

### KENDALL COUNTY

### PLANNING, BUILDING & ZONING COMMITTEE MEETING

110 West Madison Street • Court Room • Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

### **AGENDA**

Monday, January 13, 2025 – 6:30 p.m.

### CALL TO ORDER:

<u>ROLL CALL:</u> Brian DeBolt, Elizabeth Flowers, Dan Koukol, Ruben Rodriguez, and Seth Wormley (Chairman)

### APPROVAL OF AGENDA (VV):

<u>APPROVAL OF MINUTES (VV):</u> Approval of Minutes from November 12, 2024, Meeting (Pages 4-22)

### PUBLIC COMMENT:

EXPENDITURE REPORT: Review of Expenditures from November 2024 (Pages 23-30)

Review of End of Fiscal Year Escrow Report (Pages 31-32) Review of Expenditures from December 2024 (Pages 33-36)

### PETITIONS (Roll Call Votes):

1. Petition 24 – 31 – Kendall County Zoning Administrator (Pages 37-52)

Request: Text Amendments to Sections 36-282(20)(j), 36-282(32)(b), and 36-282(54) of the Kendall

County Code by Increasing the Road Weight Limit Requirements from 73,280 Pounds to 80,000 Pounds in the Zoning Regulation Requirements for Composting Facilities, Landscaping Businesses, and Storage Facilities for Motor Vehicles, Boats, Trailers, and

Recreational Vehicles

Purpose: Petitioner Would Like to Increase the Weight Requirement to Match State Law

2. Petition 24 – 32 – Kendall County Zoning Administrator (Pages 53-64)

Request: Text Amendment to Section 36-1051(12) of the Kendall County Code by Transferring the

Enforcement Authority of Window Sign Zoning Regulations from the County Sheriff or

Designee to the Zoning Administrator or Designee

Purpose: Petitioner Would Like Consistent Regulatory Authority Throughout the Entire Zoning

Portion of the Kendall County Code

3. Petition 24 – 33 – Kendall County Zoning Administrator (Pages 65-79)

Request: Text Amendments to the Kendall County Code by Adding Parks to the Appropriate Place

Alphabetically in the List of Permitted Uses in the R-4, R-5, R-6, and R-7 Zoning Districts

and Related Text Changes

Purpose: Petitioner Would Like to Add Parks to the List of Permitted Uses in the R-4, R-5, R-6, and

**R-7 Zoning Districts** 

4. Petition 24 – 34 – Kendall County Regional Planning Commission (Pages 80-97)

Request: Text Amendment to Section 36-247(7)(a) of the Kendall County Code by Reducing the

Setback from Pipelines to Occupied Principal Structures

Purpose: Petitioner Would Like to Reduce the Setback for Pipeline Greater Than 10 Inches in

Diameter which Carry/Conduct Flammable or Hazardous Material from 500 Feet from

Occupied Principal Structures to 25 Feet from Occupied Principal Structures

### **NEW BUSINESS:**

- 1. Selection of Committee Vice-Chair
- 2. Approval of Annual Renewal of Mobile Home Permit at 13443 Fennel Road (Roll Call Vote) (Page 98)
- 3. Approval of a Request from Lisbon Township to Extend the Deadline to Install Botanicals at 15759 Route 47 (Roll Call Vote) (Pages 99-111)
- 4. Update on Stormwater Ordinance Violation at 7821 Route 71
- 5. Review of 2025 Application Calendar (Pages 112-113)
- 6. Short-Term Rental Renewal Update (Page 114)
- 7. Kendall County Regional Planning Commission Annual Meeting-February 1, 2025, at 9:00 a.m. (Page 115)
- 8. Review of Departmental Policies
  - a. Voluntary Compliance/Code Enforcement Policy (Page 116)
  - b. Debt-Free Applicant Policy (Page 117)
  - c. Stormwater Investigation Cost Policy (Page 118)
  - d. Proposed Historic Preservation Commission Policy to Review Demolition and Alteration Permits at Structures Identified in Historic Structure Surveys (Page 119)
- 9. Update on Planning, Building and Zoning Department Staffing

### **OLD BUSINESS:**

- 1. Update on Stormwater Permit at 13039 McKanna Road (PIN: 09-09-100-002) in Seward Township
- 2. November 14, 2024, Homeowners Association Training Event

### **REVIEW VIOLATION REPORT:**

- 1. Review of Violation Report for December 2024 (Page 120-122)
- 2. Review of FY23-24 Inspection Report (Page 123)

### REVIEW PRE-VIOLATION REPORT (Page 124):

### UPDATE FROM HISTORIC PRESERVATION COMMISSION:

1. Historic Preservation Organization Meeting-February 19, 2025, at 5:30 p.m., at the Plano Stone Church Community Center (Page 125)

### **REVIEW PERMIT REPORT:**

- 1. Review Permit Report for November 2024 (Pages 126-158)
- 2. Review Permit Report for December 2024 (Pages 159-161)
- 3. Review of End of Year Permit Report (Pages 162-194)

### **REVIEW REVENUE REPORT:**

- 1. Review of November 2024 Revenue Report (Page 195)
- 2. Review of 2011-2024 Revenue Report (Page 196)
- 3. Review of December 2024 Revenue Report (Page 197)

### **CORRESPONDENCE:**

### **COMMENTS FROM THE PRESS:**

### **EXECUTIVE SESSION:**

### <u>ADJOURNMENT</u> (VV):

If special accommodations or arrangements are needed to attend this County meeting, please contact the Administration Office at 630-553-4171, a minimum of 24-hours prior to the meeting time.

### **KENDALL COUNTY PLANNING, BUILDING & ZONING COMMITTEE**

Kendall County Office Building Rooms 209 and 210 111 W. Fox Street, Yorkville, Illinois 4:30 p.m.

Meeting Minutes of November 12, 2024 - Unofficial until Approved

### CALL TO ORDER

The meeting was called to order by Vice-Chairman Rodriguez at 5:00 p.m.

### **ROLL CALL**

Committee Members Present: Elizabeth Flowers (arrived at 5:19 p.m.), Dan Koukol,

Ruben Rodriguez, and Brooke Shanley Committee Members Absent: Seth Wormley

Also Present: Matthew H. Asselmeier, Director, Wanda A. Rolf, Office Assistant, Dan

Kramer, and Cynthia Lucksinger

### APPROVAL OF AGENDA

Member Shanley made a motion, seconded by Member Koukol, to approve the agenda as presented. With a voice vote of three (3) ayes, the motion carried.

### **APPROVAL OF MINUTES**

Member Koukol made a motion, seconded by Member Shanley, to approve the minutes of the October 7, 2024, meeting. With a voice vote of three (3) ayes, the motion carried.

### **PUBLIC COMMENT**

None

### **EXPENDITURE REPORT**

Review of Expenditures from the Previous Month

The Committee reviewed the Expenditure Reports from October 2024.

Mr. Asselmeier stated that the project and the amount from the Diller family property was closed. Member Koukol asked why the fine wasn't put on the deed. Mr. Asselmeier responded that the State's Attorney's Office gave Mr. Diller a deadline to pay the fine. Mr. Diller passed away before the deadline was reached. According to the State's Attorney's office the fine was against Mr. Diller, not the property, which is why it was not recorded as a lien.

### **PETITIONS**

Petition 24-26 Timothy A. Tremain

Mr. Asselmeier summarized the request.

The Petitioners would like a map amendment rezoning approximately three point six more or less (3.6 +/-) acres located on north side of River Road between 11327 and

11209 River Road from R-1 One Family Residential District to R-3 One Family Residential District in order to build two (2) houses at the property.

The property was rezoned in 2007 by Ordinance 2007-03 and is Lot 1 of the Glen Nelson Subdivision.

The property is less than ten (10) acres in size as is eligible for rezoning under Section 8:07.H of the Kendall County Zoning Ordinance.

To date, the Petitioner has not indicated if they will be dividing the land through a Plat Act Exemption or if they will be pursuing a re-subdivision of the property.

The application materials and zoning plat were provided.

The property is approximately three point six (3.6) acres in size.

The County's Future Land Use Map calls for the property to be Rural Residential. The United City of Yorkville's Future Land Use Map calls for the property to be Estate/Conservation Residential.

River Road is a Township maintained Minor Collector.

The zoning plat shows a fifteen foot (15') trail easement along the southern portion of the property.

There are no floodplains or wetlands on the property.

The adjacent land uses are Agricultural, Wooded, Single-Family Residential, and a Private Road.

The adjacent properties are zoned A-1, R-1, and R-3.

The County's Future Land Use Map calls for the area to Rural Residential. The United City of Yorkville's Future Land Use Map calls for the area to be Estate/Conservation Residential.

Properties within one half (1/2) mile are zoned A-1, A-1 SU, and R-3 in the County and Residential inside Yorkville south of the Fox River.

The A-1 special use permits to the east is for a campground (PNA Camp).

EcoCAT Report submitted and consultation was terminated; there were protected resources in the area, but adverse impacts were unlikely.

The application for NRI was submitted on August 20, 2024. The LESA Score was 141 indicating a low level of protection. The NRI was provided.

Petition information was sent to Bristol Township on August 23, 2024. Bristol Township had no concerns regarding the proposal. A letter from Bristol Township was provided.

Petition information was sent to the United City of Yorkville on August 23, 2024. The Yorkville Planning and Zoning Commission reviewed the proposal at their meeting on October 9, 2024, and recommended favorably of the proposal. An email to that effect

was provided. The Yorkville City Council issued a positive recommendation at their meeting on October 22, 2024. An email to that effect was provided.

Petition information was sent to the Bristol-Kendall Fire Protection District on August 23, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on September 3, 2024. The Petitioner's Attorney provided a history of the subdivision and the Petitioner's plan to build houses on the subject property. Any new houses would use the existing private road to access River Road; there would be no new cuts on River Road. Discussion occurred regarding the Estate/Conservation Residential classification in Yorkville's plan; this designation was placed on properties where Yorkville had not conducted a large amount of analysis of future land uses. Discussion also occurred regarding the trail easement. The earliest the Petitioner would construct houses would be 2025. ZPAC recommended approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting were provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on October 23, 2024. The Kendall County Regional Planning Commission reviewed this proposal at their meeting on October 23, 2024. Discussion occurred regarding driveway locations; they would come off of Glen Nelson Drive and not River Road. Discussion also occurred regarding ownership responsibilities of Glen Nelson Drive. The Kendall County Regional Planning Commission recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting were provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on October 28, 2024. Other than the Petitioner's Attorney, nobody else from the public testified at the public hearing. Discussion occurred regarding maintenance responsibilities of Glen Nelson Drive; the property owners in the subdivision are responsible for maintaining the street. The Kendall County Zoning Board of Appeals recommended approval of the map amendment by a vote of five (5) in favor and zero (0) in opposition with two (2) members absent. The minutes of the hearing were provided.

The Petitioner would like to rezone the property in order to build a maximum of two (2) houses on the property.

The site is currently vacant. Any future buildings would have to meet applicable building codes.

No utility information was provided.

The property fronts Glen Nelson Drive, which is a private road. The zoning plat noted that the property cannot access River Road.

Any parking would be for residential purposes.

Based on the proposed uses, no new odors were foreseen.

Lighting would be for residential purposes and would have to follow applicable ordinances.

Landscaping would be for residential uses.

Signage would be for residential purposes and would have to meet applicable regulations.

The owners of the property would have to follow applicable noise control regulations based on residential uses.

Stormwater control would be evaluated as part of the building permit.

The Findings of Fact were as follows:

Existing uses of property within the general area of the property in question. The surrounding properties are used for agricultural purposes and single-family residential purposes.

The Zoning classification of property within the general area of the property in question. The surrounding properties are zoned A-1, R-1, and R-3. In particular, the properties immediate south of the subject property are zoned R-3.

The suitability of the property in question for the uses permitted under the existing zoning classification. One (1) single-family home could be built on the subject property under the present R-1 zoning classification. If a property owner wanted to construct additional homes, a map amendment to a zoning district that allows for small lots, such as the R-3 zoning classification, would be needed.

The trend of development, if any, in the general area of the property in question, including changes, if any, which may have taken place since the day the property in question was in its present zoning classification. The Zoning Board of Appeals shall not recommend the adoption of a proposed amendment unless it finds that the adoption of such an amendment is in the public interest and is not solely for the interest of the applicant. The Zoning Board of Appeals may recommend the adoption of an amendment changing the zoning classification of the property in question to any higher classification than that requested by the applicant. For the purpose of this paragraph the R-1 District shall be considered the highest classification and the M-2 District shall be considered the lowest classification. The trend of development in the area is a mix of agricultural and single-family residential.

Consistency with the purpose and objectives of the Land Resource Management Plan and other adopted County or municipal plans and policies. The subject property is classified as Rural Residential on the Future Land Use Map and the R-3 Zoning District is consistent with this land classification.

Staff recommended approval of the proposed map amendment.

The draft ordinance was provided.

Member Koukol stated he is in favor of a property owner splitting up their property to sell to individual buyers instead of building condos.

Member Koukal asked Mr. Asselmeier if there was a possibility that there was a trucking company to the east of the Tremain property. Mr. Asselmeier stated that he was not sure if it was specifically to the east but there was an alleged trucking company operating in the vicinity. Member Koukol stated that when the property owner to the east of Mr. Tremain's property first moved in, he had one (1) truck now there are many more trucks. Member Koukol feels the property to the east of Mr. Tremain's should be investigated. Member Koukol stated that there is a property, not far from him that has a trucking business. The trucks start leaving at 6:00 a.m.

Dan Kramer, Attorney for the Petitioner, spoke about Mr. Tremain's plans on building a home on Lot B, a two point one three (2.13) acre lot. The property is mostly bare and prospective buyers want smaller lots because of less lawn maintenance. There will be no access to River Road.

Member Rodriguez asked Mr. Kramer who will maintain Glen Nelson Road. Mr. Kramer explained that the lot owners in Glen Nelson Subdivision share responsibilities related to the maintenance of the road.

Member Koukol made a motion, seconded by Member Shanley, to recommend approval of the map amendment.

The votes were as follows:

Yeas (3): Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None

Absent (2): Flowers and Wormley

The motion carried.

The proposal will go to the November 19, 2024, Kendall County Board meeting on the consent agenda.

<u>Petition 24-28 Peter J. and Laurie Jo Pasteris on Behalf of the Peter J. Pasteris, Jr. Revocable Declaration of Living Trust</u>

Mr. Asselmeier summarized the request.

On April 21, 2015, the County Board approved Ordinance 2015-06, granting a special use permit for a banquet facility at 1998 Johnson Road. The special use permit contained the following conditions and restrictions:

1. The facility was to be operated by a description and site plan attached to the ordinance.

- 2. The principal use of the property is for residential purposes and/or farming.
- 3. A maximum of two hundred (200) persons at any one time (with a 10% tolerance).
- 4. All events must be catered unless approved by the Health Department.
- Compliance with applicable building codes and Americans with Disabilities Act accessibility provisions and securing required permits associated with any proposed remodeling, alteration, construction or expansion of existing and structures on the premises.
- 6. Retail sales are permitted as long as the retail sales will be ancillary to the main operations.
- 7. The noise regulations are as follows:

Day Hours: No person shall cause or allow the emission of sound during daytime hours (7:00 A.M. to 10:00 P.M.) from any noise source to any receiving residential land which exceeds sixty (60) dBA when measured at any point within such receiving residential land, provided; however, that point of measurement shall be on the property line of the complainant.

Night Hours: No person shall cause or allow the emission of sound during nighttime hours (10:00 P.M. to 7:00 A.M.) from any noise source to any receiving residential land which exceeds fifty-five (55) dBA when measured at any point within such receiving residential land provided; however, that point of measurement shall be on the property line of the complainant.

EXEMPTION: Powered Equipment: Powered equipment, such as lawn mowers, small lawn and garden tools, riding tractors, and snow removal equipment which is necessary for the maintenance of property is exempted from the noise regulations between the hours of seven o'clock (7:00) A.M. and ten o'clock (10:00) P.M.

- 8. Porta Johns (and other temporary bathroom facilities need to be removed within 2 business days after each event.
- 9. Events can run from May 1<sup>st</sup> through November 15<sup>th</sup> and the temporary tent can be erect from May 1<sup>st</sup> through November 15<sup>th</sup>.
- 10. Entities having jurisdiction may inspect the property annually including, but not limited to the Planning, Building and Zoning Department, Health Department, Sheriff's Office, and Fire Protection District in order to ensure the conditions of the special use permit are still being met and the permit is still applicable for the operation.

Ordinance 2015-06 was provided.

In 2019, a minor amendment to the special use permit was approved allowing the bathroom trailer and tent to be set up starting April 15<sup>th</sup>. Minor amendments were also approved in 2020, 2021, and 2022 allowing the bathroom trailer and tent to be set up from April 8<sup>th</sup> to November 30<sup>th</sup> for the next operating season.

The Petitioners submitted the following amendments to the special use permit which were revised at the October 9, 2024, ZPAC meeting:

- 1. Increase the capacity of people to three hundred (300) with a ten percent (10%) tolerance for a maximum capacity of three hundred thirty (330) people. The wait staff would not be included in these numbers (**Amended at ZPAC**).
- 2. Replace the existing tent with a permanent building that is approximately one hundred twenty-eight feet by sixty-four feet (128' X 64') in substantially the location shown on the site plan.
- 3. Install permanent restrooms in the facility with a septic permit from the Kendall County Health Department replacing the mobile trailer restroom.
- 4. Have events year-round.
- 5. Add the property identified by parcel identification number 06-10-200-001 to the special use permit.
- 6. Add the ability to add a business sign.

The proposed sign would be placed on top of a nine foot (9') high and fourteen foot (14') wide/long starting gate and would be eight feet (8') wide by two feet (2') high. The sign would not be illuminated.

No other changes to the site or business operations were proposed.

The application materials and the proposed site plan were provided.

The lot size will be approximately fourteen (14) acres following the addition of the parcel to the west of the original special use permit.

The Future Land Use Map calls for this property to be Suburban Residential. Plainfield's Future Land Use Map calls for this property to be Countryside Residential.

Johnson Road is a Township Road classified as a Minor Collector.

Plainfield has a trail planned along Johnson Road.

There were no floodplains or wetlands on the property.

The adjacent land uses are Single-Family Residential and Agricultural.

The adjacent properties are zoned A-1 and R-2.

The County's Future Land Use Map calls for the area to be Suburban Residential and Rural Residential. Plainfield Future Land Use Map calls for the area to be Countryside Residential.

Properties within one half (1/2) mile are zoned A-1, A-1 SU, and R-2 in the County and R-1 PUD and Industrial inside Plainfield.

The A-1 SU to the west is for a seasonal festival.

EcoCat submitted on September 13, 2024, and consultation was terminated.

The NRI application was submitted as on September 16, 2024. The LESA Score 190 indicating a low level of protection. The NRI is included as was provided.

Na-Au-Say Township was emailed information on September 23, 2024. The Na-Au-Say Township Board reviewed the proposal at their meeting on October 21, 2024. The Township recommended approval of the proposal. An email to that effect was provided.

The Plainfield Fire Protection District was emailed information on September 23, 2024. Prior to application submittal, the Plainfield Fire Protection District submitted an email outlining the District's sprinkler and alarm requirements. This email was provided.

The Village of Plainfield was emailed information on September 23, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on October 9, 2024. Discussion occurred regarding maximum building height; no restriction would be placed in the special use permit regarding building height. Discussion also occurred regarding the location of the septic system; it would be away from the horse pasture. Discussion occurred regarding a movable sign; the Petitioners agreed to supply information about the sign and that information would be included in the special use permit. The wait staff would not be included in the capacity count. ZPAC recommended approval of the proposal with the conditions proposed by Staff, adding the ten percent (10%) tolerance to the capacity, and excluding wait staff from the capacity county by a vote of seven (7) in favor, zero (0) in opposition, and three (3) members absent. The minutes of the meeting were provided.

Elizabeth Flowers arrived at this time 5:19 p.m.

The Kendall County Regional Planning Commission reviewed the proposal at their meeting on October 23, 2024. The Kendall County Regional Planning Commission reviewed the proposal at their meeting on October 23, 2024. Discussion occurred regarding the timing of events; they mostly occur on Friday and Saturday nights with occasional Sunday events. Events start at 4:00 p.m. on Saturdays and 5:00 p.m. on Fridays. No songs start after 11:00 p.m. on Saturdays and 10:00 p.m. on Sundays. All guests are usually gone within thirty (30) minutes of the last song. Disc jockeys have to plug into the Petitioner's sound system and the Petitioner has driven around the area with a decimeter checking noise levels. There have not been any noise complaints in

recent years. It was noted that many attendees take buses or carpool to the site. As such, parking is not issue. Discussion occurred regarding sprinkling requirements. Discussion occurred regarding the proposed building; it will be steel with a concrete foundation. The design was inspired by a barn from Lexington, Kentucky. The proposed sign will be placed in the hayfield setback from the road. It was noted that the Health Department's permit for the well and septic system would ultimately dictate the maximum number of people at the property; the building is designed for more than three hundred (300) people. The Petitioner stated that they rarely get requests that reach the three hundred (300) guest mark. The Kendall County Regional Planning Commission recommended approval of the proposal with the conditions proposed by Staff, by a vote of nine (9) in favor, zero (0) in opposition, and one (1) member absent. The minutes of the meeting were provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on October 28, 2024. One (1) person testified in opposition to the request. Discussion occurred regarding the lack of a photometric plan and an ADA accessible parking plan. Clarification was provided regarding the size of the sign. It was noted that the Petitioner was not requesting another access point off of Johnson Road and, to date, the Fire District did not have any issues with access to the property for health and safety. The Kendall County Zoning Board of Appeals recommended approval of the proposal with the conditions proposed by Staff, amending the condition clarifying the size of the sign, adding a requirement for the submittal of a photometric plan prior to the issuance of a building permit for the permanent building, and adding a requirement for the submittal of an ADA parking plan prior to the issuance of a building permit for the permanent building by a vote of five (5) in favor, zero (0) in opposition, and two (2) members absent. The minutes of the hearing were provided.

### The Findings of Fact were as follows:

That the establishment, maintenance, or operation of the special use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare. The original special use permit was established in 2015. The only complaints that were submitted since the establishment of the special use permit were noise related complaints and those complaints were addressed. The proposal still requires buildings to obtain applicable permits and the site may be subject to periodic inspections to confirm compliance with the special use permit. A Health Department approved septic system to replace temporary restroom facilities is proposed and the septic system would be better for public health than the temporary trailers.

That the special use will not be substantially injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood. The Zoning classification of property within the general area of the property in question shall be considered in determining consistency with this standard. The proposed use shall make adequate provisions for appropriate buffers, landscaping, fencing, lighting, building materials, open

space and other improvements necessary to insure that the proposed use does not adversely impact adjacent uses and is compatible with the surrounding area and/or the County as a whole. The proposed amendments should not impact neighboring property owners. Restrictions are already in place regarding noise and public safety.

That adequate utilities, access roads and points of ingress and egress, drainage, and/or other necessary facilities have been or are being provided. No changes to the already approved ingress/egress or drainage are proposed. Utilities, other than the installation of a septic system approved by the County, shall remain unchanged.

That the special use shall in all other respects conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the County Board pursuant to the recommendation of the Zoning Board of Appeals. This is true.

That the special use is consistent with the purpose and objectives of the Land Resource Management Plan and other adopted County or municipal plans and policies. True, the proposed use is consistent with an objective found on Page 10-21 of the Kendall County Land Resource Management Plan which calls for "a strong base of agricultural, commerce and industry that provides a broad range of job opportunities, a healthy tax base, and improved quality of services to County residents."

Staff recommended approval of the requested amendments to the existing special use permit for a banquet facility subject to the following conditions and restrictions:

- The Description and Site Plan attached to Ordinance 2015-06 are amended to incorporate the site plan attached hereto as Exhibit C. Further, if a conflict exists between the Description and Site Plan attached to Ordinance 2015-06 and the site plan attached hereto as Exhibit C, the site plan attached hereto as Exhibit C shall take precedent.
- 2. Condition 2 of Ordinance 2015-06 is hereby repealed in its entirety and is replaced with the following:

"A maximum of three hundred (300) persons with a ten percent (10%) tolerance at any one (1) time. Wait staff shall not be included in the capacity count." (Amended at ZPAC)

- 3. Condition 7 of Ordinance 2015-06 is hereby repealed in its entirety.
- 4. Condition 8 of Ordinance 2015-06 is hereby repealed in its entirety and is replaced with the following:
  - "Events may be held year-round."
- 5. One (1) sign a maximum of eight feet (8') wide by two feet (2') high may be placed on top of starting gate that is a maximum nine feet (9') high and fourteen feet (14') wide. The sign shall be in the pasture. The sign shall not be illuminated. (Amended at ZBA).

- 6. A photometric plan shall be submitted prior to the issuance of the building permit for the permanent building. (Added at ZBA).
- 7. An ADA parking plan shall be submitted prior to the issuance of the building permit for the permanent building. (Added at ZBA).
- 8. The remaining conditions and restrictions contained in Ordinance 2015-06 shall remain valid and effective.
- 9. Failure to comply with one or more of the above conditions or restrictions could result in the amendment or revocation of the special use permit.
- 10. If one or more of the above conditions or restrictions is declared invalid by a court of competent jurisdiction, the remaining conditions shall remain valid.
- 11. These major amendments to an existing special use permit shall be treated as covenants running with the land and are binding on the successors, heirs, and assigns as to the same special uses conducted on the property.

The draft ordinance was provided.

Member Koukol commended the Petitioner on always tending to the matters of his business and keeping the County informed of any changes. Member Koukol has attended events at the business. When Mr. Pasteris first started the banquet facility, there was a noise complaint and Mr. Pasteris attended the next meeting and told the Committee he was working on the noise issue and was able to solve it quickly. Mr. Pasteris has always addressed any issues in a timely manner. Member Koukol stated that anything Mr. Pasteris does is done properly and professionally.

Dan Kramer, Attorney for the Petitioner, said that Mr. Pasteris banquet facility had very nice bathrooms in trailers. They were air conditioned and kept very clean. The guests stated it would get hot in the trailer. A permanent building can be used all year and will have a normal indoor bathroom.

Mr. Kramer stated that in the event that the Petitioner may have three hundred (300) guests he did not want to violate the permit. Mr. Pasteris is asking for three hundred (300) with a ten percent (10%) tolerance for a maximum capacity of three hundred thirty (330) people. Mr. Kramer stated that most likely a maximum of two hundred seventy-five (275) people will be permitted because Mr. Pasteris may have to install a community well if he decides to go with three hundred (300) people.

Member Shanley made a motion, seconded by Member Flowers, to recommend approval of the amendment to an existing special use permit with the conditions proposed by Staff.

The votes were as follows:

Yeas (4): Flowers, Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None Absent (1): Wormley

The motion carried.

The proposal will go to the November 19, 2024, Kendall County Board meeting on the consent agenda.

<u>Petition 24-36 Grant B. Mullen on Behalf of Newark Road Kendall Solar 1, LLC Nancy L. Harazin on Behalf of the Nancy L. Harazin Trust Number 101</u>

Mr. Asselmeier summarized the request.

In 2018, by Ordinance 2018-15, the Kendall County Board approved a special use permit for a public or private utility other (solar panels) at the subject property.

On March 13, 2023, the Planning, Building and Zoning Committee approved a minor amendment to the special use permit extending the deadline for installing landscaping to August 21, 2024, and granting the Committee the ability to grant extensions to this deadline.

On July 8, 2024, the Planning, Building and Zoning Committee approved an extension until October 31, 2024, to install landscaping.

Condition 2.A of the original special use permit from 2018 required the site be developed in accordance with a site plan, which included a landscaping component. Condition 2.C. of the original special use from 2018 required the arborvitae to be at least seven feet (7') in height at the time of planting. The site plan required the installation of thirty-one (31) Wareana Siberian Arborvitaes, among other types of arborvitaes and vegetation.

On October 25, 2024, the Petitioner submitted an email requesting an amendment to the special use permit lowering the height of the Wareana Siberian Arborvitaes from seven feet (7') to six feet (6') and requesting an extension until May 1, 2025, for the installation of landscaping. The Petitioner claimed that the subject arborvitaes were not available at seven feet (7').

Planting of the other types of vegetation has occurred or is in process of occurring.

Since the original special use permit was granted, an address to the property has been assigned and the property has been assigned new parcel identification numbers.

Staff recommended approval of the request.

Member Koukol asked if the solar company has built a berm yet; one (1) of the neighbors wanted to make sure there was a berm installed. Mr. Asselmeier stated that there was

no berm mentioned in the special use permit. Mr. Asselmeier stated he would look into whether or not a berm was proposed.

Member Flowers made a motion, seconded by Member Shanley, to approve the requested amendment.

The votes were as follows:

Yeas (4): Flowers, Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None Absent (1): Wormley

The motion carried.

### **NEW BUSINESS:**

Approval of a Request to Extend the Deadline for Installing Vegetation at the Property Identified by Parcel ID Numbers 07-05-400-010 and 07-05-400-011 in the 16000 Block of Newark Road in Big Grove Township; Property is Zoned A-1 with a Special Use Permit for a Public or Private Utility Other

Member Koukol made a motion, seconded by Member Flowers, to approve the requested extension to May 1, 2025.

The votes were as follows:

Yeas (4): Flowers, Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None Absent (1): Wormley

The motion carried.

### Recommendation on 2024 Noxious Weed Annual Report

Mr. Asselmeier summarized the request.

Kendall County is required by Illinois law to submit a Noxious Weed Annual Report to the State by December 1st of each year.

During 2024, the Kendall County, Planning, Building and Zoning Department investigated one (1) complaint of noxious weeds which was received in 2023. Upon investigation, the complaint was closed for lack of evidence. In 2022, 2021, and 2020, the Department received zero (0) complaints.

Staff recommended approval of the report.

Member Koukol made a motion, seconded by Member Shanley, to recommend approval of the report.

The votes were as follows:

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Yeas (4): Flowers, Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None Absent (1): Wormley

The motion carried.

The proposal will go to the November 19, 2024, Kendall County Board meeting on the consent agenda.

### Update on Planning, Building and Zoning Department Staffing

Mr. Asselmeier reported that at the last Admin/HR meeting the staff approved an amendment to the job description for Code Enforcement Officer from part time to full time. This will go to the County Board and if approved, the budget will allow for a full time Code Enforcement Officer.

### Approval to Reduce the Number of Paper Documents Submitted for Zoning and Subdivision Applications

Mr. Asselmeier summarized the request.

As part of the codification process, Staff is updating Planning, Building and Zoning related applications to reflect new code sections.

As part of this process, Staff would like to reduce the number of certain paper documents applicants for zoning and subdivisions approvals have to submit because most of these types of applications are submitted electronically or the applications are digitized. The immediate proposed reductions are as follows:

- 1. Map Amendments Reduce the Number of Plats from Fifteen (15) to Three (3).
- 2. Special Use Permits Reduce the Number of Plats and Site Plans from Fifteen (15) to Three (3).
- 3. Major Amendments to Special Use Permits Same as Special Use Permits.
- 4. Variances Reduce the Number of Plats from Twelve (12) to Three (3).
- 5. Other Plats Reduce the Number of Plats from Ten (10) to Three (3).
- 6. Preliminary Plats Reduce the Number of Plats from Fifteen (15) to Three (3) and Reduce the Number of Engineering Plans from Five (5) to Three (3).
- 7. Concept Plans Reduce the Number of Plats from Twenty (20) to Three (3).

8. RPD Preliminary Plat Reduce the Number of Plats from Twenty (20) to Three (3), Reduce the Number of Landscaping Plans from Twenty (20) to Three (3), and Reduce the Number of Engineering Plans from Five (5) to Three (3).

In addition to the above immediate reductions, Staff proposes the following text amendments:

- 1. Section 30-98(c) by reducing the number of plats submitted for final plat applications from ten (10) to three (3).
- 2. Section 30-98(d) by reducing the number of final engineering plans submitted as part of final plat applications from four (4) to three (3).
- 3. Section 30-197(b)(2) by reducing the number of landscaping restoration and plantings plans as part of final plat applications from five (5) to three (3).
- 4. Section 36-155(c) by reducing the number of plats submitted for final plats of residential planned developments from ten (10) to three (3).
- 5. Section 36-184(1) by reducing the number of site plans submitted for site plan approval from eight (8) to three (3).

The above changes would only apply to working/reviewing documents. In most cases, applicants would still be required to submit one (1) additional plat/site plan for display purposes.

Staff recommended approval of the reduction.

Member Shanley made a motion, seconded by Member Flowers, to approve the reduction.

The votes were as follows:

Yeas (4): Flowers, Koukol, Rodriguez, and Shanley

Nays (0): None Abstain (0): None Absent (1): Wormley

The motion carried.

### Memo from WBK Engineering Regarding Investigation at 45 Settlers Lane

The Committee reviewed the memo from WBK Engineering. The recommendations from WBK Engineering were as follows:

"We recommend the County seek legal counsel related to the public obligation to maintain and repair drainage systems on the subject property.

Page **15** of **18** 

Unless there is a legal obligation determined, we recommend the County not accept responsibility for maintenance, repair or replacement of drainage improvements on private property. We believe this precedent would create a significant obligation for the County from a financial and staff perspective.

Furthermore, it has been our experience that public agencies rarely accept maintenance of drainage systems on private property unless a clear legal obligation has been determined or public benefit has been demonstrated and confirmed."

Cynthia Lucksinger, Property Owner, spoke about the report from WBK Engineering. Ms. Lucksinger was disputing the findings of WBK Engineering.

Member Koukol asked Ms. Lucksinger if she recently had rain in her area. Ms. Lucksinger stated she had rain in her area. Member Koukol asked if the water was running through the pipe while it was raining. Ms. Lucksinger stated that the rain water was running through the pipe. She stated the pipe was rotted out and the water runs under her property and moves to her neighbor's property and back to her property. Member Koukol asked Ms. Lucksinger if she received any quotes on a pipe. Ms. Lucksinger stated she had received quotes ranging from Thirty Thousand Dollars (\$30,000) to Seventy Thousand Dollars (\$70,000). Ms. Lucksinger also stated that the easement verbiage states that she needs permission from the County to perform any work because the easement belongs to the County.

Member Shanley asked Ms. Lucksinger, if the legal description from her plat states otherwise, was there a process Ms. Lucksinger could facilitate. Mr. Asselmeier stated that, if the County did not want to take action, Ms. Lucksinger can sue the County for the interpretation of the easement. Member Shanley asked what the next steps would be either by Ms. Lucksinger or by the County. Ms. Shanley stated that the item under new business was to review a memo from WBK Engineering and not provide any action to be taken. Mr. Asselmeier stated the Committee could request a legal review or to solicit price quotes or take other action a future meeting.

Member Rodruguez asked Mr. Asselmeier if he has seen the same verbiage in other areas of Kendall County. Mr. Asselmeier stated that he has seen the same verbiage on other plats. Ms. Lucksinger asked Mr. Asselmeier if he could email her other examples of the same document and verbiage that is on her document.

Member Koukol stated that he regrets that the issue was not resolved in Ms. Lucksinger's favor and does not want to pursue this matter any further. Ms. Lucksinger stated that she is an attorney and does not want to take the matter to court but she will if necessary. Ms. Lucksinger stated the memo from WBK Engineering was not clear.

Ms. Flowers asked Ms. Lucksinger if she received any answer from James Webb, Kendall County Assistant State's Attorney, regarding the County's responsibility. Ms.

Lucksinger stated that Mr. Webb stated that it would be up to the Planning, Building, and Zoning Committee.

Member Koukol and Member Rodriguez stated that the County would not be able to repair or replace Ms. Lucksinger's pipe.

### **OLD BUSINESS:**

<u>Update on Stormwater Permit at 13039 McKanna Road (PIN: 09-09-100-002) in Seward</u> Township

Mr. Asselmeier stated that WBK is waiting for calculation information from the applicant's engineer.

### November 14, 2024, Homeowners Association Training Event

The Committee reviewed the agenda for the event.

### **REVIEW VIOLATION REPORT:**

The Committee reviewed the report.

### **REVIEW PRE-VIOLATION REPORT:**

The Committee reviewed the report.

### <u>UPDATE FROM HISTORIC PRESERVATION COMMISSION:</u>

Mr. Asselmeier reported the Certified Local Grant application for the historic structure survey in unincorporated Na-Au-Say and Seward Townships had been submitted.

### **REVIEW PERMIT REPORT:**

The Committee reviewed the report.

### **REVIEW REVENUE REPORT:**

The Committee reviewed the report.

### <u>CORRESPONDENCE</u>

None

### **COMMENTS FROM THE PRESS:**

None

### **EXECUTIVE SESSION**

None

### ADJOURNMENT:

Member Koukol made a motion, seconded by Member Flowers, to adjourn. With a voice vote of four (4) ayes, the motion carried.

Vice-Chairman Rodriguez adjourned the meeting at 6:00 p.m.

Minutes prepared by Wanda A. Rolf, Part-Time Administrative Assistant

Enc.



### KENDALL COUNTY PLANNING, BUILDING, & ZONING COMMITTEE NOVEMBER 12, 2024

IF YOU WOULD LIKE TO BE CONTACTED ON FUTURE MEETINGS REGARDING THIS TOPIC, PLEASE PROVIDE YOUR ADDRESS OR EMAIL ADDRESS

NAME	ADDRESS (OPTIONAL)	EMAIL ADDRESS (OPTIONAL)
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### Zoning-Econ

1849 00001 VERIZON PENDING UNPAID INVOICES VENDOR REMIT NAME CLERK: wRolf BATCH: 4964 11-4-24 INVOICE 111524 CHECK RUN

NEW INVOICES

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CASH 000008 2024/12 ACCT 1Y210 DEPT 19 INV 11/04/2024 DUE 11/12/2024 SEP-CHK: Y DISC: .00 DESC:Verizon PBZ

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\* Invoice must be approved or voided to post.
2 PENDING UNPAID INVOICES

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### **Kendall County**



## Zoning-Econ 11-12-24

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1235 00000 TOM LECUYER 12-1-23-11-30-24 111524	86.91	.00	.00	
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1768 00000 DICK THOMPSON 12-1-23-11-30-24 111524	180.45	.00	.00	
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\* Invoice must be approved or voided to post.

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## Zoning-Econ 11-12-24

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### **Kendall County**



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### Kendall County



## Zoning-Econ 11-12-24

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\* Invoice must be approved or voided to post.

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### **Kendall County**

Zoning-Econ 11-12-24 CLERK: wRolf BATCH: 4966

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\* Invoice must be approved or voided to post.

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## Zoning-Econ 11-15-24

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### **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204 Yorkville, IL • 60560

(630) 553-4141

Fax (630) 553-4179

### **MEMORANDUM**

To: Planning, Building and Zoning Committee From: Matthew H. Asselmeier, AICP, CFM, Director

Date: December 2, 2024

Re: End of Fiscal Year Escrow/Bond Report

Below please find the balances of the various escrow accounts as of the close of business on November 27, 2024.

Tanglewood Trails \$32,582.00 (On Going) (Punchlist on File)

 2884 Route 126 (O'Donovan)
 \$1,200.00 (No Permit)

 Go Pro Baseball
 \$314.05 (Permit 11/6/2020)

 SW Corner of E. Beecher and Galena
 \$877.50 (Permit Not Issued)

 10744 Route 47 (Always Faithful)
 \$3,559.46 (Permit 6/13/2023)

 10744 Route 47 (Always Faithful)
 \$3,559.46 (Permit 6/13/2023)

 Central Limestone
 \$0.00 (Closed 10/15/2024)

 Yogi Bear Campground
 \$3,070.00 (No Permit)

16901 O'Brien Road (Medows) \$2,232.63 (Permit 9/21/2023)

1270 E. Beecher \$3,285.13 (No Permit)
13039 McKanna Road \$2,427.50 (No Permit)
5753 Whitetail Ridge \$0.00 (Closed 10/16/2024)
Arbeen Landscaping on Stewart Road \$939.83 (Permit (6/3/2024)
Griswold Springs Road Foot Bridges \$1,893.00 (No Permit)
Yorkville Project Center to River Streets \$1,715.00 (No Permit)

 1520 N. Cannonball
 \$2,164.62 (Permit 8/23/2024)

 7789 Route 47
 \$5,468.41 (No Permit)

 14719 O'Brien Road
 \$662.50 (Permit 8/5/2024)

 2142 Wooley Road
 \$1,090.00 (Permit 10/10/2024)

 Solar Project East of 2025 Simons
 \$2,377.50 (No Permit)

 Subat Forest Preserve
 \$0.00 (Permit 6/25/2024)

 7821 Route 71
 \$1,464.57 (Permit 12/2/2024)

 NICOR Project Corneils to Carpenter
 \$1,765.00 (Permit 7/29/2024)

West of 276 Route 52 \$512.50 (No Permit)
Four Seasons Storage \$177.50 (No Permit)

Yorkville Eldamain Road Water Loop Project \$1,887.50 (No Permit) 8150 Schlapp (Sieder) \$1,632.50 (Permit 10/22/2024)

10000 Block Ament Road Solar Project \$2,500.00 (No Permit) \$2511 Wildy Road \$2,500.00 (No Permit)

The balance in the Fox River Watershed Stormwater Mitigation account was \$389,800.00.

The balance in the Upper Illinois River Watershed Stormwater Mitigation account was \$2,600.00.

The balance in the Henneberry Woods account was \$120,631.24. The funds are to be used for "park improvements."

The balance in the Ravine Woods account was \$9,800.91. The funds are to be used to construct a bike path on the east side of Ravine Court towards Jeremy Lane.

The balance in the Land Cash account was \$396,680.29

There is a bond on file for the decommissioning of the solar panel project in the 16000 block of Newark Road in the amount of \$230,000.

If you have any questions regarding this memo, please let me know.

MHA

### **Kendall County**



### Zoning-Econ 12-9-24

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\* Invoice must be approved or voided to post.

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24-31-32-33

### Zoning-Econ 12-9-24

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# Zoning-Econ 12-23-24

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### Kendall County Agenda Briefing

**Meeting Type:** Planning, Building and Zoning

**Meeting Date:** 1/13/2025

**Subject:** Road Weight Restrictions for the Siting Composting Facilities, Landscaping

Businesses, and Storage Facilities for Motor Vehicles, Boats, Trailers,

Recreational Vehicles

**Prepared by:** Matthew H. Asselmeier, AICP, CFM

**Department:** Planning, Building and Zoning

### **Action Requested:**

Approval of Petition 24-31, A Request from the Kendall County Zoning Administrator for Text Amendments to Sections 36-282(20)(j), 36-282(32)(b), and 36-282(54) of the Kendall County Code by Increasing the Road Weight Limit Requirements from 73,280 Pounds to 80,000 Pounds in the Zoning Regulation Requirements for Composting Facilities, Landscaping Businesses, and Storage Facilities for Motor Vehicles, Boats, Trailers, and Recreational Vehicles

### **Previous Board/Committee Review:**

ZPAC – Forward to Regional Planning Commission – 7-0-3 on November 5, 2024

Kendall County Regional Planning Commission – Approval – 9-0-1 on December 11, 2024

Kendall County Zoning Board of Appeals – Approval 7-0-0 on December 16, 2024

### **Fiscal impact:**

N/A

### **Background and Discussion:**

Effective January 1, 2010, the State of Illinois raised the weight limits on local roads from seventy-three thousand two hundred eighty (73,280) pounds to eighty thousand (80,000) pounds. Local road authorities could still post roads for lesser amounts, but unposted roads were raised to the higher weight limit.

