the gate open Monday through Friday between 4 and 7 p.m., and will open the gate if construction blocks access to Sandpette from the line.

[Full Text](#)

The plan is to storm the castle Monday night with 40 to 50 villagers if things don't change.

Since the Illinois Department of Transportation began its Potlatch Road resurfacing project this month, residents of Sandpobble Walk Condominiums in Wheeling have been asking Prospect Heights officials to allow them mid-day access to Robert Avenue.

The 354-condominium complex, near West and Palestine roads, has only one all-access driveway where residents can enter and exit.

That driveway, however, is off of Fat'at'ne, where IDOT is removing chunks of road.

Marabese Kowalski, president of the Sandpiper Homeowners Association, said residents want to use Robert Avenue in Prospect Heights as an alternate entrance and exit, but the street is closed off most of the day.

Several years ago, Prospect Heights placed a gate on Robert Avenue because of an increase in the amount of traffic through the residential area. Normally, the gate is open only from 4 to 7 p.m. Monday through Friday, according to Prospect Heights police officials.

Prospect Heights Police Chief Brian Morris said it's an issue of convenience vs. public safety and the city chooses the safety of its residents.

"It's our jurisdiction," Morris said. "We're all going to be inconvenienced during construction and people have to get used to it."

Morris also said Prospect Heights worked out an agreement with Wheeling's emergency departments to open the gate if there is a public safety issue.

Winning police Cmdr. Jim Pichowski said they know there are some inconveniences to Sandpebble with the construction, but there is little they can do to open the gate.

"Legally, the village can't open the gate because so many people have to wait an extra five or 10 minutes," he said.

If there is an emergency or if traffic gets out of hand, Whelan's police have the code to open the gate.

"Prospect Heights Police Department has been very cooperative in working with us," Kuczyrowski said.

Per Jordan Heights will keep the gate open Monday through Friday between 4 and 7 p.m., and will open the gate if construction blocks access to Sandpocket from Palestine

Kurowski said she is also concerned the congestion at the driveway could affect emergency service access to complex residents.

"We've had to ask Wheeling police to direct traffic," she said. "This takes time away from officers' normal duties."

Kowalski, who has written to several local and state officials, including Mayor Rodney Pace and Gov. Rod Blagojevich, said the city reneged on a verbal agreement to keep the canal open if traffic got bad during construction.

" Shame on you Mayor Pace," she said. " You want 354 homeowners to support services in Prospect Heights but you are not willing to help us at all."

In a written response from the city, Pace said he appreciates the concern but he has to consider the residents of Prospect Heights first and foremost.

*Please consider if it is fair that all city residents bear the cost of repairing streets that are used by residents from another community that does not pay taxes to the city." the latter states.

In addition, Pare's response said the city did not agree to keep the gate open during the entire resurfacing project.

Howarth said residents of Sandoebble are going to give city officials a choice: Either it's the gate or be bombarded at Monday's city council meeting.

"Nobody can force them to do this," she said. "We just have to make it miserable for them to force them to do this."

Copyright Daily Herald May 14, 2005



H

To: Mayor Nicholas J. Helmer and the Prospect Heights City Council
From: Steve Skiber, Director of Building and Zoning *SS*
Date: November 6th 2014
Re: 2600 & 2700 Sanders Road Sub-Area Plan

Issue: The City commissioned Solomon Cordwell Buenz to conduct a stand-alone feasibility study to determine the highest and best use of the 30 acre, vacant, parcel on Sanders Road, owned by Allstate.

Analysis: SCB performed an in depth analysis of the subject property to assist the City Council, (and PZBA), in their decision making should a development petition appear on a future City Agenda. The study contains details pertaining to Existing Conditions – Market Assessment – Site Recommendations and Next Steps. This study was designed to guide the City in the future development, of this parcel, with regard to the potential (Class A) luxury apartment proposal on the north 8 acres, future development by the land owner, Allstate, on the south 22 acres and the possibility of a centrally based retail/service component, accessory to residential/office uses. A Public Hearing was held on October 23rd 2014 to hear testimony regarding this amendment to the new Comprehensive Plan. Even though Allstate filed an 'objection' to the adoption of the study, Commissioners testified to the merit and benefit the study would provide.

Recommendation: The PZBA voted 7-0 to recommend to the City Council to adopt the study, as an amendment to the Comprehensive Plan. Staff concurs.

Thank You.

RECEIVED
CITY OF PROSPECT HEIGHTS

2014 OCT -6 PM 3:26

FOR OFFICE USE ONLY:

FEE PAID 0

RECEIPT #

DATE

REC'D BY

CASE # 14-13

MEETING DATE 10-23-14

PLAN/ZONING BOARD OF APPEALS
APPLICATION

☐ Special Use (\$400)

☐ Variation (\$150)

☒ Text Amendment (\$300)

☐ Map Amendment (Refer to Ord. 0-03-18)

☐ Subdivision/PUD (Refer to Ord. 0-03-18)

☐ Lot Consolidation (Refer to Ord. 0-03-18)

APPLICANT:

ADDRESS:

City of Prospect Heights

8 N. Elmhurst Rd.

Prospect Hts. IL 60070

PHONE:

Home:

Work:

847-

398-6070

Cell:

ADDRESS OF SUBJECT PROPERTY:

2600 - 2700 Sanders Road

Northbrook IL 60062

PROPERTY IS LOCATED IN THE 0-1 ZONING DISTRICT.

APPLICABLE SECTION OF ORDINANCE:

11.10/5-10-10

DESCRIPTION OF REQUEST:

To consider an amendment to the Comprehensive
Land Use Plan, specifically a 30 acre Sub-Area Plan at 2600 and
2700 Sanders Road, Northbrook IL 60062

Are there any covenants, conditions, restrictions or floodplain issues concerning type of improvements, setbacks, area or height requirements, occupancy or use limitations, etc. placed on the property and now of record: YES NO X If yes, please describe:

Has the property been the subject of previous or pending administrative legislative or court action:
YES X NO If yes, give details:

previous development
plan - application withdrawn

The following items MUST be submitted at time of filing:

1. Application (12 copies)
2. Plat of Survey (12 copies) - must be drawn to scale and indicate the location of the proposed addition or construction and must contain the legal description of the property, along with additional information to support the application (12 copies). (Note*- please include one copy for file no larger than 11"x17").
3. Proof of Ownership (1 copy)
4. Letter indicating Hardship (for variations only -12 copies)
5. Notice to Property Owners (1 copy) -Note: Explanation of Request should match description on Application
6. List of Property Owners (1 copy) obtained from the Wheeling Township Office, 1616 N. Arlington Heights. Rd., Arlington Heights., IL 60004 - Tel: 847/259-1515 of all properties lying within 350 ft. of property line/subject's property once approved confirmation letter from the City of Prospect Heights is received.
7. Application Fee (cash or check made payable to: City of Prospect Heights)

Date: 10-6-14

Stan Skriver

Signature of Applicant



Building/Zoning Departments

Memo

DATE: October 17th, 2014
TO: Thomas Weidman – Chairman
Plan/Zoning Board Commissioners
FROM: Steve Skiber, Director of Building and Zoning
RE: Plan/Zoning Board of Appeals Case No. 14-13TA
City of Prospect Heights – 2600/2700 Sub-Area Plan

Earlier this year, the City Council approved a stand-alone study, by Solomon Cordwell Buenz, to examine possible future development opportunities on the 30 acre Allstate property at 2600 & 2700 Sanders Road. You may recall a prior petition from the Finger Companies to develop the north 8 acres into a luxury apartment complex. However, that petition was withdrawn by Finger before City Council action. Now that the new Comprehensive Land Use Plan has been adopted, City Council has asked for this study to be examined and discuss at the PZBA level. Based on the outcome of this Public Hearing, the City Council will decide whether or not to formally adopt the study.

Thank you.

AGENDA
October 23, 2014

PLAN/ZONING BOARD OF APPEALS
Prospect Heights City Hall
8 North Elmhurst Road – 7 p.m.

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. APPROVAL OF MINUTES**
September 25, 2014
- IV. Case No. ZBA-14-13TA**
Applicant: City of Prospect Heights – Steve Skiber
Address: 2600 and 2700 Sanders Road, Northbrook, IL 60062
Requesting consideration of an amendment to the Comprehensive Land Use Plan to include a Sub-Area Plan.

Case No. ZBA-14-14V
Applicant: Brian and Gail Biagini
Address: 1127 N Drury Lane
Requesting a variance to construct a twenty foot, eleven inch (20'11") high, detached garage.
- V. COMMUNICATIONS**
- VI. OLD BUSINESS**
- VII. NEW BUSINESS**
- VIII. ADJOURNMENT**

Memorandum

To: Prospect Heights Mayor and City Council

**From: Thomas Weidman – Chairman
Plan / Zoning Board of Appeals**

Date: November 6, 2014

Subject: Recommendation

Case No. ZBA -14-13TA

Applicant: City of Prospect Heights

Property Address: 2600 & 2700 Sanders Road

Hearing Date: October 23, 2014

I. Purpose

The City Council adopted the new Comprehensive Land Use Plan on September 8th 2014. Additionally, the City sanctioned a separate study by Solomon Cordwell Buenz to perform a sub-area plan for the 30 acre parcel at 2600 and 2700 Sanders Road, owned by Allstate. It was the desire of the City Council to direct Staff to engage the sub-area plan as an amendment to the Comprehensive Plan. Accordingly, a Public Hearing was held October 23rd 2014.

II. Comments and Testimonies

Steve Skiber petitioned on behalf of the City of Prospect Heights and gave an overview of the study, including the market analysis and recommendations. The study supported the potential development of a Class A Residential, Multi-family Apartment Complex on the north 8 acres, with a small retail service component at the main access entrance, leaving approximately 22 acres for possible (Allstate) office development. However, Allstate did file an objection to its approval, at this time, but did indicate the willingness to partner with the City at the appropriate time.

III. Board and Staff Comments

Even though Allstate filed an objection that was entered into the record, the Commissioners applauded the contents of the study and indicated that it should be adopted as an amendment to the new Comprehensive Plan.

IV. Decisions and Findings

A motion was made by Commissioner Jones, seconded by Commissioner Tammen, to approve consideration of an amendment to the Comprehensive Plan to include a Sub-Area Plan. The results of a roll call vote was seven (7) affirmative votes, to approve this request to the City Council.

**City of Prospect Heights
Plan/Zoning Board of Appeals
October 23, 2014**

The regular meeting of the Plan/Zoning Board of Appeals was called to order at 7:05 pm by Chairman Weidman, at City Hall, 8 N. Elmhurst Road, in Prospect Heights, Illinois.

ROLL CALL:

Present: Commissioners Dash, Frank-Watson, Jones, Roscoe, Tammen, Wienold and Chairman Weidman
Absent: None

Present at the meeting: City Attorney Eric Yehl, Director of Building & Zoning Steve Skiber and Administrative Assistant Julie Malik-Mordian.

APPROVAL OF September 25, 2014 MINUTES

Motion made by Commissioner Tammen, seconded by Commissioner Roscoe, to approve the meeting minutes from September 25, 2014 as presented. The motion was approved by a roll call vote.

ROLL CALL VOTE:

AYES: Commissioners Dash, Frank-Watson, Jones, Roscoe, Tammen, Wienold and Chairman Weidman
NAYS: None
ABSENT: None
ABSTAIN: None
Motion carried.

Case No. 14-13TA

Applicant: City of Prospect Heights

Address: 2600 and 2700 Sanders Road, Northbrook, IL 60062

Reason: Requesting consideration of an amendment to the Comprehensive Land Use Plan to include a Sub-Area Plan.

Chairman Weidman entered the following exhibits into the record:

ZBA Exhibit 1: Application
ZBA Exhibit 2: Certificate of Publication
ZBA Exhibit 3: Sub-Area Plan Study
ZBA Exhibit 4: Statement from Allstate

Chairman Weidman swore in Steve Skiber at 8 N. Elmhurst Rd Prospect Heights, IL 60070

Steve Skiber spoke regarding the Allstate Sub-Area Plan. The City commissioned a study for 30 acres of vacant land owned by Allstate on Sanders Road. The purpose of the study was to determine possible development potential at this site with Allstate and with knowledge of possible future of office expansion. Previously a land contract development between The Finger Companies and Allstate resulted in a negative recommendation from this board to the City Council and subsequent withdrawal by The Finger Companies. There are no petitions pending at this time.

The study commissioned by Solomon Cordwell Buenz it's a very professional study. It outlines everything about the site, its location, its development potential, its land uses and its marketability. On pages 22-23 it has the site land use recommendations and you'll see that the North 8 acres is residential and the North corner 2 acres is Cook County Forest Preserve District land identified a potential for a gateway signage feature or civic marquee. This is something that the City has started to work on potentially to see if we can get a land lease to open up the heavily wooded area to provide some visibility and promote that site as a gateway.

If you look on page 22 on the site plan it does identify a small retail component at the center access point and that access point is for the Allstate campus which is their worldwide corporate headquarters. We expect that if any development happens on the 30 acres, even if it's the North 8 acres it is Class A residential property and we would expect that there would be a signalization at the access point to provide a safety margin. There has been preliminary discussion with Cook County about that requirement. If you look at the plan going further south, it identifies the south 22 acres as office which originally was the intent of Allstate to develop that land and expand their campus.

These are just concepts that the study references and recommends. The City Council has seen this and remanded it back to PZBA. If PZBA so chooses to recommend this study to City Council then it could be adopted as an addendum to the new Comprehensive Land Use Plan and used as a tool by the City Council to approve future development of the site. This is basically the layout and important points of the study.

Chairman Weidman stated where the current Comprehensive Plan stands, has that been approved at this point. Steve Skiber stated yes it has been adopted; it would be up to the City Council to do that and looking for recommendation from PZBA in-order to have a recommendation to make it part of the land use plan. Chairman Weidman stated so the difference between this plan and what was already adopted for the same acreage is similar. Steve Skiber stated it's very similar and very supportive; again this study is the in-depth study it really gets into the market ability and a market study.

The question that needed to be answered was would a multi-family Class A which is a top-end rental community be the highest and best use for the North 8 acres of the Allstate property. Without a valid Comprehensive Land Use Plan and now with a study commissioned by the City Council, I believe they have that answer. Based on the documents that we have that are available to us now I think those questions has been answered, that this is a good use of this land. This land has never been developed before; HSBC never developed the north parcel.

Chairman Weidman stated this is a very good plan, I was trying to push it earlier on to have a plan like this incorporated into the original plan, just the timing didn't work out. I read through the entire plan the work was really put into this, obviously for the City's sake everyone wanted retail, sales tax and some revenue generating aspects of this property. Time has changed and it's not so easy anymore and I really like the plan and I would support it being an addendum to our Comprehensive Plan. Steve Skiber stated I have a couple more comments and I would like to be clear about the retail component, it's a service oriented retail component it could be a cleaners, a bank, and a convenient store, maybe a smaller 3,000sqft restaurant to serve in the residential community and Allstate office community. So the retail would be beneficial, small scale service type.

Commissioner Wienold stated the only comment he would make is the whole redevelopment area would blend very well with all the new residential area.

Steve Skiber stated any of the retail service would not want to be indirect competition with Glen Star Development, they are also building 260 units of Class A rental apartments so this would be secondary to that, the Mariano's the larger uses there with Glen Star would be attractive to a residential development. Allstate is the owner of the property and they determine whether or not there is a contract with the developer. We can only communicate with them and wait for them to decide sooner than later.

Chairman Weidman read the e-mail that Steve Skiber received from Jessup French Senior Manager Administration Real Estate at Allstate. "With regard to the study commissioned by the City Council for Allstate 30 acres on Sanders Road, Allstate objects to its approval at this time. Allstate has not planned development on this site and is not proceeding with planning and developments on the site at this time. Allstate would like to partner with the City Council at the appropriate time to discuss the utilization of the site when and if Allstate moves forward with plans to develop the site." Allstate asked to have this read and entered into the minutes.

Commissioner Jones stated we are not changing the zoning, this is long term planning what we fill what would be the best use at this time. Steve Skiber stated this is Zoned Office-1, we are not proposing any changes at this time.

Chairman Weidman swore in John Faulk at 99 Detering Street, #200 Houston, TX 77007

John Faulk stated to thank the City Staff and the board taking on this special study, if Allstate should sell the land to a multi-family developer which we hope would be The Finger Company. We would like to give our gratitude and support for the company.

Motion by Commissioner Jones, seconded by Commissioner Tammen, to approve consideration of an amendment to the Comprehensive Land Use Plan to include a Sub-Area Plan.

ROLL CALL VOTE:

AYES: Commissioners Tammen, Dash, Frank-Watson, Roscoe, Jones, Wienold and Chairman Weidman

NAYS: None

ABSENT: None

ABSTAIN: None

Motion carried 7-0.

Case No. 14-14V

Applicant: Brian and Gail Biagini

Address: 1127 N. Drury Lane

Reason: Requesting a variance to construct a twenty foot, eleven inch (20'11") high, detached garage.

Chairman Weidman entered the following exhibits into the record:

ZBA Exhibit 1: Application

ZBA Exhibit 2: Ownership Tax Bill

ZBA Exhibit 3: Certificate of Publication

ZBA Exhibit 4: Hardship Letter

ZBA Exhibit 5: Plat of Survey

ZBA Exhibit 6: Plan with Elevation

ZBA Exhibit 7: Site Plan

Chairman Weidman swore in Dave Cook at 1204 Potter Rd. Park Ridge, IL 60068

Dave Cook stated to request a variance for a detached garage that the applicant is proposing at the rear of 1127 N. Drury Lane. The variance requested is to go beyond the allowed 15'ft height up to 20' 11"; the reason for the request is to provide dry storage above the normal height of the garage. The garage is in the Arlington Countryside subdivision it's a flood area, the applicant has been working with the City staff for the last couple of years to make sure the drainage is done the proper way. They have done a lot of extra measures to make sure that it gets corrected and it's not going to be habitable, it's just dry storage above the normal 15ft height.

