

LAND USE

&

DEVELOPMENT

COMMITTEE

RESOLUTIONS



ORDINANCE OF THE WILL COUNTY BOARD
WILL COUNTY, IL

Adopting the Will County Stormwater Management Ordinance Technical Guidance Manual

WHEREAS, in accordance with the Will County Stormwater Management Ordinance the Technical Guidance Manual must be adopted by the County Board; and

WHEREAS, the purpose of the Technical Guidance Manual is to help applicants better understand the intent of the Ordinance and to allow for technical discussions and examples to be given to help guide development in a manner that is consistent with the Will County Stormwater Management Ordinance; and

WHEREAS, on May 11, 2010, the Will County Stormwater Management Planning Committee reviewed the manual and recommends their approval; and

WHEREAS, on July 13, 2010, the Land Use & Development Committee of the Will County Board reviewed the manual and recommends their approval.

NOW, THEREFORE, BE IT ORDAINED, by the County Board of Will County, Illinois that the Will County Stormwater Management Ordinance's Technical Guidance Manual is hereby adopted as described in the attachment to this Ordinance.

BE IT FURTHER ORDAINED, that the Preamble of this Ordinance is hereby adopted as if fully set herein. This Ordinance shall be in full force and effect upon its passage and approval as provided by law.

Adopted by the Will County Board this 19th day of August, 2010.

Vote: Yes ____ No ____ Pass ____ (SEAL)

Nancy Schultz Voots
Will County Clerk

Approved this _____ day of _____, 2010.

Lawrence M. Walsh
Will County Executive

**Will County
Stormwater Management
Planning Committee**

Memo

To: Tom Weigel, Chairman, Land Use & Development Committee
From: Derek O'Sullivan, Assistant Director, Will County Stormwater Management Planning Committee
cc: Howard Hamilton, Director, Will County Stormwater Management Planning Committee
Date: 7/13/2010
Re: Will County Stormwater Management Ordinance's Technical Guidance Manual

This memo is being written to request the Land Use & Development Committee to review the attached Technical Guidance Manual(TGM). The request is for the adoption of the TGM as outlined in the Will County Stormwater Management Ordinance. By definition, the TGM must be approved by the County Board.

The purpose of the TGM is to help applicants better understand the intent of the ordinance and to allow for technical discussions and examples to be given to help guide development in a manner that is consistent with the Will County Stormwater Management Ordinance. The TGM has been reviewed by the Will County Stormwater Management Planning Committee and recommends approval of this manual. County Staff concurs and also recommends approval of this document.

Thank you

WILL COUNTY STORMWATER TECHNICAL GUIDANCE MANUAL



May 11, 2010

INTRODUCTION

The Will County Stormwater Technical Guidance Manual (Manual) is, as the name suggests, a technical guide to provide developers, applicants, and administrators assistance in complying with the Stormwater Management Ordinance and the technical requirements of a stormwater permit application.

Purpose

The purpose of the Technical Guidance Manual is to supplement the Will County Stormwater Management Ordinance (Ordinance) by providing background, detail, and intent of the *minimum* technical requirements in the Ordinance. The individual ordinances of certified communities may contain elements more restrictive than the Ordinance. This manual contains discussion, tables, figures and exhibits covering most of the topics found in the Ordinance to assist the applicant in preparing a complete Stormwater Permit Application. The examples illustrated in this Manual are general and attempt to cover the most common requirements. In practice there will be situations that arise in the design of a development that will not be directly related to one of the examples in this manual. The concepts illustrated can be applied to a variety of developments.

The Manual is linked directly to the Will County Stormwater Management Ordinance by using the same Section numbers as those contained in the Ordinance, with a "T" added to the number.

The objective of the Manual is to facilitate implementation and provide guidance necessary to achieve the objectives and standards of the Ordinance. This document has no authority to mandate new criteria and provides a conservative approach for complying with the intent and letter of the criteria. Other techniques may exist that will meet the criteria with less effort or at a lower cost. The applicant accepts the burden of demonstrating the technical adequacy of the development design and is completely responsible for conformance with the criteria of the Ordinance.