The zoning regulations for composting facilities, landscaping businesses, and storage facilities for motor vehicles, boats, trailers, and recreational vehicles retained the old number.

Staff is proposing to raise the number to match State regulations.

### **Staff Recommendation:**

Approval

Kendall County Agenda Briefing Meeting Date: 1/13/2025 Subject: Road Weight Restrictions for Certain Uses

Page: 2

### **Attachments:**

Memo Dated January 6, 2025



### DEPARTMENT OF PLANNING, BUILDING & ZONING

111 West Fox Street • Room 204

Yorkville, IL • 60560

Fox (620) 553

(630) 553-4141

Fax (630) 553-4179

### **MEMORANDUM**

To: Kendall County Planning, Building and Zoning Committee

From: Matthew H. Asselmeier, AICP, CFM, Director

Date: January 6, 2025

Re: Proposed Text Amendment Regarding Road Weight Classification for Siting of Composting

Facilities, Landscaping Businesses, and Storage Facilities for Motor Vehicles, Boats,

Trailers, and Recreation Vehicles (Petition 24-31)

Effective January 1, 2010, the State of Illinois raised the weight limits on local roads from seventy-three thousand two hundred eighty (73,280) pounds to eighty thousand (80,000) pounds. Local road authorities could still post roads for lesser amounts, but unposted roads were raised to the higher weight limit.

The zoning regulations for composting facilities, landscaping businesses, and storage facilities for motor vehicles, boats, trailers, and recreational vehicles retained the old number.

Staff is proposing to raise the number to match State regulations. The redlined version of the amendments are as follows:

Section 36-282 (20) (j) (Regulation of Composting Facilities)

Truck weights shall be limited to seventy-three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds.

Section 36-282 (32) (b) (Regulation of Landscaping Businesses)

The business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least seventy-three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds unless otherwise approved in writing by the agency having jurisdiction over said highway. Such approvals shall establish limitations as to the number of employees and types of vehicles coming to and from the site that are engaged in the operation of the use (including delivery vehicles). These restrictions shall be included as controlling conditions of the special use.

Section 36-282 (54) (Regulation of Storage Facilities for Motor Vehicles, Boats, Trailers, and Recreational Vehicles)

Storage facilities for motor vehicles, boats, trailers, and other recreational vehicles, provided that the business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least seventy-three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds. Unless specifically permitted under a special use permit, all storage shall be in enclosed buildings. Self-storage or mini-warehouse facilities are specifically prohibited in the A-1 Agricultural District.

Petition information was sent to the Townships on October 25, 2024. To date, no comments have been received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting are provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024. Discussion occurred regarding why the text had not been changed previously. Discussion also occurred regarding input from the Highway Engineer; the Highway Engineer had brought up this issue previously when evaluating special use permits for landscaping business. The Kendall County Regional Planning Commission recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting are provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on December 16, 2024. Nobody from the public testified at the public hearing and the Kendall County Zoning Board of Appeals recommended approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition. The minutes of the hearing are provided.

The draft ordinance is provided.

If you have any questions regarding this memo, please let me know.

### MHA

Encs.: November 5, 2024, ZPAC Meeting Minutes (This Petition Only)
December 11, 2024, RPC Meeting Minutes (This Petition Only)

December 16, 2024, ZBA Hearing Minutes (This Petition Only)

**Draft Ordinance** 

### ZONING, PLATTING & ADVISORY COMMITTEE (ZPAC) November 5, 2024 – Unapproved Meeting Minutes

PBZ Chairman Seth Wormley called the meeting to order at 9:01 a.m.

### Present:

Matt Asselmeier – PBZ Department
Lauren Belville – Health Department
David Guritz – Forest Preserve
Brian Holdiman – PBZ Department
Commander Jason Langston – Sheriff's Department
Alyse Olson – Soil and Water Conservation District
Seth Wormley – PBZ Committee Chair

### Absent:

Meagan Briganti – GIS Department Greg Chismark – WBK Engineering, LLC Fran Klaas – Highway Department

#### Audience:

James Kerrigan, Nicholas Bellone, and Nicholas Standiford

### **PETITIONS**

### Petition 24-31 Kendall County Zoning Administrator

Mr. Asselmeier summarized the request.

Effective January 1, 2010, the State of Illinois raised the weight limits on local roads from seventy-three thousand two hundred eighty (73,280) pounds to eighty thousand (80,000) pounds. Local road authorities could still post roads for lesser amounts, but unposted roads were raised to the higher weight limit.

The zoning regulations for composting facilities, landscaping businesses, and storage facilities for motor vehicles, boats, trailers, and recreational vehicles retained the old number.

Staff is proposing to raise the number to match State regulations. The redlined version of the amendments are as follows:

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Petition information was sent to the Townships on October 25, 2024. No comments received.

ZPAC Meeting Minutes 11.05.24

Mr. Guritz made a motion, seconded by Commander Langston, to forward the proposal to the Kendall County Regional Planning Commission.

The votes were follows:

Ayes (7): Asselmeier, Belville, Guritz, Holdiman, Langston, Olson, and Wormley

Nays (0): None Abstain (0): None

Absent (3): Briganti, Chismark, and Klaas

The motion passed.

The proposal goes to the Kendall County Regional Planning Commission on December 11, 2024.

### **PUBLIC COMMENT**

None

### **ADJOURNMENT**

Mr. Guritz made a motion, seconded by Commander Langston, to adjourn.

With a voice vote of seven (7) ayes, the motion carried.

The ZPAC, at 9:31 a.m., adjourned.

Respectfully Submitted, Matthew H. Asselmeier, AICP, CFM Director

Enc.

## KENDALL COUNTY REGIONAL PLANNING COMMISSION

Kendall County Office Building Rooms 209 and 210 111 W. Fox Street, Yorkville, Illinois

### Unapproved - Meeting Minutes of December 11, 2024 - 7:00 p.m.

Chairman Bill Ashton called the meeting to order at 7:00 p.m.

### **ROLL CALL**

Members Present: Bill Ashton, Eric Bernacki, Tom Casey, Dave Hamman, Keith Landovitz, Karin McCarthy-

Lange, Ruben Rodriguez, Bob Stewart, and Claire Wilson

Members Absent: Seth Wormley

Staff Present: Matthew H. Asselmeier, Director, and Wanda A. Rolf, Office Assistant

Others Present: Tom Ryan, Juan Hernandez, and Tom Ryan

### **PETITIONS**

### **Petition 24-31 Kendall County Zoning Administrator**

Mr. Asselmeier summarized the request.

Effective January 1, 2010, the State of Illinois raised the weight limits on local roads from seventy-three thousand two hundred eighty (73,280) pounds to eighty thousand (80,000) pounds. Local road authorities could still post roads for lesser amounts, but unposted roads were raised to the higher weight limit.

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Petition information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero in opposition with three (3) members absent. The minutes of the meeting were provided.

Member Landovitz asked if it was an oversight that some roads were not updated to eighty thousand (80,000) pounds. Mr. Asselmeier stated that was correct.

Member Bernacki asked if there would be any pushback from the County Engineer if local townships changed the weight class to eighty thousand (80,000) pounds. Mr. Asselmeier stated pushback would arise potentially for individual road situations, which is not a zoning question. Mr. Asselmeier stated he cannot speak for the Highway Commissioners.

Member Rodriguez asked if Mr. Asselmeier had a discussion with the Highway Engineer. Mr. Asselmeier stated he has not spoken to the Highway Engineer. However, in the past, Mr. Asselmeier stated he had a discussion with the Highway Engineer, particularly with special use permits for landscaping businesses, and the Highway Engineer brought up the weight discrepancy.

Member Stewart made a motion, seconded by Member Hamman, to recommend approval of the text amendment.

The votes were as follows:

Ayes (9): Ashton, Bernacki, Casey, Hamman, Landovitz, McCarthy-Lange, Rodriguez, Stewart, and

Wilson

Nays (0): None Absent (1): Wormley Abstain (0): None

The motion carried.

The proposal goes to the Kendall County Zoning Board of Appeals on December 16, 2024.

### CITIZENS TO BE HEARD/PUBLIC COMMENT

None

### OTHER BUSINESS/ANNOUNCEMENTS

Mr. Asselmeier reported that the application deadline for the January meeting is December 24, 2024. Petitions 24-30 and 24-35 will be on the agenda.

Member Landovitz appreciated the Staff for updating the ordinance as necessary. Mr. Asselmeier said that the Staff was proposing text amendments reducing the number of plats submitted for certain applications.

Member Wilson suggested only including a summary instead of complete NRI Reports.

### **ADJOURNMENT**

Member Wilson made a motion, seconded by Member Hamman, to adjourn. With a voice vote of nine (9) ayes, the motion carried.

The Kendall County Regional Planning Commission meeting adjourned at 8:05 p.m.

Respectfully submitted by, Matthew H. Asselmeier, AICP, CFM, Director

Enc.



# KENDALL COUNTY REGIONAL PLANNING COMMISSION DECEMBER 11, 2024

IF YOU WOULD LIKE TO BE CONTACTED ON FUTURE MEETINGS REGARDING THIS TOPIC, PLEASE PROVIDE YOUR ADDRESS OR EMAIL ADDRESS

NAME	ADDRESS (OPTIONAL)	EMAIL ADDRESS (OPTIONAL)
+ 5		
TOM RYAN		
Wan Hermande	2	
Steve Genglar		

# MINUTES – UNOFFICIAL UNTIL APPROVED KENDALL COUNTY

### **ZONING BOARD OF APPEALS MEETING**

111 WEST FOX STREET, COUNTY BOARD ROOM (ROOMS 209 and 210)
YORKVILLE, IL 60560
December 16, 2024 – 7:00 p.m.

### **CALL TO ORDER**

Chairman Randy Mohr called the Zoning Board of Appeals meeting to order at 7:00 p.m.

#### **ROLL CALL:**

Members Present: Scott Cherry, Cliff Fox, Tom LeCuyer, Randy Mohr, Jillian Prodehl, Dick Thompson,

and Dick Whitfield

Members Absent: None

Staff Present: Matthew Asselmeier, AICP, CFM, Director and Wanda Rolf, Office Assistant

Others Present: Michael Faulkner and Miranda Marshall-Faulkner

#### **PETITIONS:**

### Petition 24 – 31 – Kendall County Zoning Administrator

Request: Text Amendments to Sections 36-282(20)(j), 36-282(32)(b), and 36-282(54) of the

Kendall County Code by Increasing the Road Weight Limit Requirements from 73,280 Pounds to 80,000 Pounds in the Zoning Regulation Requirements for Composting Facilities, Landscaping Businesses, and Storage Facilities for Motor Vehicles, Boats,

Trailers, and Recreational Vehicles

Purpose: Petitioner Would Like to Increase the Weight Requirement to Match State Law

Mr. Asselmeier summarized the request.

Effective January 1, 2010, the State of Illinois raised the weight limits on local roads from seventy-three thousand two hundred eighty (73,280) pounds to eighty thousand (80,000) pounds. Local road authorities could still post roads for lesser amounts, but unposted roads were raised to the higher weight limit.

The zoning regulations for composting facilities, landscaping businesses, and storage facilities for motor vehicles, boats, trailers, and recreational vehicles retained the old number.

Staff is proposing to raise the number to match State regulations. The redlined version of the amendments are as follows:

Section 36-282 (20) (j) (Regulation of Composting Facilities)

ZBA Meeting Minutes 12.16.24

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Truck weights shall be limited to seventy three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds.

Section 36-282 (32) (b) (Regulation of Landscaping Businesses)

The business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least seventy three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds unless otherwise approved in writing by the agency having jurisdiction over said highway. Such approvals shall establish limitations as to the number of employees and types of vehicles coming to and from the site that are engaged in the operation of the use (including delivery vehicles). These restrictions shall be included as controlling conditions of the special use.

Section 36-282 (54) (Regulation of Storage Facilities for Motor Vehicles, Boats, Trailers, and Recreational Vehicles)

Storage facilities for motor vehicles, boats, trailers, and other recreational vehicles, provided that the business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least seventy-three thousand two hundred eighty (73,280) eighty thousand (80,000) pounds. Unless specifically permitted under a special use permit, all storage shall be in enclosed buildings. Self-storage or mini-warehouse facilities are specifically prohibited in the A-1 Agricultural District.

Petition information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting were provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024. Discussion occurred regarding why the text had not been changed previously. Discussion also occurred regarding input from the Highway Engineer; the Highway Engineer had brought up this issue previously when evaluating special use permits for landscaping business. The Kendall County Regional Planning Commission recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting were provided.

Member Thompson made a motion, seconded by Member Fox, to recommend approval of the proposed text amendments.

The votes were as follows:

Ayes (7): Cherry, Fox, LeCuyer, Mohr, Prodehl, Thompson, and Whitfield

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Nays (0): None Abstain (0): None Absent (0): None

The motion carried.

The townships will be notified of the results of the public hearing.

The proposal goes to the Kendall County Planning, Building and Zoning Committee on January 13, 2025, at 6:30 p.m. at the Historic Courthouse.

The Zoning Board of Appeals completed their review of Petition 24-31 and adjourned the public hearing at 7:03 p.m.

### **PUBLIC COMMENTS**

Mr. Asselmeier reported that the next application deadline was December 24, 2024. The only petitions, to date, for the January hearing are the solar project on Simons Road and the solar project on Ament Road and the two (2) petitions continued at tonight's meeting.

Michael Faulkner, a property owner in the A-1 district, wanted to speak about Petition 24-35, the parking regulations in the front yard setbacks.

Mr. Asselmeier spoke regarding the issue with the setbacks. It was noted that at their meeting on October 23, 2024, the Kendall County Regional Planning Commission decided to initiate a text amendment to the Kendall County Code allowing parking in the A-1 Zoning District in the interior seventy-five feet (75') from the centerline for properties where the right-of-way was not dedicated and the interior fifty feet (50') from the right-of-way line where a right-of-way existed.

Mr. Faulkner asked why he could not park within the first twenty-five feet (25') of the road if he is a owns property zoned A-1. Mr. Asselmeier stated that Mr. Faulkner is not allowed to count that parking spot as his principal, required parking spot.

Miranda Marshall-Faulkner discussed the situation at 1539 Collins Road regarding the demolition of the house and their concerns about setbacks at the property.

The reasoning behind this proposal was because there was a landscaping business that wanted to have their required parking spaces in the front yard setback and that is against regulation.

Chairman Mohr asked Mr. and Mrs. Faulkner to attend the January 27, 2025, meeting, at 7:00 p.m., at the Historic Courthouse.

ZBA Meeting Minutes 12.16.24

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Starting in January, the meetings will be in the Historic Courthouse.

### ADJOURNMENT OF THE ZONING BOARD OF APPEALS

Member LeCuyer made a motion, seconded by Member Prodehl, to adjourn.

With a voice vote of seven ayes, the motion carried.

The Zoning Board of Appeals meeting adjourned at 7:33 p.m.

The next regularly scheduled meeting/hearing will be on Monday, January 27, 2025, in the Historic Courthouse.

Respectfully submitted by,

Wanda A Rolf

Planning, Building and Zoning Part-Time Administrative Assistant

### **Exhibits**

- 1. Memo on Petition 24-31 Dated December 12, 2024
- 2. Certificate of Publication for Petition 24-31 (Not Included with Report but on file in Planning, Building and Zoning Office)

### ORDINANCE NUMBER 2025-

# TEXT AMENDMENTS PERTAINING TO ROAD WEIGHT CLASSIFICATIONS FOR SITING OF COMPOSTING FACILITIES, LANDSCAPING BUSINESSES, AND STORAGE FACILITIES FOR MOTOR VEHICLES, BOATS, TRAILERS AND RECREATIONAL VEHICLES IN THE KENDALL COUNTY ZONING ORDINANCE

<u>WHEREAS</u>, Section 36-42 of the Kendall County Code permits the Kendall County Board to approve text amendments and provides the procedure through which text amendments are granted; and

<u>WHEREAS</u>, Section 36-282 (20) (j) of the Kendall County Code requires composting facilities be located on roads with truck weights of seventy-three thousand, two hundred eighty (73,280) pounds; and

<u>WHEREAS</u>, Section 36-282 (32) (b) of the Kendall County Code requires landscaping businesses be located on roads with truck weights of seventy-three thousand, two hundred eighty (73,280) pounds; and

<u>WHEREAS</u>, Section 36-282 (54) of the Kendall County Code requires storage facilities for motor vehicles, boats, trailers, and recreational vehicles be located on roads with truck weights of seventy-three thousand, two hundred eighty (73,280) pounds; and

<u>WHEREAS</u>, in 2010, the State of Illinois increased weight limits on local roads from seventy-three thousand, two hundred eighty (73,280) pounds to eighty thousand (80,000), unless otherwise posted by a local road authority; and

<u>WHEREAS</u>, the Kendall County Zoning Administrator, hereinafter be referred to as "Petitioner", desires to conform Kendall County regulations to State regulations; and

<u>WHEREAS</u>, on or about October 8, 2024, the Petitioner submitted a text amendment to the Kendall County Code amending the regulations by increasing the road weight classification for siting of composting facilities, landscaping businesses, and storage facilities of motor vehicles, boats, trailers and recreation vehicles from seventy-three thousand, two hundred eighty (73,280) pounds to eighty thousand (80,000); and

<u>WHEREAS</u>, following due and proper notice by publication in the Kendall County Record on November 21, 2024, the Kendall County Zoning Board of Appeals conducted a public hearing on December 16, 2024, at 7:00 p.m., in the County Office Building at 111 W. Fox Street in Yorkville, at which the Petitioner presented evidence, testimony, and exhibits in support of the requested text amendments and zero members of the public testified in favor or in opposition to the request; and

<u>WHEREAS</u>, based on the evidence, testimony, and exhibits, the Kendall County Zoning Board of Appeals has recommended approval of the text amendments on December 16, 2024; and

<u>WHEREAS</u>, the Kendall County Planning, Building and Zoning Committee of the Kendall County Board has reviewed the testimony presented at the aforementioned public hearing, and has forwarded to the Kendall County Board a recommendation <u>approval/denial/neutral</u> of the requested text amendments; and

<u>WHEREAS</u>, the Kendall County Board has considered the recommendations of the Planning, Building and Zoning Committee and the Kendall County Zoning Board of Appeals, and has determined that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

<u>NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS</u> that the Kendall County Code be amended as follows:

- I. Recitals: The recitals set forth above are incorporated as if fully set forth herein.
- II. Amended Text: The present language contained in Section 36-282 (20) (j) of the Kendall County Code is hereby amended to read as follows:
  - "Truck weights shall be limited to <u>eighty thousand (80,000)</u> seventy-three thousand two hundred <u>eighty (73,280)</u> pounds."
- III. Amended Text: The present language contained in Section 36-282 (32) (b) of the Kendall County Code is hereby amended to read as follows:

"The business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least <u>eighty thousand (80,000)</u> seventy three thousand two hundred <u>eighty (73,280)</u> pounds unless otherwise approved in writing by the agency having jurisdiction over said highway. Such approvals shall establish limitations as to the number of employees and types of vehicles coming to and from the site that are engaged in the operation of the use (including delivery vehicles). These restrictions shall be included as controlling conditions of the special use."

IV. Amended Text: The present language contained in Section 36-282 (54) of the Kendall County Code is hereby amended to read as follows:

"Storage facilities for motor vehicles, boats, trailers, and other recreational vehicles, provided that the business shall be located on, and have direct access to, a State, County or collector highway as identified in the County's Land Resource Management Plan, having an all-weather surface, designed to accommodate loads of at least eighty thousand (80,000) seventy three thousand two hundred eighty (73,280) pounds. Unless specifically permitted under a special use permit, all storage shall be in enclosed buildings. Self-storage or mini-warehouse facilities are specifically prohibited in the A-1 Agricultural District."

<u>IN WITNESS OF</u>, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this 21<sup>st</sup> day of January, 2025.

Auest.		
Kendall County Clerk	Kendall County Board Chairman	_
Kendan County Clerk	Kendan County Board Chairman	
Debbie Gillette	Matt Kellogg	



### Kendall County Agenda Briefing

**Meeting Type:** Planning, Building and Zoning

**Meeting Date:** 1/13/2025

**Subject:** Window Sign Zoning Regulations Amendment

**Prepared by:** Matthew H. Asselmeier, AICP, CFM

**Department:** Planning, Building and Zoning

### **Action Requested:**

Approval of Petition 24-32, A Request from the Kendall County Zoning Administrator for a Text Amendment to Section 36-1051(12) of the Kendall County Code by Transferring the Enforcement Authority of Window Sign Zoning Regulations from the County Sheriff or Designee to the Zoning Administrator or Designee

### **Previous Board/Committee Review:**

ZPAC – Approval – 7-0-3 on November 5, 2024

Kendall County Regional Planning Commission – Approval – 9-0-1 on December 11, 2024

Kendall County Zoning Board of Appeals – Approval – 7-0-0 on December 16, 2024

### **Fiscal impact:**

N/A

### **Background and Discussion:**

As part of the codification review process, the Sheriff's Department requested that the enforcement regulations for window signs contained in Section 36-1051 (12) be amended.

### **Staff Recommendation:**

Approval

### **Attachments:**

Memo Dated January 6, 2025



### **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204

Yorkville, IL • 60560

Fox (620) 553

(630) 553-4141

Fax (630) 553-4179

### **MEMORANDUM**

To: Kendall County Planning, Building and Zoning Committee

From: Matthew H. Asselmeier, AICP, CFM, Director

Date: January 6, 2025

Re: Proposed Text Amendment Related to Enforcement of Window Sign Regulations

(Petition 24-32)

As part of the codification review process, the Sheriff's Department requested that the enforcement regulations for window signs contained in Section 36-1051 (12) be amended.

The redlined version of the text is as follows:

Window signs. Window signs shall be affixed only to the interior surface of the glass and shall not be located on any windows above the first floor of the building. Such signs shall not exceed thirty-five (35) percent of the window surface area for each building face. Signs shall not be affixed in such a manner that a safety hazard to customers or staff of the establishment is created by the obstruction of vision. The **County Sheriff Zoning Administrator** or designee shall be empowered to require the removal or relocation of any such sign deemed to be a safety hazard.

To Staff's knowledge, the above section of the Zoning Ordinance portion of the Kendall County Code is the only section of the Zoning Ordinance portion of the Kendall County Code where enforcement was assigned to someone other than the Zoning Administrator or their designee.

Information was sent to the Townships on October 25, 2024.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting are provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024, and recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting are provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on December 16, 2024. No members of the public testified at the public hearing. The Kendall County Zoning Board of Appeals recommended approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition. The minutes of the hearing are provided.

The draft ordinance is provided.

If you have any questions regarding this memo, please let me know.

MHA

Encs.: November 5, 2024, ZPAC Meeting Minutes (This Petition Only)

December 11, 2024, RPC Meeting Minutes (This Petition Only)

December 16, 2024, ZBA Hearing Minutes (This Petition Only)

**Draft Ordinance** 

### ZONING, PLATTING & ADVISORY COMMITTEE (ZPAC) November 5, 2024 – Unapproved Meeting Minutes

PBZ Chairman Seth Wormley called the meeting to order at 9:01 a.m.

### Present:

Matt Asselmeier – PBZ Department Lauren Belville – Health Department David Guritz – Forest Preserve Brian Holdiman – PBZ Department Commander Jason Langston – Sheriff's Department Alyse Olson – Soil and Water Conservation District Seth Wormley – PBZ Committee Chair

### Absent:

Meagan Briganti – GIS Department Greg Chismark – WBK Engineering, LLC Fran Klaas – Highway Department

#### Audience:

James Kerrigan, Nicholas Bellone, and Nicholas Standiford

### **PETITIONS**

### **Petition 24-32 Kendall County Zoning Administrator**

Mr. Asselmeier summarized the request.

As part of the codification review process, the Sheriff Department requested that the enforcement regulations for window signs contained in Section 36-1051 (12) be amended.

The redlined version of the text is as follows:

Window signs. Window signs shall be affixed only to the interior surface of the glass and shall not be located on any windows above the first floor of the building. Such signs shall not exceed thirty-five (35) percent of the window surface area for each building face. Signs shall not be affixed in such a manner that a safety hazard to customers or staff of the establishment is created by the obstruction of vision. The **County Sheriff Zoning Administrator** or designee shall be empowered to require the removal or relocation of any such sign deemed to be a safety hazard.

To Staff's knowledge, the above section of the Zoning Ordinance portion of the Kendall County Code is the only section of the Zoning Ordinance portion of the Kendall County Code where enforcement was assigned to someone other than the Zoning Administrator or their designee.

Information was sent to the Townships on October 25, 2024. No comments received.

Mr. Guritz made a motion, seconded by Commander Langston, to recommend approval of the proposal to the Kendall County Regional Planning Commission.

The votes were follows:

Ayes (7): Asselmeier, Belville, Guritz, Holdiman, Langston, Olson, and Wormley

Nays (0): None Abstain (0): None

Absent (3): Briganti, Chismark, and Klaas

The motion passed.

The proposal goes to the Kendall County Regional Planning Commission on December 11, 2024.

### **PUBLIC COMMENT**

None

ZPAC Meeting Minutes 11.05.24

### **ADJOURNMENT**

Mr. Guritz made a motion, seconded by Commander Langston, to adjourn.

With a voice vote of seven (7) ayes, the motion carried.

The ZPAC, at 9:31 a.m., adjourned.

Respectfully Submitted, Matthew H. Asselmeier, AICP, CFM Director

Enc.

## KENDALL COUNTY REGIONAL PLANNING COMMISSION

### Kendall County Office Building Rooms 209 and 210 111 W. Fox Street, Yorkville, Illinois

### **Unapproved - Meeting Minutes of December 11, 2024 - 7:00 p.m.**

Chairman Bill Ashton called the meeting to order at 7:00 p.m.

### **ROLL CALL**

Members Present: Bill Ashton, Eric Bernacki, Tom Casey, Dave Hamman, Keith Landovitz, Karin McCarthy-

Lange, Ruben Rodriguez, Bob Stewart, and Claire Wilson

Members Absent: Seth Wormley

Staff Present: Matthew H. Asselmeier, Director, and Wanda A. Rolf, Office Assistant

Others Present: Tom Ryan, Juan Hernandez, and Tom Ryan

### **PETITIONS**

### **Petition 24-32 Kendall County Zoning Administrator**

Mr. Asselmeier summarized the request.

As part of the codification review process, the Sheriff Department requested that the enforcement regulations for window signs contained in Section 36-1051 (12) be amended.

The redlined version of the text is as follows:

Window signs. Window signs shall be affixed only to the interior surface of the glass and shall not be located on any windows above the first floor of the building. Such signs shall not exceed thirty-five (35) percent of the window surface area for each building face. Signs shall not be affixed in such a manner that a safety hazard to customers or staff of the establishment is created by the obstruction of vision. The **County Sheriff Zoning Administrator** or designee shall be empowered to require the removal or relocation of any such sign deemed to be a safety hazard.

To Staff's knowledge, the above section of the Zoning Ordinance portion of the Kendall County Code is the only section of the Zoning Ordinance portion of the Kendall County Code where enforcement was assigned to someone other than the Zoning Administrator or their designee.

Information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero in opposition with three (3) members absent. The minutes of the meeting were provided.

Member Wilson made a motion, seconded by Member Landovitz, to recommend approval of the text amendment.

The votes were as follows:

Ayes (9): Ashton, Bernacki, Casey, Hamman, Landovitz, McCarthy-Lange, Rodriguez, Stewart and

Wilson

Nays (0): None Absent (1): Wormley Abstain (0): None

The motion carried.

The proposal goes to the Kendall County Zoning Board of Appeals on December 16, 2024.

### CITIZENS TO BE HEARD/PUBLIC COMMENT

None

### **OTHER BUSINESS/ANNOUNCEMENTS**

Mr. Asselmeier reported that the application deadline for the January meeting is December 24, 2024. Petitions 24-30 and 24-35 will be on the agenda.

Member Landovitz appreciated the Staff for updating the ordinance as necessary. Mr. Asselmeier said that the Staff was proposing text amendments reducing the number of plats submitted for certain applications.

Member Wilson suggested only including a summary instead of complete NRI Reports.

### **ADJOURNMENT**

Member Wilson made a motion, seconded by Member Hamman, to adjourn. With a voice vote of nine (9) ayes, the motion carried.

The Kendall County Regional Planning Commission meeting adjourned at 8:05 p.m.

Respectfully submitted by, Matthew H. Asselmeier, AICP, CFM, Director

Enc.



# KENDALL COUNTY REGIONAL PLANNING COMMISSION DECEMBER 11, 2024

IF YOU WOULD LIKE TO BE CONTACTED ON FUTURE MEETINGS REGARDING THIS TOPIC, PLEASE PROVIDE YOUR ADDRESS OR EMAIL ADDRESS

NAME	ADDRESS (OPTIONAL)	EMAIL ADDRESS (OPTIONAL)
+ 5		
TOM RYAN		
Wan Hermande	2	
Steve Genglar		

### MINUTES – UNOFFICIAL UNTIL APPROVED **KENDALL COUNTY**

### ZONING BOARD OF APPEALS MEETING

111 WEST FOX STREET, COUNTY BOARD ROOM (ROOMS 209 and 210) YORKVILLE, IL 60560 December 16, 2024 – 7:00 p.m.

### **CALL TO ORDER**

Chairman Randy Mohr called the Zoning Board of Appeals meeting to order at 7:00 p.m.

#### **ROLL CALL:**

Members Present: Scott Cherry, Cliff Fox, Tom LeCuyer, Randy Mohr, Jillian Prodehl, Dick Thompson,

and Dick Whitfield

Members Absent: None

Staff Present: Matthew Asselmeier, AICP, CFM, Director and Wanda Rolf, Office Assistant

Others Present: Michael Faulkner and Miranda Marshall-Faulkner

#### **PETITIONS:**

The Zoning Board of Appeals started their review of Petition 24-32 and opened the public hearing at 7:04 p.m.

### Petition 24 – 32 – Kendall County Zoning Administrator

Text Amendment to Section 36-1051(12) of the Kendall County Code by Transferring the Request:

Enforcement Authority of Window Sign Zoning Regulations from the County Sheriff or

Designee to the Zoning Administrator or Designee

Purpose: Petitioner Would Like Consistent Regulatory Authority Throughout the Entire Zoning

Portion of the Kendall County Code

Mr. Asselmeier summarized the request.

As part of the codification review process, the Sheriff Department requested that the enforcement regulations for window signs contained in Section 36-1051 (12) be amended.

The redlined version of the text is as follows:

Window signs. Window signs shall be affixed only to the interior surface of the glass and shall not be located on any windows above the first floor of the building. Such signs shall not exceed thirty-five (35) percent of the window surface area for each building face. Signs shall not be affixed in such a manner that a safety hazard to customers or staff of the establishment is created by the obstruction of vision. The County Sheriff Zoning Administrator or designee shall be empowered to require the removal or relocation of any such sign deemed to be a safety hazard.

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To Staff's knowledge, the above section of the Zoning Ordinance portion of the Kendall County Code is the only section of the Zoning Ordinance portion of the Kendall County Code where enforcement was assigned to someone other than the Zoning Administrator or their designee.

Information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero in opposition with three (3) members absent. The minutes of the meeting were provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024, and recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting were provided.

Member Whitfield made a motion, seconded by Member Cherry, to recommend approval of the proposed text amendments.

The votes were as follows:

Ayes (7): Cherry, Fox, LeCuyer, Mohr, Prodehl, Thompson, and Whitfield

Nays (0): None Abstain (0): None Absent (0): None

The motion carried.

The townships will be notified of the results of the public hearing.

The proposal goes to the Kendall County Planning, Building and Zoning Committee on January 13, 2025, at 6:30 p.m. at the Historic Courthouse.

The Zoning Board of Appeals completed their review of Petition 24-32 and adjourned the public hearing at 7:06 p.m.

### **PUBLIC COMMENTS**

Mr. Asselmeier reported that the next application deadline was December 24, 2024. The only petitions, to date, for the January hearing are the solar project on Simons Road and the solar project on Ament Road and the two (2) petitions continued at tonight's meeting.

Michael Faulkner, a property owner in the A-1 district, wanted to speak about Petition 24-35, the parking regulations in the front yard setbacks.

ZBA Meeting Minutes 12.16.24

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Mr. Asselmeier spoke regarding the issue with the setbacks. It was noted that at their meeting on October 23, 2024, the Kendall County Regional Planning Commission decided to initiate a text amendment to the Kendall County Code allowing parking in the A-1 Zoning District in the interior seventy-five feet (75') from the centerline for properties where the right-of-way was not dedicated and the interior fifty feet (50') from the right-of-way line where a right-of-way existed.

Mr. Faulkner asked why he could not park within the first twenty-five feet (25') of the road if he is a owns property zoned A-1. Mr. Asselmeier stated that Mr. Faulkner is not allowed to count that parking spot as his principal, required parking spot.

Miranda Marshall-Faulkner discussed the situation at 1539 Collins Road regarding the demolition of the house and their concerns about setbacks at the property.

The reasoning behind this proposal was because there was a landscaping business that wanted to have their required parking spaces in the front yard setback and that is against regulation.

Chairman Mohr asked Mr. and Mrs. Faulkner to attend the January 27, 2025, meeting, at 7:00 p.m., at the Historic Courthouse.

Starting in January, the meetings will be in the Historic Courthouse.

### ADJOURNMENT OF THE ZONING BOARD OF APPEALS

Member LeCuyer made a motion, seconded by Member Prodehl, to adjourn.

With a voice vote of seven ayes, the motion carried.

The Zoning Board of Appeals meeting adjourned at 7:33 p.m.

The next regularly scheduled meeting/hearing will be on Monday, January 27, 2025, in the Historic Courthouse.

Respectfully submitted by,

Wanda A Rolf

Planning, Building and Zoning Part-Time Administrative Assistant

### **Exhibits**

- 1. Memo on Petition 24-32 Dated December 12, 2024
- 2. Certificate of Publication for Petition 24-32 (Not Included with Report but on file in Planning, Building and Zoning Office)

ZBA Meeting Minutes 12.16.24

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### ORDINANCE NUMBER 2025-

## TEXT AMENDMENT PERTAINING TO THE ENFORCEMENT OF WINDOW SIGN REGULATIONS IN THE KENDALL COUNTY ZONING ORDINANCE

<u>WHEREAS</u>, Section 36-42 of the Kendall County Code permits the Kendall County Board to approve text amendments and provides the procedure through which text amendments are granted; and

<u>WHEREAS</u>, Section 36-1051 (12) of the Kendall County Code assigns certain enforcement activities related to window sign regulations to the Kendall County Sheriff or designee; and

<u>WHEREAS</u>, the Kendall County Zoning Administrator, hereinafter be referred to as "Petitioner", desires to transfer the enforcement activities related to window sign regulations from the Kendall County Sheriff or designee to the Kendall County Zoning Administrator or designee; and

<u>WHEREAS</u>, on or about October 8, 2024, the Petitioner submitted a text amendment to the Kendall County Code amending the regulations for the enforcement of certain window sign regulations by transferring enforcement authority from the County Sheriff or designee to the Zoning Administrator or designee; and

<u>WHEREAS</u>, following due and proper notice by publication in the Kendall County Record on November 21, 2024, the Kendall County Zoning Board of Appeals conducted a public hearing on December 16, 2024, at 7:00 p.m., in the County Office Building at 111 W. Fox Street in Yorkville, at which the Petitioner presented evidence, testimony, and exhibits in support of the requested text amendment and zero members of the public testified in favor or in opposition to the request; and

<u>WHEREAS</u>, based on the evidence, testimony, and exhibits, the Kendall County Zoning Board of Appeals has recommended approval of the text amendment on December 16, 2024; and

<u>WHEREAS</u>, the Kendall County Planning, Building and Zoning Committee of the Kendall County Board has reviewed the testimony presented at the aforementioned public hearing, and has forwarded to the Kendall County Board a recommendation <u>approval/denial/neutral</u> of the requested text amendment; and

<u>WHEREAS</u>, the Kendall County Board has considered the recommendations of the Planning, Building and Zoning Committee and the Kendall County Zoning Board of Appeals, and has determined that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS, that the Kendall County Code be amended as follows:

- I. Recitals: The recitals set forth above are incorporated as if fully set forth herein.
- II. Amended Text: The present language contained in Section 36-1051 (12) of the Kendall County Code is hereby amended to read as follows:

"Window signs. Window signs shall be affixed only to the interior surface of the glass and shall not be located on any windows above the first floor of the building. Such signs shall not exceed thirty-five (35) percent of the window surface area for each building face. Signs shall not be affixed in such a manner that a safety hazard to customers or staff of the establishment is created by the obstruction

State of Illinois Zoning Petition
County of Kendall #24-32

of vision. The <u>Zoning Administrator</u> County Sheriff or designee shall be empowered to require the removal or relocation of any such sign deemed to be a safety hazard."

<u>IN WITNESS OF</u>, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this  $21^{st}$  day of January, 2025.

Attest:	
Kendall County Clerk	Kendall County Board Chairman
Debbie Gillette	Matt Kellogg



### Kendall County Agenda Briefing

**Meeting Type:** Planning, Building and Zoning

**Meeting Date:** 1/13/2025

**Subject:** Adding Parks to the List of Permitted Uses in the R-4, R-5, R-6, and R-7 Zoning

**Districts** 

**Prepared by:** Matthew H. Asselmeier, AICP, CFM

**Department:** Planning, Building and Zoning

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### **Action Requested:**

Approval of Petition 24-33, A Request from the Kendall County Zoning Administrator for Text Amendments to the Kendall County Code by Adding Parks to the Appropriate Place Alphabetically in the List of Permitted Uses in the R-4, R-5, R-6, and R-7 Zoning Districts and Related Text Changes

### **Previous Board/Committee Review:**

ZPAC – Approval – 7-0-3 on November 5, 2024

Kendall County Regional Planning Commission – Approval – 9-0-1 on December 11, 2024

Kendall County Zoning Board of Appeals – Approval – 7-0-0 on December 16, 2024

### **Fiscal impact:**

N/A

### **Background and Discussion:**

Parks are presently special uses in the A-1, M-1 and M-2 Districts and they are permitted uses in the R-1, R-2, R-3, and RPD Districts.

The Oswegoland Park District operates Winrock Park at 21 Winrock Road, SuzanJohn Park at 29 Hampton Road, and Augusta Lake Park at 116 Augusta Road. Winrock Park is zoned R-7 and the other two (2) parks are zoned R-6.

The above parks are presently legally non-conforming which could create regulatory issues if the Oswegoland Park District decided to make changes to the parks; Staff is not aware of any proposed changes at this time.

Staff proposes to add parks to the list of permitted uses in the R-4, R-5, R-6, and R-7 Districts by amending Section 36-535 adding parks in the appropriate place alphabetically to the list of permitted uses in these districts and related text changes.

Kendall County Agenda Briefing Meeting Date: 1/13/2025 Subject: Parks Text Amendment Page: 2

### **Staff Recommendation:**

Approval

### **Attachments:**

Memo Dated January 6, 2025

### **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204 Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

### **MEMORANDUM**

To: Kendall County Planning, Building and Zoning Committee

From: Matthew H. Asselmeier, AICP, CFM, Director

Date: January 6, 2025

Re: Proposed Text Amendment Related to Parks in the R-4, R-5, R-6, and R-7 Districts

(Petition 24-33)

Parks are presently special uses in the A-1, M-1 and M-2 Districts and they are permitted uses in the R-1, R-2, R-3, and RPD Districts.

The Oswegoland Park District operates Winrock Park at 21 Winrock Road, SuzanJohn Park at 29 Hampton Road, and Augusta Lake Park at 116 Augusta Road. Winrock Park is zoned R-7 and the other two (2) parks are zoned R-6.

The above parks are presently legally non-conforming which could create regulatory issues if the Oswegoland Park District decided to make changes to the parks; Staff is not aware of any proposed changes at this time.

Staff proposes to add parks to the list of permitted uses in the R-4, R-5, R-6, and R-7 Districts by amending Section 36-535 adding parks in the appropriate place alphabetically to the list of permitted uses in these districts and related text changes.

No property can be rezoned to the R-4, R-5, R-6, or R-7 zoning districts.

Information was sent to the Townships and Park Districts on October 25, 2024.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting are provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024, and recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting are provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on December 16, 2024. No members of the public testified at the public hearing. It was noted that, if the proposal was approved as proposed, the parks in the applicable zoning district would conform generally to zoning regulations. The Kendall County Zoning Board of Appeals recommended approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition. The minutes of the hearing are provided.

The draft ordinance is provided.

If you have any questions regarding this memo, please let me know.

MHA

Encs.: November 5, 2024, ZPAC Meeting Minutes (This Petition Only)

December 11, 2024, RPC Meeting Minutes (This Petition Only) December 16, 2024, ZBA Hearing Minutes (This Petition Only) Draft Ordinance

### ZONING, PLATTING & ADVISORY COMMITTEE (ZPAC) November 5, 2024 – Unapproved Meeting Minutes

PBZ Chairman Seth Wormley called the meeting to order at 9:01 a.m.

### Present:

Matt Asselmeier – PBZ Department Lauren Belville – Health Department David Guritz – Forest Preserve Brian Holdiman – PBZ Department Commander Jason Langston – Sheriff's Department Alyse Olson – Soil and Water Conservation District Seth Wormley – PBZ Committee Chair

### Absent:

Meagan Briganti – GIS Department Greg Chismark – WBK Engineering, LLC Fran Klaas – Highway Department

#### Audience:

James Kerrigan, Nicholas Bellone, and Nicholas Standiford

### **PETITIONS**

### **Petition 24-33 Kendall County Zoning Administrator**

Mr. Asselmeier summarized the request.

Parks are presently special uses in the A-1, M-1 and M-2 Districts and they are permitted uses in the R-1, R-2, R-3, and RPD Districts.

The Oswegoland Park District operates Winrock Park at 21 Winrock Road, SuzanJohn Park at 29 Hampton Road, and Augusta Lake Park at 116 Augusta Road. Winrock Park is zoned R-7 and the other two (2) parks are zoned R-6.

The above parks are presently legally non-conforming which could create regulatory issues if the Oswegoland Park District decided to make changes to the parks; Staff is not aware of any proposed changes at this time.

Staff proposes to add parks to the list of permitted uses in the R-4, R-5, R-6, and R-7 Districts by amending Section 36-535 adding parks in the appropriate place alphabetically to the list of permitted uses in these districts and related text changes.

No property can be rezoned to the R-4, R-5, R-6, or R-7 zoning districts.

Information was sent to the Townships and Park Districts on October 25, 2024. No comments received.

Mr. Guritz made a motion, seconded by Commander Langston, to recommend approval of the proposal to the Kendall County Regional Planning Commission.

The votes were follows:

Ayes (7): Asselmeier, Belville, Guritz, Holdiman, Langston, Olson, and Wormley

Nays (0): None Abstain (0): None

Absent (3): Briganti, Chismark, and Klaas

The motion passed.

The proposal goes to the Kendall County Regional Planning Commission on December 11, 2024.

### PUBLIC COMMENT

None

### **ADJOURNMENT**

ZPAC Meeting Minutes 11.05.24

Mr. Guritz made a motion, seconded by Commander Langston, to adjourn.

With a voice vote of seven (7) ayes, the motion carried.

The ZPAC, at 9:31 a.m., adjourned.

Respectfully Submitted, Matthew H. Asselmeier, AICP, CFM Director

Enc.