Chairman Weidman stated that there are some circumstances that are unique and would like to have our City Attorney give an overview.

City Attorney Eric Yehl stated the property owner granted an easement to the City to put in a storm sewer through the property the owner granted a 5'ft easement to which the City could lay the storm sewer. It has come to the City's attention that the storm sewer was laid outside the 5' ft. easement that was granted from the City. Therefore currently the storm sewer is on the private property and not within the easement in which the City granted. The City is currently in discussions with the property owner to widen and enlarger the easement to have access to enough of his private property and to continue to keep the storm sewer in its current location. This would in turn decrease the amount of usable property that the property owner would have that agreement to extend the easement to the property owner.

Commissioner Jones stated looking at the plat of survey in the area the garage appears to be constructed the elevation is 677.96, though in this plan here it shows the garage to be 680.50 is this your plan that you will be regarding the whole backyard. Dave Cook stated that yes the backyard is going to be regarded.

Commissioner Frank-Watson stated how many requests have we had in the past 15 years for height or square footage variances for detached garages. Steve Skiber stated we probably had requests in the last 15 years none have been granted to his knowledge.

Commissioner Dash stated if they're going to be 3'ft above the existing grade as it is with the proposed garage floor and there is additional grading on the lot and additional storm sewer, is flooding a concern for this lot.

Steve Skiber stated we had Christopher Burke storm water engineer map this area and the flooding that occurs in the area is unique to this location, it's a large area in Arlington Countryside that extends from Windsor through Phelps on an east west orientation. It's a large depressional area there are many homes that suffer in an excessive of rain event. Mr. Roscoe's home is in the depressional area and has experienced significant flood water issues.

The storm water tops at Drury Lane first, Stratford Rd. and then Forrest Ave., once we get rainfall of 3-4 inches you're going to suffer property losses. We know that this happens for over the last 20 years, it's an un-engineered subdivision the storm water is relieved is handled by pipes in the ground, swales and ditches with an outlet under Rand Rd. that is not able to handle the volume. The depressional area extends to many of the adjacent properties to this one, even though there is going to be regrading, when you

have a 100 year event this property will still be impacted and we hope that there is no property damage or repetitive losses.

Commissioner Dash stated the garage is still going to be 3ft above the rim grades on those storm structures. Commissioner Jones stated it appears that the garage floor is higher than any point on this plat that's made by John David dated 2009, I understand the flooding issue and the sewer issue, why does it need to be as tall as it is. Dave Cook stated where looking to get storage off the garage floor. Commissioner Jones stated the floor is higher than any other spot.

Dave Cook stated the neighborhood experiences severe flooding; the applicant has experience severe flooding on his property. There making a significant investment with the new home and new garage in this area. All there looking to do is be able to get some dry storage, above the garage. There not looking for more livable space just a 6'ft variance to get storage. Anybody that's driven in the area in some of the recent rain events, it's bad. The applicant loves the area and would love to move in; all they want is a garage to have dry storage above the floor.

Commissioner Tammen asked to attach the garage to the house. Dave Cook stated the plan you have in front of you, this is the plan the home owner would like to proceed with.

Commissioner Frank-Watson stated it seems the dry storage can still be accomplished without a 6'ft variance. Unfortunately if we allow this were setting a precedent for the entire Arlington Countryside subdivision to allow these types of variances because of the flooding issues. Where also granting the variance when really it doesn't appear that there really isn't a significant hardship, considering that the grade is going to be changed. As far as the encroachment of the City storm sewer, that this is two separate issues that have nothing to do with each other. The issue before us is granting the height variation and unfortunately I will have a very hard time approving it.

Chairman Weidman asked to Mr. Skiber in the zoning code it calls for a maximum 720'ft on a detached garage, that code was written and doesn't specify per floor if we had a 15'ft total height, so it's always been a one story garage. If you had a two story garage would you then have to add the square footage or the footprint. Steve Skiber stated it would be the footprint, because the second story would not have a height of 7'6" or greater, so it would not be consider habitable space, its considered storage. It would be the footprint consideration in this case.

Chairman Weidman stated the problem he has with this is setting precedence and it's not just for this area. We have seen it in other cases before not specifically on a garage size but an attached garage. If one is granted than everyone else that comes in front of the board will point to that case and say "if you let them do it then we want to do it", if we allow this 15'ft height, then we should change our zoning codes. We are not going to win any of them; everyone that comes in here that wants to build a 2 story garage in their rear yard is going to do it.

Dave Cook stated I appreciate it, I understand you have a unique circumstance here, in an area that is flood prone. I have been through that neighborhood in the rain events and I don't know that the applicant is asking for anything that anybody else who lived in that area who wouldn't want it.

Chairman Weidman stated if you were asking for the foundation to be allowed a foot taller than what typically would be allowed, then I would support it. That to me would

mitigate some of the flooding; a 2 story sets a precedence that we will wrestle with the rest of this board forever, if we grant it. I can appreciate how beautiful it is, looks like a great plan and garage. Though not everyone that comes in front of this board in years to come that build such a nice garage, and would it be fair to the other residents in this town to see an aluminum sided 21ft garage while sitting on their back patio. You can't control that if we allow this, there are parameters. I have sat on this board for a long time and we have people come to ask for square foot variance and height variance. We have not allowed it. In this particular case I wish it didn't set a precedence, though it does.

Commissioner Jones stated I understand the storage but a clear 10ft ceiling can you bring it down to a 4ft ceiling. Dave Cook stated if there is a number that the board is interested in talking about; I believe it's less than 7' 6" which is the guidance that we got to design the second floor for the dry storage area.

City Attorney Eric Yehl stated I just wanted to make it clear that Chairman I believe you were saying your vote will set a precedence, to vote like this in the future. I just wanted to make it clear that legally speaking all these cases comes before you individually and that you could make a different decision in each individual case based on facts and circumstances.

Commissioner Tammen stated we had a couple of these before us and we lost. The City has gotten sued because we tried to uphold the code, when previous variance was granted. City Attorney Eric Yehl stated I'm unaware of these specific active code cases.

Commissioner Tammen stated there is a long history on garage size; very frequently we would have residents come in requesting variance on the size of their garages for storing yard tools. Our requirement for garages to 720 sq. ft., we always held to that and never approved a variance beyond that.

City Attorney Eric Yehl commented that I understand that but from a legal stand point I don't believe any future applicants would be able to use this case, because the applicant would not have a storm sewer on their private property.

Commissioner Frank-Watson stated can you explain how these two issues are related the storm sewer and the variance. City Attorney Eric Yehl stated the storm sewer encroaching being laid within his private property is the hardship he is using to bring the variance forward. Whether or not the Commissioner feels that the hardship is valid or should be used to support this application.

Commissioner Dash commented I thought that the hardship application was for flooding.

City Attorney Eric Yehl commented that I believe it's part of the application both the memo from Steve Skiber and a written letter from the applicant.

Commissioner Frank-Watson commented in the letter written by the applicant he states that he seeks the relief for the exchange for the placement and relocation of the City storm sewer. I believe these are two separate issues that the hardship related to the request for the variance for height with the flooding, not so much the fact that the City storm sewer is encroaching on the property. Although legally we have to take each case as it comes before the board.

As Mr. Tammen stated we had issues in the past, where applicants come before the board and because we have granted a variance we either grant their variance or we are

sued. I think this is something that we want to avoid and in this situation where there are several areas in the City that experience significant flooding.

I can't even imagine how many applications will have for similar variances. This is new construction for a new home, not sure if it's been constructed; it appears there is a two car garage. I'm sure within that house and two car garages, which are attached to the home, there is storage space. We had two garages built within our City, the past 10 years which didn't need a variance to build. One is on Maple & Clarendon and the second is on School Lane & Clarendon. These garages are plenty big and didn't need a variance and they dry storage space above the garage.

Chairman Weidman swore in Mayor Nick Helmer at 505 Kewaunee Ct Prospect Heights, IL 60070

Mayor Nick Helmer stated something's confused me and I would someone professional, to ask some questions. First Mrs. Frank-Watson you're an attorney so you're coming from the expertise and your state licensed. Commissioner Frank-Watson commented on that I'm not a municipal attorney, just to clarify I don't practice municipal law. Mayor Nick Helmer stated thank you for letting me know.

Mr. Tammen you say we were sued, what does that mean were we sued 50 times. Commissioner Tammen stated we were sued on a garage addition on Derbyshire and we lost. Mayor Nick Helmer commented so we only had one law suit and not 20 or 30. Mr. Steve Skiber you stated there are non-conforming height variations that are legal existing. Mr. Steve Skiber stated my recollection is there are some existing.

Mayor Nick Helmer stated so then some were granted by the City and thank you for clarifying the precedent issue. To say someone doesn't need more square space, or the one the neighbor has is enough. I don't think you would want to be told that if you wanted something. I didn't come here to speak tonight; I just wanted to sit in and watch the board, giving their opinions on this situation. Let's take our citizens at heart, if this causes a shadow issue, something that got built to high. Meaning there is a shadow instead of sunshine.

There are some points to be made, some valid points... we have already heard the plaintiff, the person requesting to work with the board to see what they actually could live with. Those are some points I like to make and lastly I'd like to ask, was there any variation to the house which they put up a very nice second floor with stained glass windows, do you recall. Steve Skiber commented your taxing my memory Mr. Helmer. Mayor Nick Helmer said it was 4 years ago. Steve Skiber stated it was legal non-conforming, however when the roof was reconstructed it was attached with a breezeway. Mayor Nick Helmer said so it may very well be higher than. Steve Skiber stated I believe it is higher it's considered attached by the breezeway.

Chairman Weidman swore in Robert Rolla at 1414 Euclid Ave Arlington Heights, IL 60004

Robert Rolla stated all I want to know is there is a house being put up two doors away from me, what is his variance. Steve Skiber commented there is a brand new house going up at 1201 N. Drury Lane. Robert Rolla stated how come he doesn't have a problem with flooding. Steve Skiber stated the house is on the edge of the depressional area, how is that related to this case sir?. Robert Rolla stated I just want to know why this guy can put up a new house two doors away with no problem, and this guy putting

up one over here he needs to have a special dispensation. Steve Skiber stated that the house on 1201 N. Drury Lane doesn't have a detached garage so it's not similar. Robert Rolla stated then what he is storing in there, that he needs a 21'ft garage, is he putting a truck in there, a bulldozer it's a residential area. Steve Skiber stated he can put whatever he wants to put in the garage. City Attorney Eric Yehl commented you may ask general questions to the board, I don't think or recommend getting into an argument of what may or may not be stored inside someone's personal property. As a public body you can't ask or demand that someone default what they would be storing inside their private residences. Robert Rolla stated well I'm against it; I sure don't want somebody putting up a 21'ft garage in this neighborhood. City Attorney Eric Yehl stated do not stop speaking sir, just to clarify if you have further things to say please say them.

Chairman Wiedman stated I would like to enter a motion.

Dave Cook commented is there a height the board would consider above 15'ft, I'm just wondering. If there is something about the 21'11" - 5' 11" variance that is holding a challenge, the applicant is here tonight and would love to hear could we have a 5'ft variance, is there something less than that we would be considered by the board.

Commissioner Tammen commented could you please describe to us how much space there is for the second floor for storage verse the amount of space below the garage. We understand it's a flood plain area and the applicant requires some additional storage space.

Chairman Weidman swore in Brian Biagini at 1127 N. Drury Lane Prospect Heights, IL 60070

Brian Biagini stated this is not a flood plain area, why am I dedicating 50x100 feet for water detention on the back of my lot. I'm the only person in Arlington Countryside area is being asked to dedicate 50 feet of my lot for water detention. So if it's not a flood area, I think than we need to talk about that because why am I giving 50feet of my property. Secondly the inland heights have nothing to do with the whether or not if the lot drains. There is a 8 or 10 inch pipe that goes across Rt.12, there is a 21 inch storm sewer that goes along Arlington Countryside when its surcharges and becomes full it backs up and goes through my lot and surcharges on my property.

I'm the recipient of all the water that comes from Arlington Heights. I have video of the water coming out of the storm sewer because you have efficient capacity going across Rt.12. Why do I need dry storage because I'm the recipient of inadequate engineering and an undersized pipe under Rt.12, as Mr. Roscoe who lives behind me and everyone who lives in Arlington Countryside.

For many years it's been devastating, we all team together as neighbors to pump our basements out and work together to pump it across the streets of Arlington Heights. So I have inherited a deficient engineering, and the storm sewer was put in with no regards to the homeowners. So I'm asking to take and put my valuables up above the ceiling of the garage. I think this is a reasonable thing, and then when we start to look at the property we see that the storm sewer is 8 – 10 feet onto my property, out of the utility easement.

So the water will be surcharging down into the drain tile of my house, of my inch and half pump out for Arlington Countryside from my basement, so I ask for some relief. I think I'm being very reasonable you're getting 50-100 feet of depression in the backyard, for a detention that I'm donating to the City of Prospect Heights. I'm also giving you 5 feet of easement, 147 feet by 5 feet of property that I paid \$5,000. for. Plus out of good will I paid to move your storm sewer out of easement. I have done everything I can to try to corporate with the City of Prospect Heights. Where is the empathy for a fellow citizen, I have worked very close with the City staff to come up with a plan that will help the negative impact of the water in the Arlington Countryside district. I think the construction of my home, I think will be a positive for all of my neighbors.

Commissioner Jones commented we need to come up with a compromise.

Commissioner Dash asked Steve Skiber is Mr. Biagini stating that the City is asking him to dedicate detention, is that a true statement. Steve Skiber commented based on what he said that is correct, there is a depressional area in his yard which is part of the storm water management plan. Commissioner Dash said it's going to be within the easement. Steve Skiber stated no the easement it's already going to be established in the north property line the with the storm pipe. It will be a grading plan involved the depressional area for storm water management.

Commissioner Dash stated so you're requiring him to provide detention on his property as part of the approval of the building permit. Steve Skiber stated no the result of the approved grading plan, will detain water is a more accurate statement. What he said is about the performance under flood conditions is correct. Commissioner Dash stated so this is a proactive design to accommodate the water, when it happens, it's not a requirement.

Steve Skiber commented the engineering for this lot was not a simple task, it was many conversations in order to get a plan that we could approve so it didn't impact the adjoining properties. The statement about the depressional area in Arlington Countryside is correct, we didn't engineer the subdivision; this was engineered by Cook County which was engineered deficiently for storm water management. Where trying to manage every property that gets redeveloped and were trying to improvements as were our on this property.

Commissioner Tammen commented we have some highly unique citations on this piece of property.

Steve Skiber stated that's correct, in my staff memo I think references a unique variation, so no this is not a standard "run of the mill" variation, I knew this was going to be a very difficult discussion. I think we have a lot good points here and maybe a suggestion of a compromise is a possibility.

Commissioner Jones stated I'm trying to put all the math in here, a 9ft garage door, do we need a 10ft clear ceiling in this loft.

Dave Cook stated it's under 7'6"ft at the peak and it goes with the roofline, this is what the applicant wants. The area in back the detention area, is the width of the lot by 700 feet, so it's 50x100 is non-usable. It's a depression in his backyard; he is voluntarily given as part of the building permit process.

Commissioner Dash asked Steve Skiber what is our rear yard setback.

Steve Skiber commented saying for a principal dwelling that is required yard is 50 feet.

Dave Cook stated the applicant isn't looking to construct anything in there but the physical grading that happens, there is a depression that is being artificially graded 2-3 feet below grade, which is non-usable. It is going to fill up with water in rain events, the home owner doesn't want this but they want to build this house in Prospect Heights. As part of the building permit process they were willing to donate that and willing to grade for the approved plan for an exchange for storm water movement and simply asking for a 6'ft variance on the garage.

Commissioner Frank-Watson commented that I have been a commissioner for 13 years and never had an applicant request on a variance exchange for something. We don't grant variances in exchange for anything, we grant variances because they meet the standards per our zoning ordinances. This does not meet our standards; I don't believe we have an applicant stand before us and say "this is what I want, so give it to me". That is the tone I feel you are taking and I resent that. Dave Cook said I apologize that's not the tone intended.

Commissioner Tammen stated there are some very unique situations with this piece of property.

Commissioner Dash stated it's not unique to all the relative lots that are there, in this lot it had a predisposing of flooding prior to the owner purchasing the lot. I think the proposed grading plan that is being approved here is going to improve the situation. This is a positive unique situation because it's going to be a new constructed home, you can try work what you have there but with the surrounding residents their homes are already built they don't have the opportunity to improve their grading.

Commissioner Roscoe commented I live right behind the property and grew up in the area for over 38 years, it floods. You have a piece of property that takes all the water, elevations on the map 677.96 that's the lowest spot. My property is northeast; the backyard at 678 takes about a good foot of water during a rain event. Even after the storm water was constructed, you're in a spot that gets flooding. Your elevation changes up to 679 to 680 around the garage, would give you a defiant help in that back area.

You're moving the garage up 2-3 feet above what the current grade. The option of raising the floor up another foot would help protect your items. I think the boards problem with the height variation as you heard tonight, is in the past history it hasn't been done. I wouldn't be against trying to negotiate something to making it closer; going up on the garage floor. The home is 681.2 adding another foot to the garage that would help the garage floor grade. The rest of the property is gaining another foot along the usable areas; the back absolutely is usable except for when it rains.

Commissioner Jones stated how about going bigger on the garage of 670sq.ft.