The different technical requirements are further defined in this Manual by use of charts, tables and example problems. Recommended forms for compliance with the Ordinance are also provided.

It is expected that the Manual will occasionally need to be revised and updated to meet changing stormwater management techniques and requirements. To facilitate future revisions, the Manual has been printed in a 3-ring binder format so that specific sections may be replaced. A table with the current revision date for each section has also been included following the table of contents. Any suggested changes to the Manual should be provided in writing and will be reviewed for possible inclusion. Please submit any requested revisions to:

Director
Will County Stormwater Management Planning Committee
58 E. Clinton Street, Suite 500
Joliet, Illinois 60432
815.740.8140

Organization

The Manual is comprised of two parts:

- **Part 1** – Technical guidance covering stormwater management criteria, floodplain criteria and permit application requirements; and
- **Part 2** – Forms covering many of the required submittals used by the applicant or certified community, plus appendices.



Land Use & Development Committee
Ordinance #10-261

**ORDINANCE OF THE WILL COUNTY BOARD
WILL COUNTY, ILLINOIS**

Renewal of the Will County Zoning Ordinance

WHEREAS, the Will County Board has adopted the Will County Zoning Ordinance to regulate development and the use of land, and

WHEREAS, in accordance with Section 8.2-3 of the adopted Will County Zoning Ordinance, the Will County Zoning Ordinance is effective for three (3) years and is renewable every three (3) years upon the review and approval of the Will County Board, and

WHEREAS, the Will County Zoning Ordinance was last renewed by the Will County Board on August 26, 2007, and

WHEREAS, the Land Use and Development Committee has reviewed and recommended the renewal of the Will County Zoning Ordinance.

NOW, THEREFORE, BE IT ORDAINED, by the County Board of Will County, Illinois, that the Will County Zoning Ordinance is hereby renewed for a period of three (3) years.

BE IT FURTHER ORDAINED, that the Preamble of this Ordinance is hereby adopted as if fully set herein. This Ordinance shall be in full force and effect upon its passage and approval as provided by law.

Adopted by the Will County Board this 19th day of August 2010.

Vote: Yes _____ No _____ Pass _____

Nancy Schults Voots
Will County Clerk

Approved this _____ day of _____, 2010.

Lawrence M. Walsh
Will County Executive



Land Use & Development Committee
Resolution #10-262

RESOLUTION OF THE WILL COUNTY BOARD
WILL COUNTY, ILLINOIS

Correction of a Scrivener's Error (Case 5700-SV)

WHEREAS, on January 17, 2008, the Will County Board approved Will County Zoning Case 5700-SV, a special use permit for an equine veterinary clinic with six conditions; and

WHEREAS, the ordinance prepared for Will County Zoning Case 5700-SV stated that "it appears that such recommendation was based upon a duly advertised hearing by said Planning and Zoning Commission of Will County affecting property located in Wilmington Township where such area is situated;" and

WHEREAS, Will County Zoning Case 5700-SV affected property located in Will Township; and

WHEREAS, the Land Use and Development Committee of the Will County Board reviewed the matter and determined that the ordinance for the special use permit contains a scrivener's error.

NOW, THEREFORE, BE IT RESOLVED by the County Board of Will County, Illinois, that the ordinance for the special use permit approved by the Will County Board as Will County Zoning Case 5700-SV be corrected to state, "it appears that such recommendation was based upon a duly advertised hearing by said Planning and Zoning Commission of Will County affecting property located in Will Township where such area is situated."

BE IT FURTHER RESOLVED, that this Resolution shall be in full force and effect upon its passage and approval as provided by law.

Adopted by the Will County Board this 19th day of August, 2010.

Vote: Yes _____ No _____ Pass _____

Nancy Schultz Voots
Will County Clerk

Approved this _____ day of _____, 2010.

Lawrence M. Walsh
Will County Executive



WILL COUNTY LAND USE DEPARTMENT
58 E. Clinton Street, Suite 500 • Joliet, Illinois 60432
815/774-3321 • Fax 815/727-8638

Memorandum

To: Will County Land Use and Development Committee
From: Michael Smetana
Date: August 10, 2010
Re: Scrivener's Error, Will County Zoning Case 5700-SV.