## KENDALL COUNTY REGIONAL PLANNING COMMISSION

### Kendall County Office Building Rooms 209 and 210 111 W. Fox Street, Yorkville, Illinois

### **Unapproved - Meeting Minutes of December 11, 2024 - 7:00 p.m.**

Chairman Bill Ashton called the meeting to order at 7:00 p.m.

### **ROLL CALL**

Members Present: Bill Ashton, Eric Bernacki, Tom Casey, Dave Hamman, Keith Landovitz, Karin McCarthy-

Lange, Ruben Rodriguez, Bob Stewart, and Claire Wilson

Members Absent: Seth Wormley

Staff Present: Matthew H. Asselmeier, Director, and Wanda A. Rolf, Office Assistant

Others Present: Tom Ryan, Juan Hernandez, and Tom Ryan

### **PETITIONS**

### **Petition 24-33 Kendall County Zoning Administrator**

Mr. Asselmeier summarized the request.

Parks are presently special uses in the A-1, M-1 and M-2 Districts and they are permitted uses in the R-1, R-2, R-3, and RPD Districts.

The Oswegoland Park District operates Winrock Park at 21 Winrock Road, SuzanJohn Park at 29 Hampton Road, and Augusta Lake Park at 116 Augusta Road. Winrock Park is zoned R-7 and the other two (2) parks are zoned R-6.

The above parks are presently legally non-conforming which could create regulatory issues if the Oswegoland Park District decided to make changes to the parks; Staff is not aware of any proposed changes at this time.

Staff proposes to add parks to the list of permitted uses in the R-4, R-5, R-6, and R-7 Districts by amending Section 36-535 adding parks in the appropriate place alphabetically to the list of permitted uses in these districts and related text changes.

No property can be rezoned to the R-4, R-5, R-6, or R-7 zoning districts.

Information was sent to the Townships and Park Districts on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero in opposition with three (3) members absent. The minutes of the meeting were provided.

Member Stewart made a motion, seconded by Member McCarthy-Lange, to recommend approval of the text amendment.

The votes were as follows:

Ayes (9): Ashton, Bernacki, Casey, Hamman, Landovitz, McCarthy-Lange, Rodriguez, Stewart and

Wilson

Nays (0): None Absent (1): Wormley Abstain (0): None

The motion carried.

The proposal goes to the Kendall County Zoning Board of Appeals on December 16, 2024.

### CITIZENS TO BE HEARD/PUBLIC COMMENT

None

### **OTHER BUSINESS/ANNOUNCEMENTS**

Mr. Asselmeier reported that the application deadline for the January meeting is December 24, 2024. Petitions 24-30 and 24-35 will be on the agenda.

Member Landovitz appreciated the Staff for updating the ordinance as necessary. Mr. Asselmeier said that the Staff was proposing text amendments reducing the number of plats submitted for certain applications.

Member Wilson suggested only including a summary instead of complete NRI Reports.

### **ADJOURNMENT**

Member Wilson made a motion, seconded by Member Hamman, to adjourn. With a voice vote of nine (9) ayes, the motion carried.

The Kendall County Regional Planning Commission meeting adjourned at 8:05 p.m.

Respectfully submitted by, Matthew H. Asselmeier, AICP, CFM, Director

Enc.



# KENDALL COUNTY REGIONAL PLANNING COMMISSION DECEMBER 11, 2024

IF YOU WOULD LIKE TO BE CONTACTED ON FUTURE MEETINGS REGARDING THIS TOPIC, PLEASE PROVIDE YOUR ADDRESS OR EMAIL ADDRESS

NAME	ADDRESS (OPTIONAL)	EMAIL ADDRESS (OPTIONAL)
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## MINUTES – UNOFFICIAL UNTIL APPROVED KENDALL COUNTY

#### ZONING BOARD OF APPEALS MEETING

111 WEST FOX STREET, COUNTY BOARD ROOM (ROOMS 209 and 210)
YORKVILLE, IL 60560
December 16, 2024 – 7:00 p.m.

#### **CALL TO ORDER**

Chairman Randy Mohr called the Zoning Board of Appeals meeting to order at 7:00 p.m.

#### **ROLL CALL:**

Members Present: Scott Cherry, Cliff Fox, Tom LeCuyer, Randy Mohr, Jillian Prodehl, Dick Thompson,

and Dick Whitfield

Members Absent: None

Staff Present: Matthew Asselmeier, AICP, CFM, Director and Wanda Rolf, Office Assistant

Others Present: Michael Faulkner and Miranda Marshall-Faulkner

#### **PETITIONS:**

The Zoning Board of Appeals started their review of Petition 24-33 and opened the public hearing at 7:07 p.m.

#### Petition 24 – 33 – Kendall County Zoning Administrator

Request: Text Amendments to the Kendall County Code by Adding Parks to the Appropriate Place

Alphabetically in the List of Permitted Uses in the R-4, R-5, R-6, and R-7 Zoning Districts

and Related Text Changes

Purpose: Petitioner Would Like to Add Parks to the List of Permitted Uses in the R-4, R-5, R-6, and

R-7 Zoning Districts

Mr. Asselmeier summarized the request.

Parks are presently special uses in the A-1, M-1 and M-2 Districts and they are permitted uses in the R-1, R-2, R-3, and RPD Districts.

The Oswegoland Park District operates Winrock Park at 21 Winrock Road, SuzanJohn Park at 29 Hampton Road, and Augusta Lake Park at 116 Augusta Road. Winrock Park is zoned R-7 and the other two (2) parks are zoned R-6.

The above parks are presently legally non-conforming which could create regulatory issues if the Oswegoland Park District decided to make changes to the parks; Staff is not aware of any proposed changes at this time.

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Staff proposes to add parks to the list of permitted uses in the R-4, R-5, R-6, and R-7 Districts by amending Section 36-535 adding parks in the appropriate place alphabetically to the list of permitted uses in these districts and related text changes.

No property can be rezoned to the R-4, R-5, R-6, or R-7 zoning districts.

Information was sent to the Townships and Park Districts on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to recommend approval of the proposal by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent. The minutes of the meeting were provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024, and recommended approval of the proposal by a vote of nine (9) in favor and zero (0) in opposition with one (1) member absent. The minutes of the meeting were provided.

Member Fox asked, if any of the parks would like to make major improvements or changes, would they have to be up to code. Mr. Asselmeier responded that one (1) of the parks previously proposed to do a building addition. Without this amendment, the addition might not conform to the zoning regulations. This proposal will ensure that all work would be done in compliance with the zoning regulations.

Member Fox made a motion, seconded by Member Cherry, to recommend approval of the proposed text amendments.

The votes were as follows:

Ayes (7): Cherry, Fox, LeCuyer, Mohr, Prodehl, Thompson, and Whitfield

Nays (0): None Abstain (0): None Absent (0): None

The motion carried.

The townships will be notified of the results of the public hearing.

The proposal goes to the Kendall County Planning, Building and Zoning Committee on January 13, 2025, at 6:30 p.m. at the Historic Courthouse.

The Zoning Board of Appeals completed their review of Petition 24-33 and adjourned the public hearing at 7:10 p.m.

#### **PUBLIC COMMENTS**

Mr. Asselmeier reported that the next application deadline was December 24, 2024. The only petitions, to date, for the January hearing are the solar project on Simons Road and the solar project on Ament ZBA Meeting Minutes 12.16.24

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Road and the two (2) petitions continued at tonight's meeting.

Michael Faulkner, a property owner in the A-1 district, wanted to speak about Petition 24-35, the parking regulations in the front yard setbacks.

Mr. Asselmeier spoke regarding the issue with the setbacks. It was noted that at their meeting on October 23, 2024, the Kendall County Regional Planning Commission decided to initiate a text amendment to the Kendall County Code allowing parking in the A-1 Zoning District in the interior seventy-five feet (75') from the centerline for properties where the right-of-way was not dedicated and the interior fifty feet (50') from the right-of-way line where a right-of-way existed.

Mr. Faulkner asked why he could not park within the first twenty-five feet (25') of the road if he is a owns property zoned A-1. Mr. Asselmeier stated that Mr. Faulkner is not allowed to count that parking spot as his principal, required parking spot.

Miranda Marshall-Faulkner discussed the situation at 1539 Collins Road regarding the demolition of the house and their concerns about setbacks at the property.

The reasoning behind this proposal was because there was a landscaping business that wanted to have their required parking spaces in the front yard setback and that is against regulation.

Chairman Mohr asked Mr. and Mrs. Faulkner to attend the January 27, 2025, meeting, at 7:00 p.m., at the Historic Courthouse.

Starting in January, the meetings will be in the Historic Courthouse.

#### **ADJOURNMENT OF THE ZONING BOARD OF APPEALS**

Member LeCuyer made a motion, seconded by Member Prodehl, to adjourn.

With a voice vote of seven ayes, the motion carried.

The Zoning Board of Appeals meeting adjourned at 7:33 p.m.

The next regularly scheduled meeting/hearing will be on Monday, January 27, 2025, in the Historic Courthouse.

Respectfully submitted by,
Wanda A Rolf
Planning, Building and Zoning Part-Time Administrative Assistant

#### **Exhibits**

1. Memo on Petition 24-33 Dated December 12, 2024

ZBA Meeting Minutes 12.16.24

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	2.	Certificate of Publication for Building and Zoning Office)	Petition 24-33	(Not Included	with Report bu	t on file in Planning,
ZBA	4 M∈	eeting Minutes 12.16.24				Page 4 of 4

#### ORDINANCE NUMBER 2025-

## TEXT AMENDMENTS PERTAINING TO ADDING PARKS TO THE LIST OF PERMITTED USES IN THE R-4, R-5, R-6, AND R-7 ZONING DISTRICTS IN THE ZONING CHAPTER OF THE KENDALL COUNTY CODE

<u>WHEREAS</u>, Section 36-42 of the Kendall County Code permits the Kendall County Board to approve text amendments and provides the procedure through which text amendments are granted; and

<u>WHEREAS</u>, parks are presently special uses in the A-1 Agricultural, M-1 Limited Manufacturing, and M-2 Heavy Industrial Zoning Districts and are permitted uses in the R-1 One Family Residential, R-2 One Family Residential, R-3 One Family Residential, RPD-1 Residential Planned Development-One, RPD-2 Residential Planned Development-Two, and RPD-3 Residential Planned Development District-Three Zoning Districts; and

<u>WHEREAS</u>, at least three parks are operating in a legally non-conforming manner in the R-6 One Family Residential and R-7 General Residence Zoning Districts; and

<u>WHEREAS</u>, the Kendall County Zoning Administrator, hereinafter be referred to as "Petitioner", desires to allow parks as permitted uses in all Residential Zoning Districts; and

<u>WHEREAS</u>, on or about October 8, 2024, the Petitioner submitted text amendments to the Kendall County Code adding parks to the list of permitted uses in the R-4 One Family Residential, R-5 One Family Residential, R-6 One Family Residential, and R-7 General Residence Zoning Districts and amending the tables of uses contained in Section 36-1093 of the Kendall County Code to reflect this text amendment; and

<u>WHEREAS</u>, following due and proper notice by publication in the Kendall County Record on November 21, 2024, the Kendall County Zoning Board of Appeals conducted a public hearing on December 16, 2024, at 7:00 p.m., in the County Office Building at 111 W. Fox Street in Yorkville, at which the Petitioner presented evidence, testimony, and exhibits in support of the requested text amendments and zero members of the public testified in favor or in opposition to the request; and

<u>WHEREAS</u>, based on the evidence, testimony, and exhibits, the Kendall County Zoning Board of Appeals has recommended approval of the text amendments on December 16, 2024; and

<u>WHEREAS</u>, the Kendall County Planning, Building and Zoning Committee of the Kendall County Board has reviewed the testimony presented at the aforementioned public hearing, and has forwarded to the Kendall County Board a recommendation <u>approval/denial/neutral</u> of the requested text amendments; and

<u>WHEREAS</u>, the Kendall County Board has considered the recommendations of the Planning, Building and Zoning Committee and the Kendall County Zoning Board of Appeals, and has determined that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

*NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS,* that the Kendall County Code be amended as follows:

I. Recitals: The recitals set forth above are incorporated as if fully set forth herein.

- II. Amended Text: Section 36-535 of the Kendall County is hereby amended to read as follows: "The following uses are permitted in the R-4 district:
  - (1) Accessory uses. See Section 36-971.
  - (2) Home occupations, provided an affidavit is filled out in the PBZ office stating the zoning conditions are met.
  - (3) Parks.
  - (4)(3) Roadside stands for the display, sale or offering for sale of agricultural products grown or produced on the property, provided that the stands and produce on display are located ten (10) feet back from the nearest right-of-way line.
  - (5)(4)-Single-family detached dwellings.
  - (6)(5)-Signs.
  - (7)<del>(6)</del> Temporary buildings or structures for construction offices or storage, on the same zoning lot, for a period not to exceed such construction.
  - (8)<del>(7)</del> Vegetable gardens as defined by the Garden Act (505 ILCS 87/1 et seq.).
- III. Amended Text: The table of uses contained Section 36-1093 of the Kendall County Code is hereby amended by adding "P" to the R-4, R-5, and R-6 column and R-7 column in the Parks row as illustrated below:

	A- 1	R- 1	RPD- 1, RPD- 2 and RPD- 3	R- 2	R- 3	R-4, R-5 and R-6	R- 7	B- 1	B- 2	B- 3	B- 4	B- 5	B- 6	M- 1	M- 2	M- 3	Conditions
Parks	S	P	P	P	P	<u>P</u>	<u>P</u>							S	S		

<u>IN WITNESS OF</u>, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this 21<sup>st</sup> day of January, 2025.

Attest:	
Kendall County Clerk	Kendall County Board Chairman
Debbie Gillette	Matt Kellogg



### Kendall County Agenda Briefing

**Meeting Type:** Planning, Building and Zoning

**Meeting Date:** 1/13/2025

**Subject:** Reducing the Setback from Certain Pipelines to Occupied Principal Structures

**Prepared by:** Matthew H. Asselmeier, AICP, CFM

**Department:** Planning, Building and Zoning

#### **Action Requested:**

Approval of Petition 24-34, A Request from the Kendall County Regional Planning Commission for Text Amendments to Section 36-247(7)(a) of the Kendall County Code by Reducing the Setback from Pipelines to Occupied Principal Structures

#### **Previous Board/Committee Review:**

ZPAC – Forward to the Regional Planning Commission – 7-0-3 on November 5, 2024

Kendall County Regional Planning Commission – Approval – 7-2-1 on December 11, 2024

Kendall County Zoning Board of Appeals – Denial – 0-7-0 on December 16, 2024

#### **Fiscal impact:**

N/A

#### **Background and Discussion:**

The Kendall County Regional Planning Commission is proposing this amendment for the following reasons:

- 1. The present five hundred (500) foot regulation negatively impacted a property owner's ability to use their land by consuming too much land for setback purposes.
- 2. The present five hundred (500) foot regulation did not address public health and safety. The regulation of pipeline depth more adequate addresses public health and safety. Pipelines become a problem for public health and safety when they are disturbed and, if a pipeline is disturbed, five hundred (500) feet would not be an adequate setback to prevent property damage.

#### **Staff Recommendation:**

Approval

#### **Attachments:**

Memo Dated January 6, 2025



#### DEPARTMENT OF PLANNING, BUILDING & ZONING

111 West Fox Street • Room 204

Yorkville, IL • 60560

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Fax (630) 553-4179

#### **MEMORANDUM**

To: Kendall County Planning, Building and Zoning Committee

From: Matthew H. Asselmeier, AICP, CFM, Director

Date: January 6, 2025

Re: Proposed Text Amendment Related to Setbacks of Pipelines from Occupied Principal

Structures (Petition 24-34)

Section 36-247 (7) (a) of the Kendall County Code contains the following regulations regarding the setback of certain pipelines from Occupied Principal Structures:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) feet from any occupied principal structure."

In July 2024, the Kendall County Regional Planning Commission requested Staff to contact the municipalities and neighboring counties to ask what their regulations were pertaining to setback and the reason for their respective setback. A table with that information is attached.

Staff also contacted a representative from a pipeline company to see what the industry standard was for temporary construction easements. That email is attached.

At their meeting on September 25, 2024, the Kendall County Regional Planning Commission, by a vote of eight (8) in favor and zero (0) in opposition with two (2) members absent voted to initiate a text amendment to the Kendall County Zoning Ordinance reducing the setback from five hundred (500) feet to twenty-five feet (25).

The redlined version of the proposal is as follows:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) twenty-five (25) feet from any occupied principal structure."

The Commission's reasons for the proposal were as follows:

- 1. The present five hundred (500) foot regulation negatively impacted a property owner's ability to use their land by consuming too much land for setback purposes.
- 2. The present five hundred (500) foot regulation did not address public health and safety. The regulation of pipeline depth more adequate addresses public health and safety. Pipelines become a problem for public health and safety when they are disturbed and, if a pipeline is disturbed, five hundred (500) feet would not be an adequate setback to prevent property damage.

Information was sent to the Townships on October 25, 2024.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent with the suggestion that the setback be five feet

(5') as measured from the permanent easement line instead of being measured from the pipeline. The minutes of the meeting are provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024. Discussion occurred regarding the measurement and the suggestion from ZPAC. It was noted that the width of easements and the placement of pipelines within easements also differed. The Kendall County Regional Planning Commission recommended approval of the original proposal by a vote of seven (7) in favor and two (2) in opposition with one (1) member absent. Chairman Ashton and Tom Casey voted no because they believed that five hundred feet (500') was excessive and twenty-five feet (25') was insufficient. The minutes of the meeting are provided.

The Kendall County Zoning Board of Appeals held a public hearing on this proposal on December 16, 2024. No members of the public testified at the public hearing. Discussion occurred regarding property values if homes are placed closer to pipelines. Member Prodehl stated that she did not have enough information to make an informed decision. Member LeCuyer favored a fifty foot (50') setback. The general consensus was that the present regulation was excessive and twenty-five feet (25') was insufficient. The Kendall County Zoning Board of Appeals recommended denial of the proposal by a vote of zero (0) in favor and seven (7) in opposition. The minutes of the hearing are provided.

The draft ordinance was provided.

If you have any questions regarding this memo, please let me know.

#### MHA

Encs.: Comparison Table

August 20, 2024, Email from Andrew Black

November 5, 2024, ZPAC Meeting Minutes (This Petition Only) December 11, 2024, RPC Meeting Minutes (This Petition Only) December 16, 2024, ZBA Hearing Minutes (This Petition Only)

Draft Ordinance

Municipality	Distance	Reason
Aurora	N/A	
Joliet	N/A	
Lisbon		
Millbrook		See Kendall County
Millington	N/A	
Minooka		
Montgomery	N/A	
Newark	N/A	
Oswego	N/A	Pipeline are in ROWs or easements and cannot build a home on
		easement.
Plainfield	N/A	
Plano	N/A	
Plattville		See Kendall County
Sandwich	N/A	
Shorewood	N/A	
Yorkville	50'	The pipeline industry has a recommended 50' setback for any building. This is measured from the end off of the easement in which the pipeline is placed. This only applies to "high Hazard" pipelines. The IEPA has issued a recommendation in some of their handout that 50' off the easement is recommended and no blasting or explosive excavation with in 325' of the easement. That is the standard we would use in Yorkville
		unless the Illinois Environmental Protection Agency were to provide use with a different standard.

County	Distance	Reason
DeKalb	N/A	Regulations repealed in 2009.
Kane	3'	The 3' rule is for any easement.
DuPage	N/A	
Will	N/A	
Grundy	500'	Unsure Why that Distance is Used
LaSalle	N/A	
Kendall	500'	

N/A=No regulation

#### **Matt Asselmeier**

From: Andrew Black <andrewblack@ohiovalleyacquisition.com>

Sent: Tuesday, August 20, 2024 1:09 PM

To: Matt Asselmeier

Subject: [External]RE: Pipeline Easement Question

CAUTION - This email originated from outside the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

#### Matt

The temporary construction workspace is traditionally 50' but it can vary. ANR has 50' on one side of the easement and 10' on the opposite side overlapping our existing easement. There is also Additional Temporary Workspace, for this project it is an additional 25-50' depending on the location and the purpose for the workspace. Both the temporary and additional temporary workspace revert to the landowner upon project completion. After project completion ANR will only maintain the permanent easement, mowing will be done on a scheduled basis determined by operations. Residential and agricultural areas will not be maintained by the company.

#### Andrew D Black

Non-Environmental Permit Coordinator
Ohio Valley Acquisition
Representing Columbia Gas Transmission, ANR Pipeline Subsidiaries of TC Energy
AndrewBlack@ohiovalleyacquisition.com



From: Matt Asselmeier < masselmeier@kendallcountyil.gov>

Sent: Monday, August 19, 2024 8:35 AM

**To:** Andrew Black <andrewblack@ohiovalleyacquisition.com> **Cc:** Aaron Thompson <aaron\_thompson@tcenergy.com>

**Subject: Pipeline Easement Question** 

#### Andrew:

What is the industry standard for the width of a temporary construction easement for general upkeep and maintenance of a pipeline?

#### Thanks.

PH: 630-553-4139

Matthew H. Asselmeier, AICP, CFM Director Kendall County Planning, Building & Zoning 111 West Fox Street Yorkville, IL 60560-1498

### ZONING, PLATTING & ADVISORY COMMITTEE (ZPAC) November 5, 2024 – Unapproved Meeting Minutes

PBZ Chairman Seth Wormley called the meeting to order at 9:01 a.m.

#### Present:

Matt Asselmeier – PBZ Department Lauren Belville – Health Department David Guritz – Forest Preserve Brian Holdiman – PBZ Department Commander Jason Langston – Sheriff's Department Alyse Olson – Soil and Water Conservation District Seth Wormley – PBZ Committee Chair

#### Absent:

Meagan Briganti – GIS Department Greg Chismark – WBK Engineering, LLC Fran Klaas – Highway Department

#### Audience:

James Kerrigan, Nicholas Bellone, and Nicholas Standiford

#### **PETITIONS**

#### Petition 24-34 Kendall County Regional Planning Commission

Mr. Asselmeier summarized the request.

Section 36-247 (7) (a) of the Kendall County Code contains the following regulations regarding the setback of certain pipelines from Occupied Principal Structures:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) feet from any occupied principal structure."

In July 2024, the Kendall County Regional Planning Commission requested Staff to contact the municipalities and neighboring counties to ask what their regulations were pertaining to setback and the reason for their respective setback. A table with that information was provided.

Staff also contacted a representative from a pipeline company to see what the industry standard was for temporary construction easements. That email was provided.

At their meeting on September 25, 2024, the Kendall County Regional Planning Commission, by a vote of eight (8) in favor and zero (0) in opposition with two (2) members absent voted to initiate a text amendment to the Kendall County Zoning Ordinance reducing the setback from five hundred (500) feet to twenty-five feet (25).

The redlined version of the proposal is as follows:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) twenty-five (25) feet from any occupied principal structure."

The Commission's reasons for the proposal were as follows:

- 1. The present five hundred (500) foot regulation negatively impacted a property owner's ability to use their land by consuming too much land for setback purposes.
- 2. The present five hundred (500) foot regulation did not address public health and safety. The regulation of pipeline depth more adequate addresses public health and safety. Pipelines become a problem for public health and safety when they are disturbed and, if a pipeline is disturbed, five hundred (500) feet would not be an adequate setback to prevent property damage.

Information was sent to the Townships on October 25, 2024. No comments received.

ZPAC Meeting Minutes 11.05.24

Chairman Wormley noted that most pipeline easement are fifty (50) feet, unless there is a unique issue.

The proposal originally started at the Comprehensive Land Plan and Ordinance Committee.

Mr. Guritz made a motion, seconded by Mr. Holdiman, to forward the proposal to the Kendall County Regional Planning Commission.

Mr. Guritz asked why the distance from the pipeline was selected as the starting point of the setback measurement instead of starting the measurement at the easement line. Chairman Wormley explained that some members of the Kendall County Regional Planning Commission favored smaller setbacks and some that favored larger setbacks as outlined by the Federal Energy Regulatory Commission.

Mr. Guritz discussed building next to the easement; he felt a setback from the easement was more appropriate instead of a setback from the pipeline. The setback would be from a permanent easement.

The depth requirement was five (5) feet, older depths ranged.

Mr. Guritz suggested a five (5) foot setback from the permanent easement line.

The votes were follows:

Ayes (7): Asselmeier, Belville, Guritz, Holdiman, Langston, Olson, and Wormley

Nays (0): None Abstain (0): None

Absent (3): Briganti, Chismark, and Klaas

The motion passed.

The proposal goes to the Kendall County Regional Planning Commission on December 11, 2024.

#### PUBLIC COMMENT

None

#### **ADJOURNMENT**

Mr. Guritz made a motion, seconded by Commander Langston, to adjourn.

With a voice vote of seven (7) ayes, the motion carried.

The ZPAC, at 9:31 a.m., adjourned.

Respectfully Submitted, Matthew H. Asselmeier, AICP, CFM Director

Enc.

### KENDALL COUNTY REGIONAL PLANNING COMMISSION

### Kendall County Office Building Rooms 209 and 210 111 W. Fox Street, Yorkville, Illinois

#### **Unapproved - Meeting Minutes of December 11, 2024 - 7:00 p.m.**

Chairman Bill Ashton called the meeting to order at 7:00 p.m.

#### **ROLL CALL**

Members Present: Bill Ashton, Eric Bernacki, Tom Casey, Dave Hamman, Keith Landovitz, Karin McCarthy-

Lange, Ruben Rodriguez, Bob Stewart, and Claire Wilson

Members Absent: Seth Wormley

Staff Present: Matthew H. Asselmeier, Director, and Wanda A. Rolf, Office Assistant

Others Present: Tom Ryan, Juan Hernandez, and Tom Ryan

#### **PETITIONS**

#### Petition 24-34 Kendall County Regional Planning Commission

Mr. Asselmeier summarized the request.

Section 36-247 (7) (a) of the Kendall County Code contains the following regulations regarding the setback of certain pipelines from Occupied Principal Structures:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) feet from any occupied principal structure."

In July 2024, the Kendall County Regional Planning Commission requested Staff to contact the municipalities and neighboring counties to ask what their regulations were pertaining to setback and the reason for their respective setback. A table with that information was provided.

Staff also contacted a representative from a pipeline company to see what the industry standard was

for temporary construction easements. That email was provided.

At their meeting on September 25, 2024, the Kendall County Regional Planning Commission, by a vote of eight (8) in favor and zero (0) in opposition with two (2) members absent voted to initiate a text amendment to the Kendall County Zoning Ordinance reducing the setback from five hundred (500) feet to twenty-five feet (25).

The redlined version of the proposal is as follows:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) twenty-five (25) feet from any occupied principal structure."

The Commission's reasons for the proposal were as follows:

1. The present five hundred (500) foot regulation negatively impacted a property owner's ability to use their land by consuming too much land for setback purposes.

2. The present five hundred (500) foot regulation did not address public health and safety. The regulation of pipeline depth more adequate addresses public health and safety. Pipelines become a problem for public health and safety when they are disturbed and, if a pipeline is disturbed, five hundred (500) feet would not be an adequate setback to prevent property damage.

Information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero in opposition with three (3) members absent with the suggestion that the setback be five feet (5') as measured from the permanent easement line instead of being measured from the pipeline. The minutes of the meeting were provided.

Chairman Ashton requested clarification on the measurement. Mr. Asselmeier stated twenty-five (25') feet from any occupied principal structure.

Member Stewart asked if it was twenty-five (25') feet in either direction. Mr. Asselmeier stated it was twenty-five feet (25') in either direction.

Member Wilson asked if pipe distance was measured from the boundary of the easement. Mr. Asselmeier stated pipelines would be measured a minimum of twenty-five (25') feet from any occupied principal structure.

Member Casey asked if there was a reason for making it much smaller than it was previously. Member Hamman stated that five hundred feet (500') was excessive.

Member Landovitz requested clarification on ZPAC's suggestion. Mr. Asselmeier stated the suggestion was made by Dave Guritz from The Forest Preserve District. He felt that it would be more appropriate to have the setback be five feet (5') measured from the permanent easement line instead of measuring the setback from a house. This idea was a suggestion not a recommendation.

Member Wilson asked if the house must be five (5') feet from the boundary of the easement. Mr. Asselmeier stated that was correct. Mr. Asselmeier stated that Mr. Guritz was looking at the easement instead of the location of the house.

Member Landovitz stated that it is understood that the easement would typically provide twenty-five feet (25') on either side. He stated that the wording for the requirement should be the distance from the easement rather that the distance from the pipeline. Member Wilson stated there was no assurance that the pipeline would be laying in the center of the easement. Mr. Asselmeier stated that there was no assurance that all pipeline easements would be the same widths. Member Landovitz stated he would like the wording to be kept the same as it was originally.

Member Hamman made a motion, seconded by Member Rodriguez, to recommend approval of the text amendment.

The votes were as follows:

Ayes (7): Bernacki, Hamman, Landovitz, McCarthy-Lange, Rodriguez, Stewart, and Wilson

Nays (2): Ashton and Casey

Absent (1): Wormley Abstain (0): None

The motion carried.

The proposal goes to the Kendall County Zoning Board of Appeals on December 16, 2024.

Chairman Ashton stated that he felt twenty-five feet (25') is too close but five hundred feet (500') is excessive. He would like something in between. Member Casey agreed with Chairman Ashton.

Member Wilson stated that she didn't think that private pipeline companies have eminent domain. Member Stewart stated the pipelines were trying to obtain eminent domain.

Member Rodriguez asked if some of the current pipelines would be grandfathered. Mr. Asselmeier stated that if the older pipelines did not meet the requirements they would be grandfathered. Any new pipelines would have to meet the new requirements.

#### CITIZENS TO BE HEARD/PUBLIC COMMENT

None

#### OTHER BUSINESS/ANNOUNCEMENTS

Mr. Asselmeier reported that the application deadline for the January meeting is December 24, 2024. Petitions 24-30 and 24-35 will be on the agenda.

Member Landovitz appreciated the Staff for updating the ordinance as necessary. Mr. Asselmeier said that the Staff was proposing text amendments reducing the number of plats submitted for certain applications.

Member Wilson suggested only including a summary instead of complete NRI Reports.

#### **ADJOURNMENT**

Member Wilson made a motion, seconded by Member Hamman, to adjourn. With a voice vote of nine (9) ayes, the motion carried.

The Kendall County Regional Planning Commission meeting adjourned at 8:05 p.m.

Respectfully submitted by, Matthew H. Asselmeier, AICP, CFM, Director

Enc.



# KENDALL COUNTY REGIONAL PLANNING COMMISSION DECEMBER 11, 2024

IF YOU WOULD LIKE TO BE CONTACTED ON FUTURE MEETINGS REGARDING THIS TOPIC, PLEASE PROVIDE YOUR ADDRESS OR EMAIL ADDRESS

NAME	ADDRESS (OPTIONAL)	EMAIL ADDRESS (OPTIONAL)
+ 5		
TOM RYAN		
Wan Hermande	2	
Here Genglar		

## MINUTES – UNOFFICIAL UNTIL APPROVED KENDALL COUNTY ZONING BOARD OF APPEALS MEETING

111 WEST FOX STREET, COUNTY BOARD ROOM (ROOMS 209 and 210)

YORKVILLE, IL 60560 December 16, 2024 – 7:00 p.m.

#### **CALL TO ORDER**

Chairman Randy Mohr called the Zoning Board of Appeals meeting to order at 7:00 p.m.

#### **ROLL CALL:**

Members Present: Scott Cherry, Cliff Fox, Tom LeCuyer, Randy Mohr, Jillian Prodehl, Dick Thompson,

and Dick Whitfield

Members Absent: None

Staff Present: Matthew Asselmeier, AICP, CFM, Director and Wanda Rolf, Office Assistant

Others Present: Michael Faulkner and Miranda Marshall-Faulkner

#### **PETITIONS:**

The Zoning Board of Appeals started their review of Petition 24-34 and opened the public hearing at 7:11 p.m.

#### Petition 24 – 34 – Kendall County Regional Planning Commission

Request: Text Amendment to Section 36-247(7)(a) of the Kendall County Code by Reducing the

Setback from Pipelines to Occupied Principal Structures

Purpose: Petitioner Would Like to Reduce the Setback for Pipeline Greater Than 10 Inches in

Diameter which Carry/Conduct Flammable or Hazardous Material from 500 Feet from

Occupied Principal Structures to 25 Feet from Occupied Principal Structures

Mr. Asselmeier summarized the request.

Section 36-247 (7) (a) of the Kendall County Code contains the following regulations regarding the setback of certain pipelines from Occupied Principal Structures:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) feet from any occupied principal structure."

In July 2024, the Kendall County Regional Planning Commission requested Staff to contact the municipalities and neighboring counties to ask what their regulations were pertaining to setback and the reason for their respective setback. A table with that information was provided.

Staff also contacted a representative from a pipeline company to see what the industry standard was for temporary construction easements. That email was provided.

ZBA Meeting Minutes 12.16.24

Page 1 of 5

At their meeting on September 25, 2024, the Kendall County Regional Planning Commission, by a vote of eight (8) in favor and zero (0) in opposition with two (2) members absent voted to initiate a text amendment to the Kendall County Zoning Ordinance reducing the setback from five hundred (500) feet to twenty-five feet (25).

The redlined version of the proposal is as follows:

"All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) twenty-five (25) feet from any occupied principal structure."

The Commission's reasons for the proposal were as follows:

- 1. The present five hundred (500) foot regulation negatively impacted a property owner's ability to use their land by consuming too much land for setback purposes.
- 2. The present five hundred (500) foot regulation did not address public health and safety. The regulation of pipeline depth more adequate addresses public health and safety. Pipelines become a problem for public health and safety when they are disturbed and, if a pipeline is disturbed, five hundred (500) feet would not be an adequate setback to prevent property damage.

Information was sent to the Townships on October 25, 2024. No comments received.

ZPAC reviewed the proposal at their meeting on November 5, 2024, and voted to forward the proposal to the Kendall County Regional Planning Commission by a vote of seven (7) in favor and zero (0) in opposition with three (3) members absent with the suggestion that the setback be five feet (5') as measured from the permanent easement line instead of being measured from the pipeline. The minutes of the meeting were provided.

The Kendall County Regional Planning Commission reviewed this proposal at their meeting on December 11, 2024. Discussion occurred regarding the measurement and the suggestion from ZPAC. It was noted that the width of easements and the placement of pipelines within easements also differed. The Kendall County Regional Planning Commission recommended approval of the original proposal by a vote of seven (7) in favor and two (2) in opposition with one (1) member absent. Chairman Ashton and Tom Casey voted no because they believed that five hundred feet (500') was excessive and twenty-five feet (25') was insufficient. The minutes of the meeting were provided.

Member LeCuyer asked, if the pipeline company went to twenty-five feet (25'), could the area be fenced. Mr. Asselmeier stated the setback was twenty-five feet (25') from the principal structure.

ZBA Meeting Minutes 12.16.24

Page 2 of 5

Chairman Mohr asked Member Prodehl what a home would be worth if it was twenty-five feet (25') from a pipeline. Member Prodehl stated that it would be detrimental to the value of the property and the distance is extensive from five hundred feet (500') to twenty-five feet (25').

Chairman Mohr stated that many times the pipelines have hazardous chemicals which are detrimental if someone is exposed to them.

Member LeCuyer asked who made this recommendation. Mr. Asselmeier stated that members of the Planning Commission made the recommendation.

Member LeCuyer asked if the proposal came from a pipeline company. Mr. Asselmeier stated that the pipeline companies provided temporary easements which are traditionally fifty feet (50'). Attendees reviewed the email from the pipeline company representative included in the packet. Member LeCuyer stated he would be in favor of fifty feet (50').

Member Prodehl stated that they don't have enough information to be able to make an informed decision.

Chairman Mohr asked if he could build a house next to an easement. Mr. Asselmeier stated that under normal circumstances he could.

Attendees reviewed the table of information with the setbacks of other municipalities and neighboring counties. It was noted that Yorkville was using the pipeline's recommendation of a fifty foot (50') setback for any building because the IEPA issued a recommendation in some of their handouts that fifty feet (50') off the easement was recommended and no blasting or explosive excavation within three hundred twenty-five feet (325') of the easement.

Member LeCuyer made a motion, seconded by Member Prodehl, to recommend approval of the proposed text amendments.

The votes were as follows:

Ayes (0): None

Nays (7): Cherry, Fox, LeCuyer, Mohr, Prodehl, Thompson, and Whitfield

Abstain (0): None Absent (0): None

The motion carried.

The Board felt twenty-five feet (25') is too close and they were open to seeing a revised proposal.

The townships will be notified of the results of the public hearing.

ZBA Meeting Minutes 12.16.24

Page 3 of 5

The proposal goes to the Kendall County Planning, Building and Zoning Committee on January 13, 2025, at 6:30 p.m. at the Historic Courthouse.

The Zoning Board of Appeals completed their review of Petition 24-34 and adjourned the public hearing at 7:23 p.m.

#### **PUBLIC COMMENTS**

Mr. Asselmeier reported that the next application deadline was December 24, 2024. The only petitions, to date, for the January hearing are the solar project on Simons Road and the solar project on Ament Road and the two (2) petitions continued at tonight's meeting.

Michael Faulkner, a property owner in the A-1 district, wanted to speak about Petition 24-35, the parking regulations in the front yard setbacks.

Mr. Asselmeier spoke regarding the issue with the setbacks. It was noted that at their meeting on October 23, 2024, the Kendall County Regional Planning Commission decided to initiate a text amendment to the Kendall County Code allowing parking in the A-1 Zoning District in the interior seventy-five feet (75') from the centerline for properties where the right-of-way was not dedicated and the interior fifty feet (50') from the right-of-way line where a right-of-way existed.

Mr. Faulkner asked why he could not park within the first twenty-five feet (25') of the road if he is a owns property zoned A-1. Mr. Asselmeier stated that Mr. Faulkner is not allowed to count that parking spot as his principal, required parking spot.

Miranda Marshall-Faulkner discussed the situation at 1539 Collins Road regarding the demolition of the house and their concerns about setbacks at the property.

The reasoning behind this proposal was because there was a landscaping business that wanted to have their required parking spaces in the front yard setback and that is against regulation.

Chairman Mohr asked Mr. and Mrs. Faulkner to attend the January 27, 2025, meeting, at 7:00 p.m., at the Historic Courthouse.

Starting in January, the meetings will be in the Historic Courthouse.

#### ADJOURNMENT OF THE ZONING BOARD OF APPEALS

Member LeCuyer made a motion, seconded by Member Prodehl, to adjourn.

With a voice vote of seven ayes, the motion carried.

The Zoning Board of Appeals meeting adjourned at 7:33 p.m.

ZBA Meeting Minutes 12.16.24

Page 4 of 5

The next regularly scheduled meeting/hearing will be on Monday, January 27, 2025, in the Historic Courthouse.

Respectfully submitted by, Wanda A Rolf Planning, Building and Zoning Part-Time Administrative Assistant

#### **Exhibits**

- 1. Memo on Petition 24-34 Dated December 12, 2024
- 2. Certificate of Publication for Petition 24-34 (Not Included with Report but on file in Planning, Building and Zoning Office)

#### ORDINANCE NUMBER 2025-\_\_\_\_

## TEXT AMENDMENTS PERTAINING TO THE SETBACK OF PIPELINES FROM OCCUPIED PRINCIPAL STRUCTURES IN THE ZONING CHAPTER OF THE KENDALL COUNTY CODE

<u>WHEREAS</u>, Section 36-42 of the Kendall County Code permits the Kendall County Board to approve text amendments and provides the procedure through which text amendments are granted; and

<u>WHEREAS</u>, Section 36-247 (7) (a) of the Kendall County Code requires all pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of five hundred (500) feet from any occupied principal structure; and

<u>WHEREAS</u>, the Kendall County Regional Planning Commission, hereinafter be referred to as "Petitioner", desires to reduce the setback from pipelines to occupied principal structures; and

<u>WHEREAS</u>, on or about September 25, 2024, the Petitioner submitted text amendments to the Kendall County Code reducing the setback from a minimum of five hundred (500) feet to twenty-five (25) feet; and

<u>WHEREAS</u>, following due and proper notice by publication in the Kendall County Record on November 21, 2024, the Kendall County Zoning Board of Appeals conducted a public hearing on December 16, 2024, at 7:00 p.m., in the County Office Building at 111 W. Fox Street in Yorkville, at which the Petitioner presented evidence, testimony, and exhibits in support of the requested text amendment and zero members of the public testified in favor or in opposition to the request; and

<u>WHEREAS</u>, based on the evidence, testimony, and exhibits, the Kendall County Zoning Board of Appeals has recommended denial of the text amendments on December 16, 2024; and

<u>WHEREAS</u>, the Kendall County Planning, Building and Zoning Committee of the Kendall County Board has reviewed the testimony presented at the aforementioned public hearing, and has forwarded to the Kendall County Board a recommendation <u>approval/denial/neutral</u> of the requested text amendments; and

<u>WHEREAS</u>, the Kendall County Board has considered the recommendations of the Planning, Building and Zoning Committee and the Kendall County Zoning Board of Appeals, and has determined that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS, that the Kendall County Code be amended as follows:

- I. Recitals: The recitals set forth above are incorporated as if fully set forth herein.
- II. Amended Text: The present language contained in Section 36-247 (7) (a) of the Kendall Code is hereby amended to read as follows:
  - "All pipelines greater than ten (10) inches in diameter which carry/conduct flammable or hazardous material shall be located a minimum of twenty-five (25) five hundred (500) feet from any occupied principal structure."

Debbie Gillette

IN WITNESS OF, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this 21st day of January, 2025.

Attest:

Kendall County Clerk

Kendall County Board Chairman

Matt Kellogg



### DEPARTMENT OF PLANNING, BUILDING & ZONING

111 West Fox Street • Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

## MOBILE HOME APPLICATION

PERMIT #: 13-18 and 19-18

		FERWIT #: 13-18 and 19-
APPLICANT INFORMATION		
NAME OF APPLICANT	MAILING ADDRESS	CITY, STATE - ZIP
Maria Serrano		
PHONE#		
SITE INFORMATION		
ACRES	SITE ADDRESS OR LOCATION	ASSESSOR'S ID NUMBER
5 ACRES	13443 Fennel Road	07-07-200-020
EXISTING LAND USE		CURRENT ZONING
Residential and Agricultura	al	A-1 Conditional Use
CHECK ONE:		
X Needs Medical Ca	are (Attach Affidavit from Physician)	
Building House or		
Emergency		
Residence for Agr	icultural Employee on the Same Lot	
	ed (ie. May to August, 2001):	
	none Number of Occupant(s):	
3) Primary Occupa	tion of Occupant(s):	
CERTIFY THAT THE INFOR NOWLEDGE.	MATION AND EXHIBITS SUBMITTED ARE T	RUE AND CORRECT TO THE BEST OF MY
IGNATURE OF APPLICA		DATE 12-6-24



### Kendall County Agenda Briefing

**Meeting Type:** Planning, Building and Zoning

**Meeting Date:** 1/13/2025

**Subject:** Extension to Deadline for Installing Botanicals at 15759 Route 47

**Prepared by:** Matthew H. Asselmeier, AICP, CFM

**Department:** Planning, Building and Zoning

#### **Action Requested:**

Approval to Extend the Deadline to Install Botanicals at 15759 Route 47

#### **Previous Board/Committee Review:**

N/A

#### **Fiscal impact:**

N/A

#### **Background and Discussion:**

In July 2022, the County Board approved a special use permit for a governmental building or facility by Ordinance 2022-19 at 15759 Route 47.