Brian Biagini stated this plan was formulated with the City for 3 years and it's not something that we came up with on a Tuesday afternoon. It's a lot of background education, when people say it's a low area of 677.96 and the guy next door is 678. The reason why is previous 94 year old owner that lived in the house, also had a house on Cedar Post. All the houses had basements, so what do you think that happens when somebody builds a house on a 100x300 lot and they dig the basement, the dirt would be

thrown into the backyard. Back in the 1950s & 1960s when all these houses were built, they would throw the dirt in the backyard. The storm sewer surcharges every time it rains into my yard. I'm sorry the storm sewer surcharges all its water in my yard and always floods it. Every time it rains everybody is out there putting sand bags freaking out, I can understand it none of you care; you're watching TV of the weather. I'm just asking for dry storage and if the board can't understand it and I'll accept what your answer is tonight. Thank you

Mayor Nick Helmer commented isn't the variance granted because of hardship. The hardship here is obvious the applicant's yard is flooding every time it rains. Variances are granted because of a hardship, it's not a tradeoff for a sewer line you give me a height variation. So the point of the story is grant the variance maybe you can cut it down by 2 feet, I don't know anything about engineering. Don't berate someone for simply thinking to improve the sewer to benefit the City, so he can get the variance. In that case he has a hardship grant the hardship variance. Thank you

Chairman Wiedman stated I would like to entertain a motion.

Commissioner Jones stated Mr. Skiber did you see the new revised plan. Steve Skiber stated yes I did see it. Chairman Weidman said Mr. Skiber was this detached garage part of the plan when Mr. Christopher Burke engineering approved for this lot. Steve Skiber said no Mr. Christopher Burke did a regional study; Manhard Engineering did the study for this lot. Chairman Weidman stated so this detached garage was part of the plan when Manhard did the engineering study. Steve Skiber said this has been a work in progress for a long time; to get in the final stage has been an exercise.

Chairman Weidman stated what is your relationship to the owner, are you the architect. Dave Cook said no I'm not. Commissioner Dash said so you're not Dave Cook who stamped these drawings. Dave Cook said yes I was the engineer 3 years ago for that plan, not for the current plans that are for the building permit. As Steve Skiber stated Manhard is the current engineer.

Chairman Weidman stated that the Commissioners are trying to come up with a compromise; I would like to say it's a beautiful looking garage. It's not easy to take 2 or 3 feet it wouldn't be a nice looking garage.

Commissioner Dash commented if this area floods what is the potential damage to the garage, if this area did flood what it would be salvageable or have to be repaired. Steve Skiber said if you have repetitive flooding scenario, even if you have treated wood that are base plates, it's going to suffer the effects of repetitive moisture. Once the wood gets moisture continent at some point and structurally become unsound. The life of the garage will be cut short by repetitive loss due to storm water.

City Attorney Eric Yehl commented on that the application states (20.11) if the board and the applicant were to agree to amend this application prior to a vote, then we could vote on a different height. If the applicant doesn't agree to amend with this application then the only action you could take is on the height of (20.11).

Steve Skiber said Mr. Chairman that being said the question should be directed to the applicant, could he construct the design to meet that elevation. Chairman Weidman said are we just going to pick a number that hasn't worked out architecturally. If you're going past the 15'ft ceiling, and the applicant has support for that, let him do it right the way it was drawn.

Brian Biagini stated it's well thought out, it's set back in the lot so it's architecturally appealing when you drive by the house. The roof design is given a country look to it, instead of a brick type similar to the house. We would need the extra storage space to put the items up in a dry area, instead of cramming it in there.

Commissioner Tammen stated so there is no basement in the house. Brain Biagini said yes there is a basement in the house, there is a high anxiety factor of keeping things dry in the basement. We tried to work with the engineers; this I believe is my third or fourth engineer. I'm just asking for a variance, I believe this is a very nice design which will improve the neighborhood and overall surroundings. I hope you consider my request, thanks for your time.

Motion was made by Commissioner Tammen, seconded by Commissioner Roscoe to recommend a variance to construct a twenty foot, eleven inch (20'11") high, detached garage.

ROLL CALL VOTE:

AYES: Commissioners Dash, Jones, Roscoe, Tammen and Wienold

NAYS: Commissioner Frank-Watson and Chairman Weidman

ABSENT: None

ABSTAIN: None

Motion carried 5-2.

COMMUNICATIONS

The next meeting will be held on 11/20/14, if there is an agenda.

OLD BUSINESS

None

NEW BUSINESS

None

ADJOURNMENT

The October 23, 2014 Plan/Zoning Board of Appeals meeting was adjourned by unanimous voice vote, at 8:35pm with a motion made by Commissioner Tammen and seconded by Commissioner Roscoe.

Respectfully Submitted,

Julie Malik-Mordian, Recording Secretary

ORDINANCE NO. O-14-26

**An Ordinance Approving an Amendment to the
Comprehensive Plan of 2014 to include a Sub-Area Plan
for Land Adjacent to Sanders Road and South of Palatine Road**

WHEREAS, the City engaged the planning firm of Solomon Cordwell Buenz (SCB) to prepare a new comprehensive plan, which was adopted on September 8, 2014 as the Comprehensive Plan of 2014;

WHEREAS, the City directed SCB to further study and complete a sub-area plan for land along the West side of Sanders Road and South of Palatine Road as a guide to future development to be incorporated as an amendment to the Comprehensive Plan of 2014;

WHEREAS, SCB has completed its study and prepared the "Allstate Redevelopment Feasibility Study" which is attached hereto as Exhibit A, and which shall be known as the Allstate Sub-Area Plan and shall be an amendment to the Comprehensive Plan of 2014; and

WHEREAS, the Plan/Zoning Board of Appeals held a public hearing on the Allstate Sub-Area Plan on October 23, 2014 and notice was duly given as provided by law;

WHEREAS, the Plan/Zoning Board of Appeals recommends adoption of the Allstate Sub-Area Plan as an amendment to the Comprehensive Plan of 2014 pursuant to Section 1-13-4.A and B of the City Code;

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS, COOK COUNTY, ILLINOIS AS FOLLOWS:

SECTION ONE: The above recitals are incorporated into this ordinance as if fully set forth.

SECTION TWO: The actions of the staff of the City and the Plan/Zoning Board of Appeals in scheduling the public hearing on the Allstate Sub-Area Plan are hereby ratified as having been scheduled by the corporate authorities of the City in accord with Section 11-12-7 of the Illinois Municipal Code, 65 ILCS 5/11-12-7.

SECTION THREE: The Allstate Sub-Area Plan, attached hereto as Exhibit A, is hereby approved as an amendment to the Comprehensive Plan of 2014.

SECTION FOUR: The City Clerk is directed to publish this ordinance in pamphlet form.

SECTION FIVE: This Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

PASSED and APPROVED this ____ day of _____, 2014.

Nicholas J. Helmer, Mayor

ATTEST:

City Clerk

AYES:

NAYS:

ABSENT:

Published in pamphlet form:



J

To: Mayor Nicholas J. Helmer and the Prospect Heights City Council

From: Steve Skiber, Director of Building and Zoning *ss* .

Date: November 6th 2014

Re: PZBA # 14-14V - 1127 North Drury Lane

Issue: This petition for variation is for new construction of a 20 foot 11inch high detached garage. The maximum height allowable is 15 feet in height.

Analysis: This petition is unique due to the fact that a City storm sewer was placed outside of the dedicated easement. Also, this lot and subdivision was not engineered for storm water management. Subsequently, flooding occurs, due to a large, east-west, depressional area. The owner has agreed to remove and replace the storm sewer, grant an additional easement and create detention on his lot. The request for a detached garage height variation, is warranted, so as to provide a dry storage area in the garage attic, in anticipation of flood water in the rear yard. The Commissioners also were concerned about setting a precedent if they recommended this request. After the hearing, Staff found a 1997 Resolution that allowed a 20 foot high, 1000 square foot garage, with 2 yard variations, in the same subdivision

Recommendation: The PZBA voted 5-2, to recommend to the City Council approval of this variation. Staff concurs.

Thank You.

RECEIVED
CITY OF PROSPECT HEIGHTS
2014 OCT -3 AM 8:35

PZBA # 1 Application

FOR OFFICE USE ONLY:
FEE PAID 10/3/14 / \$50.00
RECEIPT # 5197
DATE 10/3/14
REC'D BY JM
CASE # 14-14V
MEETING DATE 10-23-14

PLAN/ZONING BOARD OF APPEALS
APPLICATION

- ☐ Special Use (\$400)
☒ Variation (\$150)
☐ Text Amendment (\$300)

- ☐ Map Amendment (Refer to Ord. 0-03-18)
☐ Subdivision/PUD (Refer to Ord. 0-03-18)
☐ Lot Consolidation (Refer to Ord. 0-03-18)

APPLICANT:

GAIL BIAGINI

ADDRESS:

1127 DRURY LANE

PROSPECT HEIGHTS, IL 60004

PHONE:

Home: 847-253-0140 Work: 847-890-8003 Cell: 847-305-0257

ADDRESS OF SUBJECT PROPERTY: 1127 DRURY LANE, PROSPECT HEIGHTS

PROPERTY IS LOCATED IN THE R-1 ZONING DISTRICT.

APPLICABLE SECTION OF ORDINANCE: 4.090.15-3-9D.

DESCRIPTION OF REQUEST: To construct a new, detached garage 20'11" in height.

Are there any covenants, conditions, restrictions or floodplain issues concerning type of improvements, setbacks, area or height requirements, occupancy or use limitations, etc. placed on the property and now of record: YES ☒ NO ☐ If yes, please describe:

City Storm Sewer was constructed on private property (Not in dedicated easement)

Has the property been the subject of previous or pending administrative legislative or court action: YES ☐ NO ☒ If yes, give details:

The following items MUST be submitted at time of filing:

1. Application (12 copies)
2. Plat of Survey (12 copies) - must be drawn to scale and indicate the location of the proposed addition or construction and must contain the legal description of the property, along with additional information to support the application (12 copies). (Note*- please include one copy for file no larger than 11"x 17").
3. Proof of Ownership (1 copy)
4. Letter indicating Hardship (for variations only -12 copies)
5. Notice to Property Owners (1 copy) -Note: Explanation of Request should match description on Application
6. List of Property Owners (1 copy) obtained from the Wheeling Township Office, 1616 N. Arlington Heights. Rd., Arlington Heights, IL 60004 - Tel: 847/259-1515 of all properties lying within 350 ft. of property line/subject's property once approved confirmation letter from the City of Prospect Heights is received.
7. Application Fee (cash or check made payable to: City of Prospect Heights)

Date: 10/2/14

Gail Biagini
Signature of Applicant

PZBA # 4 Hardship Letter

To: PZBA Chairman and Commissioners

10/3/14

Fr: Brian and Gail Biagini

Subj: Hardship Letter for Garage Height Variation

Location: 1127 N Drury Ln Arlington Hts IL 60004

Please be advised that our request for a 20'11" high, detached garage is based on the fact that we are constructing a new home and garage on an existing lot in a depressed area, known to flood. We would like to use the additional height for storage only and it will not be habitable space. We feel that items stored on the garage slab would be damaged in a significant rain event. The architecture of the garage will be compatible with the principal residence. Further, we seek this relief in exchange for the placement and relocation of the City's storm sewer, outside the dedicated easement. We will grant the necessary easement and make the storm sewer improvements at our cost.

Thank you for your consideration.

Brian & Gail Biagini

Memorandum

To: Prospect Heights Mayor and City Council

From: Thomas Weidman – Chairman
Plan / Zoning Board of Appeals

Date: November 6, 2014

Subject: Recommendation

Case No. ZBA -14-14V

Applicant: Brian and Gail Biagini

Property Address: 1127 North Drury Lane

Hearing Date: October 23, 2014

I. Purpose

A petition for a height variation for a detached garage was heard at the October 23rd 2014 Public Hearing. The maximum allowable height for a detached garage is 15 feet. This request is for 20 feet 11 inches. The case was unique due to the fact that the City improperly placed a 21 inch concrete storm sewer on the petitioner's private property, out of the easement, several years ago.

II. Comments and Testimonies

There was extensive testimony regarding this request, (please refer to the minutes), especially with regards to the fact that the property is situated in a known flood area, due to inherent depressional topography. The main focus was on the petitioners request to have storage in the detached garage attic due to anticipated, historical, flooding of the new garage floor.

III. Board and Staff Comments

Several Commissioners were concerned that a precedent would be established if this variance was granted. Reference was made to similar petitions regarding attached garage additions, when one was denied and a previous one granted. The City Attorney however stated that each case should be judged on its own merit. It was also noted that the property owner would remove and replace the sewer and grant a substantial easement to the City, at his expense. At the time of the hearing, Staff noted that no garage height variations had been granted in the last 15 years. However, there may be some legal existing, non-conforming, garages that were in existence prior to City incorporation.

IV. Decisions and Findings

A motion was made by Commissioner Tammen, seconded by Commissioner Roscoe, to approve a 20 foot 11 inch high, detached garage. The results of a roll call vote was five (5) affirmative votes and two (2) nay votes, which results in a recommendation to approve this request to the City Council.



Building/Zoning Departments

Memo

DATE: October 17th, 2014

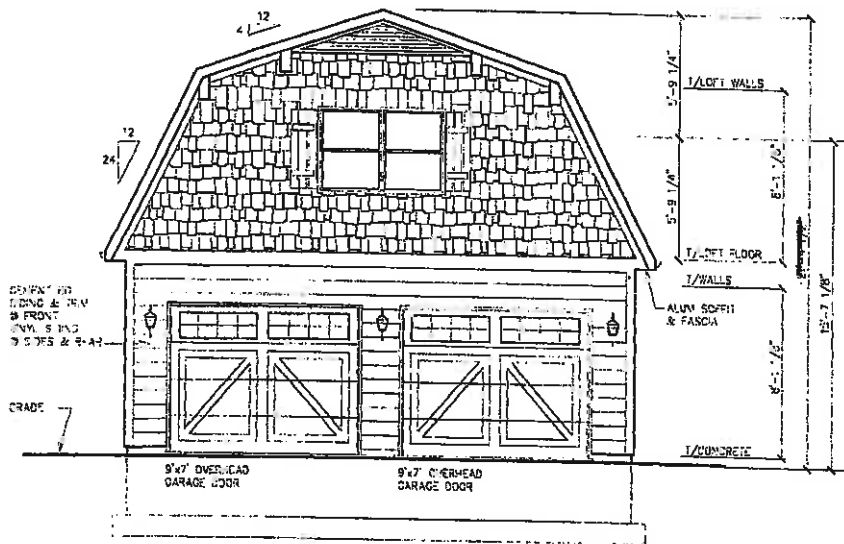
TO: Thomas Weidman – Chairman
Plan/Zoning Board Commissioners

FROM: Steve Skiber, Director of Building and Zoning

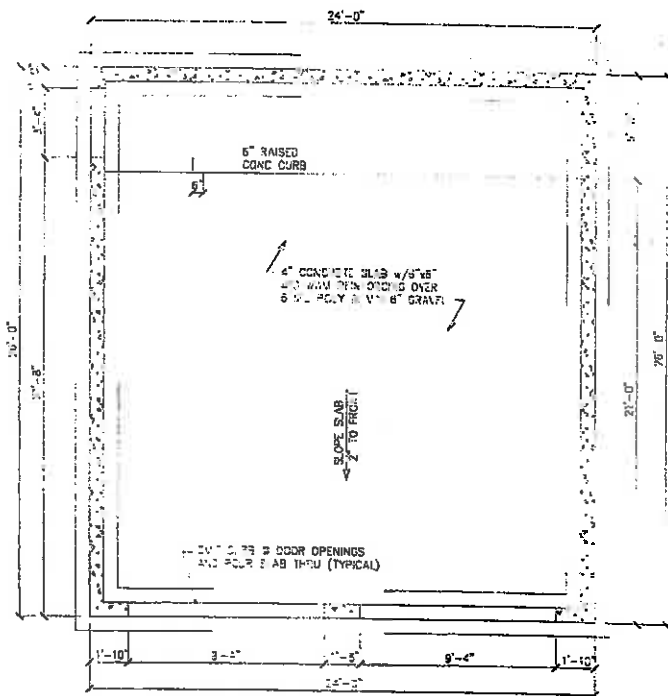
RE: Plan/Zoning Board of Appeals Case No. 14-14V
1127 N Drury Ln Arlington Hts IL 60004

Please be advised of this unique variation request regarding construction of a 20'11" high detached garage. Staff is aware of the inherent potential for flooding, especially in this location. The additional height would allow for storage in the attic of the garage, which is a reasonable request relative to the site/area topography. Further, we were made aware of an encroachment of the City's 21" storm sewer, (see Plat of Survey), that was constructed outside the 5' dedicated easement. The petitioner is willing to reinstall the pipe and grant an additional easement to the City.

Thank you.



FRONT ELEVATION
SCALE: 1/4" = 1'-0"



FOUNDATION PLAN
SCALE: 1/4" = 1'-0"

NOTES:
8" CONCRETE WALLS
w/16"x8" FOOTING (TYP)
2x6 TREATED SILL OVER
CONCRETE WALLS

FRAMING DESIGN
CONCEPTS, INC.