On January 17, 2008, the Will County Board approved Will County Zoning Case 5700-SV. The request was a special use permit for an equine veterinary clinic with six conditions. The ordinance prepared stated that the property affected by the special use permit was located in Wilmington Township. The property affected by the special use permit is located in Will Township and identified by permanent index number: 21-24-400-010.

The resolution attached will correct the scrivener's error. Thank you for your consideration. If you have any questions, please do not hesitate to contact me by telephone at (815) 727-8850 or email at msmetana@willcountylanduse.com.



ORDINANCE AMENDING THE "WILL COUNTY, ILLINOIS ZONING ORDINANCE"
Adopted and Approved September 9, 1947 as amended

WHEREAS, the Planning and Zoning Commission of Will County, Illinois has recommended the reclassification of a certain area within the County as hereinafter described; and

WHEREAS, it appears that such recommendation was based upon a duly advertised hearing by said Planning and Zoning Commission of Will County affecting property located in Wilmington Township where such area is situated; and

WHEREAS, it appears that due notice of the time and place of such hearing was published in a paper of general circulation in Will County, Illinois; that such hearing was duly and properly held, and that report thereof has been made to this Board within thirty days after such hearing;

NOW THEREFORE, BE IT ORDAINED by the County Board of Will County, Illinois that:

Section 1. That the "Will County Zoning Ordinance", approved September 9, 1947, as amended, be and the same is hereby amended by reclassifying the area described as follows:

SPECIAL USE PERMIT FOR AN EQUINE VETERINARY CLINIC

WITH SIX (6) CONDITIONS

1. There must be proper storage and disposal of manure. If storing manure for over 6 months manure must be stored in a three-sided storage facility.
2. Manure shall be kept 150 ft. from any portable water supply and greater then 200 ft. from any surface water.
3. The applicants shall comply with the current Will County Building Ordinance and Codes (Resolution #01-442).
4. Animals in the pastures or paddocks must be restricted from wading or fording in or across any open drain or stream.
5. The applicant shall develop and implement a livestock waste management plan acceptable to the Department of Agriculture, which minimizes the movement of animal hormones, antibiotics and pharmaceuticals into the stream system.
6. The applicant shall comply with the requirements of IEPA's ILR-10 construction storm water NPDES permit.

SEE ATTACHED FOR LEGAL DESCRIPTION

Section 2. That the County Clerk shall alter the map of said territory described in Subsection 3.1, Section 3 of said Will County Zoning Ordinance to indicate such revised classification and shall certify such alteration by her signature and the date thereof, file the same and make available for public reference.

Section 3. This ordinance shall be in full force and effect upon its passage and approval as provided by law (or passage, approval and publication as provided bylaw).

CASE NO: 5700-SV

APPELLANT: Paul Smajo / Owner

First Bank of Manhattan, Trust #505

Agreement dated July 28, 2006

Marsha Ross, Attorney at Law

Adopted by the Will County Board this 17th day of January, 2008

Vote: Yes 25 No 0 Pass 0

Nancy Schultz Voots
Will County Clerk

Approved this 6th day of February, 2008

Lawrence M. Walsh
Will County Executive

CASE NO: 5700-SV

SPECIAL USE PERMIT FOR AN EQUINE VETERINARY CLINIC

WITH SIX (6) CONDITIONS

PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 33 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON ROD AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 24; THENCE NORTH 00 DEGREES 51 MINUTES 04 SECONDS WEST ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 24 A DISTANCE OF 658.81 FEET TO AN IRON ROD; THENCE NORTH 09 DEGREES 39 MINUTES 16 SECONDS EAST A DISTANCE OF 661.51 FEET TO AN IRON ROD; THENCE SOUTH 00 DEGREES 48 MINUTES 03 SECONDS EAST A DISTANCE OF 658.81 FEET TO AN IRON ROD IN THE SOUTH LINE OF SAID SECTION 24; THENCE SOUTH 09 DEGREES 39 MINUTES 16 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 24 A DISTANCE OF 660.92 FEET TO THE POINT OF BEGINNING.