Condition 2.B required the installation of botanicals by June 1, 2024.

On May 6, 2024, the Committee approved a request to extend the deadline until December 1, 2024.

On November 12, 2024, the Lisbon Township Highway Commissioner submitted a request to extend the deadline to May 1, 2025.

#### **Staff Recommendation:**

Approval

#### **Attachment:**

Ordinance 2022-19

November 12, 2024, Email from Kevin Kunkel

### ORDINANCE NUMBER 2022-

## GRANTING A SPECIAL USE PERMIT FOR A GOVERNMENTAL BUILDING OR FACILITY (GARAGE) AT 15759 ROUTE 47 AND IDENTIFIED BY PARCEL IDENTIFICATION NUMBERS 08-21-300-002 AND 08-21-300-004 IN LISBON TOWNSHIP

<u>WHEREAS</u>. Section 13:08 of the Kendall County Zoning Ordinance permits the Kendall County Board to issue and revoke special use permits and place conditions on special use permits and provides the procedure through which special use permits are granted and revoked; and

<u>WHEREAS.</u> Section 7:01.D.22 of the Kendall County Zoning Ordinance permits the placement of governmental buildings and facilities as a special use in the A-1 Agricultural Zoning District; and

<u>WHEREAS</u> the property which is the subject of this Ordinance has been, at all relevant times, and remains currently located within the A-1 Agricultural Zoning District and consists of approximately 2.04 +/- acres located at 15759 Route 47 (PINs: 08-21-300-002 and 08-21-300-004), in Lisbon Township. The legal description for the subject property is set forth in Exhibit A attached hereto and incorporated by reference, and this property shall hereinafter be referred to as "the subject property"; and

<u>WHEREAS</u>, the subject property is owned by Lisbon Township as represented by Joe Slivka and Kevin Kunkel; and

<u>WHEREAS</u>, on or about May 24, 2022, Petitioner's representative filed a petition for a special use permit for the placement of a governmental building or facility, specifically a township garage, at the subject property; and

<u>WHEREAS</u>, following due and proper notice by publication in the Kendall County Record on June 9, 2022, the Kendall County Zoning Board of Appeals conducted a public hearing on June 27, 2022, at 7:00 p.m., in the County Board Room of the Kendall County Office Building at 111 W. Fox Street in Yorkville, at which the Petitioner and their representative presented evidence, testimony, and exhibits in support of the requested special use permit and zero members of the public testified in favor or in opposition to the request; and

<u>WHEREAS</u>, based on the evidence, testimony, and exhibits, the Kendall County Zoning Board of Appeals has made their findings of fact and recommended approval of the special use permit with conditions as set forth in the Findings of Fact and Recommendation of the Kendall County Zoning Board of Appeals, dated June 27, 2022, a true and correct copy of which is attached hereto as Exhibit B; and

<u>WHEREAS</u>, the Kendall County Planning, Building and Zoning Committee of the Kendall County Board has reviewed the testimony presented at the aforementioned public hearing and has considered the Findings of Fact and Recommendation of the Kendall County Zoning Board of Appeals, and has forwarded to the Kendall County Board a recommendation of approval of the requested special use permit; and

<u>WHEREAS</u>, the Kendall County Board has considered the recommendation of the Planning, Building and Zoning Committee and the Findings of Fact and Recommendation of the Kendall County Zoning Board of Appeals, and has determined that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

<u>WHEREAS</u>, the special use permit shall be treated as a covenant running with the land and is binding on the successors, heirs, and assigns as to the same special use conducted on the property; and

## <u>NOW, THEREFORE, BE IT ORDAINED, BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS,</u> as follows:

- 1. The Findings of Fact and Recommendation of the Kendall County Zoning Board of Appeals attached hereto as Exhibit B is hereby accepted and the Findings of Fact set forth therein are hereby adopted as the Findings of Fact and Conclusions of this Kendall County Board.
- 2. The Kendall County Board hereby grants approval of Petitioner's petition for a special use permit for the placement of a governmental building or facility, specifically a township garage, on the subject property subject to the following conditions:
  - A. The site shall be developed substantially in accordance with the site plan attached hereto as Exhibit C and landscaping plan attached hereto as Exhibit D. Lisbon Township may demolish the one (1) story metal building shown on the site plan without seeking an amendment to this special use permit.
  - B. The botanicals shown on the landscaping plan attached hereto as Exhibit D shall be installed by June 30, 2024. This deadline may be extended upon approval by the Kendall County Planning, Building and Zoning Committee. Damaged or dead botanicals shall be replaced on a timeframe approved by the Kendall County Planning, Building and Zoning Department.
  - C. The seven thousand four hundred eighty-eight (7,488) square foot building shall be developed substantially in accordance with the elevations attached hereto as Exhibit E with a maximum building height of twenty-six feet (26'). On the elevations, South Elevation = East, West Elevation = South, North Elevation = West, and East Elevation = North.
  - D. Any structures constructed, installed, or demolished related to the use allowed by this special use permit on the property shall not be considered for agricultural purposes and must secure applicable building permits.
  - E. One (1) free standing monument sign may be installed in substantially the location shown on the site plan attached hereto as Exhibit C. The sign shall not be illuminated.
  - F. The trash enclosure shall be placed in substantially the location shown on the site plan attached hereto as Exhibit C, upon demolition of the one (1) story metal building. The enclosure shall be screened per the requirements of the Kendall County Zoning Ordinance. The property owners shall ensure that the site is kept free of litter and debris.
  - G. The owners of the uses allowed by this special use permit shall diligently monitor the property for leaks from equipment, vehicles, and materials parked and stored on the subject property and shall promptly clean up the site if leaks occur.
  - H. None of the vehicles or equipment parked or stored on the subject property related to the use allowed by the special use permit shall be considered agricultural vehicles or agricultural equipment.
  - I. The operators of the use allowed by this special use permit acknowledge and agree to follow Kendall County's Right to Farm Clause.
  - J. The property owner and operator of the use allowed by this special use permit shall follow all applicable Federal, State, and Local laws related to the operation of this type of use.
  - K. Failure to comply with one or more of the above conditions or restrictions could result in the amendment or revocation of the special use permit.

- L. If one or more of the above conditions is declared invalid by a court of competent jurisdiction, the remaining conditions shall remain valid.
- 3. This special use permit shall be treated as a covenant running with the land and is binding on the successors, heirs, and assigns as to the same special use conducted on the property.
- 4. The Zoning Administrator and other appropriate County Officials are hereby authorized and directed to amend the Official Zoning Map of Kendall County to reflect this special use permit.

<u>IN WITNESS OF</u>, this ordinance has been enacted by a majority vote of the Kendall County Board and is effective this 19<sup>th</sup> day of July, 2022.

Attest:

Kendall County Clerk

Debbie Gillette

Kendall County Board Chairm

Scott R. Gryder

PROPERTY LEGAL DESCRIPTION:

PARCEL 1:

A PART OF THE SOUTHWEST QUARTER OF SECTION NUMBER TWENTY ONE (21) OF TOWNSHIP THIRTY
FIVE NORTH RANGE SEVEN (7) EAST OF THE THIRD PRINCIPAL MERIDIAN AND DESCRIBED AS FOLLOWS:
COMMENCING AT THE QUARTER CORNER ON THE SOUTH LINE OF SECTION TWENTY ONE AND
RUNNING THENCE NORTH 1357.3 FEET; THENCE WEST 83 FEET TO THE WEST LINE OF RIGHT OF WAY OF
THE FOX AND ILLINOIS UNION RAILWAY AS PLACE OF BEGINNING; THENCE SOUTH ALONG SAID RIGHT
OF WAY 264 FEET; THENCE WEST 165 FEET; THENCE NORTH 264 FEET; THENCE EAST 165 FEET TO PLACE
OF BEGINNING, CONTAINING ONE ACRE OF LAND, MORE OR LESS. Site of a line of the land of the land

AND ALSO

A PART OF THE SOUTHWEST QUARTER OF SECTION NUMBER TWENTY ONE (21) OF TOWNSHIP THIRTY FIVE NORTH RANGE SEVEN (7) EAST OF THE THIRD PRINCIPAL MERIDIAN AND DESCRIBED AS FOLLOWS: COMMENCING AT THE QUARTER CORNER ON THE SOUTH LINE OF SECTION TWENTY ONE AND RUNNING THENCE NORTH 1357.3 FEET; THENCE WEST 83 FEET TO THE WEST LINE OF RIGHT OF WAY OF THE FOX AND ILLINOIS UNION RAILWAY; THENCE WEST 165 FEET AS PLACE OF BEGINNING; THENCE SOUTH 264 FEET; THENCE WEST 6 FEET; THENCE NORTH 264 FEET; THENCE EAST 6 FEET TO THE PLACE OF BEGINNING.

PARCEL 2:

A PART OF THE SOUTHWEST QUARTER OF SECTION TWENTY-ONE (21), OF TOWNSHIP THIRTY-FIVE (35) NORTH, RANGE SEVEN (7), EAST OF THE THIRD PRINCIPAL MERIDIAN, AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SOUTHWEST QUARTER ON THE SOUTH LINE OF SECTION TWENTY-ONE (21), AND RUNNING THENCE NORTH ALONG THE CENTERLINE OF STATE HIGHWAY 47, 1327.3 FEET; THENCE WEST 83 FEET TO THE WEST LINE OF RIGHT OF WAY OF FOX AND ILLINOIS UNION RAILWAY AS PLACE OF BEGINNING; THENCE NORTH ALONG SAID RIGHT OF WAY 264 FEET; THENCE WEST 165 FEET; THENCE SOUTH 264 FEET; THENCE EAST 165 FEET TO THE PLACE OF BEGINNING AND CONTAINING ONE ACRE MORE OR LESS, SITUATED IN LISBON TOWNSHIP, KENDALL COUNTY, ILLINOIS.

#### Exhibit B

The Kendall County Zoning Board of Appeals approved the following Findings of Fact and Recommendation at their meeting on June 27, 2022 by a vote of five (5) in favor and zero (0) in opposition; Member Fox was absent.

#### FINDINGS OF FACT-SPECIAL USE PERMIT

That the establishment, maintenance, or operation of the special use will not be detrimental to or endanger the public health, safety, morals, comfort, or general welfare. Provided the site is developed in accordance with the submitted site plan and landscaping plan, the proposed use should not be detrimental or endanger the public health, safety, morals, comfort, or general welfare.

That the special use will not be substantially injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood. The Zoning classification of property within the general area of the property in question shall be considered in determining consistency with this standard. The proposed use shall make adequate provisions for appropriate buffers, landscaping, fencing, lighting, building materials, open space and other improvements necessary to insure that the proposed use does not adversely impact adjacent uses and is compatible with the surrounding area and/or the County as a whole. The subject property is located along a four (4) lane highway with agricultural uses on all sides. Few residential uses are located in the vicinity. Provided the site is developed in accordance with the submitted site plan and landscaping plan, the proposed use will not be substantially injurious to neighboring properties and or adversely impact adjacent uses.

That adequate utilities, access roads and points of ingress and egress, drainage, and/or other necessary facilities have been or are being provided. Adequate utilities, points of ingress/egress, drainage, and other necessary facilities have been or will be provided.

That the special use shall in all other respects conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the County Board pursuant to the recommendation of the Zoning Board of Appeals. This is true; no variances are needed.

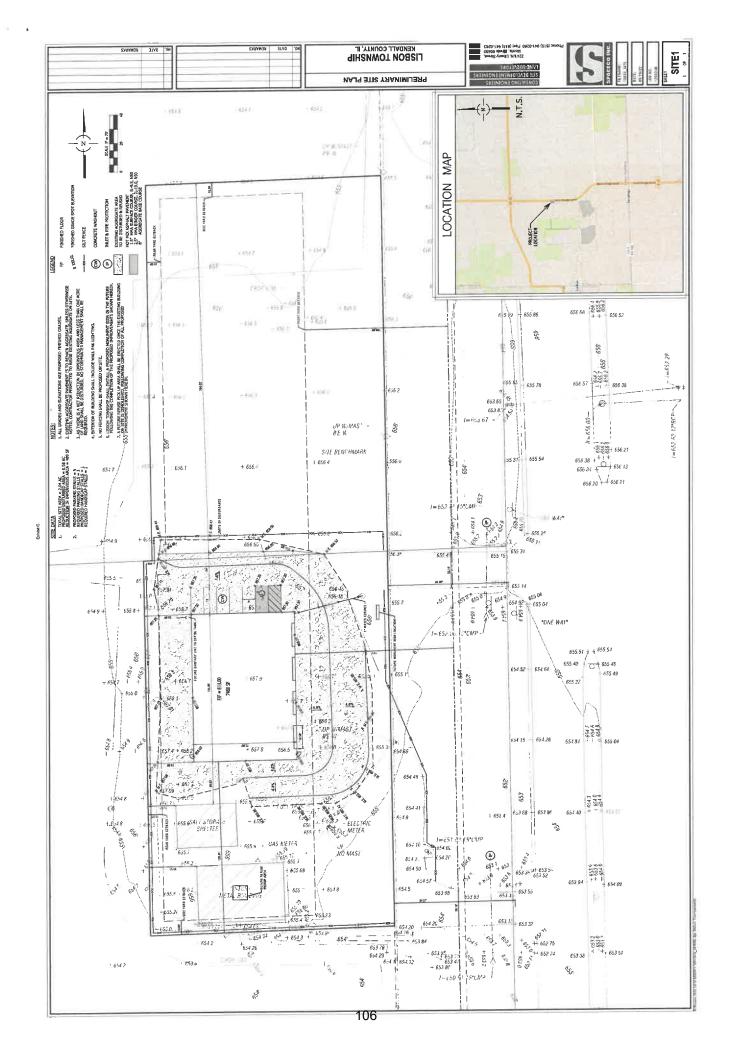
That the special use is consistent with the purpose and objectives of the Land Resource Management Plan and other adopted County or municipal plans and policies. True, the proposal is consistent with a goal found on page 9-20 of the Kendall County Land Resource Management Plan call for "Mutually supportive, non-adversarial team of municipal, township, school, park, county, and other governments working toward the benefit of everyone in Kendall County." Also, land next to an arterial highway is a logical location for a township highway facility.

#### RECOMMENDATION

Approval subject to the following conditions and restrictions:

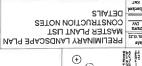
- 1. The site shall be developed substantially in accordance with the site plan and landscaping plan. Lisbon Township may demolish the one (1) story metal building shown on the site plan without seeking an amendment to this special use permit.
- 2. The botanicals shown on the landscaping plan shall be installed by June 30, 2024. This deadline may be extended upon approval by the Kendall County Planning, Building and Zoning Committee. Damaged or dead botanicals shall be replaced on a timeframe approved by the Kendall County Planning, Building and Zoning Department.
- 3. The seven thousand four hundred eighty-eight (7,488) square foot building shall be developed substantially in accordance with the elevations with a maximum building height of twenty-six feet (26'). On the elevations, South Elevation = East, West Elevation = South, North Elevation = West, and East Elevation = North.

- 4. Any structures constructed, installed, or demolished related to the use allowed by this special use permit on the property shall not be considered for agricultural purposes and must secure applicable building permits.
- 5. One (1) free standing monument sign may be installed in substantially the location shown on the site plan. The sign shall not be illuminated.
- 6. The trash enclosure shall be placed in substantially the location shown on the site plan, upon demolition of the one (1) story metal building. The enclosure shall be screened per the requirements of the Kendall County Zoning Ordinance. The property owners shall ensure that the site is kept free of litter and debris.
- 7. The owners of the uses allowed by this special use permit shall diligently monitor the property for leaks from equipment, vehicles, and materials parked and stored on the subject property and shall promptly clean up the site if leaks occur.
- 8. None of the vehicles or equipment parked or stored on the subject property related to the use allowed by the special use permit shall be considered agricultural vehicles or agricultural equipment.
- 9. The operators of the use allowed by this special use permit acknowledge and agree to follow Kendall County's Right to Farm Clause.
- 10. The property owner and operator of the use allowed by this special use permit shall follow all applicable Federal, State, and Local laws related to the operation of this type of use.
- 11. Failure to comply with one or more of the above conditions or restrictions could result in the amendment or revocation of the special use permit.
- 12. If one or more of the above conditions is declared invalid by a court of competent jurisdiction, the remaining conditions shall remain valid.
- 13. This special use permit shall be treated as a covenant running with the land and is binding on the successors, heirs, and assigns as to the same special use conducted on the property.





KENDALL COUNTY, IL **LISBON TOWNSHIP** 



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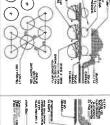
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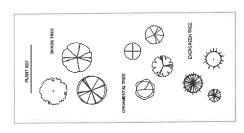


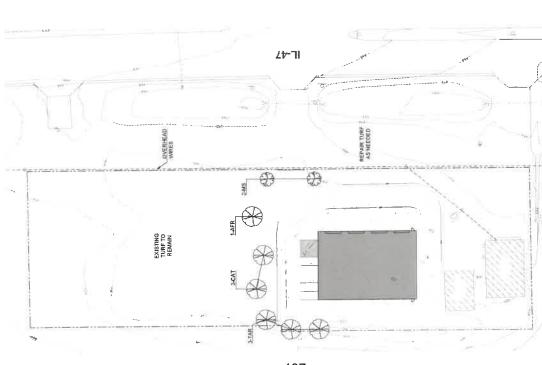
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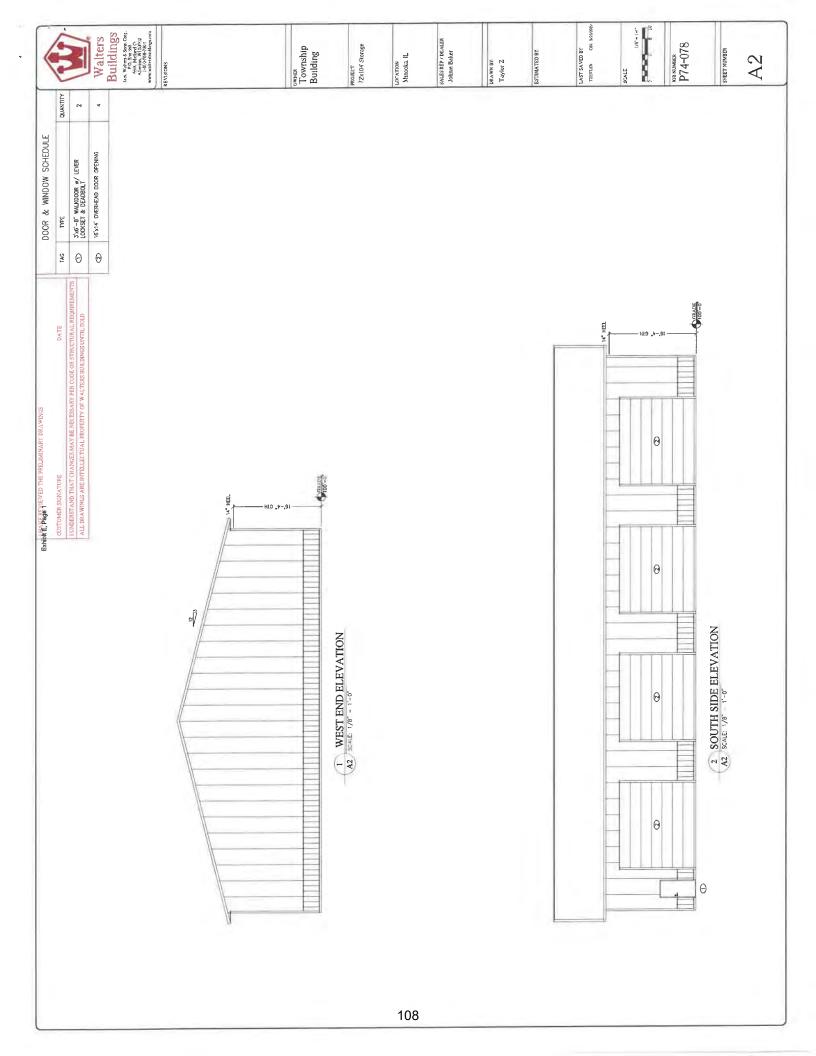
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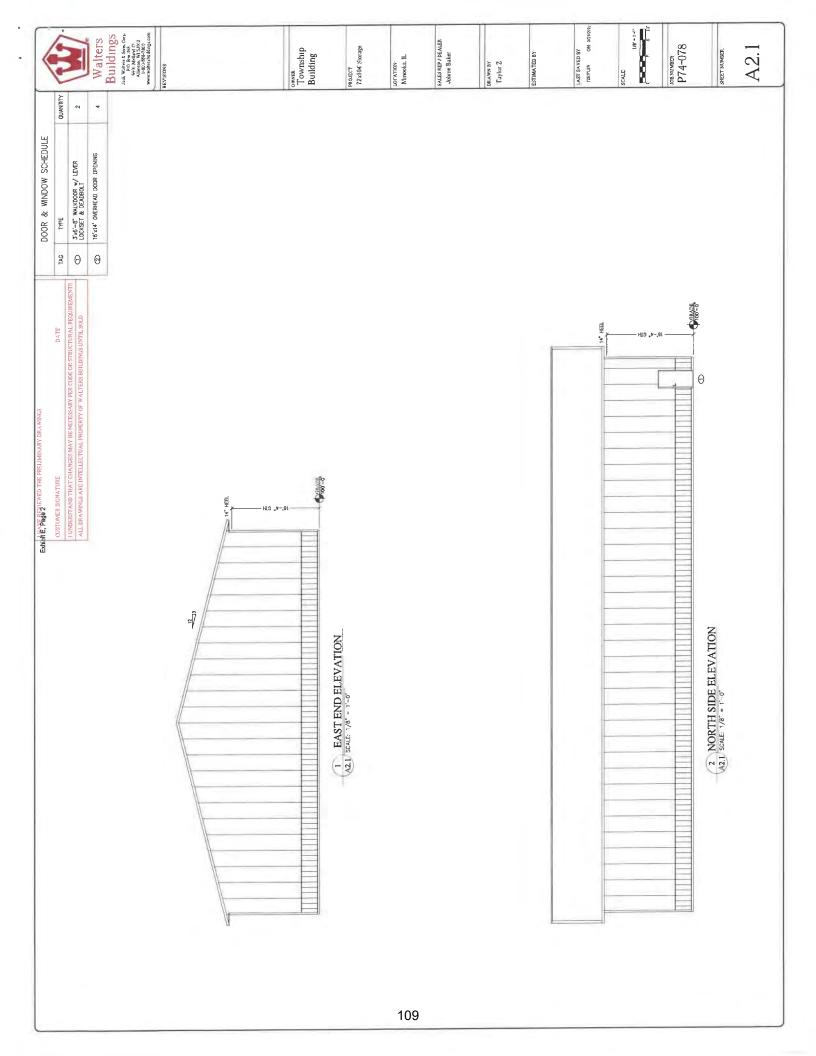
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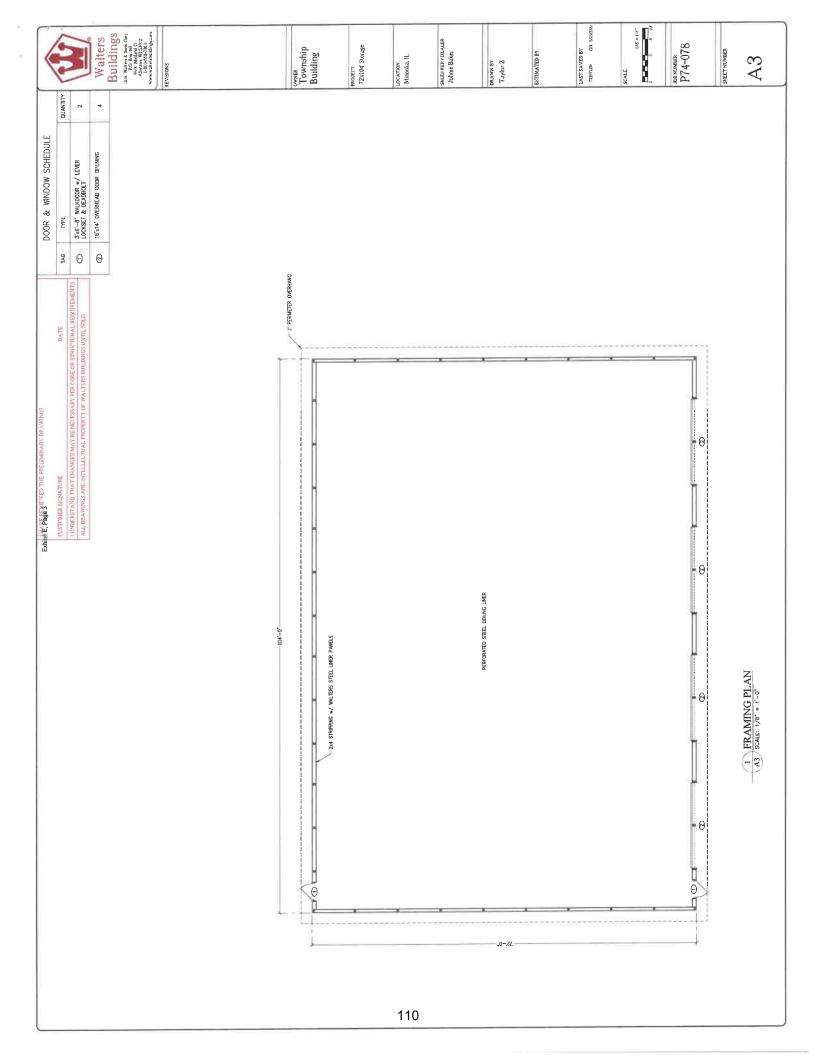
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- PLANT CUANTITIES ON PLANT LIST INTEDED TO BE A GUIDE. ALL CUANTITIES SKALL BE CHECKED AND VERIFIED ON PLANTING PLAN. ANY DISCREPANCIES SHALL BE DISCUSSED WITH THE LANDSCAPE ARCHITECT.
- contractor to motify landscape architect upon delivery of plant materal. To the site, landscape experient reserves the right to reject any plant material, that doesn't meet standards or specifications of the project.
  - ALL PLANT MATERIAL TO BE INSTALLED PER THE PLANTING DETAILS PROVIDED ON THIS PLAN SET
- ALL BED EDGES TO BEWELL SHAPED, SPADE CUT, WITH UNES AND CURVES AS SHOWN ON THIS PLAN SET,
- ALL SPECIFIED LANDSCAPE MATERAL INDICATED ON THE CONSTRUCTION DOCUMENTS WIL BE REOURNED. MAINTAINED THROUGHOUT THE LIFE OF THE PROJECT AND MUST BE REPLACED SHOULD IT DIE OR BECOME DAMAGED.
- 12. PROTECT STRUCTURES, SIDEMALKS, PAVEMENTS AND UTILITIES TO REMAIN FROM DAMAGE CAUSED BY SETLE LATERAL MOVEMENT, UNDERMINING, WASHOUTS AND OTHER HAZARDS CAUSED BY SITE IMPROVEMENT OPPEATIONS.











## **Matt Asselmeier**

From: Sent: To:	Kevin Kunkel <bushnellequipment@yahoo.com> Tuesday, November 12, 2024 11:55 AM Matt Asselmeier</bushnellequipment@yahoo.com>
Subject:	Re: [External]Re: Lisbon Township Special Use Permit
I would like a extension on the la Sent from my iPhone	ndscaping till May 2025 if possible thank you
On Nov 5, 2024, at 12:21	PM, Matt Asselmeier < masselmeier@kendallcountyil.gov> wrote:
Kevin:	
I am pretty open Novem	aber 7 <sup>th</sup> and 8 <sup>th</sup> .
Please let me know you	r availability.
Thanks,	
Matthew H. Asselmeier, and Director	AICP, CFM
Kendall County Planning,	Building & Zoning
111 West Fox Street Yorkville, IL 60560-1498	
PH: 630-553-4139	
Fax: 630-553-4179	
From: Kevin Kunkel <bus< th=""><th>hnellequipment@yahoo.com&gt;</th></bus<>	hnellequipment@yahoo.com>
Sent: Tuesday, Novembe	
	sselmeier@kendallcountyil.gov> : Lisbon Township Special Use Permit
	ou be available that we could meet to discuss the landscaping?
Sent from my iPhone	
On Nov 1, 2024, wrote:	at 8:35 AM, Matt Asselmeier < <u>masselmeier@kendallcountyil.gov</u> >
Kevin:	

### **KENDALL COUNTY TIMETABLE 2025**

# for TEXT AMENDMENTS, MAP AMENDMENTS, RPD's (Residential Planned Developments), NON-RESIDENTIAL PUDS, SPECIAL USES AND MAJOR AMENDMENTS TO A SPECIAL USE

Application Deadline	ZPAC	COMBINED ZBA PUBLI		Deadline to submit proof of publication to PBZ Dept.***	KCRPC	ZBA	PBZ	СВ
By 4:30 p.m.	(9:00 A.M.)	BEGIN	END		(7:00 P.M.)	(7:00 P.M.)	(6:30 P.M.)	(9:00 A.M.)
10/22/24	11/05/24	11/16/24	12/01/24	12/04/24	12/11/24	12/16/24	01/13/25	01/21/25
11/15/24	12/03/24	11/16/24	12/01/24	12/04/24	12/11/24	12/16/24	01/13/25	01/21/25
12/24/24	01/07/25	12/28/24	01/12/25	01/15/25	01/22/25	01/27/25	02/10/25	02/18/25
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03/18/25	04/01/25	03/29/25	04/13/25	04/16/25	04/23/25	04/28/25	05/12/25	05/20/25
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11/14/25	12/02/25	11/15/25	11/30/25	12/03/25	12/10/25	12/15/25	01/12/26	01/20/26

TIMELINE IS SUBJECT TO CHANGE-REVIEW BY TOWNSHIPS, MUNICIPALITIES AND ADVISORY BOARDS COULD DELAY THE ADOPTION PROCESS

<sup>\*\*</sup> Petitioners must adhere to KCRPC & ZBA publication timeframe as listed. All notifications must be given to property owners and <u>published</u> in the newspaper no earlier than the "begin" date listed and no later than the "end" date listed for the appropriate KCRPC & ZBA meeting. Notices submitted to the paper for publication must also include the legal description of the property that is the subject of the hearing. The "Kendall County Record" and "Beacon News" are the preferred papers for publication of notices. The "Beacon News" is published daily. The Kendall County Record is a weekly publication issued each Thursday. Please check with each publication regarding publication deadlines. For further information regarding the cost and deadlines related to each paper, contact the "Kendall County Record" at (630) 553-7034 (publicnotice@kendallcountynow.com) or the "Beacon News" (suburban.legal@tribpub.com)

<sup>\*\*\*</sup> Proof of notification must be submitted to the Planning, Building & Zoning Department prior to the KCRPC meeting. The deadline is specified above.

### **KENDALL COUNTY VARIANCE TIMETABLE 2025**

Application					CB (if objection
Deadline	**ZBA PUB	LICATIONS	***Deadline for proof of publication	ZBA	by Twp.)
By 4:30pm	BEGIN	END		(7:00 P.M.)	
11/15/24	11/16/24	12/01/24	12/11/24	12/16/24	01/21/25
12/27/24	12/28/24	01/12/25	01/20/25	01/27/25	02/18/25
01/31/25	02/01/25	02/16/25	02/24/25	03/03/25	03/18/25
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09/26/25	09/27/25	10/12/25	10/20/25	10/27/25	11/18/25
11/14/25	11/15/25	11/30/25	12/08/25	12/15/25	01/20/26

TIMELINE IS SUBJECT TO CHANGE-REVIEW BY TOWNSHIPS, MUNICIPALITIES AND ADVISORY BOARDS COULD DELAY THE ADOPTION PROCESS

<sup>\*\*</sup> Petitioners must adhere to ZBA publication timeframe as listed. All notifications must be given to property owners and published in the newspaper no earlier than the "begin" date listed and no later than the "end" date listed for the appropriate ZBA hearing. Notices submitted to the paper for publication must also include the legal description of the property that is the subject of the hearing. The "Kendall County Record" and "Beacon News" are the preferred papers for publication of notices. The "Beacon News" is published daily. The Kendall County Record is a weekly publication issued each Thursday. Please check with each publication regarding publication deadlines. For further information regarding the cost and deadlines related each paper, contact the "Kendall County Record" 553-7034 to (630) (publicnotice@kendallcountynow.com) or the "Beacon News" (suburban.legal@tribpub.com)

<sup>\*\*\*</sup> Proof of notification must be submitted to the Planning, Building & Zoning Department prior to the ZBA hearing. The deadline for each hearing is specified above.

Permit #	Name	Address	Inspection	Staff Action	Renewal Letters Sent	Sent Confirmation Email	
2	Juan Ramierz	142 Heathqate			12/2/2024	12/23/2024	5 Occupants
3	Patrick McCrimmon	26 Circle Drive West			12/2/2024	12/23/2024	8 Occupants
4	Patrick McCrimmon	51 Paddock			12/2/2024	12/24/2024	8 Occupants
5	Adrian Hainal-Roman	18 Marina Drive			12/2/2024	12/2/2024	10 Occupants
6	Jeffrey Bilek	14824 Millhurst Road B			12/2/2024		Closed See 12-20-24 Email
8	Glen MacDonald	12 Greenbriar Road			12/2/2024	1/6/2025	4 Occupants
9	Randy L. Pertier	11428 River Road, Plano			12/2/2024	12/2/2024	16 Occupants
11	Patrick McCrimmon	2 Pendleton Place			12/2/2024	12/23/2024	8 Occupants
12	Kenneth Schneider	114 Riverside Drive			12/2/2024	12/4/2024	12 Occupants
12	Dimiter G Suilency	99 Willowsprings I and Plano			12/2/2024	12/2/2024	10 Occupants

# The Annual Kendall County Regional Planning Commission Workshop Meeting

The Kendall County Regional Planning Commission is pleased to announce its annual workshop meeting will take place on **Saturday, February 1, 2025**, at **9:00 am,** in the Kendall County Historic Court House (Court Room) – 110 West Madison Street, Yorkville.

One of the main objectives of this workshop meeting is to give the public and any other interested parties an opportunity to comment on the County's existing Land Resource Management Plan (LRMP) and to suggest and recommend proposed changes or modifications to the Plan. Kendall County will also start the process of updating the Land Resource Management Plan at this meeting.

The Annual Meeting is also an opportunity for County Staff, townships, communities, nearby counties, fire districts, school districts, park/forest preserves, economic development organizations, and non-profit organizations to share with everyone an overview of the activities and accomplishments from their organization from 2024 and the goals and objectives for 2025.

For additional information, please contact Matt Asselmeier at the Kendall County Planning, Building and Zoning Department at (630) 553-4139 or email at masselmeier@kendallcountyil.gov. We hope to see you on February 1st!

No RSVP is needed.

Saturday, February 1, 2025 9:00 AM Kendall County Historic Court House (Court Room) 110 West Madison Street Yorkville, IL 60560





## **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204 Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

# POLICY FOR CODE ENFORCEMENT IN CASES WHERE APPLICANTS ARE PURSUING LEGISLATIVE AND ADMINISTRATIVE REMEDIES

- 1. Whenever possible, the Planning, Building and Zoning Department shall encourage voluntary compliance of the ordinances the Department enforces.
- 2. The Planning, Building and Zoning Department shall not issue citations for parties violating the ordinances the Department enforces if the party:
  - a. Is actively working to the Zoning Administrator's or Code Compliance Official's satisfaction on a text amendment, map amendment, special use permit, variance, building related permit, or other applicable application, excluding amendments to existing special use permits; or
  - b. Has submitted an application for a text amendment, map amendment, special use permit, variance, building related permit, or other applicable application, excluding amendments to existing special use permits, and said application is currently moving through the review and approval process.
- 3. In cases of alleged violations, the Planning, Building and Zoning Department shall provide a thirty (30) day warning period to the party allegedly violating the applicable ordinance prior to the issuance of a citation, unless one (1) of the following has occurred:
  - a. The alleged violation involves an imminent threat to the health, safety, and welfare of the public; or
  - b. The party or property impacted has previously received a thirty (30) day warning for another alleged violation; or
  - c. The issuance of a thirty (30) day warning would not result in the resolution of the alleged violation; or
  - d. If the ordinance allegedly violated has a different, established warning period. In such a case the warning period and procedure in the applicable ordinance shall take precedent.
- 4. Thirty (30) day warning periods may be extended by the Zoning Administrator or Code Compliance Official if the Zoning Administrator or Code Compliance Official believes the warned party has taken significant steps to establish compliance and if such extension is deemed necessary to achieve compliance.

Approved by majority vote of the Planning Building and Zoning Committee on January 25, 2022.



## **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204 Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

# POLICY FOR APPLICATIONS IN CASES WHERE APPLICANTS OWE KENDALL COUNTY MONEY

- 1. Whenever a party applies for a permit or zoning action with the Kendall County Planning, Building and Zoning Department, the Planning, Building and Zoning Department will check with the County Treasurer, Circuit Clerk, and online tax records to determine if the applicant owes the County funds.
- 2. If the applicant does not owe the County funds or if the applicant is current on an approved debt payment plan with Kendall County, the application will be processed under the Planning, Building and Department's normal operating procedures.
- 3. If the applicant owes the County funds or if the applicant is delinquent on payments to the County, the Planning, Building and Zoning Department shall notify the applicant in writing that a debt is owed and that the Planning, Building and Zoning Department shall not process the applicant's application under the applicant pays the debt or becomes current on a debt payment plan.
- 4. Upon complete payment of the debt owed to the County or upon the applicant becoming current on an approved debt payment plan, the Planning, Building and Zoning Department shall process the application under the Planning, Building and Zoning Department's normal operating procedures.
- 5. The following statement shall be added to all applicable applications of the Planning, Building and Zoning Department: "The applicant attests that they are free of debt or current on all debts owed to Kendall County as of the application date."
- 6. The Planning, Building and Zoning Department shall require middle initials on all applications.

Approved by majority vote of the Planning Building and Zoning Committee on October 6, 2022.

### PBZ RESOLUTION NUMBER 2020-\_\_\_\_

# DESIGNATING A MAXIMUM FEE FOR STORMWATER INVESTIGATIONS WITHOUT PRIOR PBZ COMMITTEE APPROVAL

<u>WHEREAS</u>, the present policy of the Planning, Building and Zoning Department is to request approval for Stormwater Management Ordinance investigations; and

<u>WHEREAS</u>, the Planning, Building and Zoning Committee believes that certain Stormwater Management Ordinance investigations should be pursued without the necessity of the Planning, Building and Zoning Department seeking prior permission to investigate such issues; and

NOW, THEREFORE, BE IT RESOLVED, BY THE PLANNING, BUILDING AND ZONING COMMITTEE OF KENDALL COUNTY, ILLINOIS, as follows:

The Planning, Building and Zoning Department may conduct investigations of alleged violations to the Kendall County Stormwater Management Ordinance without seeking prior approval from the Kendall County Planning, Building and Zoning Committee if the estimated costs for conducting said investigation shall not exceed One Thousand Five Hundred Dollars (\$1,500) and if said costs shall not cause a budget overrun within the budget of the Kendall County Planning, Building and Zoning Department.

<u>IN WITNESS OF</u>, this resolution has been enacted by a majority vote of the Kendall County Board and is effective this 13<sup>th</sup> day of July, 2020.

Attest:				
Kendall Cou	nty Planning, B	uilding and Zo	oning Committ	ee Chairman
Matthew Pro	chaska			



## **DEPARTMENT OF PLANNING, BUILDING & ZONING**

111 West Fox Street • Room 204 Yorkville, IL • 60560 (630) 553-4141 Fax (630) 553-4179

# POLICY FOR THE NOTIFICATION OF THE HISTORIC PRESERVATION COMMISSION OF PERMIT APPLICATIONS FOR ALTERATIONS AND DEMOLITIONS ON CERTAIN PROPERTIES

- 1. Whenever a party applies for a permit for exterior alterations or demolition on properties identified as Contributing, Local Landmark Potential, or National Register Potential in an historic structure survey undertaken under the authority of Kendall County, the Planning, Building and Zoning Department shall notify the Kendall County Historic Preservation Commission of said application prior to the issuance of the applicable permit.
- In notifying the Historic Preservation Commission, the Planning, Building and Zoning Department shall supply the Historic Preservation Commission with a description of the proposed alteration or demolition as supplied by the applicant and the contact information for the applicant.
- 3. Nothing in this policy shall be construed as requiring the Historic Preservation Commission to comment on the application.
- 4. This policy shall not supersede or amend any review requirements or procedures outlined in the Historical Preservation Chapter of the Kendall County Code.
- 5. Except as required by the Historical Preservation Chapter of the Kendall County Code, nothing in this policy shall be construed as requiring the Planning, Building and Zoning Department to delay the issuance of a permit due to lack of comment or requests to the applicant by the Historic Preservation Commission.

Approved by majority vote of the Planning Building and Zoning Committee on January 13, 2025.