9809 FALCON DR. - RICHMOND, IL 60071
815-678-7790 framingdesign@charter.net



BIAGINI DETACHED GARAGE

1127 NORTH DRURY LANE
ARLINGTON HEIGHTS, IL 60004

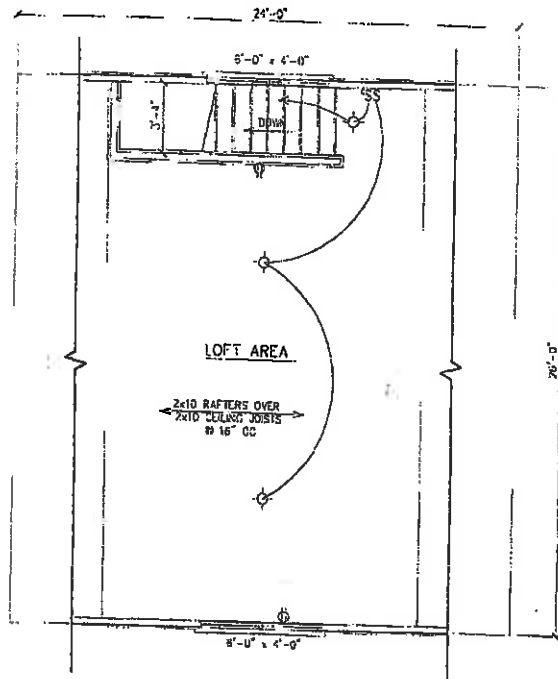
FLOOR PLANS, FOUNDATION & FRONT ELEVATION

DATE

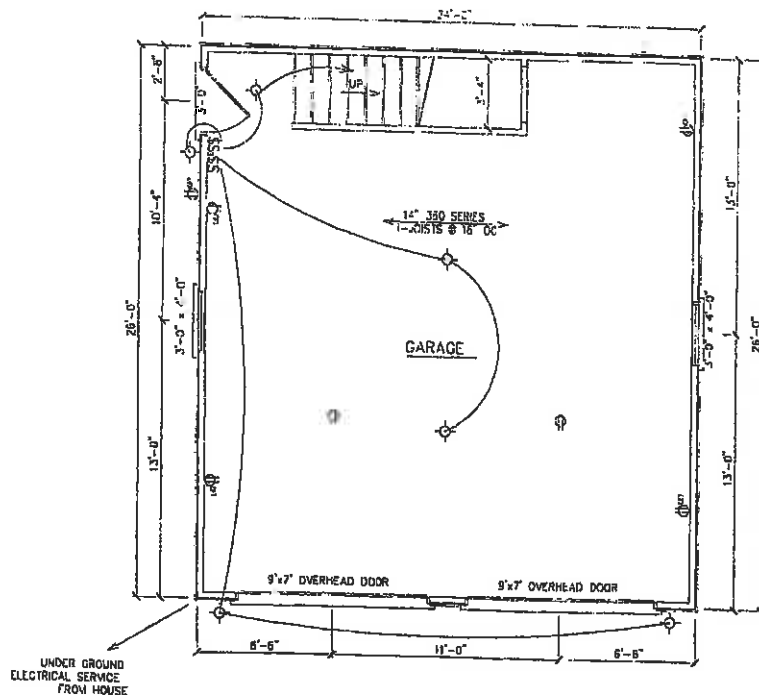
8-31-11
11-28-11
9-5-13
5-16-14

SHEET NO.

9a



LOFT FLOOR PLAN
SCALE: 1/4" = 1' 0"

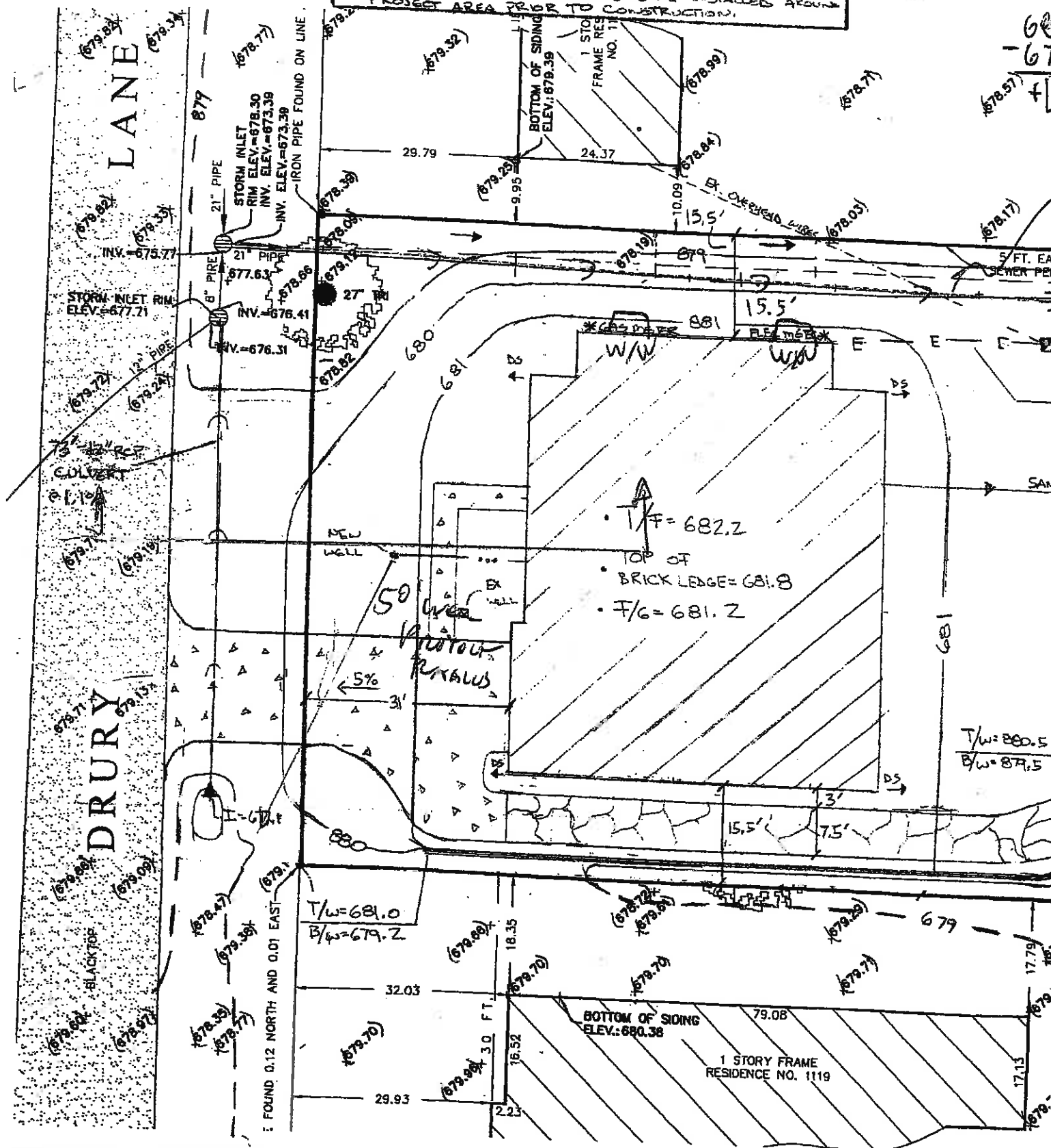


MAIN FLOOR PLAN
SCALE: 1/4" = 1' 0"

- NOTES:
- ALL DIMENSIONS ARE TO THE FACE OF STUDS
 - 2x4 WALLS TYPICAL (UNLESS NOTED)
 - (2) 2x12 HEADERS TYPICAL (UNLESS NOTED)

1. DOWNSPOUTS (DS) TO BE PLACED ON SPLASHBLOCKS.
2. DRIVEWAY TO BE CONSTRUCTED OF 2" ASPHALT ON A 8" AGGREGATE BASE (CA-6 OR EQUIVALENT).
3. 6' HIGH CHAIN LINK FENCING TO BE INSTALLED AROUND PROJECT AREA PRIOR TO CONSTRUCTION.

679.7

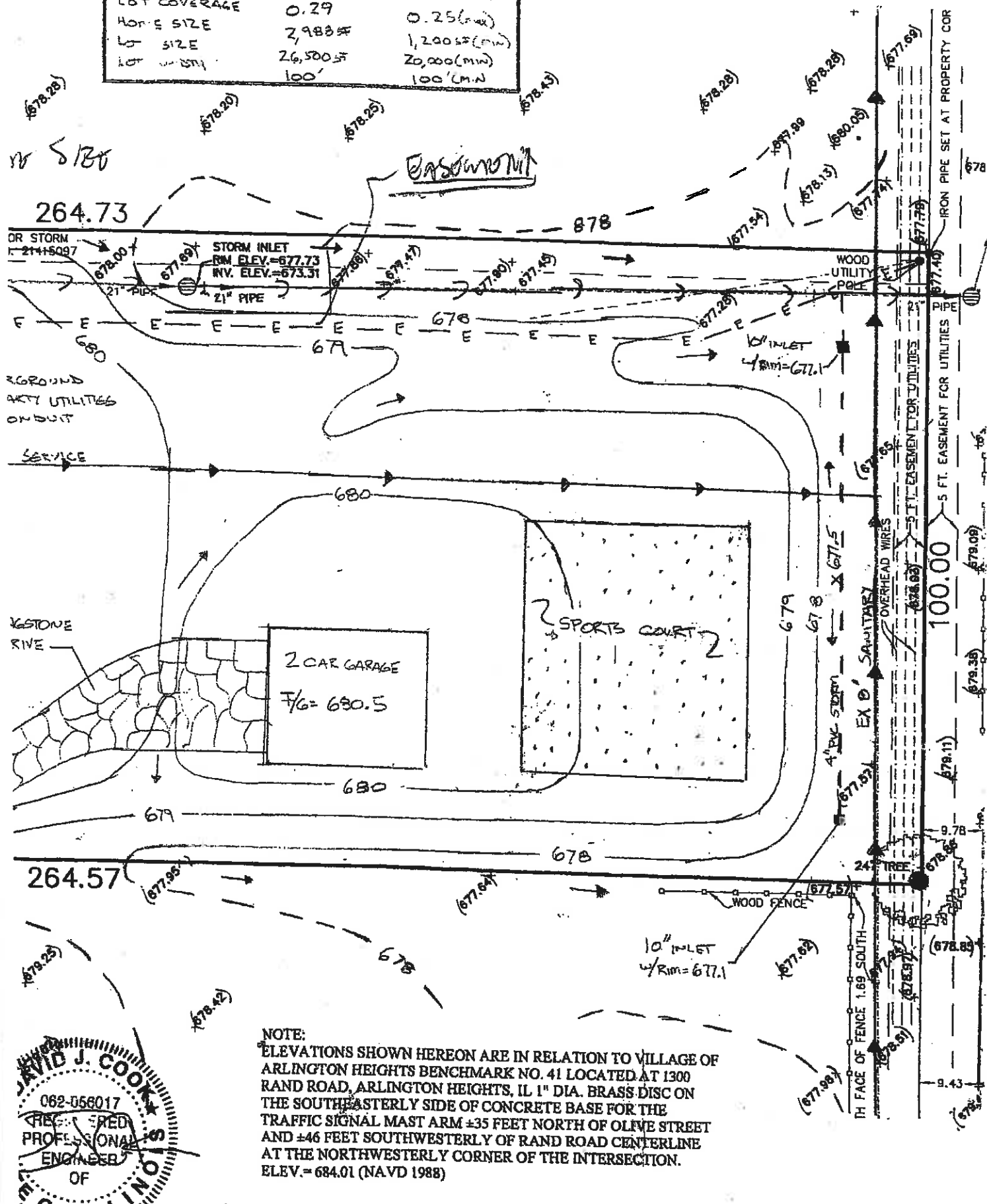
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SITE ENGINEERING PLAN
1127 DRURY LANE

OWNER: BRIAN & GAIL BLAGINI
PLAN DATE: 7/29/11

SCALE: 1" = 20'

	<u>PROPOSED</u>	<u>ALLOWED</u>
FAR (HOME)	0.15	0.20 (max)
FAR (ALL STRUCTURES)	0.19	0.25 (max)
LOT COVERAGE	0.29	0.25 (max)
HOME SIZE	2,988 SF	1,200 SF (MIN)
LOT SIZE	26,500 SF	20,000 (MIN)
LOT WIDTH	100'	100' (MIN)



ORDINANCE NO. O-14-24**AN ORDINANCE GRANTING A VARIATION FOR CONSTRUCTION OF A TWENTY (20) FOOT ELEVEN (11) INCH HIGH DETACHED GARAGE FOR THE PROPERTY LOCATED AT 1127 NORTH DRURY LANE**

WHEREAS, Section 4.09D/5-3-9D of the Prospect Heights Zoning Ordinance as applicable to the property legally described in Exhibit A attached hereto (hereinafter "Property") and commonly known as 1127 North Drury Lane permits the construction of a detached garage to a maximum height of fifteen (15) feet ; and

WHEREAS, Brian and Gail Biagini (hereinafter "Petitioners") has submitted an application to construct a new detached garage to twenty (20) feet eleven (11) inches in height; and

WHEREAS, the Plan/Zoning Board of Appeals held a Public Hearing on October 23, 2014 regarding said application; and

WHEREAS, the Plan/Zoning Board of Appeals has found the application meets the standards for a variation and has recommended the variation be approved; and

WHEREAS, the Mayor and City Council have reviewed the documents pertinent to the application and the recommendations of the Plan/Zoning Board of Appeals and determined that the standards for the special use have been met; and

WHEREAS, the Mayor and City Council find that the record supports a finding that the applicant faces a particular hardship and strict enforcement of the Zoning Code prevents the applicant from the full use and enjoyment of its land rights.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS, COOK COUNTY, ILLINOIS as follows:

Section 1. The City Council hereby finds and determines that the facts set forth in the preamble hereto are true and correct and hereby adopts same as part of this Ordinance.

Section 2. That a Variation to construct a new, detached garage, to a maximum height of twenty (20) feet eleven (11) inches in height, is hereby granted for the property legally described in Exhibit A.

Section 3. That this Ordinance and all exhibits attached hereto shall be recorded at the Cook County Recorder of Deeds at the expense of the Petitioners.

Section 4. That this Ordinance shall be in full force and effect from and after its passage and approval as required by law.

PASSED and APPROVED this 10th day of November, 2014.

Mayor

ATTEST:

City Clerk

AYES:

NAYS:

ABSENT:

Published in pamphlet form: November 10th, 2014
20th, 2014

Effective Date: November

EXHIBIT A

LEGAL DESCRIPTION - ATTACHED

Property located in Cook County, IL

PIN 03-21-302-012-0000



K

To: Mayor Nicholas J. Helmer and the Prospect Heights City Council

From: Steve Skiber, Director of Building and Zoning SS

Date: November 6th 2014

Re: Proposed Self Storage Facility at 1414 N Rand Road

Issue: Staff has received a preliminary site plan and a business plan for development of the vacant lot at 1414 N Rand Road, (south of Aldi).

Analysis: Pursuant to the Rand Road Corridor Business District Ordinance, (included), please be advised that CSE Development Inc. wishes to present a proposal to construct a self-service storage facility at 1414 N Rand Rd. Also, even though this is a concept plan, the City Engineer has reviewed and provided preliminary comments. Currently the lot is zoned B2A General Commercial District. We may initiate a Text Amendment to allow for this use.

Recommendation: Staff and the Developer are seeking direction from the City Council to move forward with this proposal. Also, because this is not a revenue generating use, we would ask to amend our Rental Inspection Ordinance to include rented storage units.

Thank you.



CSE Development, Inc.
Established 1996

August 18, 2014

Mr. Steve Skiber
City of Prospect Heights
Director of Building and Zoning
8 North Elmhurst Road
Prospect Heights, IL 60070

Re: Application for New Commercial Construction at 1414 N. Rand Road, Prospect Heights, IL

Dear Mr. Skiber:

CSE Development, Inc. has a sincere interest in developing the vacant property at 1414 N. Rand Road, Prospect Heights, IL. We are working with the land owners and would like to begin to formally pursue the necessary zoning for our intended use.

Please see the attached discussion of our business plan and our preliminary elevation ideas. Also, please note we are aware of the ongoing update to the Comprehensive Land Use Plan from the May 12th City Council meeting. We have included a section discussing the planning issues raised and other "key recommendations" reached in the report that we feel are pertinent to our application.

We feel our proposal is a great use for this longtime vacant site, especially with our ability to manage some of the more difficult inherent features: the water issue, the restricted access from Rand Road, the projected high Cook County real estate taxes, the excess supply of retail space in the area and the significant retail competition in the area. These are some of the more obvious reasons we believe the site remains undeveloped and a drag on the economy of Prospect Heights. We hope to change that and together make our project a great addition to the City of Prospect Heights.

Sincerely,

A handwritten signature in black ink, appearing to read "Jonathan D. Lunn". The signature is fluid and cursive, with a long horizontal stroke at the end.

Jonathan D. Lunn
President
CSE Development, Inc.



CSE Development, Inc.

Business Plan

Our business model is simply to design and build affordable, easily accessible, Climate Controlled self storage spaces for residential and commercial customers.

Why Prospect Heights:

We have researched and determined that the trade area around the site we have selected to be a good fit for our services. The area is lacking in the high quality, climate controlled, modern services and state-of-the-art type of self storage now available around the country. There is zero competition of any kind in the City of Prospect Heights. This means all the residents **MUST** travel to other cities in the area to have their self storage needs met. We know from data charts dating back to the 1970's that approximately 1 out of every 11 households uses self storage at any given time. Many times normal life events trigger a need – a child is born, goes to college, moves back in, a family member passes away, someone gets married, someone starts a small business or closes a large business, storage of documents, downsizing lifestyles, simplifying life with a smaller condo or apartment. When these life inevitabilities happen we are there, but not with the older style, exterior accessible garage-type space...but with well lit, clean, carpeted, heated and air conditioned space.

Management Partner:

A key component to our business plan is the selection of our management partner CubeSmart ([NYSE: CUBE](#)). CubeSmart is an American real estate company focused on the ownership, operation, acquisition and development of self storage facilities in the United States. As a national operator of over 1,200 facilities, CubeSmart continually is working to enhance its business by applying its management expertise and best practices to each facility. CubeSmart is committed to providing its customers with an **exceptional self storage experience**.

The CubeSmart pledge:

- To be **dedicated** to service excellence.
- To be **accountable** for our actions.
- To **lead by example** and do the right thing.
- To **understand** our Customer's perspective.
- To utilize **teamwork** and have a "can do" attitude.
- To serve our Customers **passionately**.

CubeSmart's goal is to deliver a better storage experience than you could have imagined, and we hope that you see the CubeSmart difference in every aspect of our business.



CSE Development, Inc.

Operation Hours:

We will be operational everyday with CubeSmart's professionally trained managers. The facility will typically be staffed with 2-3 employees during the typical office hours of 8:30am to 6pm everyday. Current customers will be able to access their property from 6am to 10pm utilizing our computer controlled high security access system. Some clients will pay an extra fee to access their property at any time -- these might be accountants or lawyers that need access to sensitive files which they now would be able to safely store in a climate controlled environment.