ORDINANCE AMENDING THE "WILL COUNTY, ILLINOIS ZONING ORDINANCE"
Adopted and Approved September 9, 1947 as amended

WHEREAS, the Planning and Zoning Commission of Will County, Illinois has recommended the reclassification of a certain area within the County as hereinafter described; and

WHEREAS, it appears that such recommendation was based upon a duly advertised hearing by said Planning and Zoning Commission of Will County affecting property located in Will Township where such area is situated; and

WHEREAS, it appears that due notice of the time and place of such hearing was published in a paper of general circulation in Will County, Illinois; that such hearing was duly and properly held, and that report thereof has been made to this Board within thirty days after such hearing;

NOW THEREFORE, BE IT ORDAINED by the County Board of Will County, Illinois that:

Section 1. That the "Will County Zoning Ordinance", approved September 9, 1947, as amended, be and the same is hereby amended by reclassifying the area described as follows:

SPECIAL USE PERMIT FOR AN EQUINE VETERINARY CLINIC

WITH SIX (6) CONDITIONS

1. There must be proper storage and disposal of manure. If storing manure for over 6 months manure must be stored in a three-sided storage facility.
2. Manure shall be kept 150 ft. from any portable water supply and greater than 200 ft. from any surface water.
3. The applicants shall comply with the current Will County Building Ordinance and Codes (Resolution #01-442).
4. Animals in the pastures or paddocks must be restricted from wading or fording in or across any open drain or stream.
5. The applicant shall develop and implement a livestock waste management plan acceptable to the Department of Agriculture, which minimizes the movement of animal hormones, antibiotics and pharmaceuticals into the stream system.
6. The applicant shall comply with the requirements of IEPA's ILR-10 construction storm water NPDES permit.

SEE ATTACHED FOR LEGAL DESCRIPTION

Section 2. That the County Clerk shall alter the map of said territory described in Subsection 3.1, Section 3 of said Will County Zoning Ordinance to indicate such revised classification and shall certify such alteration by her signature and the date thereof, file the same and make available for public reference.

Section 3. This ordinance shall be in full force and effect upon its passage and approval as provided by law (or passage, approval and publication as provided bylaw).

CASE NO: 5700-SV

APPELLANT: Paul Smajo / Owner

First Bank of Manhattan, Trust #505
Agreement dated July 28, 2006
Marsha Ross, Attorney at Law

Adopted by the Will County Board this 17th day of January, 2008
Error Corrected by the Will County Board this 19th day of August, 2010

Vote: Yes _____ No _____ Pass _____

Nancy Schultz Voots
Will County Clerk

Approved this _____ day of _____, 2008

Lawrence M. Walsh
Will County Executive

CASE NO: 5700-SV

SPECIAL USE PERMIT FOR AN EQUINE VETERINARY CLINIC
WITH SIX (6) CONDITIONS

PART OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 33 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT AN IRON ROD AT THE SOUTHWEST CORNER OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 24; THENCE NORTH 00 DEGREES 51 MINUTES 06 SECONDS WEST ALONG THE WEST LINE OF THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 24 A DISTANCE OF 658.81 FEET TO AN IRON ROD; THENCE NORTH 89 DEGREES 39 MINUTES 16 SECONDS EAST A DISTANCE OF 661.51 FEET TO AN IRON ROD; THENCE SOUTH 00 DEGREES 48 MINUTES 03 SECONDS EAST A DISTANCE OF 658.81 FEET TO AN IRON ROD IN THE SOUTH LINE OF SAID SECTION 24; THENCE SOUTH 89 DEGREES 39 MINUTES 16 SECONDS WEST ALONG THE SOUTH LINE OF SAID SECTION 24 A DISTANCE OF 660.92 FEET TO THE POINT OF BEGINNING.