# 2022 VIOLATIONS

<b>Violation</b>	Name	Parcel #	Address	Subdivision	Description	Opened	pened Follow up	PBZ	SAO	Court	Closed
V22-001	Aguilar	03-07-277-001 20 Shore Ct.	20 Shore Ct.	Marina Village	Parking on Lawn	11/9/2021	1/23/2022				2/9/2022
V22-002	Jones	03-05-279-020	03-05-279-020 44 Briarcliff Rd.	Boulder Hill	Illegal fence height	8/6/2021	1/23/2022				4/27/2022
V22-003	Cabrera	03-04-306-027	03-04-306-027 44 Hampton Rd.	Boulder Hill	Multiple Violations	8/3/2021	1/23/2022				5/9/2022
V22-004	Lemaster	03-04-253-024	03-04-253-024 16 Winrock Rd.	Boulder Hill	Inoperable Vehicles	8/18/2021	1/23/2022		11/8/2022		11/23/2022
V22-005	Johnson	03-04-477-025	03-04-477-025 54 Springdale Rd.	Boulder Hill	Trailer parking	11/22/2021	1/23/2022				4/22/2022
V22-006	Haehlen	03-04-277-011	03-04-277-011 235 Fernwood Rd.	Boulder Hill	RV parking	11/24/2021	1/23/2022				2/24/2022
V22-007	Joaquin	03-27-377-015	03-27-377-015 2543 Simons Rd		Banquet facility	11/15/2021			5/16/2022		5/17/2022
V22-008	Bilek	01-34-300-008	01-34-300-008 14824 Millhurst Rd		Air B&B	1/3/2022	3/11/2022				2/24/2022
V22-009	VOID									N	いんりょか
V22-010	Faulkner	03-26-100-004	03-26-100-004   1539 Collins Rd.		Multiple Violations	7/13/2021	8/4/2021			1/20/25	Ongoing
V22-011	Amstadt	02-35-380-001	7796 Madeline Dr.	FOFC	RV parking	5/24/2022	6/24/2022		9/7/2022	, ,	10/18/2022
V22-012	Gomez	09-27-200-004	09-27-200-004 2511 Wildy Rd.		Stormwater	8/1/2022	4/11/2023	1/17/2024	4/11/2023 1/17/2024 10/17/2024	12/19/2024	
V22-013	Utility Dynamics	03-07-227-002 5327 Light Rd.	5327 Light Rd.		Stormwater	9/8/2022	10/11/2022			216125	9/19/2022

4/15/2024					8/22/2023	MULTIPLE VIOLATIONS	MARINA VILLAGE	31 BOAT LN	03-08-106-014	EXQUIVEL	1
7/29/2024	Fined	Court 5/1/2024		Applied SP 24-05	11/7/2023	STORMWATER VIOLATION		7821 ROUTE 71	02-35-151-017	RIVERA/ROSIER	
12/4/2023				2nd Citation coming	6/15/2023	PROHIBITED SIGN		15625 COUNTY LINE RD	09-24-400-027	TOSO	1
10/25/2023				10/11/2023	7/19/2023	PROHIBITED PARKING-TRAILER	BOULDER HILL	144 LONGBEACH RD	03-04-430-015	RAMIREZ/RENDON	
		Waiting on Citation		4/2/2024	9/12/2023	INOPERABLE VEH/ JUNK & DEBRIS		7701 PLATTVILLE RD	08-11-100-014	FLORES	1
12/12/2024	Court October	Bench Trial 9/4/24 Court October 12/12/2024			1/23/2023	LANDSCAPE/PALLET BUSINESS	GASTVILLE ACRES	29 GASTVILLE ST	03-12-203-011	SANCHEZ	
7/29/2024	Fined 7/3/24	Court 6/5/2024		MA	8/21/2023	MULTIPLE VIOLATIONS		7821 ROUTE 71	02-35-151-017	RIVERA/ROSIER	
Re-opened 2/28/24	D	8/9/2023		3/21/2024	12/8/2023	STORMWATER VIOLATION		8150 S SCHLAPP RD	06-15-100-007	DILLER, JR. LIVTR	
10/12/2023					6/15/2023	INOPERABLE VEHICLE	BOULDER HILL	17 WYNDHAM DR	03-04-307-005	CRUZ/KOKOSIOULIS	
8/21/2024	ismissed-Service to so	COURT 5/7/2024			5/10/2023	JUNK & DEBRIS	BOULDER HILL	28 SENECA DR	03-05-432-012	OROS	1
1/3/2024				Removed	6/6/2023	INOPERABLE VEHICLE	BOULDER HILL	13 SONORA DR	03-04-282-007	RAMIREZ	
10/24/2023		10/18/2023		\$500 fine tbp 4/3/24	12/27/2022	PROH. PKG. COMMERCIAL VEHICLE	BOULDER HILL	132 SAUGATUCK RD	03-03-352-001	RUIZ	1
8/21/2024	\$1700 fine + \$100	COURT 5/7/2024			9/8/2022	MULTIPLE VIOLATIONS	BOULDER HILL	16 WYNDHAM DR	03-04-305-023	ВИТZ	1
8/6/2023					3/23/2023	PROHIBITED PARKING-TRAILER	BOULDER HILL	90 FERNWOOD RD	03-04-176-006	VANDERBERG	
10/24/2023		\$2400 Jdgmnt		12/1/2023	10/14/2022	INOPERABLE VEHICLE	BOULDER HILL	44 INGLESHIRE RD	03-04-253-010	HARDEKOPF	1
7/3/2023				MA Stormwater	5/15/2023	FOX RIVER GARDENS Work in Floodplain w/o permit	FOX RIVER GARDENS	34 RIVERSIDE ST	02-34-176-004	MUND/STADLER	11
Closed	Court	SAO	PBZ	Follow up	Opened	Description	Subdivision	Address	Parcel #	Name	1

Brick spet 1 121

# 2024 VIOLATIONS

	HOLD SAO		4/12/2024	2/6/2024	Trailer parked in F/Y setback	Boulder Hill	2 Afton Dr.	03-04-277-023	Hurtado	V24-014
	9/26/2024	MA	2/28/2024	7/31/2023	Stormwater Violation	Billy R Williams	16815 Griswold Springs Rd.	01-29-351-009	Widloe	V24-013
	9/26/2024	MA	2/28/2024	7/31/2023	Stormwater Violation	Billy R Williams	16859 Griswold Springs Rd.	01-29-351-008	Ortega	V24-012
	9/26/2024	MA	2/28/2024	7/31/2023	Stormwater Violation	Billy R Williams	16751 Griswold Springs Rd	01-29-351-011	Bohr	V24-011
	9/26/2024	MA	2/28/2024	7/31/2023	Stormwater Violation	Billy R Williams	16789 Griswold Springs Rd	01-29-351-010	Leifheit	V24-010
Citation - MA	HOLD SAO		4/1/2024	11/7/2023	Junk & Debris		2215 B Route 47	02-17-226-004	Oak Plaza Properties LLC	V24-009
	HOLD SAO	MA	4/24/2024	1/4/2024	Landscape Business		2142 Woolley Rd.	03-22-400-001	Schuster	V24-008
\$18,000 fine + \$100	Court 5/1/2024		4/2/2024	11/6/2023	Stormwater Violation		7821 Route 71	02-35-151-017	Rosier	V24-007
\$630 fine 3 mo prob.	Court 5/7/2024		1/11/2024	11/6/2023	Trailer parked in F/Y setback	Boulder Hill	22 Greenbriar rd.	03-04-152-013	Silva	V24-006
			1/11/2024	11/6/2023	Trailer parked in F/Y setback	Boulder Hill	81 Pueblo Rd.	03-04-378-018	Maxson	V24-005
Citation - MA	HOLD SAO		4/2/2024	11/15/2023	Junk & Debris	Crooked Creek	53 Crooked Creek Dr	05-04-178-006	Nickels	V24-004
	COURT 5/7/2024		1/11/2024	11/6/2023	Trailer parked in F/Y setback	Boulder Hill	110 Circle Drive W	03-08-279-007	Sanchez	V24-003
			1/11/2024	12/6/2023	Trailer parked in F/Y setback	Boulder Hill	42 S Bereman Rd.	03-05-430-019	Galvan	V24-002
			12/10/2023	11/6/2023	RV/Trailer parked in F/y setback	8oulder Hill	14 Ridgefield Rd.	03-09-152-019	Gonzalez	V24-001
Court	SAO	PBZ	Follow up	Opened	Description	Subdivision	Address	Parcel #	Name	Violation

125/25

## **YTD INSPECTIONS**

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Site Visit	183		
Footing	106		
Backfill	30		
Wall	31		
Slab	39		
Electric Service	19		
Frame/Wire	91		
Insulation	33		
Final	193		
Redtag	0		
Hearing Signs	42		
Meetings in Field	110		
Violation Investigations	186		
Yorkville Backup for County	28		
Zoning Issues	9		
NPDES	0		
Total Field Visits and Inspections	1100		
Total Permits Reviewed and Issued	360	17	Voided
Contracted Plumbing Inspections	114		
Inspections - County Back up for Yorkville per IGA	0		

complaint_	complaint_	complaint_description	complaint_date	date_notice las	t_edited_date	complaint_	address	complaint_subdivision
1895	30 Day Not	Illegal Tree Removal Business	16-Apr-24	19-Apr-24	15-Aug-24	03-12-204	26 GASTVILLE STREET, AURORA 60503	GASTVILLE
1897	30 Day Not	Parking on non approved surface	16-Apr-24	19-Арг-24	15-Aug-24	03-04-307	62 CIRCLE DRIVE EAST, MONTGOMERY 60538	BOULDER08
1899	30 Day Not	Inoperable Vehicle	16-Apr-24	19-Apr-24	31-Jul-24	03-04-307-	62 CIRCLE DRIVE EAST, MONTGOMERY 60538	BOULDER08
	-	Junk and Debris	7-May-24	23-Jul-24	31-Jul-24	03-27-401-	4550 DOUGLAS ROAD, OSWEGO 60543	RING
1980	30 Day Not	Junk Debris	27-Jun-24	16-Jul-24	20-Aug-24	03-15-251-	2300 WOLF ROAD, OSWEGO 60543	
		Trucking Company	31-Jul-24	2-Aug-24	12-Aug-24	03-01-301-	0 ROUTE 30, AURORA 60503	
		Violation of special use permit	5-Aug-24	6-Aug-24	15-Aug-24	02-08-100-	1250 BEECHER ROAD EAST, BRISTOL 60512	
	Open	Trailer in required setback	10-Sep-24		10-Sep-24	03-04-378	73 PUEBLO ROAD, MONTGOMERY 60538	BOULDER18
	Open	Chickens in front yard	17-Sep-24		17-Sep-24	03-05-432-	24 SENECA DRIVE, MONTGOMERY 60538	BOULDER07
	Open	Junk and Debris	18-Sep-24		18-Sep-24	03-16-176-	3595 WOLF ROAD, OSWEGO 60543	FOX BEND
	Open	Building pool without a permit in flood zone	18-Sep-24		18-Sep-24	03-16-176-	3595 WOLF ROAD, OSWEGO 60543	FOX BEND
	Open	Junk or non running vehicles in front driveway and street. Backyard is full of junk	24-Sep-24		17-Oct-24	03-05-432-	7 Durango Rd, MONTGOMERY 60538	BOULDER04
	Open	There's a semi truck parked in the driveway every other day	23-Sep-24		27-Sep-24	03-05-280-	49 Briarcliff Rd,	
		Blocking Natural Flow of Water	3-Oct-24	9-Oct-24	12-Dec-24	02-06-400-	11086 GALENA ROAD, BRISTOL 60512	
		Keeping a rooster on property	29-Oct-24		11-Dec-24	03-04-305-	20 WYNDHAM DRIVE, MONTGOMERY 60538	BOULDER10
		Semi trucks dumping large loads of gravel on property and appears to be running a trucking to	26-Nov-24		11-Dec-24	02-26-400-	7404 ROUTE 71,	
		Framing started Sunday indicating permanent structure to be taller than existing garage	8-Dec-24		11-Dec-24	02-15-177-	2480 BRISTOL RIDGE ROAD,	
	Open	Structure without permit	23-Dec-24		23-Dec-24	02-35-152-	1 CARDINAL LANE, YORKVILLE 60560	PONDEROSA02
2120		Unpermitted building causing noise and safety concerns being used for unpermitted unlicen-	1-Jan-25		1-Jan-25	02-15-327-	88 BRISTOL RIDGE ROAD,	

## Historic Preservation Organization Meeting

The Kendall County Historic Preservation Commission would like to invite you to a meeting on **February 19, 2025, at 5:30 p.m.,** at the Community Center of the Plano Stone Church, at 320 S. Center Street, Plano. The purpose of this meeting is to explore collaborative opportunities between historic preservation groups in Kendall County and to receive updates on the activities of local historic preservation groups.

Guest speakers include Blake J. Smith from the Community of Christ, discussing the history of the Plano Stone Church, including a tour of the Plano Stone Church, which is on the National Register of Historic Places. Also, Benn Joseph, from Northwestern University Libraries, will discuss the Tribune Experimental Farm formerly located at Silver Springs State Park.

Discussion will also occur regarding the historic structure surveys of unincorporated Na-Au-Say and Seward Townships.

The Commission is also looking for nominees for the 2025 Kendall County Historic Preservation Awards.

Please RSVP to Matt Asselmeier at <u>masselmeier@kendallcountyil.gov</u> or 630-553-4139 by **February 12, 2025.** Any questions or requests for additional information should also be sent to Mr. Asselmeier.

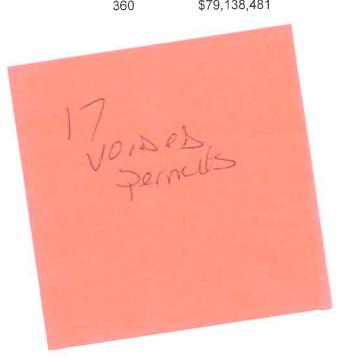


# Permit Summary by Category Kendall County

Permit Category	Count	<b>Estimated Cost</b>	Permit Fees	Land Cash
House	4	\$3,180,000	\$15,308	\$7,608
Accessory Buildings	1	\$2,199	\$50	\$0
Additions	2	\$74,211	\$590	\$0
Remodeling	1	\$50,000	\$0	\$0
Barns/Farm Buildings	2	\$375,000	\$0	\$0
Swimming Pools	2	\$236,000	\$400	\$0
Decks	1	\$21,750	\$200	\$0
Demolitions	1	\$40,000	\$0	\$0
Electrical Upgrades	1	\$5,000	\$150	\$0
Generator	4	\$44,062	\$440	\$0
Solar	8	\$264,369	\$1,900	\$0
-	27	\$4,292,591	\$19,038	\$7,608

## Permit Summary by Category Kendall County

Permit Category	Count	Estimated Cost	Permit Fees	Land Cash
House	46	\$33,879,668	\$223,888	\$130,563
Garage	5	\$237,102	\$1,109	\$0
Accessory Buildings	62	\$3,619,326	\$12,585	\$0
Additions	19	\$20,538,704	\$6,724	\$0
Remodeling	24	\$1,232,730	\$7,789	\$0
Commercial - B Zone	3	\$3,653,090	\$4,026	\$0
Barns/Farm Buildings	19	\$2,319,500	\$538	\$0
Signs	1	\$5,000	\$505	\$0
Swimming Pools	30	\$2,232,046	\$5,800	\$0
Decks	20	\$470,954	\$3,850	\$0
Demolitions	13	\$142,750	\$600	\$0
Electrical Upgrades	8	\$224,020	\$1,070	\$0
Change in Occupancy	5	\$78,000	\$1,185	\$0
Driveway	11	\$70,931	\$70,931 \$2,200	
Fire Restoration	2	\$70,000	\$520	\$0
Patio	8	\$41,150	\$400	\$0
Generator	18	\$196,279	\$1,980	\$0
Solar	66	\$10,127,232	\$23,925	\$0
-	360	\$79,138,481	\$298,695	\$130,563



Issue	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
8/9/2024	012024258 01 House	06-05-402-009 BROSSMAN MICHAEL A & DUKALA DANUTA	4180 STEAM MILL CT OSWEGO, IL 60543-	HENNEBERRY WOODS UNIT 1	REVOLUTION BUILDERS CUSTOM
9/10/2024	012024290 01 House	01-35-478-005 ALBRIGHT STAN & RACHEL	6027 POLO CLUB DR YORKVILLE, IL 60560-	THE WOODS OF SILVER SPRINGS	HOMEOWNER
6/3/2024	012024165 01 House	06-07-374-001 HATCH MICHAEL & ANGELA	5750 CHAMPIONSHIP CT. YORKVILLE, IL. 60560	WHITETAIL RIDGE	DWELL HOMES, INC.
7/11/2024	012024226 01 House	05-12-220-003 JORDAN LEO & KEANDRA	6325 VALLEYVIEW CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	KING'S COURT BUILDERS INC.
10/16/2024	012024328 01 House	06-07-405-003 QASIM FAHAD	5508 LEGEND DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	MARCO A DEL TORO JR
8/5/2024	012024237 01 House	05-12-205-007 EELMAN PETER R & RAMPERSAD MIA M	6340 WHITETAIL RIDGE CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	CHARLES JAMES CUSTOM HOMES
4/15/2024	012024095 01 House	09-18-300-019 QUEZADA IRMA LOYA	14918 BRISBIN RD MINOOKA, IL 60447-		
4/25/2024	012024031 01 House	09-16-400-010 AGUILAR MIGUEL & IDOLINA	3400 ROUTE 52 MINOOKA, IL 60447-		
10/4/2024	012024303 01 House	04-21-105-001 STERIOTI FRANK & AUDREY	16026 S STONEWALL DR NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 4	REVOLUTION BUILDERS CUSTOME
5/30/2024	012024174 01 House	06-07-375-002 OLIVER GEORGE S & HEIDI R	7723 BENTGRASS CIR YORKVILLE, IL 60560-	WHITETAIL RIDGE	CHARLES JAMES CUSTOM HOMES
3/18/2024	012024060 01 House	06-07-374-008 REVOLUTION INVESTMENTS, LLC	5946 CHAMPIONSHIP CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	REVOLUTION CUSTOM HOMES

Issue	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
1/11/2024	012024022 01 House	05-18-228-003 DOLIN JULIE A	8019 WILSON COURT YORKVILLE, IL. 60560	TANGLEWOOD TRAILS	CL DESIGN BUILD INC
10/23/2024	012024341 01 House	05-02-200-004 WILSON CHRISTOPHER E &	6272 MINKLER RD YORKVILLE, IL 60560-		
9/30/2024	012024297 01 House	VELLIBAE 06-07-373-001 EVANS ACQUISITIONS LLC & TEK	5983 CHAMPIONSHIP CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	EVANS ACQUISITIONS LLC
8/27/2024	012024257 01 House	DE-VELODAMENT LLC 02-36-300-003 WAESCO SEAN & JENNIFER	6649 RESERVATION RD YORKVILLE, IL 60560-		
6/18/2024	012024182 01 House	01-25-376-004 TIM GREYER BUILDERS INC.	12446 MITCHELL DR. PLANO, SCHAEFER WOODS IL. 60545	, SCHAEFER WOODS SOUTH UNIT 2	TIM GREYER BUILDERS INC.
6/26/2024	012024186 01 House	06-07-375-005 SHILKAITIS MATTHEW & SAMANTHA	5645 WATERS EDGE CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	LIBERTY BUILDERS LLC
10/10/2024	012024308 01 House	02-35-382-005 KDO TRUST	5892 DANIELLE LN YORKVILLE, IL 60560-	FIELDS OF FARM COLONY OWNER UNIT 2	OWNER
11/20/2024	012024336 01 House	06-07-228-004 MCCUE DEVELOPMENT INC	7334 FAIRWAY DRIVE YORKVILLE, IL. 60560	WHITETAIL RIDGE	MCCUE BUILDERS INC.
9/10/2024	012024291 01 House	05-17-301-004 HEY MICHAEL & MARGUERITE	8707 DOE CT YORKVILLE, IL 60560-	DEERE CROSSING SUB	CHARLES JAMES CUSTOM HOMES
4/12/2024	012024058 01 House	02-30-300-009 BECK RYAN & SHANNON	4518 ELDAMAIN RD PLANO, IL. 60545		
9/10/2024	012024288 01 House	05-03-276-003 CRUZ ERIC	6246 RAVINE CT YORKVILLE, RAVINE WOODS SUB IL 60560-	, RAVINE WOODS SUB	HOMEOWNER

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11/7/2024	012024357 01 House	01-23-100-012 HAMMAN JOSEPH P & MARCY	13355 FAXON RD PLANO, IL 60545-		
4/1/2024	012024068 01 House	05-12-276-008 DIAZ JOSEPH & PATRICIA	7605 CLUBHOUSE DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	DWELL HOMES, INC.
7/10/2024	012024223 01 House	06-08-101-013 MONTES JORGE A & HILDA G	7180 ROBERTS CT OSWEGO, IL 60543-	GROVE ESTATES	ED SALOGA DESIGN BUILD
10/31/2024	012024331 01 House	06-07-374-011 REVOLUTION INVESTMENTS LLC	5844 CHAMPIONSHIP CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	REVOLUTION BUILDERS CUSTOM
9/3/2024	012024269 01 House	06-07-375-011 EVANS ACQUISITIONS LLC	7793 BENTGRASS CIR YORKVILLE, IL 60560-	WHITETAIL RIDGE	EVANS ACQUISITIONS LLC
1/23/2024	012024023 01 House	04-21-252-002 YENTER KELLI & CHRIS	15536 PROSPECT HILL DR NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 3	MCCUE BUILDERS INC.
7/24/2024	012024201 01 House	06-07-402-005 MCCUE DEVELOPMENT INC	7698 FAIRWAY DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	MCCUE BUILDERS INC.
10/25/2024	012024316 01 House	05-18-250-016 LOCKETT WILLIAM & LYNN	11315 BRIGHTON OAKS DRIVE YORKVILLE, IL. 60560	BRIGHTON OAKS ESTATES	ED SALOGA DESIGN BUILD
9/16/2024	012024301 01 House	09-15-300-026 GORE BRIAN R & JENNIFER A	14757 JUGHANDLE RD MINOOKA, IL 60447-		
6/24/2024	012024155 01 House	03-14-400-007 DOUGLAS GILES N & JOANNE L	2880 ROTH RD OSWEGO, IL 60543-		DJK CUSTOM HOMES INC.
11/14/2024	012024355 01 House	06-07-402-012 CAK INVESTMENTS LLC	5521 LEGEND DRIVE YORKVILLE, IL. 60560	WHITETAIL RIDGE	MWK CONSTRUCTION INC.

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10/17/2024	01 House	04-21-103-005 SCHOFIELD, TIMOTHY J	15810 S STONEWALL DR NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 3	
3/18/2024	012024059 01 House	04-21-125-018 AVERY JOHN R & LAUREN J	15681 COBB CT NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 1	IMPERIAL CONSTRUCTION -
11/13/2024	012024326 · 01 House	05-12-228-015 TEK DEVELOPMENT LLC	7179 IRONWOOD CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	
6/28/2024	012024192 01 House	08-01-100-005 WESTPHALL CORY & KYLIE	6744 HELMAR RD YORKVILLE, IL 60560-		
8/23/2024	012024272 01 House	06-07-226-012 TJ BAUMGARTNER CUSTOM HOMES	7295 FAIRWAY DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	BAUMGARTNER CUSTOM HOMES, INC.
3/27/2024	012024077 01 House	05-12-278-002 CALDWELL JODI J & BRAD A	6112 LEGACY CIR YORKVILLE, IL 60560-	WHITETAIL RIDGE	KINGS COURT BUILDERS INC.
4/12/2024	012024094 01 House	04-21-125-032 BRATLAND JAY S & MICHELLE J	9204 CHATHAM PL NEWARK, ESTATES OF MILLBROOK IL 60541-	, ESTATES OF MILLBROOK UNIT 3	REVOLUTION BUILDERS
2/21/2024	012024041 01 House	04-16-351-008 SPENCER JOHN & WENDY	8982 WILCOX CT MILLBROOK, IL 60536-	ESTATES OF MILLBROOK UNIT 1	
7/22/2024	012024194 01 House	09-24-400-027 TOSO SHAWN J & SARAH M	15625 COUNTY LINE RD MINOOKA, IL 60447-		
3/25/2024	022024073 02 Garage	08-18-300-009 MILLER JORDAN & KATE	14534 LISBON RD NEWARK, IL 60541-		
4/8/2024	022024082 02 Garage	04-16-176-011 TECKENBROCK LEANN M	23 HARRIS AVE MILLBROOK, MILLBROOK (ORIG TOWN) EVERLAST PORTABLE IL 60536-	, MILLBROOK (ORIG TOWN) PT VACATED	) EVERLAST PORTABLE BUILDINGS

	Contractor Name	COACH HOUSE GARAGES		CLEARY BUILDING CORP		BOB LEE CONSTRUCTION						
	Subdivision	FOX RIVER WOODLANDS (	SOUTHFIELD ESTATES			WILLOWBROOK UNIT 3	, MARINA TERRACE	TIMBER CREEK SUB	- BRISTOL LAKE SUB			BOULDER HILL UNIT 3
	Property Address	148 RIVERSIDE DR YORKVILLE, IL 60560-	6076 SOUTHFIELD LN OSWEGO, IL 60543-	10388 FOX RIVER DR NEWARK, IL 60541-	5847 FIELDS DR YORKVILLE, IL 60560-	83 E LARKSPUR LN BRISTOL, IL 60512-	37 W ANCHOR RD OSWEGO, MARINA TERRACE IL 60543-	71 TIMBERCREEK DR YORKVILLE, IL 60560-	90 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 60560-	11143 ASHLEY RD YORKVILLE, IL 60560-	22 SCHOMER LN PLANO, IL 60545-	5 KNOLLWOOD DR MONTGOMERY, IL 60538-
Parcel Number	Owner Name	02-34-202-014 MAJCHEREK PETER & KAREN GRIDLEY	06-02-103-005 LEDBETTER KEVIN & ANNETTE M	04-30-326-001 JENSEN BILLY JOE & STEPHANIE	02-35-301-010 CATANESE DANIEL & LORA F	02-11-101-005 SPARTO MARIO & KAY LEIGH	03-07-231-002 RAJU RAJIV LUKE & RAJU SHANTA & RAJU	05-07-403-009 TATER TOT TRUST	02-15-353-002 STEINWAY BRIAN & KIMBERLY	05-34-200-003 COBBLE JEFFERY & ERIN	01-14-200-012 TRESTLER WESTON D & JENNIFER L	03-05-278-024 WEST MICHAEL & AMBER
Permit ID	Permit Category	022024089 02 Garage	022024333 02 Garage	022024344 02 Garage	032024189 03 Accessory Buildings	032024106 03 Accessory Buildings	032024123 03 Accessory Buildings	032024169 03 Accessory Buildings	032024021 03 Accessory Buildings	032024102 03 Accessory Buildings	032024254 03 Accessory Buildings	032024255 03 Accessory Buildings
Ssue	Date	4/9/2024	10/17/2024	10/29/2024	6/17/2024	4/19/2024	4/29/2024	5/29/2024	1/2/2024	4/18/2024	9/17/2024	8/5/2024

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2/2/2024	032024027 03 Accessory Buildings	05-18-228-003 DOLIN JULIE A	8019 WILSON COURT YORKVILLE, IL. 60560	TANGLEWOOD TRAILS	
5/13/2024	032024134 03 Accessory Buildings	03-18-376-007 RAMIREZ SALVADOR C & ANGELA	6 W PLEASANTVIEW DR OSWEGO, IL 60543-	RIVERVIEW HEIGHTS	RMT PROPERTIES LLC
7/11/2024	032024228 03 Accessory Buildings	03-05-454-023 MARTINEZ JEYLIN REYNA	16 CURTMAR CT MONTGOMERY, IL 60538-	BOULDER HILL UNIT 7	
5/13/2024	032024139 03 Accessory Buildings	01-34-300-008 BILEK JEFFREY S	14824 MILLHURST RD PLANO, IL 60545-		
5/20/2024	032024158 03 Accessory Buildings	02-22-102-014 ARGYILAN GRANT	17 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 60560-	. BRISTOL LAKE SUB	MORTON BUILDINGS
9/18/2024	032024306 03 Accessory Buildings	01-35-478-006 Stan and Rachel Albright	6015 POLO CLUB DR YORKVILLE, IL 60560-	THE WOODS OF SILVER SPRINGS PHASE 3	Stan and Rachel Albright
6/17/2024	032024191 03 Accessory Buildings	05-18-300-021 DUKES FARM LLC %BRIAN J MORAN	8724 W HIGHPOINT RD YORKVILLE, IL 60560-		
5/21/2024	032024160 03 Accessory Buildings	06-14-200-009 BAMBIC ROBERT	8435 B OLD RIDGE RD PLAINFIELD, IL 60586-		ALL PRO CONCRETE INC.
2/13/2024	032024036 03 Accessory Buildings	02-35-103-013 HATHAWAY BRADFORD L &	7807 VAN EMMON RD YORKVILLE, IL 60560-	WENDLING SUB	
10/15/2024	032024327 03 Accessory Buildings	MAAD IODIE E 06-06-201-009 BONNELL DUSTIN J & CHRISTINA M	30 NAAUSAY CT OSWEGO, IL NA-AU-SAY WOODS 60543-	L NA-AU-SAY WOODS	NL MORTON BUILDINGS, LTD.
4/19/2024	032024107 03 Accessory Buildings	05-08-351-005 DYSON JAMES R & CONNIE R	10957 BRANDENBURG WAY YORKVILLE, IL 60560-	TANGLEWOOD TRAILS	

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1/11/2024	032024029 03 Accessory Buildings	02-20-401-001 ULNER GREG	3651 CANNONBALL TRL YORKVILLE, IL 60560-		METRONET INFRASTRUCTURE
11/14/2024	032024363 03 Accessory Buildings	03-04-277-032 THURLBY MAYNARD E & DEBRA H	20 AFTON DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 27	CEMENTRIX CONCRETE
10/18/2024	032024334 03 Accessory Buildings	05-02-128-011 MANSMITH STEVEN M & KRISTEN	7501 ROSE HILL CT YORKVILLE, IL 60560-	ROSEHILL	TUFF SHED
10/3/2024	032024319 03 Accessory Buildings	02-28-153-003 EGERT KAREN	206 PLEASURE DR YORKVILLE, IL 60560-	COUNTRYSIDE SUB UNIT 7	
10/3/2024	032024311 03 Accessory Buildings	02-35-432-003 ODONOGHUE WILLIAM T & STEPHANIE L	5650 SCHMIDT LN YORKVILLE, IL 60560-	FARM COLONY	TUFF SHED, INC.
4/22/2024	032024108 03 Accessory Buildings	02-03-300-025 BERNHARDT RANDAL J & RAMONA L	927 B DICKSON RD BRISTOL, IL 60512-		BOB LEE CONSTRUCTION
4/9/2024	032024086 03 Accessory Buildings	04-16-101-011 ZARCONE CHRISTOPHER S &	45 SHAGBARK LN MILLBROOK, IL 60536-	FOXHURST UNIT 6	
9/18/2024	032024305 03 Accessory Buildings	MANSANAREZ ANTHONY J	4440 TUMA RD YORKVILLE, IL 60560-		
4/9/2024	032024090 03 Accessory Buildings	09-22-200-004 HAASE DOUGLAS	15100 JUGHANDLE RD MINOOKA, IL 60447-	AUX SABLE OAKS UNIT 1	HOMEOWNER
4/16/2024	032024091 03 Accessory Buildings	06-15-100-008 ODONOVAN-MAYA SUSAN	2884 ROUTE 126 PLAINFIELD, IL 60544-		
8/19/2024	032024273 03 Accessory Buildings	04-09-377-002 ROE DAVID W & JESY	8 SHAGBARK LN NEWARK, ii. FOXHURST UNIT 6 60541	. FOXHURST UNIT 6	RUFF SHED, INC.

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Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
3/25/2024	032024070 03 Accessory Buildings	02-30-400-010 MURILLO OMAR & ELIZABETH EULALIA	11287 RIVER ROAD PLANO, IL. 60545	GLEN NELSON SUB	
4/9/2024	032024092 03 Accessory Buildings	05-18-300-006 PETERS DANIEL C & SUZANNE M	8751 B E HIGHPOINT RD YORKVILLE, IL 60560-	HIGHPOINT HILLS	
9/3/2024	032024282 03 Accessory Buildings	04-02-230-015 TUGMAN THOMAS & ERIN M	6185 RED GATE LN YORKVILLE, IL 60560-	THE WOODS OF SILVER SPRINGS	STRONGHOLD CONSTRUCTION &
4/8/2024	032024098 03 Accessory Buildings	07-24-200-003 COOSE RONALD & MAHN TINA	15285 ROUTE 52 NEWARK, IL 60541-		
3/20/2024	032024067 03 Accessory Buildings	05-35-200-013 BOYD ROBERT J	11103 CHURCH RD YORKVILLE, IL 60560-		BOB LEE CONSTRUCTION
4/8/2024	032024081 03 Accessory Buildings	02-35-380-015 ANDERSON LAUREN S	7694 MADELINE DR YORKVILLE, IL 60560-	FIELDS OF FARM COLONY UNIT 3	
9/12/2024	032024294 03 Accessory Buildings	02-35-413-013 ABBAS ALAA MOHAMMAD &	7340 GILDA CT YORKVILLE, IL 60560-	FIELDS OF FARM COLONY STRONGHOLD UNIT 4 CONSTRUCTION	/ STRONGHOLD CONSTRUCTION &
9/18/2024	032024271 03 Accessory Buildings	03-18-379-006 HERHOLD JAMES E	34 S CHERRY DR OSWEGO, IL 60543-	RIVERVIEW HEIGHTS	BRANDON SPEARS
3/20/2024	032024069 03 Accessory Buildings	03-08-277-020 MYLES VICTORIA & KENNY	9 FIELDPOINT RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 17	
2/16/2024	032024038 03 Accessory Buildings	03-18-401-009 SMITH MARTY E & CONSTANCE M	66 OSAGE CT OSWEGO, IL 60543-	HIGHLAND SUB	
5/20/2024	032024159 03 Accessory Buildings	02-36-106-002 RAND JOSEPH & SHERI J	292 TALLGRASS LN YORKVILLE, IL 60560-	FARM COLONY UNIT 2 PHAE 3	

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11/7/2024	032024337 03 Accessory Buildings	02-34-202-006 DITCHFIELD DANIEL M	154 RIVERSIDE DR YORKVILLE, IL 60560-	FOX RIVER WOODLANDS	
10/28/2024	032024343 03 Accessory Buildings	06-04-400-005 UNDERWOOD TODD J & ALISON W	6909 SCHLAPP RD OSWEGO, IL 60543-		
4/8/2024	032024080 03 Accessory Buildings	02-35-380-015 ANDERSON LAUREN S	7694 MADELINE DR YORKVILLE, IL 60560-	FIELDS OF FARM COLONY UNIT 3	
5/1/2024	032024129 03 Accessory Buildings	03-04-153-007 MCKENTY VICKI & BEYNE APRIL	31 GREENBRIAR RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 3	
10/29/2024	032024350 03 Accessory Buildings	05-17-103-005 CRACKEL TODD & CASSANDRA	10910 TANGLEWOOD TRAILS DR YORKVILLE, IL 60560-	TANGLEWOOD TRAILS	JEFF WEHRLI
5/22/2024	032024167 03 Accessory Buildings	05-18-250-006 WHITEHORN JESSE JR & ALEXANDER TIFFANY	11369 BRIGHTON OAKS DR YORKVILLE, IL 60560-	BRIGHTON OAKS ESTATES	ARROYO LAWNCARE & SNOW
2/20/2024	032024039 03 Accessory Buildings	09-04-100-013 SALINAS RAFAEL & MARIA M	12452 MCKANNA RD MINOOKA, IL 60447-		
6/13/2024	032024187 03 Accessory Buildings	03-04-456-011 HERNANDEZ CHRISTYAN	96 SAUGATUCK RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 22	
7/23/2024	032024234 03 Accessory Buildings	06-05-402-010 WEZNER MATTHEW R & KELLY DONADO	4160 STEAM MILL CT OSWEGO, IL 60543-	HENNEBERRY WOODS UNIT 1	
4/22/2024	032024109 03 Accessory Buildings	02-24-103-001 ARROYO OSVALDO E & JOSE E	21 RIVERWOOD CT OSWEGO, IL 60543-	RIVER WOOD FARMS	BOB LEE CONSTRUCTION
8/19/2024	032024274 03 Accessory Buildings	03-04-280-005 BUMALAY MICHAEL & ROBIN	59 AFTON DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 26	

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6/11/2024	032023264 03 Accessory Buildings	03-07-276-011 BRITT STEVEN P & KATIE L	16 SHORE CT OSWEGO, IL 60543-	MARINA TERRACE	
6/3/2024	032024180 03 Accessory Buildings	06-05-153-005 KENDRICK KENNETH T & KATHLEEN	79 E TIMBERLAKE TRL OSWEGO, IL 60543-		WICK BUILDINGS
8/14/2024	032024266 03 Accessory Buildings	02-21-326-008 HILL MICHAEL D & CRISTINA	10 CONCORD CT YORKVILLE, IL 60560-	BLACKBERRY CREEK	
6/27/2024	032024199 03 Accessory Buildings	09-07-200-036 BEARD ROBERT & LISA	13217 GROVE RD MINOOKA, IL 60447-		MILMAR BUILDINGS
2/21/2024	032024037 03 Accessory Buildings	09-32-200-010 ZABEL KENNETH & ARIAS JASMINE	4187 WHITEWILLOW RD MINOOKA, IL 60447-		
3/6/2024	032024053 03 Accessory Buildings	02-21-200-015 DENARDO WARREN C & JACLYNN M	9025 KENNEDY RD YORKVILLE, IL 60560-		BOB LEE CONSTRUCTION
6/3/2024	032024178 03 Accessory Buildings	03-08-280-029 STILES TRACEY	7 FIELDCREST DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 17	
8/20/2024	032024131 03 Accessory Buildings	01-25-400-009 KENDALL COUNTY FOREST PRESERVE 1	4845 ELDAMAIN RD PLANO, IL 60545-		
5/1/2024	042024132 04 Additions	09-31-200-004 ANGULA JAVIER & KARINA	5360 WHITEWILLOW RD MINOOKA, IL 60447-		
4/22/2024	042024111 04 Additions	09-32-100-004 ASCENCIO VICTOR H & DIAZ MAYRA K	4552 WHITEWILLOW RD MINOOKA, IL 60447-		
4/24/2024	042024114 04 Additions	02-27-380-002 BAILEY JASON A	61 RIVERSIDE DR YORKVILLE, IL 60560-	FOX RIVER GARDENS	

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11/6/2024	042024204 04 Additions	03-05-353-011 FOX METRO WATER REC DIST	682 A ROUTE 31 OSWEGO, IL 60543-		WILLIAMS BROTHERS CONSTRUCTION INC.
11/7/2024	042024071 04 Additions	01-10-301-003 CARRERA ARNULFO	1700 LITTLE ROCK RD PLANO, IL 60545-	SNYDER SUB	
712/2024	042024202 04 Additions	04-15-300-001 SUN JELLY CHICAGO RV LLC	8574 MILLBROOK RD NEWARK, IL 60541-		LARSON HOMES INC.
6/17/2024	042024190 04 Additions	05-02-400-032 NICHOLS MARK & LOLA	6650 B MINKLER RD YORKVILLE, IL 60560-		
4/26/2024	042024122 04 Additions	02-29-130-019 SCHLAPP GARY D & BEVERLY	1022 INDEPENDENCE BLVD YORKVILLE, IL 60560-		
11/25/2024	042024373 04 Additions	03-05-253-025 FORESTA JOSEPH E III & MELANIE L	13 W ALDON CT MONTGOMERY, IL 60538-		SUNSPACE BY ARBORVIEW
9/17/2024	042024302 04 Additions	02-14-426-004 BROOKER LISA R	100 RICKARD DR OSWEGO, LYNWOOD EXTENSION 5 IL 60543-	LYNWOOD EXTENSION 5	
8/28/2024	042024279 04 Additions	05-24-300-003 JBMK LLC	9625 HOPKINS RD YORKVILLE, IL 60560-		
10/7/2024	042024263 04 Additions	01-26-300-028 MAGANA JOSE	13969 HALE RD PLANO, IL 60545-	SLOANS SUB	
8/13/2024	042024248 04 Additions	02-15-353-002 STEINWAY BRIAN & KIMBERLY	90 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 60560-	. BRISTOL LAKE SUB	BMF REMODELING
7/22/2024	042024235 04 Additions	03-07-252-016 MEDINA LUIS ALBERTO	112 KEVIN LN OSWEGO, IL 60543-	SHORE HEIGHTS UNIT 2	

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6/28/2024	042024209 04 Additions	05-12-205-001 GRINTER BRIAN R & KATHLEEN M	6285 WHITETAIL RIDGE CT YORKVILLE, IL 60560-	WHITETAIL RIDGE	J. STRAHANOSKI BUILDERS, INC.
6/28/2024	042024208 04 Additions	03-27-377-006 RAMEY DAVID A & APRIL I	113 LEISURE LN OSWEGO, IL 60543-	LEISURE LEA UNIT 3	
11/5/2024	042024353 04 Additions	03-05-476-007 GOLZ TYLER S	8 CREVE CT MONTGOMERY, BOULDER HILL UNIT 7 IL 60538-	BOULDER HILL UNIT 7	JOSEPH M PARASHIS-PARISHIS
4/17/2024	052024104 05 Remodeling	02-13-354-004 MUSSER BRETT R & AUBREY B	145 RIVERWOOD DR OSWEGO, IL 60543-	RIVER WOOD FARMS	MWK CONSTRUCTION INC.
4/16/2024	052024066 05 Remodeling	01-35-477-008 EDELMAN DAVID R & JILL A	5900 D RED GATE LN YORKVILLE, IL 60560-	THE BLUFF AT SILVER SPRINGS	WATCHMEN MAINTENANCE &
2/28/2024	052024046 05 Remodeling	03-31-302-002 HER TAO & PANG	9 SETTLERS LN OSWEGO, IL HATTNER SUB 60543-	. HATTNER SUB	
2/1/2024	052024035 05 Remodeling	03-32-131-002 MAGO MICHAEL J	5380 OLD RESERVE RD OSWEGO, IL 60543-	OLD RESERVE HILLS UNIT	TRANQUILITY BUILDERS INC.
10/8/2024	052024317 05 Remodeling	05-17-103-006 STIVENDER EUGENE SCOTT	10932 TANGLEWOOD TRAILS DR YORKVILLE, IL 60560-	TANGLEWOOD TRAILS	CLEAN EDGE CONSTRUCTION
3/7/2024	052024057 05 Remodeling	02-14-277-002 URBON TANYA L	10 ANNA MARIA LN OSWEGO, IL 60543-	LYNWOOD EXTENSION 4	Luis Camarena - Contact
1/29/2024	052024032 05 Remodeling	02-29-426-009 HANSON WILLIAM J & LORI ANNE	216 GEORGEANNA ST YORKVILLE, IL 60560-	COUNTRYSIDE SUB UNIT	HOGAN DESIGN & CONSTRUCTION
9/18/2024	052024307 05 Remodeling	03-08-201-013 HILGER RONALD J	65 CIRCLE DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 14	RAYS PLUMBING

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4/25/2024	052024116 05 Remodeling	03-25-200-004 BROSSMAN LARRY & PATRICIA	338 SCOTCH RD OSWEGO, IL 60543-		
5/13/2024	052024135 05 Remodeling	06-05-153-001 SMITH MARK & KATHY	25 E TIMBERLAKE TRL OSWEGO, IL 60543-	ARROWHEAD HILLS UNIT 2	BRADFORD AND KENT
8/30/2024	052024281 05 Remodeling	02-35-413-011 RUMSHAS LEISA D	7388 GILDA CT YORKVILLE, IL 60560-	FIELDS OF FARM COLONY SYNERGY BUILDERS - UNIT 4 JENNIFER KING	SYNERGY BUILDERS - JENNIFER KING
11/5/2024	052024340 05 Remodeling	02-34-226-006 KURZEN RAPHAELA & STALLMAN JAMES	8051 VAN EMMON RD YORKVILLE, IL 60560-		
10/29/2024	052024346 05 Remodeling	06-06-226-016 SANDERS GERALD & PATRICIA	11 IROQUOIS CT OSWEGO, IL 60543-	NA-AU-SAY WOODS UNIT 2	JIM MENARD - FIVE STAR PAINTING
9/16/2024	052024298 05 Remodeling	02-33-276-005 GILLINGHAM JAMES & SUZANNE	98 QUINSEY RD YORKVILLE, QUINSEY SUB IL 60560-	QUINSEY SUB	HOMEOWNER
8/21/2024	052024270 05 Remodeling	02-35-382-003 STANLEY TIMOTHY & WENDY	5942 DANIELLE LN YORKVILLE, IL 60560-	FIELDS OF FARM COLONY ARTISAN UNIT 2	ARTISAN ENTERPRISES
7/8/2024	052024222 05 Remodeling	02-16-276-006 MAGUIRE THOMAS F JR	21 NORTH ST BRISTOL, IL 60512-		
5/14/2024	052024149 05 Remodeling	03-07-429-012 FERGUSON TIMOTHY J & ANGELA N	138 DOLORES ST OSWEGO, SHORE HEIGHTS UNIT 1 IL 60543-	SHORE HEIGHTS UNIT 1	CLEAN EDGE CONSTRUCTION
5/1/2024	052024120 05 Remodeling	03-05-353-011 FOX METRO WATER REC DIST	682 A ROUTE 31 OSWEGO, IL 60543-	_	TBD
3/28/2024	052024083 05 Remodeling	09-04-300-018 BURNS JOSHUA MICHAEL & LINDSEY	12478 MCKANNA RD MINOOKA, IL 60447-		Acculevel