What we offer:

We will be offering clean, well lit, secured self storage units for short term rental. All leases are month-to-month. Customers can move their belongings in and out of the facility at any time. We are also very excited to have been selected to be a CubeSmart Superstore. This designation will make the Prospect Heights location truly a self storage facility of the future. The Service amenities include:

- Logistic Services
- Office Amenities
- Storage Customization
- Moving Services
- Organization Services

The detail of each of these services can be found at www.CubeSmart.com/Superstore

Some of the Facility amenities at Cubesmart Superstores include: carpeted hallways throughout the facility, business center with free Wi-Fi, fax, copies and coffee; a mobile app for inventory management, package receipt and hold for pick-up service, free use of a move-in truck, a willing provider for community charity drop-off and more.

Community Impact:

Self Storage has a low impact on City services and is a quiet neighbor to current property owners. One of the best ways to judge this is by activity. We know from other properties and industry studies that we will receive around 1.6 visits per hour per 100 occupied units. For the Prospect Heights Superstore, this translates to around 26 visits per day (page 76 Self Storage Almanac 2012). Also, we make zero noise, we adjust our light emissions to end at our property line, we will pay retail taxes on our store front sales and we will pay a large Cook County Property Tax bill, mostly for the local school district.



CSE Development, Inc.

Examples of Larger Buildings in the Neighborhood



3-story condo building at NE corner of Willow and Rand – 500' N of site



5-Story Apt Building – 1.25 Miles S of site along Rand Road



CSE Development, Inc.



4-story condo building Brandenberry Park – 0.65 miles S of site



4-Story Orchard Vale condos on Elmhurst Road – 1.59 ESE



CSE Development, Inc.



Southern Elevation Target with Rand Road Views approximately 30-35' Height



3-Story Chase Building at Elmhurst Road and Euclid – 1.59 ESE of site



CSE Development, Inc.



2.5 Story Village Bank and Trust on Rand Road – 0.28 S of site

Examples of Beautification of Rand Road



Sidewalk Improvement: View looking N



View looking S which we will connect



CSE Development, Inc.

Examples of Modern Self Storage Designs



McCook, IL



Buffalo Grove



CSE Development, Inc.



Arlington Heights



Palatine

Analysis of site with respect to Comprehensive Plan

Our reading of the Comprehensive Plan recommendations indicates we are in harmony with the newly commissioned ideas for the growth of Prospect Heights.

1. The Comprehensive Plan's "Key Recommendations" highlight 6 **other** areas for immediate attention. We infer, because our location is not among the final recommendations, it follows, that approval of our idea for this site will not adversely affect the City's long term economic goals.
2. The plan indicates on Page 20 "strengthen existing retail areas with beautification" our plan will accomplish this by seamlessly adding on to the Aldi development with similar styling new commercial construction. We will further beautify the area by adding new sidewalks (Page 23) and connecting them with the Subaru Dealership to the south.
3. In the "Business and Commercial Land Use – Key Recommendations" (Page 8). Number 2 and number 4 specifically reference the Rand Road commercial area. "Reconfigure outlots to attract and accommodate larger format businesses....." and "Create consistency of character along Rand Road..." Our idea is a larger format business and our design we will connect the newer Aldi development and the Subaru Dealership and create the "consistency of character" envisioned by the plan.
4. Report indicates "there are three strategic infill and redevelopment areas in the City that should be prioritized" (Page 7) all in **other** areas of the City. Also (on page 19), the Economic Development Overview references redevelopment-strategies that focus on retail Centers and not on vacant lots. The report again specifically references five different Centers that could benefit from the report's recommendations. We again infer, because our location is not among



CSE Development, Inc.

the prioritized areas, it follows, that approval of our idea for this site will not adversely affect the City's long term economic goals.

5. Retail overview (Page 18) – “There is significant retail competition from neighboring Mount Prospect and Arlington Heights along Rand Road”....”Most of the major retailers are represented in Mount Prospect and Arlington Heights and serve Prospect Heights residents from stores in those municipalities.”.....” “Smaller, more specialized and/ or destination businesses that complement existing stores are better candidates to move into Prospect Heights”. Our site is just large enough to accommodate the appropriate sized self storage facility. Our Superstore will be a **destination** business for residents of Mount Prospect and Arlington Heights. As the report indicates, this will serve to support and complement the existing stores in Prospect Heights.
6. The Cook County Real Estate Taxes on this site will rise significantly with the improvement of the site from vacant land to 90,000 sf building. A majority of these funds will go to support the local public school district. This will help all residents of Prospect Heights.

In summary, we believe our proposal is the best use of this site and will serve the Comprehensive Plan's vision of consistency of character, beautification, sidewalk improvement and a destination business for Prospect Heights.

Professional Impact Analysis

We have made arrangements with Robert Miller a SVP at Applied Real Estate Analysis Inc. of Chicago as our consultant on this project. Mr. Miller is a real estate analyst and city planner with over 20 years of experience conducting market analyses, preparing economic development strategies, and developing neighborhood revitalization programs. He also served as a planner for the State of Michigan's Office of Historic Preservation. Mr. Miller holds a Master's degree in Regional Planning from Cornell University and a Master of Arts degree in American History from Pennsylvania State University

Mr. Miller stands ready to supply his professional analysis to our opinion of the site conditions at 1414 N Rand Road in Prospect Heights. Upon a successful initial review of our plan by the City, we intend to utilize AREA Inc. as deemed appropriate. We envision a report that focuses on the highest and best use of the site with reference to the City's Comprehensive Plan, the Rand Road corridor Business District ordinance and our proposal for the development.

Respectfully,
Jonathan D. Lunn
CSE Development, Inc.

Steve Skiber

From: Steve Berecz
Sent: Tuesday, October 14, 2014 9:56 AM
To: Steve Skiber; Helmer, Nick (helmer@iglrealstate.com)
Cc: Bill@WRBLLC.com
Subject: RE: Site Plan for 1414 N Rand Road

Mayor, Bill and Steve:

As requested, I have taken a brief look at the attached conceptual site plan. I offer the following preliminary comments:

- 1) In general the storm water detention area size looks reasonable and I'm assuming that they would be able to meet the requirements of the City and MWRD for detention storage and overall storm water management.
- 2) They indicated that they have already met with IDOT regarding site access and combining the site access with the parcel immediately to the south. I view this as a positive and also the combined access is good. If IDOT does not have any concerns, I won't have any either. Of course they will need to secure final IDOT approval if the project moves forward.
- 3) I did not review the site plan in regards to the on-site parking requirements, as without knowing all the site details, it would not be a valuable exercise. In general, it seems like the plan does not have enough on-site parking spaces. Maybe they allow the people to park in front of the "exterior" storage spaces??? This will need to be evaluated closer if the project moves forward.
- 4) The 20' wide, dead end drive aisle, at the West side of the property is a slight concern, as it will be somewhat problematic for cars to turn around.
- 5) I did not check and setbacks for the parking lot, as if any changes are needed, I'm pretty sure they will be slight.
- 6) Overall, civil engineering wise, I think the concept plan is off to a good start.

Steve Berecz

From: Steve Skiber
Sent: Monday, October 13, 2014 10:35 AM
To: Helmer, Nick (helmer@iglrealstate.com)
Cc: Bill@WRBLLC.com; Steve Berecz
Subject: FW: Site Plan for 1414 N Rand Road

Mayor, Bill & Steve, Please review the business and site plan, for possible development on the vacant lot next to Aldi, owned by Rob Roto. Pursuant to the Rand Road Business Corridor Ord, they must appear before City Council for direction to move forward. Thx. SS

From: Jonathan Lunn [<mailto:jonlunn@sbcglobal.net>]
Sent: Monday, October 13, 2014 10:25 AM
To: Steve Skiber
Subject: Site Plan for 1414 N Rand Road

Steve,

Attached is our preliminary site plan for 1414 N Rand Road. The plan shows the full access entrance serving both 1414 and 1410 N Rand that we have negotiated with IDOT and the contiguous property owner. The plan is to close both existing access points and construct a safer and fully engineered single access point for both properties. We will also connect the sidewalk and improve the parkway from the bank on the north to the auto dealership on the south. The plan also shows a conceptual layout of our 3-story building with a drive-thru loading zone on the southern side. We show parking for our needs similar to other suburban facilities we have developed as well as small amount of exterior accessible units in the back along with our storm water detention.

Please let me know if this is acceptable for the next workshop.

Thank you

Jonathan Lunn
CSE Development, Inc.
(847) 220-2449

From: Steve Skiber <sskiber@prospect-heights.org>
To: 'Jonathan Lunn' <jonlunn@sbcglobal.net>
Cc: "Helmer, Nick (helmer@iglrealstate.com)" <helmer@iglrealstate.com>; "Bill@WRBLLC.com" <Bill@WRBLLC.com>
Sent: Thursday, September 4, 2014 2:43 PM
Subject: RE: 1414 N Rand Road

OK Jon. Thanks for the up-date. SS

From: Jonathan Lunn [<mailto:jonlunn@sbcglobal.net>]
Sent: Thursday, September 04, 2014 1:15 PM
To: Steve Skiber
Subject: 1414 N Rand Road

Steve,

I know I owe you a site plan for my ideas for 1414 N Rand Road, but we have had a few issues come up during due diligence regarding the property that have required my attention. We are working through these issues and expect to have a site plan for your review soon.

Please feel free to contact me via email.

Thank you,

Jon

Jonathan Lunn
CSE Development, Inc.
(847) 220-2449

ORDINANCE NO. O-06-11

**AN ORDINANCE CREATING THE RAND ROAD CORRIDOR
BUSINESS DISTRICT AND ADOPTING
A BUSINESS DISTRICT REDEVELOPMENT PLAN**

WHEREAS, the City Council finds that it is necessary to take action to encourage retail development within the city and to otherwise improve the City's commercial tax base with particular emphasis on the city's sales tax base.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PROSPECT HEIGHTS, COOK COUNTY, ILLINOIS:

SECTION ONE: That, the City council incorporates the above recital and pursuant to the authority conferred upon cities by the Business District Development and Redevelopment Act, 65 ILCS 5/11-74.3-1, *et seq.*, the City Council of the City of Prospect Heights finds that it is necessary and in the public interest of the City of Prospect Heights that there be created hereby the Rand Corridor Business District, described on the attached **Exhibit A**.

SECTION TWO: The City Council hereby adopts Rand Corridor Business District Redevelopment Plan ("**Plan**"), a copy of which is attached hereto as **Exhibit B**. The Plan shall remain in full force and effect until such time as it may be terminated by subsequent ordinance.

SECTION THREE: That the City Council is authorized hereby to undertake such agreements and to take such other actions as may be necessary to implement the Plan.

SECTION FOUR: That the City Clerk of the City of Prospect Heights be and is directed hereby to publish this Ordinance in pamphlet form, pursuant to the Statutes of the State of Illinois, made and provided.

SECTION FIVE: That this Ordinance shall be in full force and effect from and after its passage, approval, and publication, in the manner provided by law.

AYES: Aldermen Ahlstedt, Ludvigsen, McLoughlin, Styler

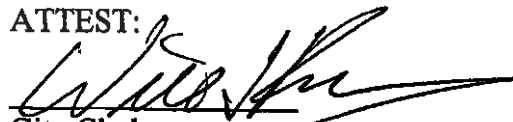
NAYS: None

ABSENT: Alderman Mendez

PASSED this 3rd day of April, 2006.

APPROVED this 3rd day of April, 2006.


Mayor

ATTEST:

City Clerk

Published in pamphlet form this 4th day of April, 2006.

Exhibit A

	<u>Lot No.</u>	<u>Subdivision Name</u>	<u>Map Location</u>	<u>Common Address</u>
LOT	1	C.H. TAYLOR'S SECOND ARLINGTON ACRES	A	1300-1310 N. Rand Rd.
	2	C.H. TAYLOR'S SECOND ARLINGTON ACRES	B	1300-1310 N. Rand Rd.
	4	C.H. TAYLOR'S SECOND ARLINGTON ACRES	C	1326 N. Rand Rd.
	5	C.H. TAYLOR'S SECOND ARLINGTON ACRES	D	1326 N. Rand Rd.
	7	C.H. TAYLOR'S SECOND ARLINGTON ACRES	E	1410 N. Rand Rd.
	8	C.H. TAYLOR'S SECOND ARLINGTON ACRES	F	1414 N. Rand Rd.
	9	C.H. TAYLOR'S SECOND ARLINGTON ACRES	G	1414 N. Rand Rd.
LOT	A	ALDI PROSPECT HEIGHTS SUBDIVISION	H	1432 N. Rand Rd.
LOT	1	ROSE PROSPECT HEIGHTS SUBDIVISION	I 1	1327 E. Thomas Ave.
	2	ROSE PROSPECT HEIGHTS SUBDIVISION	I 2	1434 N. Rand Rd.
LOT	19	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	J	1320 E. Rand Rd.
	20	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	K	1320 E. Rand Rd.
	21	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	L	1306 E. Rand Rd.
	22	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	M	1306 E. Rand Rd.
	86	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	N	1618 N. Rand Rd.
	87	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	O	1612 N. Rand Rd.
	88	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	P	1600 N. Rand Rd.
	89	C.A. GOELZ'S ARLINGTON HEIGHTS GARDENS	Q	1600 N. Rand Rd.
	1	COX/CONROY SUBDIVISION	R	1312 N. Rand Rd.
	2	COX/CONROY SUBDIVISION	S	1314 N. Rand Rd.
LOT	1	ARLINGTON COUNTRYSIDE UNIT 2	T	1845 E. Rand Rd.
LOT	1	ARLINGTON COUNTRYSIDE	U	1205 N. Rand Rd.
	2	ARLINGTON COUNTRYSIDE	V	1203 N. Rand Rd.
	3	ARLINGTON COUNTRYSIDE	W	1201 N. Rand Rd.
	14	ARLINGTON COUNTRYSIDE	X	1025 N. Rand Rd.
	15	ARLINGTON COUNTRYSIDE	Y	1021 N. Rand Rd.
	16	ARLINGTON COUNTRYSIDE	Z	1021 N. Rand Rd.
	1	PROSPECT CROSSING P.U.D. SUBDIVISION	AA	1215-1299 N. Rand Rd.
LOT	2	PROSPECT CROSSING P.U.D. SUBDIVISION	AB	1215-1299 N. Rand Rd.
LOT	6	C.H. TAYLOR'S ARLINGTON HEIGHTS ACRES	AC	1421 N. Rand Rd.
	7	C.H. TAYLOR'S ARLINGTON HEIGHTS ACRES	AD	1421 N. Rand Rd.
	15	C.H. TAYLOR'S ARLINGTON HEIGHTS ACRES	AE	1315 N. Rand Rd.
	16	C.H. TAYLOR'S ARLINGTON HEIGHTS ACRES	AF	1307-1313 N. Rand Rd.
	17	C.H. TAYLOR'S ARLINGTON HEIGHTS ACRES	AG	1307-1313 N. Rand Rd.

All subdivisions described above are subdivisions in the City of Prospect Heights, Cook County, Illinois.

EXHIBIT B

RAND CORRIDOR BUSINESS DISTRICT PLAN

I. Introduction and Source of Authority

The City of Prospect Heights (hereinafter referred to as "City") is an Illinois Municipal Corporation located in Cook County, Illinois approximately 25 miles northwest of downtown Chicago. The City had a population of 17,081 in the 2000 decennial census.

The City considers it essential to its economic and social welfare that its commercially zoned districts be maintained and revitalized. Accordingly, the City wishes to assure opportunities for development or redevelopment and for attracting sound and stable commercial growth within the City.

In addition, the Business District Development and Redevelopment Act, 65 ILCS 5/11 - 74.3-1, et seq. (hereinafter referred to as "Act"), authorizes Illinois municipalities to designate an area within the municipality as a Business District (hereinafter referred to as "**District**" or "**Business District**"). The District is established with the adoption of a Business District Plan (hereinafter referred to as "**Plan**") following public hearings convened by the corporate authorities of a municipality.

In accordance with the Act, the City may exercise all or any of the following powers in carrying out a Business District Development or Redevelopment Plan:

- A. To approve all development and redevelopment proposals within the District;
- B. To exercise the use of eminent domain for the acquisition of real and personal property for the purpose of a development or redevelopment project;
- C. To acquire, manage, convey or otherwise dispose of real and personal property acquired pursuant to the provisions of a development or redevelopment plan;
- D. To apply for and accept capital grants and loans from the United States and the State of Illinois, or any instrumentality of the United States or the State of Illinois, for District development and redevelopment;

- Ⓔ. To borrow funds as it may be deemed necessary for the purpose of District development and redevelopment, and in this connection issue such general obligation or revenue bonds as it shall be deemed necessary;
- F. To enter into contracts with any public or private agency or person;
- G. To sell, lease, trade or improve such real property as may be acquired in connection with a District development and redevelopment plan;
- H. To employ all such persons as may be necessary for the planning, administration and implementation of the Plan; -
- I. To expend such public funds as may be necessary for the planning, execution and implementation of the Plan; and
- J. To establish by ordinance or resolution procedures for the planning, execution and implementation of the Plan.
- K. To create a Business District Development and Redevelopment Commission to act as agent for the execution, and implementation of the business district plans and to pay for business district project costs as set forth in the business district plan approved by the municipality.
- Ⓛ. To impose a retailers' occupation tax and a service occupation tax in the business district for the planning, execution, and implementation of business district plans and to pay for business district project costs as set forth in the business district plan approved by the municipality.
- M. To impose a hotel operators' occupation tax in the business district for the planning, execution, and implementation of business district plans and to pay for the business district project costs as set forth in the business district plan approved by the municipality.
- N. To issue obligations in one of more series bearing interest at rates determined by the corporate authorities of the municipality by ordinance and secured by the business district tax allocation fund set forth in Section 11-74.3-6 for the business district to provide for the payment of business district project costs.

In accordance with the Act, the following Plan sets forth the objectives and the development program for a District in the City of Prospect Heights. It encompasses those areas targeted by the City for development as set forth in Section III herein, which may be developed by a private developer or developers (hereinafter referred to as "Developer").

II. Need for the Business District

At present, the areas available for large scale commercial development within the Rand-Willow Roads area of the City are limited. Restricted lot depth, limited access, and limited visibility must be overcome to facilitate the replacement of older and smaller with well-planned, attractive structures and facilities with improved internal traffic circulation, landscaping, and other appropriate site improvements. These existing conditions threaten the viability of retail development in that area of the City. As a result, the City faces the potential loss of other businesses and the resulting erosion of the City's commercial tax base. Whenever such factors exist elsewhere within the City, the City may designate additional Districts; however, no such action in the future would affect a Developer's rights within this District as set forth herein.

Accordingly, the City wishes to establish an area that can accommodate commercial expansion. Specifically, the City has designated property located on Rand Road between Thomas Avenue/Willow Road and Olive Street, northwest of Thomas Avenue on Rand Road to Dryden Avenue and south of Olive Street on east Rand Road through Center Lane, which area includes the following property identification numbers (PINs):

03-21-305-016-0000	03-21-300-021-0000	03-20-206-054-0000
03-21-305-015-0000	03-21-304-018-0000	03-21-301-032-0000
03-21-305-014-0000	03-21-300-024-0000	03-21-304-006-0000
03-21-305-003-0000	03-21-304-019-0000	03-21-304-007-0000
03-21-305-002-0000	03-21-300-012-0000	03-21-304-004-0000
03-21-305-001-0000	03-20-206-008-0000	03-21-304-003-0000
03-21-304-020-0000	03-20-206-007-0000	03-21-304-002-0000
03-21-300-003-0000	03-20-206-006-0000	03-21-300-020-0000
03-21-304-028-0000	03-21-301-031-0000	03-21-302-028-0000
03-21-304-029-0000	03-20-213-006-0000	03-20-213-007-0000
03-20-213-009-0000	03-20-213-008-0000	03-21-300-013-0000
03-21-304-021-0000	03-20-206-055-0000	

These properties, however, lack the necessary infrastructure to support additional commercial development. Such infrastructure includes, but is not limited to, construction of regional storm water detention facilities, construction of regional flood plain compensatory storage facilities, landscaping improvements, construction of new parking facilities, installation of new street lights, and installation of business district identification signs. To facilitate timely development, the City seeks to assist the commercial development of the area through the establishment of the District and implementation of this Plan as provided in the Act.

III. Rand Corridor Business District Legal Description

The Rand Corridor Business District consists of approximately 20 acres located on Rand Road between Thomas Avenue/Willow Road and Olive Street, north of Thomas Avenue on Rand Road to Dryden Ave. and south of Olive Street on Rand Road just past Center Lane, including specifically the properties depicted in Exhibit A, a map of the area, attached and incorporated herein. The Business District is legally described as set forth on Exhibit B, attached and incorporated herein.

IV. Business District Development Project

The creation of the District will strengthen the economic vitality of the Rand-Willow Roads Area in order to realize its full market potential as a regional business center; improve the image of the area by creating an attractive and unified appearance; improve accessibility and traffic safety along Rand Road; and minimize impacts to adjacent residential communities. Specifically, the District will provide "development opportunities" for new retail uses. Therefore, the Comprehensive Plan of the City will call for the land comprising the Rand Corridor Business District and its environs to be used for commercial development. Consequently, the City hereby finds that this Plan is in conformance with the Comprehensive Plan of the City.

A. Business District Objectives and Plan

1. **Business District Objectives.** The City has established the following objectives to guide development activities within the Rand Corridor Business District:
 - a. Preserving and creating an environment within the Business District which will promote the economic and social welfare of the City, including providing opportunities for new commercial growth and for retention of existing commercial activities;
 - b. Promoting the public interest and enhancement of the City's tax base through the exercise of powers provided for under the Act;
 - c. Enhancing the City's economic well-being through the creation of commercial uses within the Business District by encouraging private

investment and reinvestment, using public financing vehicles if necessary, in order to increase business activity, to attract sound and stable commercial growth, to create job opportunities and to enhance and diversify the tax base;

- d. Satisfying the need for economic feasibility, cost efficiency and economies of scale in development by encouraging coordinated development of functionally and aesthetically integrated projects through prudent and appropriate acquisition and assemblage of parcels;
 - e. Providing complementary public infrastructure that enhances the Business District to create an attractive service and/or shopping environment to encourage and support private investment; and
 - f. Establishing adequate and safe vehicular and pedestrian traffic circulation and off-street parking in locations easily accessible for patrons and customers.
2. Development Plan. The City has the following strategic plan for the redevelopment of the entire Rand-Willow Roads area, including a series of refined policies to guide the redevelopment of this Rand Corridor Business District.
- a. Storm water detention as necessary to accommodate redevelopment and new retail uses.
 - b. Lot consolidation. Consolidation of smaller parcels in order to provide sites of adequate size for larger retail establishments.
 - c. Interior traffic circulation. Establishment, where appropriate, of an interior circulation system which would decrease the number of required curb cuts, thereby improving traffic flow and safety.
 - d. Utilities. Installation of new curbs and replacement of overhead utility lines with underground utility lines, to be accomplished as necessary
 - e. Land use compatibility. Replacement of older structures with well-planned retail facilities employing a high standard of architectural design and building materials.
 - f. Landscaping and Beautification. Addition of shrubs, new trees, flowerbeds and other landscaping on public rights-of-way.
 - g. Preferred land uses.
 - i) New retail development;
 - ii) Large Scale Grocery Uses;

- h. Rand Corridor Business District visibility. Enhancement of visibility and appearance of the area.
- i. Business District Identification.
- j. Directional signage. Installation of improved directional signage.
- k. Improved Parking.
- l. Utility improvements as may be necessary to accommodate new development.
- m. Prevention of anti-competitive land use practices capable of producing blight. The City Council finds that leases or other agreements which contain Post-Vacancy Anti-Competitive Measures are detrimental to the business district and contravene the objectives of this plan. No development proposal, contract or lease shall be approved which contains Post-Vacancy Anti-Competitive Measures. For purposes of this paragraph, "Post-Vacancy Anti-Competitive Measures" are any provision of a contract, lease, deed or other covenant which would require a property owner or lessor to keep a retail or commercial space entirely or partially vacant, or would prevent cancellation of a lease and re-letting of the space to another tenant competing in the same industry or market segment as the vacating tenant, after the tenant vacates the space even when the tenant continues to pay rent. No business license shall be issued to any business who leases property and said lease contains Post-Vacancy Anti-Competitive Measures.

B. Private Development Actions within the District. Private development actions within the Business District may include the construction of retail centers and/or stand-alone mid-size retail facilities. A Developer may also install parking areas, drives, and required site drainage and utilities.

C. Public Development Actions. The City may enter into an agreement with a Developer and/or other private sector interests to provide certain public improvements in the Business District to enhance the immediate area and support this Plan and to serve the needs of commercial development -- the Project set forth herein. Appropriate site improvements or related public improvements (hereinafter referred to as "**Public Improvements**") may include, but are not limited to:

- 1. Creation or relocation of entrances to and exits from streets;
- 2. Construction of new or expansion of existing right-of-way, including streets, sidewalks, turning lanes, curbs and gutters;
- 3. Improvement and expansion of existing buildings and/or parking lots attendant to new retail facilities developed within the Business District;
- 4. Provision for improvement of public utilities or relocation of electric utility lines necessary to the development within the Business District, including construction or replacement of water mains, as well as sanitary and storm sewers, and

- retention/detention ponds, if necessary and/or mitigation of environmental problems associated with any of the Public Improvements;
5. Beautification, including installation of identification markers, landscaping/streetscaping, and lighting improvements;
 6. Reasonable soft costs associated with the above, including but not limited to, construction management, engineering and design; and
 7. Mitigation of soil problems associated with a site and/or any Public Improvements attendant thereto.

To achieve the objectives of this Plan, the City may additionally enter into agreements with one or more Developers or other private sector parties to provide incentive payments. These incentive payments may be for purposes that include, but are not limited to, sharing of sales taxes to offset costs of certain Public Improvements.

- D. Development Costs. In undertaking the activities described herein, the City may incur and expend funds to cover costs of certain Public Improvements, including:
 - a. On site utilities
 - b. Offsite Improvements
 - i. Traffic signal modifications including temporary signal required by the Illinois Department of Transportation;
 - ii. Road improvements to Rand Road, Willow Road, Thomas Avenue and Olive Street, including lighting and eliminating overhead utility lines;
 - iii. Engineering design;
 - iv. Construction Management Fee;
 - c. Excavation, fill, and compaction of substandard soil conditions;
 - d. Landscaping;
 - e. Interest on construction payments, soft costs, and contingencies relating to the above.

Each individual project and the associated costs will be evaluated in light of the projected private development under the provisions of the Act. The City may also impose business district development taxes or surcharges as an additional means of improving the tax base of the City or accommodating service uses in the District.

V. Need for Public Financial Incentives

IX. Plan Amendments

The City Council may amend this Plan from time to time by adopting ordinances so providing. In such instances, if the proposed amendments alter this Plan, such amendments shall be effective only upon the consent of any Developer(s) affected thereby.



L

To: Mayor Nicholas J. Helmer and the Prospect Heights City Council

From: Steve Skiber, Director of Building and Zoning S.S.

Date: November 6th 2014

Re: Concept Residential Development at 25 & 35 E Piper Lane

Issue: Staff has received a preliminary site plan and an 'Expression of Interest' from Dan Pontarelli and Liz Lita, for a mixed residential development on the vacant, City owned, 10 acres on Piper Lane.

Analysis: The 10 acres on Piper Lane is available for development. This is the first residential proposal that Staff has received. Currently, the parcels are zoned B-4 Office/Industrial, with the prior underlying zoning of B-3 Commercial, Wholesale & General Service District. Further analysis is required concerning density, set-backs, parking, construction type, utilities and storm water management. Ultimately the land purchase offer will control the process.

Recommendation: Staff and the Developers are seeking direction from the City Council to move forward with this proposal. A map amendment with a PUD and or variations are anticipated, should this project advance.

Thank you.

Expression of Interest to develop 10 acres vacant land owned by the City of Prospect Heights., IL.

Dear Mayor Helmer and City Council Members,

This proposal is currently being called a concept residential development pending further thought on the optimum name as well as obtaining input from Prospect Heights. Liz Lita and Dan Pontarelli will form a company for the purpose of this development effort which will likely include other entities such as a REIT. Because we wish to seek your input first, we have yet to complete a business plan. The general components below are integral to the effort:

A proposed development of approximately 136 residential dwellings consisting of twenty buildings having 2-3 dwelling units each and 74 single family dwellings. These homes will be for rent.

Community amenities such as a recreation building, community garden, park area and other public improvements.

A LEED certified construction implementation with energy and recycling standards meeting minimum certified guidelines

A sustainable, green application that is unique, innovative, efficient and cost effective.

One key team member is Sorce Architecture, P.C., a National full service architectural, planning and interior design firm with offices in Arlington Heights, IL. Sorce Architecture provides a broad range of professional expertise, knowledge base management and administration services in all phases of architecture, code research, interior design, engineering, contract and construction aspects in architecture, which includes master planning, program and design of large mixed-use commercial developments, restaurants, adaptive re-use, retail/commercial and single and multi-family residential projects.

Developers: Liz Lita and Dan Pontarelli

Dan Pontarelli is a seasoned real estate professional with over 30 years history. Expertise includes numerous development, rezoning and planning of new in-fill multi-family developments, mixed use, retail and many sales, acquisitions, 1031 exchanges, rehabilitations and new construction.

Specialties:

- * Ground up Development of infill, mixed use and multi-family**
- * Highest and Best Use analysis, rezoning efforts.**
- * Contractual assemblage, land and buildings**
- * LEED construction efforts**
- * Illinois real estate Broker**

Liz Lita has 20 years' experience working specifically with builders, developers, condo converters as well as a large host of investors. At the age of 15, Liz knew her passion was Real Estate. Liz holds her Masters in Business Administration and is a Certified Project Manager with two courses from a Masters in Project Management. Out of Grad School, Liz purchased numerous investment properties and over the last two decades has been adding value to many investor clients to maximize their returns. Liz has extensive knowledge in financing, appraising, construction, marketing as well as her greatest attribute is creating systems to maximize time, quality and monetary constraints to ensure efficiencies on all levels. Liz has personally transacted over 800 units which on average over 20 years has closed 40 transactions annually.

Liz has overseen over 1,500 units concurrently in 15 different developments all at various stages in the projects life cycle including re-positioning of a realty asset, marketing and development of same and adaptive re-use of various properties.

We thank you for your consideration in reviewing the proposed development.

Due to the cutting edge nature of this development effort and the initial introduction at the City workshop, we will bring more information forward on November 10, 2014. In addition, there will be considerably more work and information to provide as this effort evolves into a tangible reality.

Sincerely,

Liz Lita and Dan Pontarelli



M

To: Mayor Nicholas J. Helmer and the Prospect Heights City Council

From: Anthony J. Kalina

Date: November 6, 2014

Re: Purchasing Policy

Issue: Included in this meeting agenda is a purchasing policy for the City of Prospect Heights. This policy is part of staff's overarching effort to enhance City organization through more formalized policies and procedures. Currently, the city administrator and directors have reviewed and approve of this policy. Staff is requesting Council review this policy as well and express any recommendations, questions, or concerns.

Recommendation: Upon review, staff recommends Council consider increasing the authorized dollar amount for which the city administrator is allowed to approve transactions. Currently, the city administrator is authorized to make all purchases and other expenditures approved by the annual budget then in effect, with the exception of purchases and expenditures over five thousand dollars (\$5,000), which have to be authorized by the Corporate Authorities. Staff recommends increasing this amount to ten thousand dollars (\$10,000) (please see Authority to Purchase, p.1).

Thank You.



City of Prospect Heights

Purchasing Policy

Revised – November 06, 2014

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Addendums

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Definitions

The following definitions shall apply throughout this policy document:

Bid – Written response to a request for bid from the City.

City – City of Prospect Heights

PO – Purchase Order

Request for Bid – City created list of specifications for the purchase of products or services.

Request for Proposal (RFP) – City created document that requests proposals from qualified vendors to provide a service to the City.

Request for Statement of Qualifications – City created document that requests a submittal of qualifications from potential vendors to provide a service to the City.

User Department – Department purchasing material or service

Please note, throughout this policy references to the City Administrator, Finance Director, and department heads shall also include their designated representatives except when quoting State Statutes or Public Acts.

Introduction & Objectives

The City of Prospect Heights Purchasing Policy is intended to provide an effective and efficient means for purchasing materials, equipment, and services. The policy is also intended to ensure that City purchases comply with established legal requirements as prescribed by Illinois State Statute and the City of Prospect Heights Code of Ordinances.

The objectives of the City's purchasing policy include:

- To ensure that materials, equipment, and services are purchased for the lowest prices without sacrificing quality and performance;
- To provide adequate control and documentation of City expenditures and financial commitments;
- To obtain high quality goods and equipment as required by City departments and to ensure these items are available at the place and time needed;
- To provide a standardized system of purchasing for use by all City departments.

Conflicting Provisions

In the event of any conflict between any provisions of this policy and any provisions in a State of Illinois Statute or City Ordinance, the following shall apply: The provisions in any State of Illinois Statute shall prevail in any conflict with any City Ordinance that pertains to purchasing, and the provisions of any City Ordinance shall prevail in any conflict with any provision of this policy.

Authority to Purchase

The City Code designates the City Administrator as the purchasing agent for the City (City Code, Section 1-6-7I). The Finance Director has been designated by the City Administrator with the responsibility for developing and administering City purchasing policies and procedures.

As the purchasing agent for the City, the City Administrator is authorized to make all purchases and other expenditures approved by the annual budget then in effect, with the exception of purchases and expenditures over five thousand dollars (\$5,000), which have to be authorized by the Corporate Authorities. The City Administrator is also authorized to engage the services of attorneys or other professional consultants for any matter as long as the services do not exceed five thousand dollars (\$5,000) (City Code Sec. 1-6-7I). However, when engaging the services of an engineering, surveying, or architectural firm that does not have an established satisfactory relationship with the City, the City will conduct a Request For Statement of Qualification (RFQ) process in accordance with Illinois State Statute (50 ILCS 510), unless the fees for the service to be provided are less than \$25,000 or unless the City Council determined by resolution that an emergency exists.

The City Administrator is also authorized to approve any change order to a City contract which is less than \$5,000 and any contract time extension that does not exceed 30 days. A change order that exceeds these limits must have a written determination by the Corporate Authorities. Such communication shall include a statement that the circumstances necessitating the change in performance were not within the scope of the signed contract and the contract change is in the best interest of the City and authorized by law. This written determination shall be preserved in the contract's permanent file which shall be open to the public for inspection (720 ILCS 5/33E-9).

Equal Opportunity/Non Discrimination

It is the policy of the City of Prospect Heights that all potential vendors have an equal opportunity to submit quotes, bids, or RFPs and to compete on an equal basis for City business. The City will take affirmative action to provide equal opportunity for all potential contractors or sub-contractors without regard to race, religion, creed, color, sex, national origin, age, handicap unrelated to ability to perform the job, or protected veteran's status. The City also seeks to utilize minority and women owned business enterprises (MBE/WBE) in its purchasing. MBE/WBE firms are encouraged to submit proposals to provide goods and services to the City. The City also encourages the use of sub-contractors who are minority or women owned business enterprises.

The City is an Equal Opportunity Employer and all vendors seeking to conduct business with the City must maintain and promote non-discrimination policies in all phases of employment matters, in accordance with the laws of the United States and the State of Illinois. The City encourages contractors and subcontractors to take affirmative action in providing for Equal Employment Opportunity without regard to race, religion, creed, color, sex, national origin, age, handicap unrelated to ability to perform the job or protected veteran's status.