Contractor Name											
Subdivision		INOOKA,	4	L TRL }-			EWARK,		ANO, IL	IINOOKA,	HERIDAN,
Property Address	5132 BASELINE RD OSWEGO, IL 60543-	14719 OBRIEN RD MINOOKA, IL 60447-	10744 ROUTE 47 YORKVILLE, IL 60560-	3350 A CANNONBALL TRL YORKVILLE, IL 60560-	12961 SLEEZER RD NEWARK, IL 60541-	r ~	14248 FENNEL RD NEWARK, IL 60541-	15613 BRISBIN RD MINOOKA, IL 60447-	14247 SEARS RD PLANO, IL 60545-	14151 ASHLEY RD MINOOKA, IL 60447-	2999 N 4201st RD SHERIDAN, IL. 60551
Parcel Number Owner Name	03-06-200-006 MONTERO, ANGELICA & ORTIZ, MIGUELA	09-17-400-005 SEWARD TOWNSHIP	05-28-400-002 ALWAYS FAITHFUL PROPERTIES 10744	082024170 02-20-276-009 08 Barns/Farm Buildings SHANKS BRADLEY W & LYNDA C	07-09-100-010 s BENDER FAMILY LTD PARTNERSHIP	082024224 09-33-100-008 08 Barns/Farm Buildings BINNS DOUGLAS A & JENNIFER A	082024320 08 Barns/Farm Buildings SCHOBERT RODNEY G	08-24-400-012 s RIGAN KENNETH & NICOLE	082024329 01-10-200-008 08 Barns/Farm Buildings BURNETT MICHAEL W SR & MARCE L	08-15-200-007 s JANKE RICHARD & DELORIS	04-31-300-005 s DUNCAN JOHN P & NANCY M
Permit ID Permit Category	052024033 05 Remodeling	072024242 07 Commercial - B Zone	072024042 07 Commercial - B Zone	082024170 08 Barns/Farm Buildings	082024161 07-09-100-010 08 Barns/Farm Buildings BENDER FAMII PARTNERSHIP	082024224 08 Barns/Farm Buildings	082024320 08 Barns/Farm Buildings	082024347 08 Barns/Farm Buildings	082024329 08 Barns/Farm Buildings	082024088 08-15-200-007 08 Barns/Farm Buildings JANKE RICHARD & DELORIS	082024072 04-31-300-005 08 Barns/Farm Buildings DUNCAN JOHN P & NANCY M
Issue Date	1/29/2024	8/13/2024	3/1/2024	5/28/2024	5/21/2024	7/11/2024	10/3/2024	10/29/2024	10/16/2024	4/9/2024	3/20/2024

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Issue Date	Permit ID Permit Category	Parcel Number Owner Name	Property Address	Subdivision	Contractor Name
2/28/2024	08 Barns/Farm Buildings REES GINGER	05-02-300-010 s REES GINGER	6611 MINKLER RD YORKVILLE, IL. 60560		
10/8/2024	082024322 01-26-300-030 08 Barns/Farm Buildings NAVORRO MONICA	01-26-300-030 s NAVORRO MONICA	13600 HALE RD PLANO, IL 60545-		OWNER
2/26/2024	082024047 08 Barns/Farm Buildings FRANK SANTORO	07-17-400-002 s FRANK SANTORO	14515 ROODS RD NEWARK, IL 60541-		
2/21/2024	082024045 08-14-300-008 08 Barns/Farm Buildings JOHNSON JAN	08-14-300-008 s JOHNSON JANINE RAE	ASHLEY RD. MINOOKA, IL. 60447		
10/1/2024	082024323 06-18-200-015 08 Barns/Farm Buildings VILLA JOSE D & GLADYS S	06-18-200-015 s VILLA JOSE D & TOVAR GLADYS S	•		
10/3/2024	082024321 01-09-401-013 08 Barns/Farm Buildings HILL LIVING TRI	01-09-401-013 IS HILL LIVING TRUST	15639 MILLER ROAD PLANO, IL. 60545		WISE CONSTRUCTION
7/31/2024	082024249 08 Barns/Farm Buildings	05-35-400-004 IS MIRAMONTES SILVERIO & LOURDES	7343 HELMAR RD YORKVILLE, IL 60560-		
7/1/2024	082024213 08 Barns/Farm Buildings	04-31-451-005 IS UNDERHILL GARY L & SHERRY D			
11/6/2024	082024356 06-14-200-013 08 Barns/Farm Buildings IBRAHIM CRAIG GRETCHEN M	06-14-200-013 JS IBRAHIM CRAIG F & GRETCHEN M	8265 OLD RIDGE RD PLAINFIELD, IL 60544-		
5/1/2024	092024093 09 Signs	05-09-152-006 BRUCKI SHIRLEY ANN	3 BONNIE LN YORKVILLE, IL 60560-		
5/22/2024	122024163 12 Swimming Pools	06-02-300-012 GUERRERO JUAN JR & GUERRERO JUAN	1912 CHERRY RD OSWEGO, IL 60543-		HOMEOWNER

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Contractor Name	Т 25	SIGNATURE POOLS & SPAS INC.			DES ROCHERS BACKYARD POOLS	ILVER SUNCO POOLS INC.	BROOK SWIM SHACK INC.	AQUA POOLS INC.	JB THE GREAT ESCAPE	AQUA POOLS INC	A&J RECREATIONAL SERVICES
Subdivision	BOULDER HILL UNIT 25				WHITETAIL RIDGE	THE WOODS OF SILVER SPRINGS	ESTATES OF MILLBROOK UNIT 1	HIGHGROVE	TIMBER CREEK SUB		
Property Address	225 BOULDER HILL PASS MONTGOMERY, IL 60538-	13524 B HALE RD PLANO, IL 60545-	13 MARLIN DR OSWEGO, IL 60543-	16267 GRISWOLD SPRINGS RD PLANO, IL 60545-	7295 FAIRWAY DR YORKVILLE, IL 60560-	6134 NORTH WOODS CT YORKVILLE, IL 60560-	8982 WILCOX CT NEWARK, IL 60541-	13315 D GROVE RD MINOOKA, IL 60447-	88 TIMBERCREEK DR YORKVILLE, IL 60560-	510 JONES RD MINOOKA, IL 60447-	15613 BRISBIN RD MINOOKA, IL 60447-
Parcel Number Owner Name	03-09-151-017 DENNIS NICHOLAS B & SHANNON L	01-35-100-009 KEOUGH JOHN & MARGARET	03-07-229-004 ALLEN DEBRA & RUTLEDGE RICHARD	01-29-452-007 HANSON KIMBERLY	06-07-226-012 MICHAEL & SANDY HERATY	04-02-230-017 RIOS MONICA	04-16-351-008 SPENCER JOHN & WENDY	09-07-200-030 SHARKEY ERIN	05-07-451-011 PATETE JEFFREY B & JENNIFER	09-12-300-001 OPPERMAN DANIELLE & DEAN ALAN	08-24-400-012 RIGAN KENNETH &
Permit ID Permit Category	122024141 12 Swimming Pools	122024056 12 Swimming Pools	122024137 12 Swimming Pools	122023357 12 Swimming Pools	122024352 12 Swimming Pools	122024229 12 Swimming Pools	122024227 12 Swimming Pools	122024217 12 Swimming Pools	122024284 12 Swimming Pools	122024216 12 Swimming Pools	122024212 12 Swimming Pools
Issue Date	5/14/2024	3/6/2024	5/13/2024	3/7/2024	11/5/2024	7/11/2024	7/22/2024	7/10/2024	9/4/2024	7/10/2024	6/28/2024

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issue Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
7/23/2024	122024231 12 Swimming Pools	01-25-454-001 ADAM MATTHEW J & GESKEY BRITTANEY C	12503 WOODVIEW ST PLANO, IL 60545-	SCHAEFER WOODS NORTH UNIT 2	SIGNATURE POOLS & SPAS INC.
3/22/2024	122024064 12 Swimming Pools	09-23-300-026 RESENDIZ PHILIP AND JENNIFER	15801 HARE RD MINOOKA, IL 60447-		DESROCHES BACKYARD POOLS
4/26/2024	122024121 12 Swimming Pools	01-25-461-002 BERRIOS LAURIE ANN & WILLIAM	12156 MITCHELL DR PLANO, SCHAEFER WOODS IL 60545-	SCHAEFER WOODS SOUTH UNIT 1	10X POOLS
4/24/2024	122024117 12 Swimming Pools	05-07-253-003 BECKET CHARLES & SUSAN B	11300 ROUTE 71 YORKVILLE, ARCADIA ACRES IL 60560-	, ARCADIA ACRES	
11/6/2024	122024354 12 Swimming Pools	06-08-125-004 BERNHARD MICHAEL E & ABIGAIL L	7127 FITKINS DR OSWEGO, IL 60543-	GROVE ESTATES	PHIL JANOWIAK
4/22/2024	122024096 12 Swimming Pools	02-28-452-004 SHUE CHRISTOPHER DAVID & SKOWRON	610 MCHUGH RD YORKVILLE, IL 60560-	HIGHLAND TERRACE SUB	JB
10/16/2024	122024330 12 Swimming Pools	MAADEL 02-35-251-015 ACKERMAN JAROD M & CORTNIE M	114 COUNTRY RD YORKVILLE, IL 60560-	HITEMAND SUB	SIGNATURE POOLS & SPAS
9/10/2024	122024289 12 Swimming Pools	02-35-384-004 VAN FLEET LIVING TRUST	7645 MADELINE DR YORKVILLE, IL 60560-	FIELDS OF FARM COLONY SUNCO POOLS UNIT 3	NY SUNCO POOLS
4/3/2024	122024076 12 Swimming Pools	02-27-151-011 BARTO MICHELLE ANN SPECIAL NEEDS	4447 TUMA RD YORKVILLE, IL 60560-	BATSONS SUB	JG SWIMMING POOLS INC.
8/14/2024	122024265 12 Swimming Pools	TELICT STEEDING 02-21-200-015 DENARDO WARREN C & JACLYNN M	9025 KENNEDY RD YORKVILLE, IL 60560-		
7/31/2024	122024250 12 Swimming Pools	02-35-413-013 ABBAS ALAA MOHAMMAD &	7340 GILDA CT YORKVILLE, IL 60560-	FIELDS OF FARM COLOI UNIT 4	FIELDS OF FARM COLONY POOL & SPA WORKS UNIT 4

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Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
7/30/2024	122024245 12 Swimming Pools	06-07-129-007 PETTIT KENNETH T & ANN C	5753 WHITETAIL RIDGE DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	DESROCHERS BACKYARD POOLS
7/29/2024	122024241 12 Swimming Pools	05-06-100-009 LAMBERT JASON & KIMBERLY	11500 FOX RD YORKVILLE, IL 60560-		ALL PROPERTY SERVICES APS
7/24/2024	122024238 12 Swimming Pools	06-07-226-019 GREGORIO FRANK & HEATHER	7425 FAIRWAY DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	SWIM SHACK INC.
6/12/2024	122024185 12 Swimming Pools	04-21-376-003 ZETTERGREN ERIC & EMILY	9480 ZOOKS NOOK NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 3	
3/19/2024	122024062 12 Swimming Pools	02-35-410-005 FORTIER FAMILY REV TRUST	7692 COLE CT YORKVILLE, IL 60560-	FIELDS OF FARM COLONY PARADISE POOLS, INC. UNIT 3	' PARADISE POOLS, INC.
5/31/2024	122024173 12 Swimming Pools	06-02-300-015 PLEVA ERIC & KRISTIN M	1690 CHERRY RD OSWEGO, IL 60543-		
7/30/2024	122024221 12 Swimming Pools	02-35-226-002 GENGLER SCOTT & AMY TRUST & JOHSON	25 WINDING CREEK RD YORKVILLE, IL 60560-	OAK CREEK SUB	PARADISE POOLS INC.
5/24/2024	122024168 12 Swimming Pools	08-02-476-008 ADKINS MARCHAN	12832 MACKENZIE RD YORKVILLE, IL 60560-	MURDO T MACKENZIE SUB	KAYAK POOLS
3/22/2024	132024065 13 Decks	02-13-428-002 BOON CHRISTOPHER	6149 ROUTE 34 OSWEGO, IL 60543-		WARNER'S DECKING
3/8/2024	132023356 13 Decks	01-29-452-007 HANSON KIMBERLY	16267 GRISWOLD SPRINGS RD PLANO, IL 60545-		
5/22/2024	132024162 13 Decks	04-12-300-005 SANDULA KRISTEN	12903 BUDD RD YORKVILLE, IL 60560-		UPPERDECK DESIGNS & CONSTRUCTION

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Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
5/14/2024	132024143 13 Decks	05-18-322-006 FOX RICHARD A & TIFFANY R	2066 BERNADETTE LN YORKVILLE, IL 60560-	HAWTHORN VILLAGE	
10/29/2024	132024349 13 Decks	04-16-126-003 CAMPBELL KENNETH A & ROBIN L TRUST	21 FOXHURST LN MILLBROOK, IL 60536-	FOXHURST UNIT 1	JOHN BANISTER
8/21/2024	132024276 13 Decks	03-32-132-003 HAMAKER RONALD A & TERESA L	5395 HALF ROUND RD OSWEGO, IL 60543-	OLD RESERVE HILLS UNIT 1	
8/7/2024	132024260 13 Decks	03-18-403-010 MAYER NICOLE M & OROZCO ISMAELA	71 OSAGE CT OSWEGO, IL 60543-	HIGHLAND SUB	JSW PAINTING & REMODELING
7/24/2024	132024251 13 Decks	03-08-226-012 RICCARDI KEVIN M & DANIELLE N	18 GUILFORD RD MONTGOMERY, IL 60538-		OWENS & OWENS
7/10/2024	132024218 13 Decks	03-05-278-024 WEST MICHAEL & AMBER	5 KNOLLWOOD DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 3	
7/10/2024	132024215 13 Decks	02-27-377-005 SUTER BRIAN P	76 RIVERSIDE DR YORKVILLE, IL 60560-	FOX RIVER GARDENS REPLAT LOTS 6-14 & 15-58	TITAL CONSTRUCTION ENTERPRISE
6/25/2024	132024197 13 Decks	01-14-326-006 THOMPSON FAMILY TRUST	2588 E ROCK CREEK RD PLANO, IL 60545-9547	SOLITUDE LAKES SETTLEMENT	BULLDOG CARPENTRY LLC
8/30/2024	132024280 13 Decks	01-19-326-014 GOLDSBORO BARTON & SANDY	19 SANDRA CT SANDWICH, IL 60548-	HOLLIS PARK UNIT 2	UPPERDECK DESIGN & CONSTRUCTION
6/5/2024	132024179 13 Decks	01-35-477-008 EDELMAN DAVID R & JILL A	5900 D RED GATE LN YORKVILLE, IL 60560-	THE BLUFF AT SILVER SPRINGS	M.T.MCCAW INC.
5/1/2024	132024128 13 Decks	03-04-376-009 GARZA TROY	4 BIRCHWOOD CT MONTGOMERY, IL 60538-	BOULDER HILL UNIT 7	

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issue Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
6/4/2024	132024175 13 Decks	09-21-300-005 TREDENNICK RON D & WENDY	3670 BELL RD MINOOKA, IL 60447-		UPPERDECK DESIGN & CONSTRUCTION
9/4/2024	132024285 13 Decks	03-32-326-011 PRINZING JANE M	35 CRESTVIEW DR OSWEGO, IL 60543-	CRESTVIEW WOODS	UPPERDECK DESIGN & CONSTRUCTION
5/13/2024	132024136 13 Decks	01-36-200-011 BALDER DOUGLAS J & KIMBERLI	12150 RIVER RD PLANO, IL 60545-	RIVER GLEN SUB	WEST SUBURBAN DECKS, LLC
11/22/2024	132024368 13 Decks	04-09-351-005 KOWALSKI ZYGMUNT A 8 LEMMERHIRT	17 FOX RUN DR MILLBROOK, IL 60536-	FOXHURST UNIT 4	AZTECH LANDSCAPING
9/12/2024	132024293 13 Decks	SCHEIDECKER, GEORGE W &	9590 FINNIE RD NEWARK, IL 60541-		NA
4/8/2024	132024084 13 Decks	02-15-101-003 VELAZQUEZ ROBERT	1996 CANNONBALL TRL BRISTOL, IL 60512-		
6/24/2024	142024154 14 Demolitions	03-14-400-007 DOUGLAS GILES N & JOANNE L	2880 ROTH RD OSWEGO, IL 60543-		DJK CUSTOM HOMES
8/27/2024	142024253 14 Demolitions	02-36-300-003 WAESCO SEAN & JENNIFER	6649 RESERVATION RD YORKVILLE, IL 60560-		
9/18/2024	142024240 14 Demolitions	03-26-100-004 KENDALL COUNTY	1539 COLLINS RD OSWEGO, IL 60543-		FOWLER ENTERPRISES LLC
6/24/2024	142024198 14 Demolitions	02-36-300-008 DARK HORSE TRADING COMPANY	6724 RESERVATION RD YORKVILLE, IL 60560-	MORGANS SUB	
6/24/2024	142024196 14 Demolitions	01-26-400-009 PORTER BROTHERS	HALE ROAD PLANO, IL. 60545		

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Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
5/20/2024	142024156 14 Demolitions	04-16-276-001 SUN JELLY CHICAGO RV LLC	8510 MILLBROOK RD NEWARK, IL 60541-		LARSON HOMES INC.
4/25/2024	142024055 14 Demolitions	08-02-452-007 CLASSIC INVESTMENTS LLC	12 PLETCHER DR YORKVILLE, IL 60560-	PLETCHERS	OTTERBACH DEMOLITION
2/26/2024	142024043 14 Demolitions	04-31-300-011 GARY AND SHERRY UNDERHILL	FOX RIVER DRIVE NEWARK, IL. 60541		
11/13/2024	152024362 15 Electrical Upgrades	03-05-432-006 IHOME DEVELOPMENT LLC	11 DURANGO RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 4	R&K ELECTRICAL-KYLE FLORES
6/25/2024	152024203 15 Electrical Upgrades	04-15-300-001 SUN JELLY CHICAGO RV LLC	8574 MILLBROOK RD NEWARK, IL 60541-		CJ POWER, INC.
6/13/2024	152024188 15 Electrical Upgrades	02-29-300-002 YORKVILLE COMM SCHOOL DIST 115	655 GAME FARM RD YORKVILLE, IL 60560-		KEITH POWELL
4/17/2024	152024103 15 Electrical Upgrades	02-32-100-019 YOUTH CAMP ASSOC DIST 12 & 13 PNA	10701 RIVER RD PLANO, IL 60545-		QUALITY INTEGRATED SOLUTIONS
5/13/2024	152024138 15 Electrical Upgrades	01-34-300-008 BILEK JEFFREY S	14824 MILLHURST RD PLANO, IL 60545-		
3/27/2024	152024078 15 Electrical Upgrades	03-08-228-016 BASTIDA LAUREN E	15 CAYMAN DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 20	RENE AGUILERA
1/10/2024	152024028 15 Electrical Upgrades	03-04-478-006 MOLINA TRACI A & FLORES JASHIA	53 SPRINGDALE RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 23	JACOB B LAZANO
9/5/2024	172024286 02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES LLC	02-15-176-001 3) BRISTOL PARK PROPERTIES LLC	43 OAK ST BRISTOL, IL 60512-		

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8/8/2024	172024262 05-16-100-005 17 Change in Occupancy A B SCHWARTZ	05-16-100-005 y A B SCHWARTZ LLC	8115 ROUTE 47 YORKVILLE, IL 60560-		CONDON CONSTRUCTION CO.
7/22/2024	172024193 09-24-400-027 17 Change in Occupancy TOSO SHAWN . SARAH M	09-24-400-027 y TOSO SHAWN J & SARAH M	15625 COUNTY LINE RD MINOOKA, IL 60447-		
3/18/2024	172024051 02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES L	02-15-176-001 y BRISTOL PARK PROPERTIES LLC	43 OAK ST BRISTOL, IL 60512-		Tenant: All City Plumbing
3/18/2024	172024050 02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES L	02-15-176-001 <sup>3,</sup> BRISTOL PARK PROPERTIES LLC	43 OAK ST BRISTOL, IL 60512-		Tenant: Lawn Squad of Aurora
11/7/2024	182024335 18 Driveway	02-34-202-006 DITCHFIELD DANIEL M	154 RIVERSIDE DR YORKVILLE, IL 60560-	FOX RIVER WOODLANDS	
10/24/2024	182024332 18 Driveway	03-05-278-008 STEELE TABITHA E & MARVIN A	12 WOODCLIFF DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 3	JESSY- JL CONCRETE CONSTRUCTION
10/3/2024	182024318 18 Driveway	03-32-326-002 MELCHOR ROBERTO M & SANCHEZ HEIDI L	71 CRESTVIEW DR OSWEGO, IL 60543-		
6/11/2024	182024183 18 Driveway	03-04-478-017 SMITH TRAVIS & KARI	42 EASTFIELD RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 24	
6/4/2024	182024177 18 Driveway	02-13-451-013 ALANIS LEONEL HUERTA & GARCIA J	6256 ROUTE 34 OSWEGO, IL OWNERS SUB PT SE 1/4 60543-	. OWNERS SUB PT SE 1/4 SEC 13-37-7	
5/13/2024	182024125 18 Driveway	CADMEN 9 DE IECTIC 03-07-231-002 RAJU RAJIV LUKE & RAJU SHANTA & RAJU	37 W ANCHOR RD OSWEGO, MARINA TERRACE IL 60543-	, MARINA TERRACE	
4/24/2024	182024115 18 Driveway	SANCHEZ OSCAR HERNANDEZ &	93 CIRCLE DR EAST MONTGOMERY, IL 60538-	BOULDER HILL UNIT 7	

Issue Date	Permit ID Permit Category	Parcel Number Owner Name	Property Address	Subdivision	Contractor Name
4/25/2024	182024113 18 Driveway	03-08-326-005 PIERCE SYLVANUS H II & JOY R	35 CENTURY DR OSWEGO, IL 60543-	WORMLEYS CENTURY ESTATES	CONCRETE
3/27/2024	182024079 18 Driveway	02-14-428-006 SPAARGAREN RODGERS BRENT	29 CHARLES ST OSWEGO, IL LYNWOOD EXTENSION 6 60543-	LYNWOOD EXTENSION 6	
3/6/2024	182024052 18 Driveway	09-18-300-019 QUEZADA IRMA LOYA	14918 BRISBIN RD MINOOKA, IL 60447-		
8/15/2024	192024275 19 Fire Restoration	03-08-103-007 PRIYANA INVESTMENTS LLC	105 HARBOR DR OSWEGO, IL 60543-	MARINA TERRACE APARTMENTS	
1/10/2024	192024024 19 Fire Restoration	03-04-378-022 PEREZ MISAEL	48 HUBBARD WAY MONTGOMERY, IL 60538-	BOULDER HILL UNIT 10	
10/9/2024	202024324 20 Patio	03-07-402-005 AUGUSTINE EUGENE	172 DOLORES ST OSWEGO, SHORE HEIGHTS UNIT 2 IL 60543-	SHORE HEIGHTS UNIT 2	ALL PRO CONCRETE INC.
8/8/2024	202024261 20 Patio	03-04-377-034 AGUILERA ANDY DANIEL	76 PUEBLO RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 18	
8/5/2024	202024256 20 Patio	03-05-278-024 WEST MICHAEL & AMBER	5 KNOLLWOOD DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 3	
6/19/2024	202024200 20 Patio	03-07-229-016 RENZETTI JOSEPH T III	6 DOLPHIN CT OSWEGO, IL 60543-	MARINATERRACE	LUIS LUGO - BLK CONSTRUCTION
5/22/2024	202024164 20 Patio	03-04-478-032 PEREZ HERNANDEZ MARIA DEL REFUGIO	75 SPRINGDALE RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 23	
5/14/2024	202024140 20 Patio	03-08-277-004 ESQUIVEL FRANCISCO B JR & ALVAREZ MARIA	8 SOMERSET RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 25	

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Issue Date	Permit ID Permit Category	Parcel Number Owner Name	Property Address	Subdivision	Contractor Name
5/1/2024	202024130 20 Patio	03-05-277-034 CUEVAS ALVARO & ESTHER	21 WOODCLIFF DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 13	JL CONCRETE CONSTRUCTION LLC
4/29/2024	202024124 20 Patio	03-07-231-002 RAJU RAJIV LUKE & RAJU SHANTA & RAJU	37 W ANCHOR RD OSWEGO, MARINA TERRACE IL 60543-	MARINA TERRACE	
9/16/2024	232024300 23 Generator	MANDY 02-28-453-017 GENTILE FRANK D & JENNIFER G	606 WACKER DR YORKVILLE, IL 60560-	WACKERLIN SUB	HOMEOWNER
9/3/2024	232024283 23 Generator	02-35-280-003 CAESAR JANE	213 FOXTAIL LN YORKVILLE, IL 60560-	FARM COLONY UNIT 2 PHAE 3	BAKER ELECTRIC
8/26/2024	232024278 23 Generator	06-07-227-010 MCLAIN STEPHEN ANTHONY & SHERILYN	5491 WHITETAIL PKWY YORKVILLE, IL 60560-	WHITETAIL RIDGE	LEE LEGLER CONSTRUCTION &
7/29/2024	232024244 23 Generator	ANIN 03-18-379-006 HERHOLD JAMES E	34 S CHERRY DR OSWEGO, IL 60543-	RIVERVIEW HEIGHTS	BAKER ELECTRIC - ADAMS POWER
7/12/2024	232024230 23 Generator	05-18-203-001 ROOS BETSY & LOUIS	58 MAPLE RIDGE LN YORKVILLE, IL 60560-	MAPLE GROVE	LEE LEGLER CONSTRUCTION &
6/12/2024	232024184 23 Generator	05-02-201-006 BADUS MARIA & FRANK E	7405 AUDREY AVE YORKVILLE, IL 60560-	ROSEHILL	LEE LEGLER CONSTRUCTION AND
6/4/2024	232024181 23 Generator	06-02-110-006 MILLER EILEEN N	1934 WINCHESTER CT OSWEGO, IL 60543-	SOUTHFIELD ESTATES	SATURN ELECTRICAL SERVICES
5/22/2024	232024166 23 Generator	04-21-126-002 GUNTY CRAIG J JR & DARCY A	9000 N STONEWALL DR NEWARK, IL 60541-	ESTATES OF MILLBROOK UNIT 2	TOWN & COUNTRY SERVICES
5/14/2024	232024147 23 Generator	05-18-201-009 KLAUDA TIMOTHY & MARCIE	75 LONG GROVE RD YORKVILLE, IL 60560-	MAPLE GROVE	LEE LEGLER CONST & ELECTRIC

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diss	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
3/19/2024	232024063 23 Generator	02-33-201-001 SMITH DONALD S II & CLARK EMILY R	505 E SPRING ST YORKVILLE, IL 60560-	DECKERS SUB	LEE LEGLER CONSTRUCTION &
1/10/2024	232024025 23 Generator	01-20-352-008 CRAWFORD WILLIAM J & VICKI L	168 WOODLAND DR PLANO, IL 60545-	SUGAR BROOK ESTATES UNIT 3	BAKER ELECTRIC & GENERATORS
11/26/2024	232024375 23 Generator	02-10-228-002 NELSON LEONARD	39 W LARKSPUR LN BRISTOL, IL 60512-	WILLOWBROOK UNIT 3	LEE LEGLER CONSTRUCTION &
11/12/2024	232024359 23 Generator	05-02-128-004 WITCPALEK ELIZABETH	7436 AUDREY AVE YORKVILLE, IL 60560-	ROSEHILL	LEE LEGLER CONSTRUCTION AND
10/1/2024	232024315 23 Generator	01-01-200-024 LANDOVITZ KEITH S & MOORE ANNA C	275 ASHE RD PLANO, IL 60545-		LEE LEGLER CONSTRUCTION
8/25/2024	232024309 23 Generator	03-32-133-002 OCONNOR THOMAS & JACQUELINE W	4590 WAYSIDE CT OSWEGO, IL 60543-		Baker / Adams
10/22/2024	232024339 23 Generator	05-33-300-006 HARMES RANDY & BEVERLY	9773 HELMAR RD NEWARK, IL 60541-		BAKER ELECTRIC/ADAMS
11/13/2024	232024360 23 Generator	06-03-250-004 REINBACHER DENNIS J & MELINDA	6427 SOUTHFIELD LN OSWEGO, IL 60543-	SOUTHFIELD ESTATES	
11/21/2024	232024370 23 Generator	05-07-176-008 BARKER JERAD T & RACHEL A	31 HIGHVIEW DR YORKVILLE, IL 60560-	PAVILLION HEIGHTS UNIT	ADAMS GENERATORS OF MORRIS
3/27/2024	242024075 24 Solar	03-04-251-003 GUERRERO ALVARO	120 FERNWOOD RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 33	BRIGHT PLANET SOLAR
3/25/2024	242024074 24 Solar	04-13-201-003 BROWN DARREL J & LISA	8262 W HIGHPOINT RD YORKVILLE, IL 60560-	HIGHPOINT VIEW	

Issue Date	Permit ID Permit Category	Parcel Number Owner Name	Property Address	Subdivision	Contractor Name
3/19/2024	242024061 24 Solar	06-13-126-003 CURLESS WILLIAM B & VICTORIA M	16 VIKING BLVD PLAINFIELD, IL 60586-	EVERGREEN GROVE UNIT	0,
4/30/2024	242024126 24 Solar	07-05-400-003 HARAZIN NANCY	16300 NEWARK RD. NEWARK, IL. 60541	8	PEPPER ENERGY % DEREK HUMMEL
3/4/2024	242024049 24 Solar	05-08-301-001 WOODWARD JOHN	7595 E HIGHPOINT RD YORKVILLE, IL 60560-		PERMIT COORDINATOR - ZENA GRAY
2/26/2024	242024044 24 Solar	01-14-126-002 BLACKWELL TONYA & GAGE	2050 ROCK CREEK RD PLANO, IL 60545-	ROCK CREEK ESTATES UNIT 1	SUNRUN INSALLATION SERVICES INC.
1/30/2024	242024034 24 Solar	05-17-121-005 PISANO MARCOS	85 ETHEL CT YORKVILLE, IL 60560-	RONHILL ESTATES	VANTAGE HOME SOLAR LLC
4/25/2024	242024119 24 Solar	05-02-201-003 PAVILIONIS RITAS JON	6069 AUDREY AVE YORKVILLE, IL 60560-	ROSEHILL	SUNRUN INSTALLATION
4/25/2024	242024118 24 Solar	03-04-179-017 RETTERER EDWARD G & JOAN	29 PEMBROOKE RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 29	PAOLA PEREZ/BRIGHT PLANET SOLAR
4/25/2024	242024112 24 Solar	03-02-227-009 U STOR IT #2 (OSWEGO) LLC	184 ROUTE 30 AURORA, IL 60503-		OPAL ENERGY GROUP LLC
7/10/2024	242024225 24 Solar	03-08-279-009 ALLEN TODD	114 CIRCLE DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 21	SUNRUN INSTALLATION
7/10/2024	242024220 24 Solar	05-10-200-010 DIAZ HUGO & CEPEDA JAVIER	8222 ROUTE 126 YORKVILLE, IL 60560-		BRS FIELD OPS LLC
6/28/2024	242024211 24 Solar	03-07-276-005 HUNT JEFFREY H & DAWN M	9 SHELL CT OSWEGO, IL 60543-	MARINA TERRACE	SOURCE SOLAR

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Issue	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
6/26/2024	242024207 24 Solar	03-07-230-016 DELGADO ANTONIO & CARMEN	4 SHELL CT OSWEGO, IL 60543-	MARINA TERRACE	BRIGHT PLANET SOLAR
4/22/2024	242024110 24 Solar	06-14-200-016 EICHELBERGER EDWARD & NANCY S	8405 OLD RIDGE RD PLAINFIELD, IL 60586-		LEGACY SOLAR LLC
6/26/2024	242024206 24 Solar	03-04-378-015 DONALDSON ADRIENNE SUZANNE	75 PUEBLO RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 18	BRIGHT PLANET SOLAR
4/19/2024	242024105 24 Solar	09-07-200-027 PARKS THEODORE	13315 A GROVE RD MINOOKA, IL 60447-	HIGHGROVE	LEGACY SOLAR LLC
11/26/2024	242024376 24 Solar	07-13-400-006 FRIESTAD FARMS INC	12316 BUSHNELL SCHOOL RD NEWARK, IL 60541-		FREEDOM FOREVER IL LLC
6/18/2024	242024195 24 Solar	03-27-427-015 BOLTE GLENDA H	34 RED HAWK DR OSWEGO, RED HAWK LANDING IL 60543-	RED HAWK LANDING	
5/21/2024	242024172 24 Solar	03-08-226-005 ALFARO DANIELLE J & JOSE	32 GUILFORD RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 14	BRIGHT PLANET SOLAR
5/28/2024	242024171 24 Solar	02-23-101-001 MAGANA ANATOLIO & MARTHA	92 PARKWAY DR YORKVILLE, IL 60560-	RIVER RIDGE UNIT 2	BRIGHT PLANET SOLAR
5/16/2024	242024153 24 Solar		13871 HALE RD PLANO, IL 60545-		BRIGHT PLANET SOLAR
5/16/2024	242024152 24 Solar	CARLOTA  CARLOTA  CARLOTA	15 N BEREMAN RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 2	BRIGHT PLANET SOLAR
5/16/2024	242024151 24 Solar	03-07-430-001 MILLEN RYAN D	165 DOLORES ST OSWEGO, SHORE HEIGHTS UNIT 2 IL 60543-	SHORE HEIGHTS UNIT 2	GREEN GRIDS

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Subdivision Contractor Name	SHORE HEIGHTS UNIT 1 SUNRUN INSTALLATION	LGCY INSTALLATION SERVICES, LLC.	BOULDER HILL UNIT 3 BRIGHT PLANET SOLAR	BOULDER HILL UNIT 7 SUNRISE SOLAR	AG TECHNOLOGIES INC.	BOULDER HILL UNIT 29 SUNRUN INSTALLATION	, LYNWOOD EXTENSION 1 BRIGHT PLANET SOLAR	LGCY INSTALLATION SERVICES., LLC		ION DEVELOPER LLC	SPARC SOLAR LLC
Property Address	118 DOLORES ST OSWEGO, IL 60543-	2776 CANNONBALL TRL BRISTOL, IL 60512-	19 KNOLLWOOD DR MONTGOMERY, IL 60538-	9 SCARSDALE RD MONTGOMERY, IL 60538-	782 ROUTE 126 PLAINFIELD, IL 60544-	149 FERNWOOD RD MONTGOMERY, IL 60538-	45 E LYNCLIFF DR OSWEGO, LYNWOOD EXTENSION 1 IL 60543-	16627 STEPHENS RD NEWARK, IL 60541-	13825 LISBON RD NEWARK, IL 60541-	2200 HOLT RD MINOOKA, IL 60447-	13889 HUGHES RD NEWARK, II 60541-
Parcel Number Owner Name	03-07-429-022 DOLPH RADAVICH ALYSSA & GALARZA	S2-16-476-001 STOLPESTAD NORMAN H & JILL E	03-05-278-017 CINNAMON PAUL C SR & MARGARET F	03-05-453-020 RYAN PATRICK J & PAULINE D	06-13-101-011 RUFFATTO MIKE & ERYN	03-04-253-007 AVITIA JUAN & AVITIA LUIS ENRIQUE	02-23-228-004 GROB MATTHEW M & FU LAURA	07-29-300-003 FARIAS MICHAEL DAVID & JENNIFER	07-12-400-003 SIEVERS KATHERYNNE E &	DYAN P 09-34-400-002 MCDANIEL PAUL & GAYLE LYNN	04-35-100-003
Permit ID Permit Category	242024150 24 Solar	242024148 24 Solar	242024146 24 Solar	242024145 24 Solar	242024144 24 Solar	242024127 24 Solar	242024026 24 Solar	242024020 24 Solar	242024369 24 Solar	242024367 24 Solar	242024361
Issue Date	5/14/2024	5/14/2024	5/14/2024	5/14/2024	5/14/2024	5/1/2024	1/10/2024	1/2/2024	11/21/2024	11/21/2024	11/13/2024

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Ssue	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
11/8/2024	242024358 24 Solar	02-21-401-002 BAROCIO EXPEDITO JR & PATRICIA	3 LEXINGTON CIR YORKVILLE, IL 60560-	BLACKBERRY CREEK	FREEDOM FOREVER IL LLC
10/29/2024	242024348 24 Solar	08-17-200-001 FRIESTAD KIRK & PHYLLIS	10065 CHICAGO RD NEWARK, IL 60541-		FREEDOM FOREVER IL LLC
10/29/2024	242024345 24 Solar	02-23-152-007 GUMP CHARLES W & DIXIE L	13 PARKWAY DR YORKVILLE, IL 60560-	RIVER RIDGE UNIT 3	CERTASUN LLC
10/21/2024	242024338 24 Solar	03-08-253-022 KLIMEK JENNIFER L	15 CEBOLD DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 17	SUNRUN INSTALLATION
10/1/2024	242024314 24 Solar	03-04-427-017 ARDILES JEANN C & TORO YRMA	159 HEATHGATE RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 26	SUNRUN INSTALLATION
10/1/2024	242024313 24 Solar	02-22-126-001 GONZALES SANDRAK	54 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 60560-	BRISTOL LAKE SUB	SUNRUN INSTALLATION
10/3/2024	242024312 24 Solar	07-01-400-002 ANDERSON J SCOTT	12190 NEWARK RD NEWARK, IL 60541-		LEGACY SOLAR
2/7/2024	242024001 24 Solar	03-08-277-024 LAMBERTY MATTHEW	17 FIELDPOINT RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 17	FREEDOM FOREVER IL. LLC
10/15/2024	242024310 24 Solar	03-09-154-009 ORTIZ ANGELICA V & LUIS A	34 PICKFORD RD MONTGOMERY, IL 60538-	BOULDER HILL UNIT 21	SUNRUN INSTALLATION
9/12/2024	242024296 24 Solar	02-23-153-005 BENDA JOHN L & LINDA M	22 PARKWAY DR YORKVILLE, IL 60560-	RIVER RIDGE UNIT 3	SUNRUN INSTALLATION
9/12/2024	242024295 24 Solar	03-07-427-013 TAYLOR SHAWN & KRISTI	136 LAURIE LN OSWEGO, IL 60543-	SHORE HEIGHTS UNIT 1	SUNRUN INSTALLATION

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lssue	Permit ID	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
9/10/2024	242024292 24 Solar	05-16-300-009 CROSS EVANGELICAL LUTHRN CHRCH	8535 ROUTE 47 YORKVILLE, IL 60560-		TEXON SOLAR ENERGY LLC
8/21/2024	242024277 24 Solar	06-02-176-005 PLAYER KATHERINE E	128 OSWEGO PLAINS DR OSWEGO, IL 60543-	ERICKSONS RESUB	GREENGRIDS LLC
8/14/2024	242024267 24 Solar	02-11-252-001 SKEEN RAYMOND L & PATRICIA L	56 W HIGHLAND DR BRISTOL, IL 60512-	STORYBOOK HIGHLANDS UNIT 2	FREEDOM FOREVER IL LLC
8/9/2024	242024264 24 Solar	01-01-200-015 APPEL BRYAN W & DIANE M	180 JETER RD PLANO, IL 60545-		INDEPENDENCE RENEWABLE ENERGY
7/30/2024	242024247 24 Solar	03-04-155-005 SPANG BRIAN J & GERALDINE M	8 PEMBROOKE RD MONTGOMERY, IL 60538-	ST LUKES CHURCH SUB UNIT 1	BRIGHT PLANET SOLAR
7/30/2024	242024246 24 Solar	09-15-300-006 KUBACKI MICHAEL D & DOREEN M	2652 ROUTE 52 MINOOKA, IL 60447-		INDEPENDENCE RENEWABLE ENERGY
7/24/2024	242024239 24 Solar	03-07-427-007 RIGGS PAUL	140 LAURIE LN OSWEGO, IL 60543-	SHORE HEIGHTS UNIT 1	BRIGHT PLANET SOLAR
7/16/2024	242024233 24 Solar	05-12-276-002 ARMSTRONG ERRIN & SHIRLEY	7461 CLUBHOUSE DR YORKVILLE, IL 60560-	WHITETAIL RIDGE	TESLA INC.
7/15/2024	242024232 24 Solar	03-07-254-001 GASCA JOSE A & DEGASCA MA	117 KRISTINE ST OSWEGO, IL 60543-	SHORE HEIGHTS UNIT 2	BRIGHT PLANET SOLAR
4/17/2024	242024100 24 Solar	01-16-427-004 BURROUGHS ERIC B & BROOKE N	41 N LINDEN DR PLANO, IL 60545-	MEYERBROOK UNIT 1	BRIGHT PLANET SOLAR
11/20/2024	242024364 24 Solar	02-22-126-004 LEIFHEIT ELMER B & NANCY	26 LAKEVIEW DR YORKVILLE, IL 60560-	BRISTOL LAKE SUB	BRS FIELD OPS, LLC.