Abuse of Purchasing Authority

Employees of the City who are given authority to purchase on behalf of the City must exercise this responsibility with the utmost measure of fairness and integrity and solely for the purpose of serving the residents of Prospect Heights. Purchases by employees should be in the best interest of the City and never for the personal gain of the employee, either directly (e.g.,

purchase for the employee's personal use) or through a conflict of interest (e.g., a family member owns a company and wants City business).

Employees are required to only exercise the purchasing authority granted to them by the City Administrator and their department head. Employees must follow the procedures established in this policy document to ensure purchases are being made in a manner that complies with Illinois State Statute and the Prospect Heights Code of Ordinances.

Employees who abuse their purchasing authority are subject to immediate disciplinary actions, up to and including termination of employment and prosecution by law enforcement.

Purchasing Policies

This section describes the City's purchasing policies which apply to all purchases of materials, equipment, and services. There are several types of purchases made by City staff and the following parameters define the proper authorization for making a purchase:

Purchase Not Requiring a Purchase Order (Less Than \$2,500)

Purchases of goods, equipment, or services that cost less than \$2,500 may be authorized by City department heads with prior approval of the City Administrator, but without the processing of a Purchase Order.

Department heads are responsible for ensuring that proper purchasing procedures are followed, as detailed below:

- a. Obtain Prices – Purchases of goods and services that cost less than \$2,500 should be made only after three telephone quotations have been obtained and documented. If three quotes cannot be obtained, the purchasing employee must be prepared to provide an explanation. Purchases are to be made from the supplier(s) offering the lowest price assuming equal quality, delivery and performance.

Contracts, Credit Accounts, and Blanket Purchase Orders

A second type of purchase made by the City is the result of a relationship that has been established with a vendor. A relationship can be established by contract, establishment of credit account, or the issuance of a blanket purchase order. Service contracts can be authorized in several different ways, including:

- Contracts Approved by the Corporate Authorities – contracts may be approved by the Corporate Authorities as a result of the RFP or Bid process, through a franchise agreement, or for any other purchase over \$20,000 authorized by resolution.
- Credit Accounts – These accounts are often established by City departments with vendors with whom the City conducts regular business.

For these types of purchases, the user department will usually receive an invoice directly from the vendor. When this happens, the user department should stamp the invoice with a purchase

stamp provided by the Finance department and complete all of the information required by the purchase stamp.

Purchases Requiring a Purchase Order (Greater than \$2,500, Less than \$20,000)

Purchases in excess of two-thousand, five-hundred dollars (\$2,500) but less than twenty thousand dollars (\$20,000) need to be approved by the City Administrator, the Finance Director, and the department head prior to placing an order for the good or service.

The purchasing cycle for materials, equipment, and services requiring a purchase order includes:

- a. Preliminary Approval – Preliminary approval for a purchase greater than \$2,500 but less than \$20,000 should be obtained from the City Administrator. The City Administrator will inform the Finance Director of his/her preliminary approval.
- b. Obtain Prices – Once the preliminary approval has been obtained, three written price quotations should be obtained. Purchases are to be made from the supplier(s) offering the lowest price assuming equal quality, delivery and performance.
- c. Requisition for Purchase Order – Once a vendor has been selected, department heads or their designated representatives should complete a requisition for purchase order. All purchase order requisitions need to be approved by the department head and the Finance Director. Once approved, Finance will produce the purchase order and forward a copy to the initiating department and vendor as appropriate. Purchase orders for amounts that exceed \$20,000 need to be approved by the City Council. The City Administrator or the Finance Director shall have the authority to waive the purchase order requirement for goods or services.
- d. Ordering – Once the purchase order has been issued, the department head or his/her designated representative(s) are authorized to proceed with the purchase.
- e. Receiving – User departments are responsible for receiving and inspecting items to ensure that the items are received in the proper quantities and in satisfactory condition (please see Receiving & Inspection on Page 12).
- f. Paying – Once the good or service has been received, the user department should attach a copy of the purchase order, attach the invoice, and submit the documentation to the Finance department for payment.

Purchases Requiring a Bid (Public Improvements Greater than \$20,000)

The competitive bid procedure for work or other public improvements over \$20,000, governed by state statute (65 ILCS 5/8-9-1), is generally described below:

- a. The department head or designee initiates the formal bid process through a written memorandum to the City Administrator describing the project to be bid, cost estimates, amount budgeted and time scheduled for both the bidding and completion of the project.
- b. Detailed specifications are prepared. These specifications should be submitted to the Finance department for review.

- c. Once the specifications are prepared, a "Notice of Call for Bids" will be published in at least one newspaper of general circulation in the City, indicating the date, time and location of the bid opening. The notice shall be published at least ten (10) days prior to the time designated for the opening of bids. A "Qualified Bidders List" is prepared and bid packages or a notice indicating availability of bid specifications is mailed to qualified contractors.
- d. Sealed bids and bid deposits (if required) are received. A public bid opening is held immediately following the time that bids are required to be received. Bids received after the published date and time, by which bids were to be submitted, unless extended through written addendum, shall be rejected and returned unopened to the contractor submitting said bid. A member of the initiating department and a recording secretary shall open the bids. Bids shall be read aloud and recorded on a recap sheet which is made available to the public.
- e. Qualified bids are tabulated and analyzed by the department and a written recommendation is made to the City Administrator. The recommendation for award shall be based on the lowest responsible bidder meeting all specifications.
- f. Once the bid has been awarded, the user department should follow the purchase order process, with the exception of obtaining prices for ordering and payment. Formal bidding for work or public improvements over \$20,000 may be waived by a two-thirds vote of the City Council then holding office (65 ILCS 5/8-9-1).

Purchases Requiring City Council Approval (Purchases Greater than \$20,000)

When a department needs to purchase an item or service that will exceed \$20,000, a motion approving this purchase needs to be passed by the City Council. Once the resolution has been approved by City Council, the user department should follow the Purchase Order process to complete the purchase of the item or service.

Purchases Requiring RFP

The RFP process is similar to a competitive bid with the difference being that the contract can be awarded according to criteria besides price. Illinois State Statute (50 ILCS 510/ Local Government Professional Services Selection Act) requires that whenever the City is to engage the services of an engineering, surveying, or architectural firm that does not have an established relationship with the City and the fees for service will exceed \$25,000, the City must utilize the RFP process to select the firm. The procedures for a RFP are generally described below:

- a. The department head initiates the RFP process through a written memorandum to the City Administrator describing the service to be procured, cost estimates, amount budgeted, and criteria for award of the contract.
- b. Detailed specifications are prepared. These specifications should be submitted to the Finance department for review and integration into the City's RFP document.
- c. Once the specifications are prepared, a "Notice of Call for Proposals" will be published in at least one newspaper of general circulation in the City, indicating the date, time and location of the bid opening. The notice shall be published at least ten (10) days prior to

- the time designated for the opening of bids. RFP packages are mailed to vendors who ask for them.
- d. Sealed proposals are received. A public opening of the proposals is held immediately following the time that proposals are required to be received. Proposals received after the published date and time which proposals were to be submitted, unless extended through written addendum, shall be rejected and returned unopened to the vendor. A member of the initiating department and a recording secretary shall open the proposals. Proposals shall be read aloud and recorded on a recap sheet which is made available to the public.
 - e. Proposals are tabulated and analyzed by the department according to the criteria to be used to award the contract included in the RFP. Based on these analyses, a written recommendation is made to the City Administrator. The recommendation for award shall be based on the proposal that most closely meets the City's needs according to the criteria specified in the RFP.
 - f. Once the RFP has been awarded, the user department should follow the purchase order process, with the exception of obtaining prices for ordering and payment.

Purchases Requiring RFQ

Illinois State Statute (50 ILCS 510/ Local Government Professional Services Selection Act) requires that whenever the City is to engage the services of an engineering, surveying, or architectural firm that does not have an established relationship with the City and the fees for service will exceed \$25,000, the City must utilize the RFQ process to select the firm unless the City Council determines by resolution that an emergency exists. The procedures for each RFQ are generally described below:

- a. Identify the general scope of the work and the projected time frame;
- b. Public notice by newspaper publication must be provided to professional design firms, commonly referred to as the Request for Statement of Qualifications ("RFQ");
- c. A selection committee of City staff is appointed;
- d. Statements of Qualifications are received from interested firms;
- e. The selection committee reviews the Statements of Qualifications and establishes a shortlist of firms;
- f. Interviews of the shortlisted firms may be conducted, if required;
- g. The top three firms are ranked in order of qualifications by the selection committee;
- h. The selection committee negotiates the final scope, fee, schedule and contract with only the top ranked firm;
- i. If an agreement cannot be satisfactorily negotiated with the top-ranked firm, negotiations are terminated and the selection committee enters into negotiations with the second-ranked firm, and so on down the line until an agreement is reached with the selected firm. The selection committee may not return to firms with whom negotiations were terminated unless a substantial change in the scope of the project is made and the QBS process is re-initiated.

Payments

The payment process is the responsibility of the user department and the Finance department. The user department is responsible for ensuring and verifying receipt of the goods or services, verifying the correct amounts were invoiced to the City, providing the proper coding of the invoice for payment, and ensuring that all appropriate approvals were obtained prior to submitting the invoice to the Finance department for payment. The Finance department is responsible for ensuring appropriate approvals were obtained, the invoice is coded correctly, and sufficient budgeted funds are available. The City Treasurer shall only disburse City funds for vouchers, bills, or purchase orders that have been properly approved by the City Council. All warrants must be signed by the City Administrator (65 ILCS 5/8-1-8). User departments should realize the payment of invoices can only be completed through a City Council meeting and submit invoices to the Finance department in a timely manner to get the invoice on the list of bills for the next City Council meeting. The Treasurer may issue funds prior to formal approval by the City Council for authorized pre-issues including payroll and 125 plan employee reimbursements and for any other services authorized by the City Council.

Payment by Check

There are two ways to request a payment by check. The first method of paying by check is to use a payment stamp on an invoice received from a vendor. The information included in the payment stamp should be completed to the fullest extent possible.

The second method of paying by check is through a check request form. This form should be used to process a payment when the invoice or documentation is not self-explanatory and additional information would expedite processing. Examples of an appropriate use of a check requisition include:

- Payment for approved contracts or purchase orders;
- Advance payment for conference registration;
- Mail-order items for which no invoice is available so the ad or brochure is attached to the check request;
- Membership dues for professional organizations (clarify where the payment is to be sent);
- Refunds - No invoice is available, but the background information can be attached to the check request and the name and address can be clarified;
- A very small receipt that could easily get lost if not attached to a check request.

As much descriptive information as possible should be included on the check request form, including dates, times, places, and descriptions of products or services.

Special Warrant Checks

There are certain situations where it may be necessary for the City to process and issue a check to a vendor before it is approved by the City Council through the regular "list of bills" process. In such instances, a check that is issued will be included on the next list of bills for City Council

approval. Situations which would necessitate the issuance of a check are those instances where critical City services may be interrupted or unforeseen circumstances where a vendor will require payment before goods or services will be delivered or received. A check may also be issued when the City Council has approved a contract, which as part of that contract, includes a provision requiring a down payment before commencing the production and/or procurement of such goods or services.

Payment by Purchase Card

The purchase card may be used only for purchases in accordance with the purchasing procedures and limits established by the City. Charges must not be split to avoid exceeding the individual transaction limit of the card. The procurement card must NEVER be used for cash advances, services, fuel (unless traveling outside of the City), standard merchant category exclusions (liquor stores, jewelry, etc.), or for personal use. The following procedures should be followed when using the Purchase Card:

- a. Administration of Program – the Finance Director will be responsible for administering the purchase card program. The Finance Director will not be issued a purchase card to avoid any conflict of interest in the administration of the program. The Director is responsible for reviewing all charges for appropriateness and recommending the revocation of cards and/or disciplinary actions for the abuse of the purchase card. The Director will refer cases of abuse to the City Administrator or the City Council as appropriate.
- b. Positions Authorized to Use a City Purchase Card – Purchase cards will not be issued to elected officials other than the mayor. Any other elected official who needs to utilize a City purchase card should ask the City Administrator to charge the expense. The following City employees are authorized to use a City purchase card:
 - Mayor;
 - City Administrator;
 - Public Works Director;
 - Chief of Police.
- c. Approved Cardholder – Only the approved cardholder whose name is embossed on the card is authorized to make purchases with the card.
- d. Safekeeping – The approved cardholder is responsible for keeping the purchase card issued to them safe. Cardholders are encouraged to keep their cards in a locked drawer or cabinet in a City facility.
- e. Types of Purchases – The purchase card allows the City to prohibit purchases from certain types of vendors. If a cardholder attempts to purchase something from a vendor that has been prohibited by the purchase card, the attempted charge will be denied. The cardholder should contact the Finance department to unblock the vendor if purchasing from that vendor is necessary for City operations.

- f. Documentation and Billing – Cardholders are responsible for providing all sales invoices/register receipts. The amount charged must match the sales invoice/register receipt exactly. The Cardholder is responsible for completing an expense report or check request form provided by the Finance department. The following documentation must be submitted to the Finance department by the 10th of each month:
- Original copy of each receipt for each transaction (keep a copy for your records);
 - Printed expense report signed by the department head.
- g. Sales Tax Exemption – Purchases made with the purchase card are sales tax exempt. The cardholder is responsible for ensuring tax has not been charged. In the event a vendor charges unallowable sales tax, the cardholder must immediately contact the vendor and request a credit to the card in the amount of the tax. A copy of the credit invoice is also required and must be attached to the statement showing the credited amount. The cardholder will have one month to resolve the issue. At the discretion of the Director of Finance, the card will be revoked if the issue is not resolved within the next month or if there are reoccurrences of sales tax being charged.
- h. Late Statements and Missing Receipts – If a statement is received by Finance after the 10th of the month or receipts are missing, the cardholder will have one month to resolve the issue. At the discretion of the Finance Director, the card will be revoked if the issue is not resolved within the next month or if there are reoccurrences of late statements or missing receipts. The Finance Director may also refer the matter to the City Administrator or City Council for disciplinary action if late statements or missing receipts reoccur on a regular basis.
- i. Credit for Returns or Errors – If an item is returned, a credit must be received and documentation must be submitted with the monthly statement.
- j. Disputed Charges – If the cardholder has a dispute with a charge on the card, the cardholder is responsible for contacting the vendor and having them issue a credit to the card. If the disputed charge is not resolved by the vendor, the cardholder is responsible for contacting the bank to dispute the charge and receive further instructions. The cardholder has one month to resolve the issue after which the card may be revoked by the Director of Finance if the issue is not resolved. The Finance Director also has the authority to revoke the card if disputed charges occur on a regular basis.
- k. Lost or Stolen Card – It is the cardholder's responsibility to document the phone number to call in the case of a lost or stolen card. If a purchase card is lost or stolen you must immediately notify the bank that issued the purchase card (open 24 hours a day). Also, immediately notify the Finance department.
- l. Changes in Employment – If a cardholder ends his/her employment with the City, the purchase card must be returned to the Finance department. The cardholder is responsible for providing all outstanding receipts and related documents to their supervisor prior to ending employment.
- m. Questions – If you have any questions about how to make purchases with the credit card or regarding payment of charges, please contact the Finance department.

- n. Education – New cards shall be approved by the City Administrator, the applicable department head, and distributed by the Finance department. New cardholders are required to meet with the Finance Director to discuss proper use of the card and billing procedures. Cards will be distributed when the educational session has been completed.

Payment by Petty Cash

Small dollar purchases (i.e. under \$25.00) may be made from established petty cash funds. The Finance Director shall establish procedures for purchases that may be reimbursed from the petty cash fund.

Governmental Prompt Payment Act

Prompt Payment Act. Payments shall be made in accordance with the Illinois Local Government Prompt Payment Act (50 ILCS 505). Public Act #84-731, (50 ILCS 505/1-6) "Prompt Payment Act" states that the appropriate local government official or agency receiving goods or services must approve or disapprove a bill from a vendor, within thirty days after receipt of the bill or receipt of goods or services, whichever is later. If quality assurance testing of goods by the City is necessary before the approval or disapproval of a bill and such testing cannot be completed within thirty days after receipt of the goods, approval or disapproval of the bill must be made immediately upon completion of the testing or within sixty days after receipt of the goods, whichever occurs first. A written notice shall be mailed to the vendor immediately if a bill is disapproved. Any bill approved for payment shall be paid within 30 days after the date of approval. If payment is not made within such 30 day period, an interest penalty of 1% of any amount approved and unpaid shall be added for each month or fraction thereof after the expiration of such 30 day period, until final payment is made. If the local government official or agency whose approval is required for any bill fails to approve or disapprove that bill within the period provided for approval, the penalty for late payment of that bill shall be computed from the date 60 days after the receipt of that bill or the date 60 days after the goods or services are received, whichever is later. The time periods specified as they pertain to particular goods or services, are superseded by any greater time periods agreed to by the local government agency and the particular vendor or contractor.

Sales Tax Exemption

The City of Prospect Heights is exempt from paying all local and state sales taxes. When reviewing and approving invoices, department heads and/or their designees shall verify that the vendor has excluded any sales taxes from the amount due from the City. The Finance department will provide the necessary information regarding the City's State Sales Exemption Certificate to any vendor upon request.

Employee Reimbursements

The Finance department will process a reimbursement to an employee for goods and services purchased by the employee, with the employee's money on behalf of the City, when the department head submits the paid receipt with his or her approval.

Other Purchasing Guidelines

Fiscal Year End Requirements

The City's fiscal year begins on May 1 and ends April 30. In order to be charged to the current fiscal year, goods and services must be **received no later than April 30**. Therefore, requisitions for purchase orders should be initiated **at least three weeks** prior to April 30th in order to allow ample time for the purchase order to be approved and issued and for the goods or services to be ordered, shipped, and received by the City before April 30. Requisitions for purchase orders for goods which are made-to-order or which take a long time to procure may need to be initiated **several weeks or even months prior to April 30th**. Department heads should be aware of the amount of time necessary to procure goods and services in order to receive them before the end of the fiscal year. Goods and services received by the City after April 30th will be charged to the budget for the new fiscal year and the user department's available budget in the new fiscal year will be reduced.