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Issue	₽	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
4/12/2024	1/12/2024 242024097	03-04-476-027	66 PADDOCK ST	<b>BOULDER HILL UNIT 22</b>	BRIGHT PLANET
	24 Solar	LOPEZ JUAN M & YESINIA	MONTGOMERY, IL 60538-		SOLAR
4/9/2024	242024087	06-14-200-002	1226 ROUTE 126		BRIGHT PLANET
	24 Solar	VIDMAR JOHN E & WILHELMINE	PLAINFIELD, IL 60586-		SOLAR
3/29/2024	242024085	03-08-227-032	15 OLD POST RD	<b>BOULDER HILL UNIT 17</b>	BRIGHT PLANET
	24 Solar	BRAVO LORENZO H	MONTGOMERY, IL 60538-		SOLAR

#### Permit Summary by Category Kendall County

Permit Category	Count	<b>Estimated Cost</b>	Permit Fees	Land Cash
House	3	\$2,325,892	\$10,278	\$3,578
Accessory Buildings	3	\$187,500	\$200	\$0
Remodeling	1	\$98,844	\$460	\$0
Commercial - B Zone	1	\$12,485,587	\$0	\$0
Driveway	1	\$0	\$0	\$0
Solar	6	\$147,116	\$2,100	\$0
Al-	15	\$15,244,939	\$13,038	\$3,578

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242025005 24 Solar	242025006 24 Solar	242024366 24 Solar	242025001 24 Solar	182025011 18 Driveway	142024365 14 Demolitions	082024372 08 Barns/Farm Buildings	052025014 05 Remodeling	032025013 03 Accessory Buildings	032025009 03 Accessory Buildings	012024377 01 House	Permit Category	Permit ID
05-07-127-003 WITZEL BARRY & WEISMILLER AUDREY	03-04-376-032 YNESTROZA MIGUEL & VILLANUEVA LAURA	04-09-300-008 MURO JOSEPH A	06-02-102-004 ANDRADE EDUARDO M & MCARAN LAURA G	07-27-100-003 CERVANTES JOSE CARMEN LOPEZ &	02-23-176-011 TULLOCH JOHN R & BERNICE E	082024372 02-22-151-018 08 Barns/Farm Buildings ATCHISON WILLIAM A & JODI L	06-07-226-015 PAXTON NICHOLAS B & PAULA	03-24-400-012 MUNOS OMAR & BARRERA CINTHIA	02-11-300-031 ZIMMERMAN CRAIG S & DIANE K	05-12-277-002 HOWARD JB & JEAN	Owner Name	Parcel Number
30 LAKESIDE CT YORKVILL IL 60560-	31 LONGBEACH RD MONTGOMERY, IL 60538-	7850 WHITFIELD RD NEWARK, IL 60541-	6239 SOUTHFIELD LN OSWEGO, IL 60543-	•	7630 ROUTE 34 OSWEGO, IL 60543-	8877 KENNEDY RD YORKVILLE, IL. 60560	7335 FAIRWAY DR YORKVILLE, IL 60560-	3900 STEWART RD OSWEGO, IL. 605 <b>4</b> 3	7861 GALENA RD BRISTOL, IL 60512-	7310 CLUBHOUSE DR YORKVILLE, IL 60560-	Property Address	
30 LAKESIDE CT YORKVILLE, PAVILLION HEIGHTS UNIT IL 60560-			SOUTHFIELD ESTATES		L		WHITETAIL RIDGE			WHITETAIL RIDGE	Subdivision	
SUNRUN INSTALLATION		FREEDOM FOREVER IL LLC	PAIGE SMITH		JMK CONSTRUCTION 5 INC		CLEAN EDGE CONSTRUCTION			REVOLUTION BUILDERS CUSTOM	Contractor Name	

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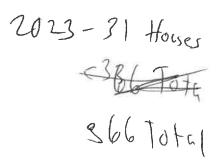
PEREZ LUIS A & ROIG-FLORES SALLY

Permit ID	Parcel Number			
Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
242025003	03-04-251-027	46 HUNTER DR	BOULDER HILL UNIT 34 SUNRUN	SUNRUN
24 Solar	PATTON MICHAEL &	MONTGOMERY, IL 60538-		INSTALLATION
	GEORGINA			
242025002	03-04-176-019	116 FERNWOOD RD	<b>BOULDER HILL UNIT 33</b>	SUNRUN
24 Solar	PEREZ LUIS A &	MONTGOMERY, IL 60538-		INSTALLATION

#### Permit Summary by Category by Month Kendall County

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Permit Category	Total	Jan	Feb	Mar	Apr	May	Jun	Jul	Aug	Sep	Oct	Nov	Dec
House	49	3	1	5	2	3	5	3	4	8	8	4	3
Garage	5	0	0	2	1	0	0	0	0	0	2	0	0
Accessory Buildings	61	2	4	6	12	9	5	2	7	4	6	1	3
Additions	18	0	0	1	3	1	5	2	3	1	0	2	0
Remodeling	22	3	1	3	3	2	0	1	2	2	3	1	1
Commercial - B Zone	4	0	1	0	0	0	0	2	0	0	0	0	1
Barns/Farm Buildings	18	0	3	1	1	2	1	2	0	0	6	2	0
Signs	1	0	0	0	1	0	0	0	0	0	0	0	0
Swimming Pools	30	0	0	4	3	5	2	10	2	1	1	2	0
Decks	19	0	0	2	1	5	1	3	3	2	1	1	0
Demolitions	10	0	1	1	0	3	2	1	1	0	0	1	0
Electrical Upgrades	7	1	0	1	1	1	2	0	0	0	0	1	0
Change in Occupancy	5	0	0	2	0	0	1	0	1	1	0	0	0
Driveway	11	0	0	2	3	1	1	0	0	0	3	0	1
Fire Restoration	2	1	0	0	0	0	0	0	1	0	0	0	0
Patio	8	0	0	0	2	2	1	0	2	0	1	0	0
Generator	18	1	0	1	0	2	2	2	2	2	2	4	0
Solar	66	2	2	4	10	10	4	7	3	4	6	8	6
	354	13	13	35	43	46	32	35	31	25	39	27	15



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10/31/2024	9/16/2024	12/7/2024	11/13/2024	4/25/2024	9/10/2024	4/1/2024	6/18/2024	8/9/2024	10/10/2024	6/28/2024	Issue Date
012024331 01 House	012024301 01 House	012024377 01 House	012024326 01 House	012024031 01 House	012024291 01 House	012024068 01 House	012024182 01 House	012024258 01 House	012024308 01 House	012024192 01 House	Permit ID Permit Category
06-07-374-011 REVOLUTION INVESTMENTS LLC	09-15-300-026 GORE BRIAN R & JENNIFER A	05-12-277-002 HOWARD JB & JEAN	05-12-228-015 TEK DEVELOPMENT LLC	09-16-400-010 AGUILAR MIGUEL & IDOLINA	05-17-301-004 HEY MICHAEL & MARGUERITE	05-12-276-008 DIAZ JOSEPH & PATRICIA	01-25-376-004 TIM GREYER BUILDERS INC.	06-05-402-009 BROSSMAN MICHAEL A & DUKALA DANUTA	02-35-382-005 KDO TRUST	08-01-100-005 WESTPHALL CORY & KYLIE	Parcel Number Owner Name
5844 CHAMPIONSHIP CT YORKVILLE, IL 60560-	14757 JUGHANDLE RD MINOOKA, IL 60447-	7310 CLUBHOUSE DR YORKVILLE, IL 60560-	7179 IRONWOOD CT YORKVILLE, IL 60560-	3400 ROUTE 52 MINOOKA, IL 60447-	8707 DOE CT YORKVILLE, IL 60560-	7605 CLUBHOUSE DR YORKVILLE, IL 60560-	12446 MITCHELL DR. PLANO, SCHAEFER WOODS IL. 60545	4180 STEAM MILL CT OSWEGO, IL 60543-	5892 DANIELLE LN YORKVILLE, IL 60560-	6744 HELMAR RD YORKVILLE, IL 60560-	Property Address
WHITETAIL RIDGE		WHITETAIL RIDGE	WHITETAIL RIDGE		DEERE CROSSING SUB	WHITETAIL RIDGE	SOUTH UNIT 2	HENNEBERRY WOODS UNIT 1	FIELDS OF FARM COLONY OWNER UNIT 2		Subdivision
REVOLUTION BUILDERS CUSTOM		REVOLUTION BUILDERS CUSTOM			CHARLES JAMES CUSTOM HOMES	DWELL HOMES, INC.	TIM GREYER BUILDERS INC.	REVOLUTION BUILDERS CUSTOM	OWNER		Contractor Name

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012024269 01 House	012024023 01 House	012024094 01 House	012024223 01 House	012024059 01 House	012024022 01 House	012024155 01 House	012024290 01 House	012024077 01 House	012024336 01 House	012024257 01 House	Permit ID Permit Category
06-07-375-011 EVANS ACQUISITIONS LLC	04-21-252-002 YENTER KELLI & CHRIS	04-21-125-032 BRATLAND JAY S & MICHELLE J	06-08-101-013 MONTES JORGE A & HILDA G	04-21-125-018 AVERY JOHN R & LAUREN J	05-18-228-003 DOLIN JULIE A	03-14-400-007 DOUGLAS GILES N & JOANNE L	01-35-478-005 ALBRIGHT STAN & RACHEL	05-12-278-002 CALDWELL JODI J & BRAD A	06-07-228-004 MCCUE DEVELOPMENT INC	02-36-300-003 WAESCO SEAN & JENNIFER	Parcel Number Owner Name
7793 BENTGRASS CIR YORKVILLE, IL 60560-	15536 PROSPECT HILL DR NEWARK, IL 60541-	9204 CHATHAM PL NEWARK, IL 60541-	7180 ROBERTS CT OSWEGO, IL 60543-	15681 COBB CT NEWARK, IL 60541-	8019 WILSON COURT YORKVILLE, IL. 60560	2880 ROTH RD OSWEGO, IL 60543-	6027 POLO CLUB DR YORKVILLE, IL 60560-	6112 LEGACY CIR YORKVILLE, IL 60560-	7334 FAIRWAY DRIVE YORKVILLE, IL. 60560	6649 RESERVATION RD YORKVILLE, IL 60560-	Property Address
WHITETAIL RIDGE	ESTATES OF MILLBROOK UNIT 3	UNIT 3	GROVE ESTATES	ESTATES OF MILLBROOK UNIT 1	TANGLEWOOD TRAILS		THE WOODS OF SILVER SPRINGS	WHITETAIL RIDGE	WHITETAIL RIDGE		Subdivision
EVANS ACQUISITIONS LLC	MCCUE BUILDERS INC.	REVOLUTION BUILDERS	ED SALOGA DESIGN BUILD	IMPERIAL CONSTRUCTION -	CL DESIGN BUILD INC	INC.	HOMEOWNER	KINGS COURT BUILDERS INC.	MCCUE BUILDERS INC.		Contractor Name

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012024186 01 House	012024174 01 House	024 012024355 01 House	2024 012024328 01 House	2024 012024341 01 House	012024297 01 House	012024194 01 House	24 012024165 01 House	024 012024316 01 House	012024060 01 House	012024201 01 House	ID Permit Category
06-07-375-005 SHILKAITIS MATTHEW & SAMANTHA	06-07-375-002 OLIVER GEORGE S & HEIDI R	06-07-402-012 CAK INVESTMENTS LLC	06-07-405-003 QASIM FAHAD	WILSON CHRISTOPHER E &	06-07-373-001 EVANS ACQUISITIONS LLC & TEK	09-24-400-027 TOSO SHAWN J & SARAH M	06-07-374-001 HATCH MICHAEL & ANGELA	05-18-250-016 LOCKETT WILLIAM & LYNN	06-07-374-008 REVOLUTION INVESTMENTS, LLC	06-07-402-005 MCCUE DEVELOPMENT INC	Parcel Number  Owner Name
5645 WATERS EDGE CT YORKVILLE, IL 60560-	7723 BENTGRASS CIR YORKVILLE, IL 60560-	5521 LEGEND DRIVE YORKVILLE, IL. 60560	5508 LEGEND DR YORKVILLE, IL 60560-	6272 MINKLER RD YORKVILLE, IL 60560-	5983 CHAMPIONSHIP CT YORKVILLE, IL 60560-	15625 COUNTY LINE RD MINOOKA, IL 60447-	5750 CHAMPIONSHIP CT. YORKVILLE, IL. 60560	11315 BRIGHTON OAKS DRIVE YORKVILLE, IL. 60560	5946 CHAMPIONSHIP CT YORKVILLE, IL 60560-	7698 FAIRWAY DR YORKVILLE, IL 60560-	Property Address
WHITETAIL RIDGE	WHITETAIL RIDGE	WHITETAIL RIDGE	WHITETAIL RIDGE		WHITETAIL RIDGE		WHITETAIL RIDGE	BRIGHTON OAKS 30 ESTATES	WHITETAIL RIDGE	WHITETAIL RIDGE	Subdivision
LIBERTY BUILDERS LLC	CHARLES JAMES CUSTOM HOMES	MWK CONSTRUCTION INC.	MARCO A DEL TORO JR		EVANS ACQUISITIONS LLC	165	DWELL HOMES, INC.	ED SALOGA DESIGN BUILD	REVOLUTION CUSTOM HOMES	MCCUE BUILDERS INC.	Contractor Name

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022024333 02 Garage	012024357 01 House	012024095 01 House	012024237 01 House	012024303 01 House	012024226 01 House	012024272 01 House	012024325 01 House	012024288 01 House	012024041 01 House	012024058 01 House	Permit Category	Permit
06-02-103-005 LEDBETTER KEVIN & ANNETTE M	01-23-100-012 HAMMAN JOSEPH P & MARCY	09-18-300-019 QUEZADA IRMA LOYA	05-12-205-007 EELMAN PETER R & RAMPERSAD MIA M	04-21-105-001 STERIOTI FRANK & AUDREY	05-12-220-003 JORDAN LEO & KEANDRA	06-07-226-012 TJ BAUMGARTNER CUSTOM HOMES	04-21-103-005 SCHOFIELD, TIMOTHY J	05-03-276-003 CRUZ ERIC	04-16-351-008 SPENCER JOHN & WENDY	02-30-300-009 BECK RYAN & SHANNON	Owner Name	Parcel Number
6076 SOUTHFIELD LN OSWEGO, IL 60543-	13355 FAXON RD PLANO, IL 60545-	14918 BRISBIN RD MINOOKA, IL 60447-	6340 WHITETAIL RIDGE CT YORKVILLE, IL 60560-	16026 S STONEWALL DR NEWARK, IL 60541-	6325 VALLEYVIEW CT YORKVILLE, IL 60560-	7295 FAIRWAY DR YORKVILLE, IL 60560-	15810 S STONEWALL DR NEWARK, IL 60541-	6246 RAVINE CT YORKVILLE, RAVINE WOODS SUB IL 60560-	8982 WILCOX CT MILLBROOK, IL 60536-	4518 ELDAMAIN RD PLANO, IL. 60545	Property Address	
SOUTHFIELD ESTATES			WHITETAIL RIDGE	ESTATES OF MILLBROOK UNIT 4	WHITETAIL RIDGE	WHITETAIL RIDGE	ESTATES OF MILLBROOK UNIT 3	;, RAVINE WOODS SUB	ESTATES OF MILLBROOK UNIT 1		Subdivision	
			CHARLES JAMES CUSTOM HOMES	REVOLUTION BUILDERS CUSTOME	KING'S COURT BUILDERS INC.	BAUMGARTNER CUSTOM HOMES, INC.		HOMEOWNER			Contractor Name	

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Issue	ם פ	Parcel Number			
Date	Permit Category	Owner Name	Property Address	Subdivision	Contractor Name
3/25/2024	022024073 02 Garage	08-18-300-009 MILLER JORDAN & KATE	14534 LISBON RD NEWARK, IL 60541-		
10/29/2024	022024344 02 Garage	04-30-326-001 JENSEN BILLY JOE & STEPHANIE	10388 FOX RIVER DR NEWARK, IL 60541-		CLEARY BUILDING CORP
4/8/2024	022024082 02 Garage	04-16-176-011 TECKENBROCK LEANN M	23 HARRIS AVE MILLBROOK, IL 60536-	MILLBROOK (ORIG TOWN) EVERLAST PORTABLE PT VACATED BUILDINGS	EVERLAST PORTABI BUILDINGS
4/9/2024	022024089 02 Garage	02-34-202-014 MAJCHEREK PETER & KAREN GRIDLEY	148 RIVERSIDE DR YORKVILLE, IL 60560-	FOX RIVER WOODLANDS	COACH HOUSE GARAGES
6/3/2024	032024178 03 Accessory Buildings	03-08-280-029 STILES TRACEY	7 FIELDCREST DR MONTGOMERY, IL 60538-	BOULDER HILL UNIT 17	
5/29/2024	032024169 03 Accessory Buildings	05-07-403-009 TATER TOT TRUST	71 TIMBERCREEK DR YORKVILLE, IL 60560-	TIMBER CREEK SUB	
9/17/2024	032024254 03 Accessory Buildings	01-14-200-012 TRESTLER WESTON D & JENNIFER L	22 SCHOMER LN PLANO, IL 60545-		
8/20/2024	032024131 03 Accessory Buildings	01-25-400-009 KENDALL COUNTY FOREST PRESERVE 1	4845 ELDAMAIN RD PLANO, IL 60545-		
4/9/2024	032024092 03 Accessory Buildings	05-18-300-006 PETERS DANIEL C & SUZANNE M	8751 B E HIGHPOINT RD YORKVILLE, IL 60560-	HIGHPOINT HILLS	
4/8/2024	032024081 03 Accessory Buildings	02-35-380-015 ANDERSON LAUREN S	7694 MADELINE DR YORKVILLE, IL 60560-	FIELDS OF FARM COLONY UNIT 3	
7/23/2024	032024234 03 Accessory Buildings	06-05-402-010 WEZNER MATTHEW R & KELLY DONADO	4160 STEAM MILL CT OSWEGO, IL 60543-	HENNEBERRY WOODS UNIT 1	

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032024036 03 Accessory Buildings	032024037 03 Accessory Buildings	032024038 03 Accessory Buildings	032024189 03 Accessory Buildings	032024106 03 Accessory Buildings	032024102 03 Accessory Buildings	032024123 03 Accessory Buildings	032024039 03 Accessory Buildings	032024306 03 Accessory Buildings	032024305 03 Accessory Buildings	032024139 03 Accessory Buildings	Permit ID Permit Category
02-35-103-013 HATHAWAY BRADFORD L &	09-32-200-010 ZABEL KENNETH & ARIAS JASMINE	03-18-401-009 SMITH MARTY E & CONSTANCE M	02-35-301-010 CATANESE DANIEL & LORA F	02-11-101-005 SPARTO MARIO & KAY LEIGH	05-34-200-003 COBBLE JEFFERY & ERIN	03-07-231-002 RAJU RAJIV LUKE & RAJU SHANTA & RAJU	09-04-100-013 SALINAS RAFAEL & MARIA M	01-35-478-006 Stan and Rachel Albright	02-27-303-001 MANSANAREZ ANTHONY J	01-34-300-008 BILEK JEFFREY S	Parcel Number Owner Name
7807 VAN EMMON RD YORKVILLE, IL 60560-	4187 WHITEWILLOW RD MINOOKA, IL 60447-	66 OSAGE CT OSWEGO, IL 60543-	5847 FIELDS DR YORKVILLE, IL 60560-	83 E LARKSPUR LN BRISTOL, IL 60512-	11143 ASHLEY RD YORKVILLE, IL 60560-	37 W ANCHOR RD OSWEGO IL 60543-	12452 MCKANNA RD MINOOKA, IL 60447-	6015 POLO CLUB DR YORKVILLE, IL 60560-	4440 TUMA RD YORKVILLE, IL 60560-	14824 MILLHURST RD PLANO, IL 60545-	Property Address
WENDLING SUB		HIGHLAND SUB		WILLOWBROOK UNIT 3		GO, MARINA TERRACE		THE WOODS OF SILVER SPRINGS PHASE 3			Subdivision
				BOB LEE CONSTRUCTION				Stan and Rachel Albright			Contractor Name

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032025009 03 Accessory Buildings	032024086 03 Accessory Buildings	032024311 03 Accessory Buildings	032024319 03 Accessory Buildings	032024343 03 Accessory Buildings	032024350 03 Accessory Buildings	032025013 03 Accessory Buildings	032024337 03 Accessory Buildings	032024255 03 Accessory Buildings	032024108 03 Accessory Buildings	032024021 03 Accessory Buildings	Permit ID Permit Category
02-11-300-031 ZIMMERMAN CRAIG S & DIANE K	04-16-101-011 ZARCONE CHRISTOPHER S &	02-35-432-003 ODONOGHUE WILLIAM T & STEPHANIE L	02-28-153-003 EGERT KAREN	06-04-400-005 UNDERWOOD TODD J & ALISON W	05-17-103-005 CRACKEL TODD & CASSANDRA	03-24-400-012 MUNOS OMAR & BARRERA CINTHIA	02-34-202-006 DITCHFIELD DANIEL M	03-05-278-024 WEST MICHAEL & AMBER	02-03-300-025 BERNHARDT RANDAL J & RAMONA L	02-15-353-002 STEINWAY BRIAN & KIMBERLY	Parcel Number Owner Name
7861 GALENA RD BRISTOL, IL 60512-	45 SHAGBARK LN MILLBROOK, IL 60536-	5650 SCHMIDT LN YORKVILLE, IL 60560-	206 PLEASURE DR YORKVILLE, IL 60560-	6909 SCHLAPP RD OSWEGO, IL 60543-	10910 TANGLEWOOD TRAILS DR YORKVILLE, IL 60560-	3900 STEWART RD OSWEGO, IL. 60543	154 RIVERSIDE DR YORKVILLE, IL 60560-	5 KNOLLWOOD DR MONTGOMERY, IL 60538-	927 B DICKSON RD BRISTOL, IL 60512-	90 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 60560-	Property Address
	FOXHURST UNIT 6	FARM COLONY	COUNTRYSIDE SUB UNIT		TANGLEWOOD TRAILS		FOX RIVER WOODLANDS	BOULDER HILL UNIT 3	î	L BRISTOL LAKE SUB	Subdivision
		TUFF SHED, INC.			JEFF WEHRLI				BOB LEE CONSTRUCTION		Contractor Name

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032024067 03 Accessory Buildings	032024228 03 Accessory Buildings	032024158 03 Accessory Buildings	032024282 03 Accessory Buildings	032024266 03 Accessory Buildings	032024129 03 Accessory Buildings	032024090 03 Accessory Buildings	032024159 03 Accessory Buildings	032024053 03 Accessory Buildings	032024109 03 Accessory Buildings	032024069 03 Accessory Buildings	Permit ID Permit Category
05-35-200-013 BOYD ROBERT J	03-05-454-023 MARTINEZ JEYLIN REYNA	02-22-102-014 ARGYILAN GRANT	04-02-230-015 TUGMAN THOMAS & ERIN M	02-21-326-008 HILL MICHAEL D & CRISTINA	03-04-153-007 MCKENTY VICKI & BEYNE APRIL	09-22-200-004 HAASE DOUGLAS	02-36-106-002 RAND JOSEPH & SHERI J	02-21-200-015 DENARDO WARREN C & JACLYNN M	02-24-103-001 ARROYO OSVALDO E & JOSE E	03-08-277-020 MYLES VICTORIA & KENNY	Parcel Number Owner Name
11103 CHURCH RD YORKVILLE, IL 60560-	16 CURTMAR CT MONTGOMERY, IL 60538-	17 LILLIAN LN YORKVILLE, I 60560-	6185 RED GATE LN YORKVILLE, IL 60560-	10 CONCORD CT YORKVILLE, IL 60560-	31 GREENBRIAR RD MONTGOMERY, IL 60538-	15100 JUGHANDLE RD MINOOKA, IL 60447-	292 TALLGRASS LN YORKVILLE, IL 60560-	9025 KENNEDY RD YORKVILLE, IL 60560-	21 RIVERWOOD CT OSWEGO, IL 60543-	9 FIELDPOINT RD MONTGOMERY, IL 60538-	Property Address
	BOULDER HILL UNIT 7	IL BRISTOL LAKE SUB	THE WOODS OF SILVER SPRINGS	BLACKBERRY CREEK	BOULDER HILL UNIT 3	AUX SABLE OAKS UNIT 1	FARM COLONY UNIT 2 PHAE 3		RIVER WOOD FARMS	BOULDER HILL UNIT 17	Subdivision
BOB LEE CONSTRUCTION		MORTON BUILDINGS	STRONGHOLD CONSTRUCTION &			HOMEOWNER		BOB LEE CONSTRUCTION	BOB LEE CONSTRUCTION		Contractor Name

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032024134 03 Accessory Buildings	032024294 03 Accessory Buildings	032024107 03 Accessory Buildings	032024199 03 Accessory Buildings	032024167 03 Accessory Buildings	032024273 03 Accessory Buildings	032023264 03 Accessory Buildings	032024363 03 Accessory Buildings	032024080 03 Accessory Buildings	032024334 03 Accessory Buildings	032024327 03 Accessory Buildings	Permit ID Permit Category
03-18-376-007 RAMIREZ SALVADOR C & ANGELA	02-35-413-013 ABBAS ALAA MOHAMMAD &	05-08-351-005 DYSON JAMES R & CONNIE R	09-07-200-036 BEARD ROBERT & LISA	05-18-250-006 WHITEHORN JESSE JR & ALEXANDER TIFFANY	04-09-377-002 ROE DAVID W & JESY	03-07-276-011 BRITT STEVEN P & KATIE L	03-04-277-032 THURLBY MAYNARD E & DEBRA H	02-35-380-015 ANDERSON LAUREN S	05-02-128-011 MANSMITH STEVEN M & KRISTEN	06-06-201-009 BONNELL DUSTIN J & CHRISTINA M	Parcel Number Owner Name
6 W PLEASANTVIEW DR OSWEGO, IL 60543-	7340 GILDA CT YORKVILLE, IL 60560-	10957 BRANDENBURG WAY YORKVILLE, IL 60560-	13217 GROVE RD MINOOKA, IL 60447-	11369 BRIGHTON OAKS DR YORKVILLE, IL 60560-	8 SHAGBARK LN NEWARK, ii 60541	16 SHORE CT OSWEGO, IL 60543-	20 AFTON DR MONTGOMERY, IL 60538-	7694 MADELINE DR YORKVILLE, IL 60560-	7501 ROSE HILL CT YORKVILLE, IL 60560-	30 NAAUSAY CT OSWEGO, II 60543-	Property Address
RIVERVIEW HEIGHTS	FIELDS OF FARM COLONY STRONGHOLD UNIT 4 CONSTRUCTION	TANGLEWOOD TRAILS		BRIGHTON OAKS ESTATES	il. FOXHURST UNIT 6	MARINA TERRACE	BOULDER HILL UNIT 27	FIELDS OF FARM COLONY UNIT 3	ROSEHILL	IL NA-AU-SAY WOODS	Subdivision
RMT PROPERTIES LLC	CONSTRUCTION &		MILMAR BUILDINGS	ARROYO LAWNCARE & SNOW	RUFF SHED, INC.	171	CEMENTRIX		TUFF SHED	NL MORTON BUILDINGS, LTD.	Contractor Name

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032024180 03 Accessory Buildings	032024160 03 Accessory Buildings	032024070 03 Accessory Buildings	032024191 03 Accessory Buildings	032024029 03 Accessory Buildings	032024187 03 Accessory Buildings	032024027 03 Accessory Buildings	032024091 03 Accessory Buildings	032024271 03 Accessory Buildings	032024098 03 Accessory Buildings	032024274 03 Accessory Buildings	Permit ID Permit Category
06-05-153-005 KENDRICK KENNETH T & KATHLEEN	06-14-200-009 BAMBIC ROBERT	02-30-400-010 MURILLO OMAR & ELIZABETH EULALIA	05-18-300-021 DUKES FARM LLC %BRIAN J MORAN	02-20-401-001 ULNER GREG	03-04-456-011 HERNANDEZ CHRISTYAN	05-18-228-003 DOLIN JULIE A	06-15-100-008 ODONOVAN-MAYA SUSAN	03-18-379-006 HERHOLD JAMES E	07-24-200-003 COOSE RONALD & MAHN TINA	03-04-280-005 BUMALAY MICHAEL & ROBIN	Parcel Number Owner Name
79 E TIMBERLAKE TRL OSWEGO, IL 60543-	8435 B OLD RIDGE RD PLAINFIELD, IL 60586-	11287 RIVER ROAD PLANO, IL. 60545	8724 W HIGHPOINT RD YORKVILLE, IL 60560-	3651 CANNONBALL TRL YORKVILLE, IL 60560-	96 SAUGATUCK RD MONTGOMERY, IL 60538-	8019 WILSON COURT YORKVILLE, IL. 60560	2884 ROUTE 126 PLAINFIELD, IL 60544-	34 S CHERRY DR OSWEGO, IL 60543-	15285 ROUTE 52 NEWARK, IL 60541-	59 AFTON DR MONTGOMERY, IL 60538-	Property Address
		GLEN NELSON SUB			BOULDER HILL UNIT 22	TANGLEWOOD TRAILS		RIVERVIEW HEIGHTS		BOULDER HILL UNIT 26	Subdivision
WICK BUILDINGS	ALL PRO CONCRETE INC.			METRONET INFRASTRUCTURE		4		BRANDON SPEARS			Contractor Name

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042024353 04 Additions	042024114 04 Additions	042024209 04 Additions	042024235 04 Additions	042024248 04 Additions	042024263 04 Additions	042024279 04 Additions	042024302 04 Additions	042024132 04 Additions	042024373 04 Additions	042024190 04 Additions	Permit ID Permit Category
03-05-476-007 GOLZ TYLER S	02-27-380-002 BAILEY JASON A	05-12-205-001 GRINTER BRIAN R & KATHLEEN M	03-07-252-016 MEDINA LUIS ALBERTO	02-15-353-002 STEINWAY BRIAN & KIMBERLY	01-26-300-028 MAGANA JOSE	05-24-300-003 JBMK LLC	02-14-426-004 BROOKER LISA R	09-31-200-004 ANGULA JAVIER & KARINA	03-05-253-025 FORESTA JOSEPH E III & MELANIE L	05-02-400-032 NICHOLS MARK & LOLA	Parcel Number Owner Name
8 CREVE CT MONTGOMERY, IL 60538-	61 RIVERSIDE DR YORKVILLE, IL 60560-	6285 WHITETAIL RIDGE CT YORKVILLE, IL 60560-	112 KEVIN LN OSWEGO, IL 60543-	90 LILLIAN LN YORKVILLE, IL 60560-	13969 HALE RD PLANO, IL 60545-	9625 HOPKINS RD YORKVILLE, IL 60560-	100 RICKARD DR OSWEGO, IL 60543-	5360 WHITEWILLOW RD MINOOKA, IL 60447-	13 W ALDON CT MONTGOMERY, IL 60538-	6650 B MINKLER RD YORKVILLE, IL 60560-	Property Address
, BOULDER HILL UNIT 7	FOX RIVER GARDENS	WHITETAIL RIDGE	SHORE HEIGHTS UNIT 2	_ BRISTOL LAKE SUB	SLOANS SUB		LYNWOOD EXTENSION 5				Subdivision
JOSEPH M PARASHIS-PARISHIS		J. STRAHANOSKI BUILDERS, INC.		BMF REMODELING		172			SUNSPACE BY ARBORVIEW		Contractor Name

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052024033 05 Remodeling	052024104 05 Remodeling	052024032 05 Remodeling	052024066 05 Remodeling	052024046 05 Remodeling	042024122 04 Additions	042024202 04 Additions	042024204 04 Additions	042024208 04 Additions	042024071 04 Additions	042024111 04 Additions	Permit ID Permit Category
03-06-200-006 MONTERO, ANGELICA & ORTIZ, MIGUELA	02-13-354-004 MUSSER BRETT R & AUBREY B	02-29-426-009 HANSON WILLIAM J & LORI ANNE	01-35-477-008 EDELMAN DAVID R & JILL A	03-31-302-002 HER TAO & PANG	02-29-130-019 SCHLAPP GARY D & BEVERLY	04-15-300-001 SUN JELLY CHICAGO RV LLC	03-05-353-011 FOX METRO WATER REC DIST	03-27-377-006 RAMEY DAVID A & APRIL I	01-10-301-003 CARRERA ARNULFO	09-32-100-004 ASCENCIO VICTOR H & DIAZ MAYRA K	Parcel Number Owner Name
5132 BASELINE RD OSWEGO, IL 60543-	145 RIVERWOOD DR OSWEGO, IL 60543-	216 GEORGEANNA ST YORKVILLE, IL 60560-	5900 D RED GATE LN YORKVILLE, IL 60560-	9 SETTLERS LN OSWEGO, IL HATTNER SUB 60543-	1022 INDEPENDENCE BLVD YORKVILLE, IL 60560-	8574 MILLBROOK RD NEWARK, IL 60541-	682 A ROUTE 31 OSWEGO, IL 60543-	113 LEISURE LN OSWEGO, IL 60543-	1700 LITTLE ROCK RD PLANO, IL 60545-	4552 WHITEWILLOW RD MINOOKA, IL 60447-	Property Address
	RIVER WOOD FARMS	COUNTRYSIDE SUB UNIT	THE BLUFF AT SILVER SPRINGS	IL HATTNER SUB			F	LEISURE LEA UNIT 3	SNYDER SUB		Subdivision
	MWK CONSTRUCTION INC.	HOGAN DESIGN & CONSTRUCTION	WATCHMEN MAINTENANCE &			LARSON HOMES INC.	WILLIAMS BROTHERS CONSTRUCTION INC.				Contractor Name

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052024120 05 Remodeling	052024149 05 Remodeling	052024270 05 Remodeling	052024298 05 Remodeling	052024317 05 Remodeling	052024346 05 Remodeling	052024222 05 Remodeling	052024307 05 Remodeling	052024340 05 Remodeling	052024281 05 Remodeling	052024135 05 Remodeling	Permit ID Permit Category
03-05-353-011 FOX METRO WATER REC DIST	03-07-429-012 FERGUSON TIMOTHY J & ANGELA N	02-35-382-003 STANLEY TIMOTHY & WENDY	02-33-276-005 GILLINGHAM JAMES & SUZANNE	05-17-103-006 STIVENDER EUGENE SCOTT	06-06-226-016 SANDERS GERALD & PATRICIA	02-16-276-006 MAGUIRE THOMAS F JR	03-08-201-013 HILGER RONALD J	02-34-226-006 KURZEN RAPHAELA & STALLMAN JAMES	02-35-413-011 RUMSHAS LEISA D	06-05-153-001 SMITH MARK & KATHY	Parcel Number Owner Name
682 A ROUTE 31 OSWEGO, IL 60543-	138 DOLORES ST OSWEGO, IL 60543-	5942 DANIELLE LN YORKVILLE, IL 60560-	98 QUINSEY RD YORKVILLE,  QUINSEY SUB IL 60560-	10932 TANGLEWOOD TRAILS DR YORKVILLE, IL 60560-	11 IROQUOIS CT OSWEGO, IL 60543-	21 NORTH ST BRISTOL, IL 60512-	65 CIRCLE DR MONTGOMERY, IL 60538-	8051 VAN EMMON RD YORKVILLE, IL 60560-	7388 GILDA CT YORKVILLE, IL 60560-	25 E TIMBERLAKE TRL OSWEGO, IL 60543-	Property Address
F	, SHORE HEIGHTS UNIT 1	FIELDS OF FARM COLONY ARTISAN UNIT 2 ENTERPI	, QUINSEY SUB	TANGLEWOOD TRAILS	NA-AU-SAY WOODS UNIT 2		BOULDER HILL UNIT 14		FIELDS OF FARM COLONY SYNERGY BUILDERS UNIT 4 JENNIFER KING	ARROWHEAD HILLS UNIT	Subdivision
TBD	CLEAN EDGE CONSTRUCTION	ARTISAN ENTERPRISES	HOMEOWNER	CLEAN EDGE CONSTRUCTION	JIM MENARD - FIVE STAR PAINTING		RAYS PLUMBING		SYNERGY BUILDERS - JENNIFER KING	BRADFORD AND KENT	Contractor Name

10/3/2024	5/28/2024	5/21/2024	10/1/2024	3/1/2024	8/13/2024	2/1/2024	3/7/2024	3/28/2024	12/30/2024	4/25/2024	Date	ssue
082024320 08 Barns/Farm Buildings	082024170 08 Barns/Farm Buildings	082024161 08 Barns/Farm Buildings	072024252 03-24-400-01: 07 Commercial - B Zone ARBEEN LLC	072024042 07 Commercial - B Zone	072024242 07 Commercial - B Zone SEWARD TOWNSHIP	052024035 05 Remodeling	052024057 05 Remodeling	052024083 05 Remodeling	052025014 05 Remodeling	052024116 05 Remodeling	Permit Category	Permit ID
082024320 07-18-200-018 08 Barns/Farm Buildings SCHOBERT RODNEY G & PATRICIA J	02-20-276-009 \$SHANKS BRADLEY W & LYNDA C	07-09-100-010 ; BENDER FAMILY LTD PARTNERSHIP	03-24-400-013 ARBEEN LLC		09-17-400-005 SEWARD TOWNSHIP	03-32-131-002 MAGO MICHAEL J	02-14-277-002 URBON TANYA L	09-04-300-018 BURNS JOSHUA MICHAEL & LINDSEY	06-07-226-015 PAXTON NICHOLAS B & PAULA	03-25-200-004 BROSSMAN LARRY & PATRICIA	Owner Name	Parcel Number
14248 FENNEL RD NEWARK, IL 60541-	3350 A CANNONBALL TRL YORKVILLE, IL 60560-	12961 SLEEZER RD NEWARK, IL 60541-	3772 STEWART ROAD OSWEGO, IL. 60543	10744 ROUTE 47 YORKVILLE, IL 60560-	14719 OBRIEN RD MINOOKA, IL 60447-	5380 OLD RESERVE RD OSWEGO, IL 60543-	10 ANNA MARIA LN OSWEGO, IL 60543-	12478 MCKANNA RD MINOOKA, IL 60447-	7335 FAIRWAY DR YORKVILLE, IL 60560-	338 SCOTCH RD OSWEGO, IL 60543-	Property Address	
· ·					,	OLD RESERVE HILLS UNIT TRANQUILITY  1 BUILDERS INC	LYNWOOD EXTENSION 4		WHITETAIL RIDGE		Subdivision	
			MCCRANEY BUILDINGS			BUILDERS INC.	Luis Camarena - Contact	Acculevel	CLEAN EDGE CONSTRUCTION		Contractor Name	

10/29/2024	2/21/2024	10/16/2024	2/26/2024	2/28/2024	3/20/2024	4/9/2024	11/6/2024	12/2/2024	10/8/2024	7/11/2024	Issue Date
082024347 08-24-400-012 08 Barns/Farm Buildings RIGAN KENNETH & NICOLE	082024045 08 Barns/Farm Buildings	082024329 08 Barns/Farm Buildings	082024047 08 Barns/Farm Buildings FRANK SANTORO	082024048 05-02-300-010 08 Barns/Farm Buildings REES GINGER	082024072 08 Barns/Farm Buildings	082024088 08-15-200-007 08 Barns/Farm Buildings JANKE RICHARD & DELORIS	082024356 06-14-200-013 08 Barns/Farm Buildings IBRAHIM CRAIG F & GRETCHEN M	082024372 08 Barns/Farm Buildings	082024322 01-26-300-030 08 Barns/Farm Buildings NAVORRO MONICA	082024224 09-33-100-008 08 Barns/Farm Buildings BINNS DOUGLAS A & JENNIFER A	Permit ID Permit Category
08-24-400-012 RIGAN KENNETH & NICOLE	082024045 08 Barns/Farm Buildings JOHNSON JANINE RAE	082024329 08 Barns/Farm Buildings BURNETT MICHAEL W SR & MARCE L	07-17-400-002 FRANK SANTORO	05-02-300-010 REES GINGER	04-31-300-005 DUNCAN JOHN P & NANCY M	08-15-200-007 JANKE RICHARD & DELORIS	06-14-200-013 IBRAHIM CRAIG F & GRETCHEN M	08-22-151-018 08 Barns/Farm Buildings ATCHISON WILLIAM A & JODI L	01-26-300-030 NAVORRO MONICA	09-33-100-008 BINNS DOUGLAS A & JENNIFER A	Parcel Number Owner Name
15613 BRISBIN RD MINOOKA, IL 60447-	ASHLEY RD. MINOOKA IL. 60447	14247 SEARS RD PLANO, IL 60545-	14515 ROODS RD NEWARK, IL 60541-	6611 MINKLER RD YORKVILLE, IL. 60560	2999 N 4201st RD SHERIDA IL. 60551	14151 ASHLEY RD MINOOKA IL 60447-	8265 OLD RIDGE RD PLAINFIELD, IL 60544-	8877 KENNEDY RD YORKVILLE, IL. 60560	13600 HALE RD PLANO, IL 60545-	1	Property Address
	حر		^		DAN,	Ą					Subdivision
									OWNER		Contractor Name

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122024227 12 Swimming Pools	122024229 12 Swimming Pools	122023357 12 Swimming Pools	122024137 12 Swimming Pools	122024141 12 Swimming Pools	122024354 12 Swimming Pools	092024093 09 Signs	082024213 04-31-451-005 08 Barns/Farm Buildings UNDERHILL GARY L & SHERRY D	082024249 05-35-400-004 08 Barns/Farm Buildings MIRAMONTES SILVERIO & LO	082024321 01-09-401-013 08 Barns/Farm Buildings HILL LIVING TRUST	082024323 06-18-200-015 08 Barns/Farm Buildings VILLA JOSE D GLADYS S	Permit ID Permit Category
04-16-351-008 SPENCER JOHN & WENDY	04-02-230-017 RIOS MONICA	01-29-452-007 HANSON KIMBERLY	03-07-229-004 ALLEN DEBRA & RUTLEDGE RICHARD	03-09-151-017 DENNIS NICHOLAS B & SHANNON L	06-08-125-004 BERNHARD MICHAEL E & ABIGAIL L	05-09-152-006 BRUCKI SHIRLEY ANN	04-31-451-005 UNDERHILL GARY L & SHERRY D	05-35-400-004 MIRAMONTES SILVERIO & LOURDES	01-09-401-013 HILL LIVING TRUST	06-18-200-015 VILLA JOSE D & TOVAR GLADYS S	Parcel Number Owner Name
8982 WILCOX CT NEWARK, IL 60541-	6134 NORTH WOODS CT YORKVILLE, IL 60560-	16267 GRISWOLD SPRINGS RD PLANO, IL 60545-	13 MARLIN DR OSWEGO, IL 60543-	225 BOULDER HILL PASS MONTGOMERY, IL 60538-	7127 FITKINS DR OSWEGO, IL 60543-	3 BONNIE LN YORKVILLE, IL 60560-		7343 HELMAR RD YORKVILLE, IL 60560-	15639 MILLER ROAD PLANO, IL. 60545	1	Property Address
ESTATES OF MILLBROOK UNIT 1	THE WOODS OF SILVER SPRINGS			BOULDER HILL UNIT 25	GROVE ESTATES						Subdivision
SWIM SHACK INC.	SUNCO POOLS INC.				PHIL JANOWIAK				WISE CONSTRUCTION		Contractor Name

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122024121 12 Swimming Pools	122024265 12 Swimming Pools	122024284 12 Swimming Pools	122024245 12 Swimming Pools	122024241 12 Swimming Pools	122024238 12 Swimming Pools	122024185 12 Swimming Pools	122024212 12 Swimming Pools	122024216 12 Swimming Pools	122024217 12 Swimming Pools	122024221 12 Swimming Pools	Permit ID Permit Category
01-25-461-002 BERRIOS LAURIE ANN & WILLIAM	02-21-200-015 DENARDO WARREN C & JACLYNN M	05-07-451-011 PATETE JEFFREY B & JENNIFER	06-07-129-007 PETTIT KENNETH T & ANN C	05-06-100-009 LAMBERT JASON & KIMBERLY	06-07-226-019 GREGORIO FRANK & HEATHER	04-21-376-003 ZETTERGREN ERIC & EMILY	08-24-400-012 RIGAN KENNETH & NICOLE	09-12-300-001 OPPERMAN DANIELLE & DEAN ALAN	09-07-200-030 SHARKEY ERIN	02-35-226-002 GENGLER SCOTT & AMY TRUST & JOHSON	Parcel Number Owner Name
12156 MITCHELL DR PLANO, IL 60545-	9025 KENNEDY RD YORKVILLE, IL 60560-	88 TIMBERCREEK DR YORKVILLE, IL 60560-	5753 WHITETAIL RIDGE DR YORKVILLE, IL 60560-	11500 FOX RD YORKVILLE, IL 60560-	7425 FAIRWAY DR YORKVILLE, IL 60560-	9480 ZOOKS NOOK NEWARK, IL 60541-	15613 BRISBIN RD MINOOKA, IL 60447-	510 JONES RD MINOOKA, IL 60447-	13315 D GROVE RD MINOOKA, IL 60447-	25 WINDING CREEK RD YORKVILLE, IL 60560-	Property Address
SOUTH UNIT 1		TIMBER CREEK SUB	WHITETAIL RIDGE	F	WHITETAIL RIDGE	ESTATES OF MILLBROOK UNIT 3			HIGHGROVE	OAK CREEK SUB	Subdivision
10X POOLS		THE GREAT ESCAPE	DESROCHERS BACKYARD POOLS	ALL PROPERTY SERVICES APS	SWIM SHACK INC.		A&J RECREATIONAL SERVICES	AQUA POOLS INC	AQUA POOLS INC.	PARADISE POOLS INC.	Contractor Name