If a budgeted item is not purchased and received during the fiscal year, the amount budgeted for that item **will not carry forward to the next fiscal year**. If it is anticipated that certain budgeted items will not be ordered during the fiscal year, or if budgeted items are ordered but will not be received before the end of the fiscal year, the department head will need to request funding as part of the budget process for the upcoming fiscal year for that item or service. It is the **responsibility of each department** to request that the budget for certain items be carried over to the next fiscal year, subject to approval as part of the budget process. It is also incumbent on the department to notify any vendor who may not deliver a product or service before the end of the fiscal year that the funds will have to be re-appropriated in the following fiscal year. The vendor should also be notified that there is always a chance that the City Council will choose not to appropriate monies for a good or service that was ordered in the prior fiscal year. If this occurs, the City does not have an obligation to accept those goods or services.

Purchasing from Prospect Heights Vendors

The City encourages purchasing from vendors within the City of Prospect Heights in order to support local businesses. Assuming that equal quality, service and delivery are provided, and the pricing is competitive, additional consideration shall be given to the purchase of such goods or services from local businesses. This section is not applicable to projects which are subject to the public bidding requirement.

Shipping & Freight

All bid prices and price quotations shall be Freight on Board (F.O.B.) City of Prospect Heights, with delivery to a point or points within the City. It is the policy of the City to avoid paying shipping charges whenever possible. If the City is to pay shipping charges, they must be included at the time the invoice is received by the City. When obtaining price quotations, department heads or their designees should inquire into applicable shipping charges. Any shipping charges to be paid by the City will be regarded as part of the price quotation when

selecting the successful vendor. Unless otherwise stated, all formal bid proposals shall include freight and delivery charges, if any.

Receiving & Inspection

Department heads (or their designated representatives) are responsible for receiving and inspecting all deliveries to their departments to ensure that items received conform to the specifications and quantities that were ordered. All deliveries should be thoroughly inspected to ensure that materials are received in satisfactory condition. If an unsatisfactory item is accepted by a department, the department is responsible for that item. If the item cannot be used for its intended purpose, then the department will have to request budgetary authority to purchase a new item. The department may attempt to negotiate with the vendor to obtain a replacement that will fulfill the originally intended purpose. However, the replacement cannot obligate the City to spend further monies without the pre-authorization of the Finance Director. Inspecting the quantity and quality of items ordered before they are accepted is a critical component of the purchasing process. The City has the right to reject any substandard item before it is accepted by a City staff member. After acceptance, the City will be obligated for payment even if the item is not satisfactory. Each department should check the items received against the receiving slip, and forward the receiving slip along with the invoice to the Finance department once the invoice has been properly approved.

Cooperative Purchasing

Cooperative purchasing between the City of Prospect Heights and the State of Illinois, other local governments, local cooperatives such as the Northwest Municipal Conference, or arrangements with other organizations can result in savings on the purchase price of many items. It is the policy of the City to enter into cooperative purchasing agreements when:

- savings will result;
- quality, availability, or service will not be sacrificed;
- the City will be separately billed for its purchases; and
- ordered items will be delivered directly to the City (unless otherwise agreed to).

Department heads shall have the authority to analyze the desirability of cooperative purchasing arrangements and to make recommendations to the City Administrator. Department heads should research cooperative purchasing arrangements to ensure that competitive prices have been obtained. The City Council encourages cooperative purchasing but maintains the right to reject any or all such agreements.

Emergency Purchases

Emergency purchases are unforeseen purchases that include an immediate threat to public health or safety, an emergency arising from unforeseen causes which necessitates the immediate delivery of items or services, and the prevention of delays in work or construction schedules. If the emergency purchase is over two thousand, five hundred dollars (\$2,500) but less than or equal to twenty thousand dollars (\$20,000), the department head or designated representative

may create an emergency purchase order number. If it is not possible to get the emergency purchase order number prior to the ordering of the purchase, the department in all cases should request the number and complete the requisition within two (2) working days from commencement of work or the ordering of the purchase. Documentation including an explanation of the emergency must also be submitted within two (2) working days from commencement of work or the ordering of the purchase. Each department head must file with the Finance Director a list of employees who are authorized to make emergency purchases. Emergency purchases over two thousand, five hundred (\$2,500) but less than or equal to twenty thousand (\$20,000) must be approved by the City Administrator or his/her designee prior to the purchase. In the event of an emergency, if the corporate authorities of the City are unable to hold a meeting to authorize appropriate expenditures to respond to the emergency, the City Administrator or his/her designee is authorized to approve expenditures over \$20,000. Thereafter, at the earliest opportunity all such expenditures will be submitted to the corporate authorities for their approval. All emergency purchases must be thoroughly documented.

Travel Policy

Travel can play an important role in accomplishing the City's mission to provide superior and responsive governmental services to the residents of Prospect Heights. When conducting business on behalf of the City, employees are expected to use good quality services and accommodations appropriate for the business to be conducted. Good judgment and ethical practices on the part of each traveler remain the most important factors in controlling travel expenses.

Control of travel authorization is the responsibility of each department head. Travel authorization is a two part process including: 1) approval of all travel in advance (see travel authorization addendum) and 2) expense reporting following completion of the trip. Approval of travel expense reports is more than a formality. It indicates that expenses submitted have been reviewed and have been found to comply with City regulations and union contracts regarding travel and authorized business expenses.

All City personnel traveling or incurring business expenses on behalf of the City and those responsible for the approval of these expenses are expected to use these measures to assist in maintaining control over travel expenditures. The policies detailed here apply to all funds under City control and are superseded only in those instances where funding agencies apply specific and more restrictive rules and rates.

- a. **Travel Authorization** - It is City policy that all travel requiring an overnight stay must be approved in advance by the employee's department head and the City Administrator. This applies to all travel of this nature even in instances where the travel has been budgeted or a travel advance is not requested. Requests for travel authorization shall be submitted using the City's travel authorization form (attached).

- b. Travel Arrangements - City employees should arrange travel using the least expensive means possible. Employees should use good judgment when determining logical routes for arriving at the intended destination.
- c. Air Travel - Employees are required to request flights according to approximate arrival and departure time, rather than by specific carrier or flight number, in order to obtain the lowest available fare with logical routing for all trips. In general, lowest available fare is defined as the least costly fare available at the time of ticketing and may include one stopover or connecting flight. (This is not intended to limit travelers who may wish to arrange air fare using more than one stopover or connecting flight as savings and time permits.) In order to take advantage of available discounted fares, travelers are requested to make reasonable adjustments in their travel plans.
- d. Employees should make air travel arrangements as far in advance as possible to take advantage of special fare savings. Travelers should be aware that some discounts have travel restrictions and cancellation penalties, and therefore good business judgment should be exercised. All air travel at City expense must be by coach.
- e. Ground Transportation - It is expected that employees use the most effective ground transportation available, considering cost, time, availability and scheduling. The cost of public transportation is reimbursable and does not require a receipt unless one can be obtained.
 - Taxi and Airport Transportation – Whenever practical, airport or hotel ground transportation should be the preferred method of transportation to hotels or meeting sites. Taxis may be used as necessary taking into consideration the cost of other means of transportation. A receipt is required for reimbursement of these expenses.
 - Rental Passenger Automobiles – Rental automobiles may be used as necessary but must be approved in advance by the department head. Receipts are required for reimbursement of all expenses related to rental automobile use.
 - Personal Vehicles – Expenses of travel by automobile are reimbursable at the IRS authorized rate in effect at the time of travel. The mileage reimbursement allowance covers all automobile related costs: gasoline, insurance, maintenance, etc. Toll charges and parking fees when supported by receipts, are reimbursable in addition to mileage allowance. The total personal automobile expenses shall not exceed the lowest available air fare. Employees using personal vehicles on City business must have adequate automobile coverages in effect, in compliance with City policy.
- f. Meals - The per diem allowance for meals including taxes and tips while on City business shall not exceed the Internal Revenue Service (IRS) standard allowance for the locality, as found in Publication 1542 of the IRS. If the location traveled to is not included in the IRS list, the standard meal allowance for the nearest City shall apply. Meal expenses exceeding the standard allowance are the responsibility of the employee. Union employees will follow the union contract per diem and travel policy limits.

- g. When traveling on City business, employees should select restaurants which are reasonably priced for the locality. In addition, employees shall be aware that the City will not pay for alcoholic beverages consumed with meals and that receipts are required for meals purchased during the course of the business trip. Per diem allowances for partial days traveled shall be based on the per meal allowances outlined below. These allowances shall also apply to employees attending in-state seminars and conferences not requiring an overnight stay. In either event, employees will not receive a per diem allowance but will be reimbursed for meals not included in the registration costs. The following limits shall apply to meals purchased while conducting City business:
- Breakfast – Breakfast will be allowed whenever the incurred travel begins earlier than a normal breakfast (or concludes following breakfast) and no meal is served at the seminar or conference. The per diem meal allowance for breakfast shall be \$10.
 - Lunch – Lunch will be reimbursed provided that the trip begins before the lunch hour (or concludes following the normal lunch hour) and lunch is not included as part of the conference or seminar. The per diem meal allowance for lunch shall be \$20.
 - Dinner – Dinner will be reimbursed when the employee is away from the City for the evening meal (or does not return until after the normal dinner hour) and no meal was provided as part of the conference or seminar. The per diem meal allowance for dinner shall be the balance of the IRS per diem allowance for the locality. For example, if the per diem allowance for the locality is \$63, the allowance for dinner shall be \$33.00 (calculated as \$63 minus \$10 for breakfast and \$20 for lunch).
- h. Hotels – Employees are expected to use reasonably priced lodging. When making reservations or registering, the employee shall ask for and use the government or corporate rate or the conference rate if available. Otherwise, good judgment should be used in selecting hotels which provide comfortable lodging at reasonable prices.
- i. Accompaniment by an Immediate Family Member - The City will not reimburse employees for travel costs of immediate family members traveling with employees on official City business. Should a family member accompany the employee for personal reasons, only those costs related to the employee's travel may be reimbursed.
- j. Combined Business/Personal Travel – Whenever an employee, for his/her convenience, travels by an indirect route or interrupts City travel for personal travel, the additional expenses related to the personal travel are the responsibility of the employee.
- k. Non-Allowable Expenses – The City's policy is to reimburse its employees for all reasonable and necessary expenses incurred while transacting the affairs of the City. However, there are specific types of expenses which are considered to be personal and are therefore not reimbursable. These include but are not limited to:
- Cleaning, pressing, and laundry;
 - Personal entertainment including movies, videos or pay per view services in a hotel room;

- Airline and other trip insurance;
 - Beautician, barber, manicurist and shoe shine;
 - Personal telephone calls except to report changes in schedule, or to talk with family members once per day (15 minute per day maximum);
 - Repairs on personal automobiles damaged while on company business;
 - Traffic violations and court costs;
 - Membership fees in airline clubs.
- l. Approved Forms of Payment - Payments will not be made unless an expense report has been approved by the Finance department. Employees that have City issued credit cards may use them to pay for travel related expenses. However, employees shall still be responsible for obtaining receipts and submitting a complete expense report to the Finance department when the travel has been completed.
- m. Advances - Travel advances may be issued to employees to cover travel expenses that cannot be paid in advance by the City employee. The advance will be established at an amount that is reasonable. All travel advances are issued and maintained subject to timely reporting of all travel expenses. A travel advance will be issued upon receipt of a completed expense report containing the following information:
- Name, title and department of employee receiving the travel advance;
 - Account number the expenses will be charged to;
 - Purpose of the trip;
 - Destination;
 - Beginning and ending dates of the trip;
 - Estimate of all expenses including transportation, lodging, meals, registration and miscellaneous expenses including items paid directly.

Advance requests require the signature of the applicable department head and the Finance Director. Travel advance forms must be completed and submitted to the Finance department at least thirty (30) days before the date needed. Employees are responsible for ensuring that the completed travel advance form is received by the Finance department prior to the accounts payable deadline for the date the funds will be needed.

Travel advances must be settled within five (5) days after completion of the travel. A travel advance will not be issued if any prior advance is outstanding. Completed travel advance forms are to be forwarded to the Finance department with all receipts attached. Any unused travel advance money must accompany this form.

- n. Expense Reporting - The expense form should be filled out in accordance with the instructions noted on the form. Travelers should provide as much detailed information on the statements as possible for all expenses including the cost of registration, books, meals, hotel, airfare, etc., regardless of whether it was paid directly to a vendor (e.g. registration fees) or by credit card (e.g. hotel bill). Original receipts must be included except when it is impractical to do so or when specifically exempt by this policy (e.g. cost of public transportation, tips, parking meters, etc.). The expense report shall be

submitted to Finance within two (2) weeks following completion of the trip. Questions regarding any aspect of this policy shall be directed to the Finance Director or their designee.

Surplus Property Policy

City "personal property" is declared surplus when it is no longer necessary, practical, or economical to be retained by the City. Department heads are responsible for identifying surplus furniture and equipment in their departments. Before the surplus property can be sold or otherwise disposed of, a list of items with descriptions must be submitted to the City Council for their approval to declare the items surplus. A simple majority of the corporate authorities then holding office is needed for approval (65 ILCS 5/11-76-4).

The statute (65 ILCS 5/11-76-4) *Sale of Personal Property* states, "Whenever a city or village incorporated under any general or special law, other than a city or village of 500,000 or more population, owns any personal property which in the opinion of a simple majority of the corporate authorities then holding office, is no longer necessary or useful to, or for the best interests of the city or village, such a majority of the corporate authorities then holding office, at any regular meeting or at any special meeting called for that purpose, (1) by ordinance may authorize the sale of that personal property in such manner as they may designate, with or without advertising the sale, or (2) may authorize any municipal officer to convert that personal property into some other form that is useful to the city or village by using the material in the personal property, or (3) may authorize any municipal officer to convey or turn in any specified article of personal property as part payment on a new purchase of any similar article. However, no article shall be turned in as part of the purchase price on any purchase except upon receipt of competitive bids, in such manner as may be prescribed by ordinance, after notice to all bidders that the article will be turned over as part of the purchase price."



City of Prospect Heights

8 N. Elmhurst Road, Prospect Heights, IL 60070

DATE: _____

TO: _____

ADDRESS: _____

FROM: _____

I am requesting permission for the Finance Department to process a check for the following invoice:

PAYEE	
PURPOSE	
AMOUNT	
ACCOUNT NO.	

Approved _____

City of Prospect Heights

EXPENSE REPORT

EMPLOYEE: _____
 DEPARTMENT: _____
 WEEK ENDING: _____
 MILEAGE RATE: **\$0.560**

Authorized By: _____

Date: _____

	SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY	TOTAL
TRANSPORTATION								
Miles Driven								0
Miles Reimbursement	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
Parking And Tolls								\$0.00
Auto Rental								\$0.00
Taxi / Limo								\$0.00
Other (Rail or Bus)								\$0.00
Airfare								\$0.00
TOTAL	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

LODGING & MEALS

Lodging								\$0.00
Breakfast								\$0.00
Lunch								\$0.00
Dinner								\$0.00
Snack								\$0.00
TOTAL	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

MISCELLANEOUS

Supplies								\$0.00
Equipment								\$0.00
Phone, Fax, Internet								\$0.00
Other								\$0.00
Entertainment								\$0.00
TOTAL	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00

GRAND TOTALS	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
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Employee Signature: _____

Date: _____

GL Account: _____

TOTAL EXPENSES

\$0.00

ADVANCES

TOTAL REIMBURSEMENT

\$0.00

PO #

City of Prospect Heights Purchase Order/Requisition

Address:

City of Prospect Heights
Accounts Payable
8 N Elmhurst Rd
Prospect Heights, IL 60070

X

8 N. Elmhurst Rd
14 E. Camp McDonald Rd
401 Piper Lane
8 N. Elmhurst Rd, Suite 100

City Hall
Police Dept.
Public Works
CVB

☐ Prepaid
Order

voices Must Be Sent To Above Address
include P.O.#., Dept, Employee & Order Date
material shipped must include a packing List with P.O. #

Tax Exempt # 9975-7745-06

or Name:

ss :

State, Zip:

tion:

:

Department:

Ordered By:

Date Ordered:

Delivery Date:

Vendor Quotes Price

Unit Cost Total Cost

Description

QTY

TOTAL AMOUNT

Account Number Amount

Signatures:

Date

Employee

City Administrator

Received By

City of Prospect Heights

Travel Advance Request

Date Submitted	
Traveler Name	
Traveler Address	
E-mail Alias	
Phone	
Department	
Destination	
Departure Date	
Return Date	
Purpose of Travel	
Total Advance Requested	\$0.00
Approved By	

IMPORTANT NOTICE

By signing and submitting this form you agree that the requested funds will be used for the purposes stated in this form. Failure to provide an expense report with receipts within 10 days of your return date can result in a paycheck deduction to cover the amount of funds advanced to you.

Date Approved

Date Signed

Approval Signature

Traveler Signature

Anticipated Expenses

Type of Expense	Description of Expense	Daily Expenses (Except Airfare)	# of Days	Total Expenses
Airfare				\$0.00
Ground Transportation			1	\$0.00
Conference/Registration Fees			1	\$0.00
Lodging			1	\$0.00
Meals and Tips			1	\$0.00
Miscellaneous			1	\$0.00
Grand Total				\$0.00



City of Prospect Heights

8 N. Elmhurst Road, Prospect Heights, IL 60070

Travel Authorization

I acknowledge that I have received, read, and will follow the City of Prospect Heights travel policy (the "Policy").

Supervisor signature acknowledges approval of the described work related travel.

Name: _____

Department: _____

Travel Description: _____

Travel Dates: _____

Employee Signature: _____

Department Head: _____

City Administrator: _____

Date: _____