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122024173 12 Swimming Pools	122024231 12 Swimming Pools	122024062 12 Swimming Pools	122024250 12 Swimming Pools	122024064 12 Swimming Pools	122024076 12 Swimming Pools	122024289 12 Swimming Pools	122024330 12 Swimming Pools	122024352 12 Swimming Pools	122024096 12 Swimming Pools	122024117 12 Swimming Pools	Permit ID Permit Category
06-02-300-015 PLEVA ERIC & KRISTIN M	01-25-454-001 ADAM MATTHEW J & GESKEY BRITTANEY C	02-35-410-005 FORTIER FAMILY REV TRUST	02-35-413-013 ABBAS ALAA MOHAMMAD &	RESENDIZ PHILIP AND JENNIFER	02-27-151-011 BARTO MICHELLE ANN SPECIAL NEEDS	02-35-384-004 VAN FLEET LIVING TRUST	02-35-251-015 ACKERMAN JAROD M & CORTNIE M	06-07-226-012 MICHAEL & SANDY HERATY	02-28-452-004 SHUE CHRISTOPHER DAVID & SKOWRON	05-07-253-003 BECKET CHARLES & SUSAN B	Parcel Number Owner Name
1690 CHERRY RD OSWEGO, IL 60543-	12503 WOODVIEW ST PLANO, IL 60545-	7692 COLE CT YORKVILLE, IL 60560-	7340 GILDA CT YORKVILLE, IL 60560-	15801 HARE RD MINOOKA, IL 60447-	4447 TUMA RD YORKVILLE, IL 60560-	7645 MADELINE DR YORKVILLE, IL 60560-	114 COUNTRY RD YORKVILLE, IL 60560-	7295 FAIRWAY DR YORKVILLE, IL 60560-	610 MCHUGH RD YORKVILLE, IL 60560-	11300 ROUTE 71 YORKVILLE IL 60560-	Property Address
	SCHAEFER WOODS NORTH UNIT 2	FIELDS OF FARM COLONY PARADISE POOLS, INC. UNIT 3	FIELDS OF FARM COLONY POOL & SPA WORKS UNIT 4		BATSONS SUB	FIELDS OF FARM COLONY SUNCO POOLS UNIT 3	HITEMAND SUB	WHITETAIL RIDGE	HIGHLAND TERRACE SUB	LLE, ARCADIA ACRES	Subdivision
	SIGNATURE POOLS & SPAS INC.	' PARADISE POOLS, INC.	YPOOL & SPA WORKS	DESROCHES BACKYARD POOLS	JG SWIMMING POOLS INC.	SUNCO POOLS	SIGNATURE POOLS & SPAS	DES ROCHERS BACKYARD POOLS			Contractor Name

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132024276 13 Decks	132024280 13 Decks	132024285 13 Decks	132024143 13 Decks	132024162 13 Decks	132023356 13 Decks	132024065 13 Decks	132024175 13 Decks	122024056 12 Swimming Pools	122024163 12 Swimming Pools	122024168 12 Swimming Pools	Permit ID Permit Category
03-32-132-003 HAMAKER RONALD A & TERESA L	01-19-326-014 GOLDSBORO BARTON & SANDY	03-32-326-011 PRINZING JANE M	05-18-322-006 FOX RICHARD A & TIFFANY R	04-12-300-005 SANDULA KRISTEN	01-29-452-007 HANSON KIMBERLY	02-13-428-002 BOON CHRISTOPHER	09-21-300-005 TREDENNICK RON D & WENDY	01-35-100-009 KEOUGH JOHN & MARGARET	06-02-300-012 GUERRERO JUAN JR & GUERRERO JUAN	08-02-476-008 ADKINS MARCHAN	Parcel Number Owner Name
5395 HALF ROUND RD OSWEGO, IL 60543-	19 SANDRA CT SANDWICH, IL 60548-	35 CRESTVIEW DR OSWEGO, IL 60543-	2066 BERNADETTE LN YORKVILLE, IL 60560-	12903 BUDD RD YORKVILLE, IL 60560-	16267 GRISWOLD SPRINGS RD PLANO, IL 60545-	6149 ROUTE 34 OSWEGO, IL 60543-	3670 BELL RD MINOOKA, IL 60447-	13524 B HALE RD PLANO, IL 60545-	1912 CHERRY RD OSWEGO, IL 60543-	12832 MACKENZIE RD YORKVILLE, IL 60560-	Property Address
OLD RESERVE HILLS UNIT 1	HOLLIS PARK UNIT 2	CRESTVIEW WOODS	HAWTHORN VILLAGE	ī		Γ			-	MURDO T MACKENZIE SUB	Subdivision
ÍΤ	UPPERDECK DESIGN & CONSTRUCTION	UPPERDECK DESIGN & CONSTRUCTION		UPPERDECK DESIGNS & CONSTRUCTION		WARNER'S DECKING	UPPERDECK DESIGN & CONSTRUCTION	SIGNATURE POOLS & SPAS INC.	HOMEOWNER	KAYAK POOLS	Contractor Name

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132024368 13 Decks	132024128 13 Decks	132024349 13 Decks	132024179 13 Decks	132024293 13 Decks	132024197 13 Decks	132024215 13 Decks	132024218 13 Decks	132024251 13 Decks	132024136 13 Decks	132024260 13 Decks	ID Permit Category	Permit
04-09-351-005 KOWALSKI ZYGMUNT A & LEMMERHIRT	03-04-376-009 GARZA TROY	04-16-126-003 CAMPBELL KENNETH A & ROBIN L TRUST	01-35-477-008 EDELMAN DAVID R & JILL A	04-19-300-008 SCHEIDECKER, GEORGE W &	01-14-326-006 THOMPSON FAMILY TRUST	02-27-377-005 SUTER BRIAN P	03-05-278-024 WEST MICHAEL & AMBER	03-08-226-012 RICCARDI KEVIN M & DANIELLE N	01-36-200-011 BALDER DOUGLAS J & KIMBERLI	03-18-403-010 MAYER NICOLE M & OROZCO ISMAEL A	Parcel Number Owner Name	
17 FOX RUN DR MILLBROOK, IL 60536-	4 BIRCHWOOD CT MONTGOMERY, IL 60538-	21 FOXHURST LN MILLBROOK, IL 60536-	5900 D RED GATE LN YORKVILLE, IL 60560-	9590 FINNIE RD NEWARK, IL 60541-	2588 E ROCK CREEK RD PLANO, IL 60545-9547	76 RIVERSIDE DR YORKVILLE, IL 60560-	5 KNOLLWOOD DR MONTGOMERY, IL 60538-	18 GUILFORD RD MONTGOMERY, IL 60538-	12150 RIVER RD PLANO, IL 60545-	71 OSAGE CT OSWEGO, IL 60543-	Property Address	
FOXHURST UNIT 4	BOULDER HILL UNIT 7	FOXHURST UNIT 1	THE BLUFF AT SILVER SPRINGS	F	SOLITUDE LAKES SETTLEMENT	FOX RIVER GARDENS TITAL CONST REPLAT LOTS 6-14 & 15-58 ENTERPRISE	BOULDER HILL UNIT 3		RIVER GLEN SUB	HIGHLAND SUB	Subdivision	
AZTECH LANDSCAPING		JOHN BANISTER	M.T.MCCAW INC.	N <sub>P</sub>	BULLDOG CARPENTRY LLC	TITAL CONSTRUCTION 8 ENTERPRISE 2		OWENS & OWENS	WEST SUBURBAN DECKS, LLC	JSW PAINTING & REMODELING	Contractor Name	

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152024362 15 Electrical Upgrades	142024043 14 Demolitions	142024055 14 Demolitions	142024154 14 Demolitions	142024156 14 Demolitions	142024196 14 Demolitions	142024198 14 Demolitions	142024240 14 Demolitions	142024253 14 Demolitions	142024365 14 Demolitions	132024084 13 Decks	Permit ID Permit Category
03-05-432-006 IHOME DEVELOPMENT LLC	04-31-300-011 GARY AND SHERRY UNDERHILL	08-02-452-007 CLASSIC INVESTMENTS LLC	03-14-400-007 DOUGLAS GILES N & JOANNE L	04-16-276-001 SUN JELLY CHICAGO RV LLC	01-26-400-009 PORTER BROTHERS TRUST	02-36-300-008 DARK HORSE TRADING COMPANY	03-26-100-004 KENDALL COUNTY	02-36-300-003 WAESCO SEAN & JENNIFER	02-23-176-011 TULLOCH JOHN R & BERNICE E	02-15-101-003 VELAZQUEZ ROBERT	Parcel Number Owner Name
11 DURANGO RD MONTGOMERY, IL 60538-	FOX RIVER DRIVE NEWARK, IL. 60541	12 PLETCHER DR YORKVILLE, IL 60560-	2880 ROTH RD OSWEGO, IL 60543-	8510 MILLBROOK RD NEWARK, IL 60541-	HALE ROAD PLANO, IL. 60545	6724 RESERVATION RD YORKVILLE, IL 60560-	1539 COLLINS RD OSWEGO, IL 60543-	6649 RESERVATION RD YORKVILLE, IL 60560-	7630 ROUTE 34 OSWEGO, IL 60543-	1996 CANNONBALL TRL BRISTOL, IL 60512-	Property Address
BOULDER HILL UNIT 4	£`	PLETCHERS	·			MORGANS SUB	•		•		Subdivision
R&K ELECTRICAL-KYLE FLORES		OTTERBACH DEMOLITION	DJK CUSTOM HOMES	LARSON HOMES INC.		183	FOWLER ENTERPRISES LLC		JMK CONSTRUCTION 5 INC		Contractor Name

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172024050 02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES L	172024051 02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES L	172024193 17 Change in Occupancy TOSO SHAWN J & SARAH M	172024262 05-16-100-005 17 Change in Occupancy A B SCHWARTZ LLC	02-15-176-001 17 Change in Occupancy BRISTOL PARK PROPERTIES L	152024028 15 Electrical Upgrades	152024078 15 Electrical Upgrades	152024138 15 Electrical Upgrades	152024103 15 Electrical Upgrades	152024188 15 Electrical Upgrades	152024203 15 Electrical Upgrades	Permit ID Permit Category
02-15-176-001 cy BRISTOL PARK PROPERTIES LLC	02-15-176-001 3) BRISTOL PARK PROPERTIES LLC	09-24-400-027 3) TOSO SHAWN J & SARAH M	05-16-100-005 <sub>3</sub> ,AB SCHWARTZ LLC	02-15-176-001 BRISTOL PARK PROPERTIES LLC	03-04-478-006 MOLINA TRACI A & FLORES JASHIA	03-08-228-016 BASTIDA LAUREN E	01-34-300-008 BILEK JEFFREY S	02-32-100-019 YOUTH CAMP ASSOC DIST 12 & 13 PNA	02-29-300-002 YORKVILLE COMM SCHOOL DIST 115	04-15-300-001 SUN JELLY CHICAGO RV LLC	Parcel Number Owner Name
43 OAK ST BRISTOL, IL 60512-	43 OAK ST BRISTOL, IL 60512-	15625 COUNTY LINE RD MINOOKA, IL 60447-	8115 ROUTE 47 YORKVILLE, IL 60560-	43 OAK ST BRISTOL, IL 60512-	53 SPRINGDALE RD MONTGOMERY, IL 60538-	15 CAYMAN DR MONTGOMERY, IL 60538-	14824 MILLHURST RD PLANO, IL 60545-	10701 RIVER RD PLANO, IL 60545-	655 GAME FARM RD YORKVILLE, IL 60560-	8574 MILLBROOK RD NEWARK, IL 60541-	Property Address
			3.7		BOULDER HILL UNIT 23	BOULDER HILL UNIT 20					Subdivision
Tenant: Lawn Squad of Aurora	Tenant: All City Plumbing		CONDON CONSTRUCTION CO.		JACOB B LAZANO	RENE AGUILERA		QUALITY INTEGRATED SOLUTIONS	KEITH POWELL	CJ POWER, INC.	Contractor Name

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3/6/2024	3/27/2024	4/25/2024	4/24/2024	5/13/2024	6/4/2024	6/11/2024	10/3/2024	10/24/2024	11/7/2024	12/24/2024	Issue Date
182024052 18 Driveway	182024079 18 Driveway	182024113 18 Driveway	182024115 18 Driveway	182024125 18 Driveway	182024177 18 Driveway	182024183 18 Driveway	182024318 18 Driveway	182024332 18 Driveway	182024335 18 Driveway	182025011 18 Driveway	Permit ID Permit Category
09-18-300-019 QUEZADA IRMA LOYA	02-14-428-006 SPAARGAREN RODGERS BRENT	O3-08-326-005  PIERCE SYLVANUS H II & JOY R	03-04-354-013 SANCHEZ OSCAR HERNANDEZ &	RAJU SHANTA & RAJU	02-13-451-013 ALANIS LEONEL HUERTA & GARCIA J	03-04-478-017 SMITH TRAVIS & KARI	03-32-326-002 MELCHOR ROBERTO M & SANCHEZ HEIDI L	03-05-278-008 STEELE TABITHA E & MARVIN A	CARMEN LOPEZ & 02-34-202-006  DITCHFIELD DANIEL M	07-27-100-003 CERVANTES JOSE	Parcel Number Owner Name
14918 BRISBIN RD MINOOKA, IL 60447-	29 CHARLES ST OSWEGO, I 60543-	35 CENTURY DR OSWEGO, IL 60543-	93 CIRCLE DR EAST MONTGOMERY, IL 60538-	37 W ANCHOR RD OSWEGO IL 60543-	6256 ROUTE 34 OSWEGO, IL 60543-	42 EASTFIELD RD MONTGOMERY, IL 60538-	71 CRESTVIEW DR OSWEGO, IL 60543-	12 WOODCLIFF DR MONTGOMERY, IL 60538-	154 RIVERSIDE DR YORKVILLE, IL 60560-		Property Address
	O, IL LYNWOOD EXTENSION 6	WORMLEYS CENTURY ESTATES	BOULDER HILL UNIT 7	GO, MARINA TERRACE	, IL OWNERS SUB PT SE 1/4 SEC 13-37-7	BOULDER HILL UNIT 24		BOULDER HILL UNIT 3	FOX RIVER WOODLANDS		Subdivision
		CONCRETE						JESSY- JL CONCRETE CONSTRUCTION			Contractor Name

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202024130 20 Patio	202024140 20 Patio	202024164 20 Patio	202024200 20 Patio	202024256 20 Patio	202024261 20 Patio	202024324 20 Patio	192024024 19 Fire Restoration	192024275 19 Fire Restoration	Permit ID Permit Category
B JR & ALVAREZ MARIA  E NODENIO  03-05-277-034  CUEVAS ALVARO &  ESTHER	MARIA DEL REFUGIO 03-08-277-004 ESQLIIVEL FRANCISCO	03-04-478-032 PEREZ HERNANDEZ	03-07-229-016 RENZETTI JOSEPH T III	03-05-278-024 WEST MICHAEL & AMBER	03-04-377-034 AGUILERA ANDY DANIEL	03-07-402-005 AUGUSTINE EUGENE	03-04-378-022 PEREZ MISAEL	03-08-103-007 PRIYANA INVESTMENTS LLC	Parcel Number Owner Name
21 WOODCLIFF DR MONTGOMERY, IL 60538-	8 SOMERSET RD MONTGOMERY, IL 60538-	75 SPRINGDALE RD MONTGOMERY, IL 60538-	6 DOLPHIN CT OSWEGO, IL 60543-	5 KNOLLWOOD DR MONTGOMERY, IL 60538-	76 PUEBLO RD MONTGOMERY, IL 60538-	172 DOLORES ST OSWEGO, IL 60543-	48 HUBBARD WAY MONTGOMERY, IL 60538-	105 HARBOR DR OSWEGO, IL 60543-	Property Address
BOULDER HILL UNIT 13	BOULDER HILL UNIT 25	BOULDER HILL UNIT 23	MARINA TERRACE	BOULDER HILL UNIT 3	BOULDER HILL UNIT 18	, SHORE HEIGHTS UNIT 2	BOULDER HILL UNIT 10	MARINA TERRACE APARTMENTS	Subdivision
JL CONCRETE CONSTRUCTION LLC			LUIS LUGO - BLK CONSTRUCTION			ALL PRO CONCRETE INC.			Contractor Name
	B JR & ALVAREZ MARIA  E NOBELIO  202024130  CUEVAS ALVARO & MONTGOMERY, IL 60538- ESTHER	MARIA DEL REFUGIO  4 202024140 03-08-277-004 8 SOMERSET RD BOULDER HILL UNIT 25 20 Patio ESQUIVEL FRANCISCO MONTGOMERY, IL 60538- B JR & ALVAREZ MARIA 202024130 03-05-277-034 21 WOODCLIFF DR BOULDER HILL UNIT 13 20 Patio CUEVAS ALVARO & MONTGOMERY, IL 60538- ESTHER	202024164  20 Patio  PEREZ HERNANDEZ MARIA DEL REFUGIO  202024140  20 Patio  PEREZ HERNANDEZ MONTGOMERY, IL 60538-  8 SOMERSET RD ESQUIVEL FRANCISCO B JR & ALVAREZ MARIA  202024130  20 Patio  CUEVAS ALVARO & ESTHER  PEREZ HERNANDEZ MONTGOMERY, IL 60538- BOULDER HILL UNIT 25 BOULDER HILL UNIT 25 BOULDER HILL UNIT 25 BOULDER HILL UNIT 25 BOULDER HILL UNIT 13 BOULDER HILL UNIT 13	202024200 20 Patio  RENZETTI JOSEPH T III  202024164 20 Patio  PEREZ HERNANDEZ MARIA DEL REFUGIO  202024140 20 Patio  PEREZ HERNANCISCO B JR & ALVAREZ MARIA 202024130 20 Patio  CUEVAS ALVARO & ESTHER  202024130 20 Patio  RENZETTI JOSEPH T III  6 DOLPHIN CT OSWEGO, IL MARINA TERRACE 60543-  75 SPRINGDALE RD MONTGOMERY, IL 60538- 8 SOMERSET RD MONTGOMERY, IL 60538- 8 BOULDER HILL UNIT 25 8 MONTGOMERY, IL 60538- 8 BOULDER HILL UNIT 13 8 OULDER HILL UNIT 13	202024256 20 Patio WEST MICHAEL & MONTGOMERY, IL 60538- 20 Patio 202024200 03-07-229-016 20 Patio PRENZETTI JOSEPH T III 202024164 20 Patio 202024164 20 Patio PEREZ HERNANDEZ MARIA DEL REFUGIO 202024140 20 Patio 20 Patio B JR & ALVAREZ MARIA CUEVAS ALVARO & ESTHER 20 Patio	202024261 20 Patito 20 Pat	202024261 202024261 20 Patito 202024261 20 Patito 202024261 20 Patito 20 Pat	192024024 03-04-378-022 48 HUBBARD WAY 19 Fire Restoration PEREZ MISAEL  202024324 03-07-402-005 202024234 03-07-402-005 20 Patito AUGUSTINIE EUGENIE  202024261 03-04-377-034 20 Patito DANIEL  202024266 03-05-278-024 20 Patito DANIEL  202024256 WEST MICHAEL & MONTGOMERY, IL 60538- 20 Patito Patito Patito Patito  202024200 03-07-229-016 20 Patito MARINA DEL REFUGIO  202024164 PEREZ HERNANDEZ PEREZ MARIA DEL REFUGIO  202024130 03-08-277-094 CUEVAS ALVARG & 21 WOODCLIFF DR BOULDER HILL UNIT 13  202024130 CUEVAS ALVARO & MONTGOMERY, IL 60538- ESTHER	192024275 19 Fire Restoration INVESTMENT'S LLC 192024024 19 Fire Restoration PEREZ MISAEL 202024324 20 Patio 20

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11/26/2024	1/10/2024	3/19/2024	5/14/2024	5/22/2024	6/4/2024	6/12/2024	7/12/2024	7/29/2024	8/26/2024	9/3/2024	Issue Date
232024375 23 Generator	232024025 23 Generator	232024063 23 Generator	232024147 23 Generator	232024166 23 Generator	232024181 23 Generator	232024184 23 Generator	232024230 23 Generator	232024244 23 Generator	232024278 23 Generator	232024283 23 Generator	Permit ID Permit Category
02-10-228-002 NELSON LEONARD	01-20-352-008 CRAWFORD WILLIAM J & VICKI L	02-33-201-001 SMITH DONALD S II & CLARK EMILY R	05-18-201-009 KLAUDA TIMOTHY & MARCIE	04-21-126-002 GUNTY CRAIG J JR & DARCY A	06-02-110-006 MILLER EILEEN N	05-02-201-006 BADUS MARIA & FRANK E	05-18-203-001 ROOS BETSY & LOUIS	03-18-379-006 HERHOLD JAMES E	06-07-227-010 MCLAIN STEPHEN ANTHONY & SHERILYN	02-35-280-003 CAESAR JANE	Parcel Number Owner Name
39 W LARKSPUR LN BRISTOL, IL 60512-	168 WOODLAND DR PLANO, IL 60545-	505 E SPRING ST YORKVILLE, IL 60560-	75 LONG GROVE RD YORKVILLE, IL 60560-	9000 N STONEWALL DR NEWARK, IL 60541-	1934 WINCHESTER CT OSWEGO, IL 60543-	7405 AUDREY AVE YORKVILLE, IL 60560-	58 MAPLE RIDGE LN YORKVILLE, IL 60560-	34 S CHERRY DR OSWEGO, IL 60543-	5491 WHITETAIL PKWY YORKVILLE, IL 60560-	213 FOXTAIL LN YORKVILLE, IL 60560-	Property Address
WILLOWBROOK UNIT 3	SUGAR BROOK ESTATES UNIT 3	DECKERS SUB	MAPLE GROVE	ESTATES OF MILLBROOK UNIT 2	SOUTHFIELD ESTATES	ROSEHILL	MAPLE GROVE	RIVERVIEW HEIGHTS	WHITETAIL RIDGE	FARM COLONY UNIT 2 PHAE 3	Subdivision
LEE LEGLER CONSTRUCTION &	BAKER ELECTRIC & GENERATORS	LEE LEGLER CONSTRUCTION &	LEE LEGLER CONST & ELECTRIC	TOWN & COUNTRY SERVICES	SATURN ELECTRICAL SERVICES	LEE LEGLER CONSTRUCTION AND	LEE LEGLER CONSTRUCTION &	BAKER ELECTRIC - ADAMS POWER	LEE LEGLER CONSTRUCTION &	BAKER ELECTRIC	Contractor Name

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2/26/2024	3/4/2024	3/19/2024	3/25/2024	3/27/2024	8/25/2024	10/1/2024	10/22/2024	11/12/2024	11/13/2024	11/21/2024	Issue Date	
242024044 24 Solar	242024049 24 Solar	242024061 24 Solar	242024074 24 Solar	242024075 24 Solar	232024309 23 Generator	232024315 23 Generator	232024339 23 Generator	232024359 23 Generator	232024360 23 Generator	232024370 23 Generator	Permit ID Permit Category	,
01-14-126-002 BLACKWELL TONYA & GAGE	05-08-301-001 WOODWARD JOHN	06-13-126-003 CURLESS WILLIAM B & VICTORIA M	04-13-201-003 BROWN DARREL J & LISA	03-04-251-003 GUERRERO ALVARO	03-32-133-002 OCONNOR THOMAS & JACQUELINE W	01-01-200-024 LANDOVITZ KEITH S & MOORE ANNA C	05-33-300-006 HARMES RANDY & BEVERLY	05-02-128-004 WITCPALEK ELIZABETH	06-03-250-004 REINBACHER DENNIS J & MELINDA	05-07-176-008 BARKER JERAD T & RACHEL A	Parcel Number Owner Name	
2050 ROCK CREEK RD PLANO, IL 60545-	7595 E HIGHPOINT RD YORKVILLE, IL 60560-	16 VIKING BLVD PLAINFIELD, IL 60586-	8262 W HIGHPOINT RD YORKVILLE, IL 60560-	120 FERNWOOD RD MONTGOMERY, IL 60538-	4590 WAYSIDE CT OSWEGO, IL 60543-	275 ASHE RD PLANO, IL 60545-	9773 HELMAR RD NEWARK, IL 60541-	7436 AUDREY AVE YORKVILLE, IL 60560-	6427 SOUTHFIELD LN OSWEGO, IL 60543-	31 HIGHVIEW DR YORKVILLE, IL 60560-	Property Address	
ROCK CREEK ESTATES UNIT 1		EVERGREEN GROVE UNIT SUNRUN  1  2-2-4-2-1	HIGHPOINT VIEW	BOULDER HILL UNIT 33	,			ROSEHILL	SOUTHFIELD ESTATES	PAVILLION HEIGHTS UNIT	Subdivision	
SUNRUN INSALLATION SERVICES INC.	PERMIT COORDINATOR - ZENA GRAY	INSTALLATION		BRIGHT PLANET SOLAR	Baker / Adams	LEE LEGLER CONSTRUCTION 88	BAKER ELECTRIC/ADAMS	LEE LEGLER CONSTRUCTION AND		ADAMS GENERATORS OF MORRIS	Contractor Name	

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242025006 24 Solar	242024112 24 Solar	242024118 24 Solar	242024206 24 Solar	242024207 24 Solar	242024211 24 Solar	242024220 24 Solar	242024119 24 Solar	242024225 24 Solar	242024126 24 Solar	242024034 24 Solar	Permit ID Permit Category
03-04-376-032 YNESTROZA MIGUEL & VILLANUEVA LAURA	03-02-227-009 U STOR IT #2 (OSWEGO) LLC	03-04-179-017 RETTERER EDWARD G & JOAN	03-04-378-015 DONALDSON ADRIENNE SUZANNE	03-07-230-016 DELGADO ANTONIO & CARMEN	03-07-276-005 HUNT JEFFREY H & DAWN M	05-10-200-010 DIAZ HUGO & CEPEDA JAVIER	05-02-201-003 PAVILIONIS RITAS JON	03-08-279-009 ALLEN TODD	07-05-400-003 HARAZIN NANCY	05-17-121-005 PISANO MARCOS	Parcel Number Owner Name
31 LONGBEACH RD MONTGOMERY, IL 60538-	184 ROUTE 30 AURORA, IL 60503-	29 PEMBROOKE RD MONTGOMERY, IL 60538-	75 PUEBLO RD MONTGOMERY, IL 60538-	4 SHELL CT OSWEGO, IL 60543-	9 SHELL CT OSWEGO, IL 60543-	8222 ROUTE 126 YORKVILLE, IL 60560-	6069 AUDREY AVE YORKVILLE, IL 60560-	114 CIRCLE DR MONTGOMERY, IL 60538-	16300 NEWARK RD. NEWARK, IL. 60541	85 ETHEL CT YORKVILLE, IL 60560-	Property Address
		BOULDER HILL UNIT 29	BOULDER HILL UNIT 18	MARINA TERRACE	MARINA TERRACE		ROSEHILL	BOULDER HILL UNIT 21		RONHILL ESTATES	Subdivision
	OPAL ENERGY GROUP LLC	PAOLA PEREZ/BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	SOURCE SOLAR	BRS FIELD OPS LLC	SUNRUN INSTALLATION	SUNRUN	PEPPER ENERGY % DEREK HUMMEL	VANTAGE HOME SOLAR LLC	Contractor Name

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242024171 24 Solar	242024172 24 Solar	242024195 24 Solar	242024376 24 Solar	242024105 24 Solar	242025001 24 Solar	242025002 24 Solar	242025003 24 Solar	242025004 24 Solar	242024110 24 Solar	242025005 24 Solar	Permit ID Permit Category
02-23-101-001 MAGANA ANATOLIO & MARTHA	03-08-226-005 ALFARO DANIELLE J & JOSE	03-27-427-015 BOLTE GLENDA H	07-13-400-006 FRIESTAD FARMS INC	09-07-200-027 PARKS THEODORE	06-02-102-004 ANDRADE EDUARDO M & MCARAN LAURA G	03-04-176-019 PEREZ LUIS A & ROIG-FLORES SALLY	03-04-251-027 PATTON MICHAEL & GEORGINA	03-04-377-001 GARCIA ARMANDO & LAURA	06-14-200-016 EICHELBERGER EDWARD & NANCY S	05-07-127-003 WITZEL BARRY & WEISMILLER AUDREY	Parcel Number Owner Name
92 PARKWAY DR YORKVILLE, IL 60560-	32 GUILFORD RD MONTGOMERY, IL 60538-	34 RED HAWK DR OSWEGO IL 60543-	12316 BUSHNELL SCHOOL RD NEWARK, IL 60541-	13315 A GROVE RD MINOOKA, IL 60447-	6239 SOUTHFIELD LN OSWEGO, IL 60543-	116 FERNWOOD RD MONTGOMERY, IL 60538-	46 HUNTER DR MONTGOMERY, IL 60538-	37 LONGBEACH RD MONTGOMERY, IL 60538-	8405 OLD RIDGE RD PLAINFIELD, IL 60586-	30 LAKESIDE CT YORKVILLE IL 60560-	Property Address
RIVER RIDGE UNIT 2	BOULDER HILL UNIT 14	30, RED HAWK LANDING		HIGHGROVE	SOUTHFIELD ESTATES	BOULDER HILL UNIT 33	BOULDER HILL UNIT 34	BOULDER HILL UNIT 10		LE, PAVILLION HEIGHTS UNIT 1	Subdivision
BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR		FREEDOM FOREVER IL LLC	LEGACY SOLAR LLC	PAIGE SMITH	SUNRUN INSTALLATION 190	SUNRUN INSTALLATION	SUNRUN INSTALLATION	LEGACY SOLAR LLC	SUNRUN INSTALLATION	Contractor Name

Tax
Year:
2024

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242024369 24 Solar	242024026 24 Solar	242024127 24 Solar	242024144 24 Solar	242024145 24 Solar	242024146 24 Solar	242024148 24 Solar	242024150 24 Solar	242024151 24 Solar	242024152 24 Solar	242024153 24 Solar	Permit Category
07-12-400-003 SIEVERS KATHERYNNE E &	02-23-228-004 GROB MATTHEW M & FU LAURA	03-04-253-007 AVITIA JUAN & AVITIA LUIS ENRIQUE	06-13-101-011 RUFFATTO MIKE & ERYN	03-05-453-020 RYAN PATRICK J & PAULINE D	03-05-278-017 CINNAMON PAUL C SR & MARGARET F	02-16-476-001 STOLPESTAD NORMAN H & JILL E	03-07-429-022 DOLPH RADAVICH ALYSSA & GALARZA	03-07-430-001 MILLEN RYAN D	TORRES JESUS M & CARLOTA	01-26-300-005 SANDOVAL JONHATAN	Parcel Number Owner Name
13825 LISBON RD NEWARK, IL 60541-	45 E LYNCLIFF DR OSWEGO, LYNWOOD EXTENSION 1 IL 60543-	149 FERNWOOD RD MONTGOMERY, IL 60538-	782 ROUTE 126 PLAINFIELD, IL 60544-	9 SCARSDALE RD MONTGOMERY, IL 60538-	19 KNOLLWOOD DR MONTGOMERY, IL 60538-	2776 CANNONBALL TRL BRISTOL, IL 60512-	118 DOLORES ST OSWEGO, IL 60543-	165 DOLORES ST OSWEGO, IL 60543-	15 N BEREMAN RD MONTGOMERY, IL 60538-	13871 HALE RD PLANO, IL 60545-	Property Address
u .	), LYNWOOD EXTENSION 1	BOULDER HILL UNIT 29	,	BOULDER HILL UNIT 7	BOULDER HILL UNIT 3		, SHORE HEIGHTS UNIT 1	, SHORE HEIGHTS UNIT 2	BOULDER HILL UNIT 2		Subdivision
	BRIGHT PLANET SOLAR	SUNRUN INSTALLATION	AG TECHNOLOGIES INC.	SUNRISE SOLAR	BRIGHT PLANET SOLAR	LGCY INSTALLATION SERVICES, LLC.	SUNRUN INSTALLATION	GREEN GRIDS	BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	Contractor Name

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Issue 11/13/2024 11/20/2024 12/4/2024 2/7/2024 10/21/2024 10/29/2024 10/29/2024 1/2/2024 10/3/2024 10/1/2024 10/1/2024 242024338 242024345 242024348 242024361 242024364 24 Solar 242024366 Permit 242024020 242024312 242024313 242024314 24 Solar 24 Solar 24 Solar 24 Solar Permit Category 24 Solar 242024001 24 Solar 24 Solar 24 Solar 24 Solar 24 Solar 07-29-300-003 07-01-400-002 ARDILES JEANN C & TORO YRMA KLIMEK JENNIFER L 03-08-253-022 **GUMP CHARLES W &** 02-23-152-007 PHYLLIS FRIESTAD KIRK & 08-17-200-001 MATHRE BRADLEY & 04-35-100-003 NANCY LEIFHEIT ELMER B & 02-22-126-004 MURO JOSEPH A 04-09-300-008 **Owner Name Parcel Number** LAMBERTY MATTHEW 03-08-277-024 **DAVID & JENNIFER FARIAS MICHAEL** ANDERSON J SCOTT GONZALES SANDRAK 02-22-126-001 03-04-427-017 TREVA **Property Address** 13 PARKWAY DR YORKVILLE, IL 60560-10065 CHICAGO RD NEWARK, IL 60541-13889 HUGHES RD NEWARK YORKVILLE, IL 60560-26 LAKEVIEW DR **NEWARK, IL 60541-**7850 WHITFIELD RD MONTGOMERY, IL 60538 MONTGOMERY, IL 60538-15 CEBOLD DR MONTGOMERY, IL 60538. 17 FIELDPOINT RD NEWARK, IL 60541-16627 STEPHENS RD NEWARK, IL 60541-54 LILLIAN LN YORKVILLE, IL BRISTOL LAKE SUB 12190 NEWARK RD 159 HEATHGATE RD **BRISTOL LAKE SUB** Subdivision **BOULDER HILL UNIT 17 BOULDER HILL UNIT 26 BOULDER HILL UNIT 17 RIVER RIDGE UNIT 3** SPARC SOLAR LLC BRS FIELD OPS, LLC. **CERTASUN LLC** FREEDOM FOREVER IL FREEDOM FOREVER IL. LGCY INSTALLATION SERVICES., LLC SUNRUN SUNRUN SUNRUN FREEDOM FOREVER IL **Contractor Name** INSTALLATION INSTALLATION INSTALLATION LEGACY SOLAR

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242024233 24 Solar	242024239 24 Solar	242024246 24 Solar	242024247 24 Solar	242024264 24 Solar	242024267 24 Solar	242024277 24 Solar	242024292 24 Solar	242024295 24 Solar	242024296 24 Solar	242024310 24 Solar	Permit ID Permit Category
05-12-276-002 ARMSTRONG ERRIN & SHIRLEY	03-07-427-007 RIGGS PAUL	09-15-300-006 KUBACKI MICHAEL D & DOREEN M	03-04-155-005 SPANG BRIAN J & GERALDINE M	01-01-200-015 APPEL BRYAN W & DIANE M	02-11-252-001 SKEEN RAYMOND L & PATRICIA L	06-02-176-005 PLAYER KATHERINE E	05-16-300-009 CROSS EVANGELICAL LUTHRN CHRCH	03-07-427-013 TAYLOR SHAWN & KRISTI	02-23-153-005 BENDA JOHN L & LINDA M	03-09-154-009 ORTIZ ANGELICA V & LUIS A	Parcel Number Owner Name
7461 CLUBHOUSE DR YORKVILLE, IL 60560-	140 LAURIE LN OSWEGO, IL 60543-	2652 ROUTE 52 MINOOKA, IL 60447-	8 PEMBROOKE RD MONTGOMERY, IL 60538-	180 JETER RD PLANO, IL 60545-	56 W HIGHLAND DR BRISTOL, IL 60512-	128 OSWEGO PLAINS DR OSWEGO, IL 60543-	8535 ROUTE 47 YORKVILLE, IL 60560-	136 LAURIE LN OSWEGO, IL 60543-	22 PARKWAY DR YORKVILLE, IL 60560-	34 PICKFORD RD MONTGOMERY, IL 60538-	Property Address
WHITETAIL RIDGE	SHORE HEIGHTS UNIT 1		ST LUKES CHURCH SUB UNIT 1		STORYBOOK HIGHLANDS UNIT 2	ERICKSONS RESUB		SHORE HEIGHTS UNIT 1	RIVER RIDGE UNIT 3	BOULDER HILL UNIT 21	Subdivision
TESLA INC.	BRIGHT PLANET SOLAR	INDEPENDENCE RENEWABLE ENERGY	BRIGHT PLANET SOLAR	INDEPENDENCE RENEWABLE ENERGY	FREEDOM FOREVER IL LLC	GREENGRIDS LLC	TEXON SOLAR ENERGY LLC	SUNRUN INSTALLATION	SUNRUN INSTALLATION	SUNRUN INSTALLATION	Contractor Name

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3/29/2024	4/9/2024	11/21/2024	4/12/2024	4/17/2024	7/15/2024	11/8/2024	Date	Issue
242024085 24 Solar	242024087 24 Solar	242024367 24 Solar	242024097 24 Solar	242024100 24 Solar	242024232 24 Solar	242024358 24 Solar	Permit Category	Permit ID
03-08-227-032 BRAVO LORENZO H	06-14-200-002 VIDMAR JOHN E & WILHELMINE	09-34-400-002 MCDANIEL PAUL & GAYLE LYNN	03-04-476-027 LOPEZ JUAN M & YESINIA	BURROUGHS ERIC B & BROOKE N	03-07-254-001 GASCA JOSE A & DEGASCA MA	02-21-401-002 BAROCIO EXPEDITO JR & PATRICIA	Owner Name	Parcel Number
15 OLD POST RD MONTGOMERY, IL 60538-	1226 ROUTE 126 PLAINFIELD, IL 60586-	2200 HOLT RD MINOOKA, IL 60447-	66 PADDOCK ST MONTGOMERY, IL 60538-	41 N LINDEN DR PLANO, IL 60545-	117 KRISTINE ST OSWEGO, IL 60543-	3 LEXINGTON CIR YORKVILLE, IL 60560-	Property Address	
BOULDER HILL UNIT 17			BOULDER HILL UNIT 22	MEYERBROOK UNIT 1	SHORE HEIGHTS UNIT 2	BLACKBERRY CREEK	Subdivision	
BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	ION DEVELOPER LLC	BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	BRIGHT PLANET SOLAR	FREEDOM FOREVER IL LLC	Contractor Name	

## **PLANNING BUILDING & ZONING RECEIPTS 2024**

	BUILDING	ZONING	LAND-	OFFSITE	MONTHLY	TOTAL	MONTHLY	TOTAL
DATE	FEES	FEES	CASH	ROADWAY	FY 2024	FY 2024	FY 23	FY 23
Doomhor	90 990 P	220 00	es 163 16	000	640 750 44	e 10 750 44	\$16.054.06	\$16.054.06
רמכימווייםו	φυ,200.30	φ1,328.00	\$0,100.40	\$1,000.00	φ10,739.44	\$10,100.4H	\$10,004.00	⊕ -0,004.00
January	\$4,575.44	\$1,553.00	\$0.00	\$0.00	\$6,128.44	\$16,887.88	\$8,592.98	\$24,647.04
February	\$8,660.00	\$212.50	\$3,577.05	\$0.00	\$12,449.55	\$29,337.43	\$3,080.00	\$27,727.04
March	\$9,538.48	\$848.00	\$4,155.98	\$1,000.00	\$15,542.46	\$44,879.89	\$12,669.20	\$40,396.24
April	\$16,582.32	\$124.00	\$17,703.84	\$2,000.00	\$36,410.16	\$81,290.05	\$33,177.45	\$73,573.69
May	\$8,919.68	\$4,147.50	\$0.00	\$0.00	\$13,067.18	\$94,357.23	\$25,324.74	\$98,898.43
enul	\$16,792.60	\$50.00	\$8,728.60	\$2,000.00	\$27,571.20	\$27,571.20 \$121,928.43	\$10,040.93	\$108,939.36
July	\$12,691.32	\$549.00	\$17,708.51	\$3,000.00	\$33,948.83	\$33,948.83 \$155,877.26	\$33,287.13	\$142,226.49
August	\$13,621.12	\$4,016.50	\$11,183.74	\$3,000.00	\$31,821.36	\$31,821.36 \$187,698.62	\$24,052.37	\$166,278.86
September	\$10,787.60	\$74.00	\$14,735.97	\$2,000.00	\$27,597.57	\$27,597.57 \$215,296.19	\$19,970.02	\$186,248.88
October	\$21,777.92	\$3,107.00	\$15,816.34	\$2,000.00	\$42,701.26	\$42,701.26 \$257,997.45	\$14,908.42	\$201,157.30
November	\$14,824.00	\$248.00	\$27,369.83	\$4,000.00	\$46,441.83	\$46,441.83 \$304,439.28	\$9,846.20	\$211,003.50
YR END TOTAL	\$144.037.44	\$16.258.50	\$124.143.34	\$20.000.00	\$304,439,28			

# PLANNING BUILDING & ZONING YEAR OVER YEAR REPORT

2024	2023	2022	2021	2020	2019	2018	2017	2016	2015	2014	2013	2012	2011	YEAR	
\$144,037.44	\$109,680.53	\$136,114.17	\$149,129.36	\$108,258.17	\$89,322.83	\$80,941.90	\$84,313.81	\$72,449.29	\$75,402.09	\$72,120.64	\$40,178.09	\$51,032.64	\$49,777.24	FEES	BUILDING
\$16,258.50	\$8,353.00	\$12,760.00	\$25,290.50	\$14,656.54	\$14,012.50	\$9,187.50	\$8,435.00	\$16,155.00	\$6,685.00	\$12,820.00	\$8,161.00	\$8,487.50	\$7,525.00	FEES	ZONING
\$124,143.34	\$86,969.97	\$100,613.78	\$100,521.73	\$74,563.79	\$53,518.18	\$58,376.88	\$79,307.79	\$55,087.71	\$58,252.05	\$72,492.76	\$26,893.64	\$47,199.67	\$47,909.03	CASH	LAND-
\$20,000.00	\$6,000.00	\$15,000.00	\$19,000.00	\$11,000.00	\$6,000.00	\$7,000.00	\$8,000.00	\$5,000.00	\$7,000.00	\$7,000.00	\$2,000.00	\$6,000.00	\$4,000.00	ROADWAY	OFFSITE
\$304,439.28	\$211,003.50	\$264.487.95	\$293,941.59	\$208,478.50	\$162,853.51	\$155,506.28	\$179,956.60	\$149,097.00	\$147,339.14	\$164,433.40	\$77,232.73	\$112,719.81	\$109,211.27	TOTAL	DEPOSIT

# **PLANNING BUILDING & ZONING RECEIPTS 2024**

2000	00 171 00							lipo
\$94,357.23	\$13,067.18							May
\$81,290.05	\$36,410.16							April
\$44,879.89	\$15,542.46							March
\$29,337.43	\$12,449.55							February
\$16,887.88	\$6,128.44							January
\$10,759.44	\$10,759.44	\$12,407.48 \$12,407.48	\$12,407.48	\$1,000.00	\$3,163.48	\$0.00	\$8,244.00	December
FY 24	FY 24	FY 2025	FY 2025	ROADWAY	CASH	FEES	FEES	DATE
TOTAL	MONTHLY	TOTAL	MONTHLY	OFFSITE	LAND-	ZONING	BUILDING	