Land Use and Development Committee
Resolution #10-263

RESOLUTION OF THE WILL COUNTY BOARD
WILL COUNTY, ILLINOIS

Temporary Use Permit 10-11-T
(Ann Mary and James Narel, Dog Show, Manhattan, IL)

WHEREAS, the County of Will adopted the Will County Zoning Ordinance in accordance with the Illinois Compiled Statutes 55 ILCS 5/5-12001 et. seq., and

WHEREAS, Section 14.12 of the Will County Zoning Ordinance establishes certain requirements for temporary use permits, and

WHEREAS, the Zoning Administrator is authorized by the Will County Zoning Ordinance to issue temporary use permits for uses specifically authorized in particular zoning districts as temporary use permits, and

WHEREAS, Ann Mary and James Narel, submitted a temporary use permit application 10-11-T for dog shows on property identified by permanent index number 13-31-200-008 and commonly known as 27432 South Route 45, Manhattan, Illinois, for the dates of October 8-10, 2010; October 30-31, 2010 and November 6-7, 2010, and

WHEREAS, the subject property is zoned A-1 (Agricultural District) with a special use permit for a dog training facility (5354-S, 01/20/2005), and the Will County Zoning Ordinance does not authorize the Zoning Administrator to issue the requested temporary use permit on the subject property, and

WHEREAS, on August 10, 2010, the Land Use and Development Committee of the Will County Board reviewed the requested temporary use permit.

NOW, THEREFORE, BE IT RESOLVED by the County Board of Will County, Illinois, that temporary use permit application 10-11-T is hereby approved as described and conditioned in the attachment to this resolution.

BE IT FURTHER RESOLVED, that this Resolution shall be in full force and effect upon its passage and approval as provided by law

Adopted by the Will County Board this 19th day of August, 2010.

Vote: Yes ___ No ___ Pass _____ (SEAL)

Nancy Schultz Voots
Will County Clerk

Approved this _____ day of _____, 2010.

Lawrence M. Walsh
Will County Executive



WILL COUNTY LAND USE DEPARTMENT
58 E. Clinton Street, Suite 500 • Joliet, Illinois 60432
815/774-3321 • Fax 815/727-8638



Memorandum

To: Will County Land Use and Development Committee
From: Michael Smetana, Associate Planner
Date: August 3, 2010
Re: Temporary use permit (10-11-T); Narel

Enclosed for your review is a temporary use permit application submitted by Ann Mary and James Narel. The temporary use permit is to allow a dog shows on the property identified by PIN 13-31-200-008 and located at 27432 South Route 45, Manhattan, Illinois. The property is zoned A-1 with a special use permit for dog training (Will County Zoning Case 5354-S). The special use permit was granted January 20, 2005. It has been determined by the Will County Land Use Department that the special use permit to allow for dog training does not allow for dog shows to be conducted on the subject property by outside agencies. The applicants were instructed that the temporary use permit process is a temporary solution to allow previously scheduled dog shows to take place.

The proposed dates are October 8-10, 2010, October 30-31, 2010, and November 6-7, 2010. The event will be held from 8:00 a.m. to 5:00 p.m. It is anticipated that up to seventy-five people may attend the event. No lighting is proposed and portable toilets will be provided. The dog show will be held in a fenced in area. Parking will be located in the field on the property. The applicants are currently in the process of upgrading the existing pole barn to meet commercial code requirements. This structure may not be used for the event unless all code requirements have been met and a certificate of occupancy has been issued.

The requested temporary use permit is not identified as one that the Zoning Administrator is authorized to issue. Therefore, the application is being presented to the Will County Land Use and Development Committee.

If approved, staff recommends the following conditions be placed upon the temporary use permit:

1. The event shall take place outside; no structures may be entered by event patrons.



APPLICATION FOR TEMPORARY USE PERMIT

Will County Land Use Department
 58 E. Clinton St., Suite 500 • Joliet, Illinois 60432
 Telephone (815) 727-8850 • Facsimile (815) 727-8638
 Internet Site - <http://www.willcountylanduse.com>

Lawrence M. Walsh
 County Executive

Temporary use permit application # 10-11 T (staff only)

PART A – APPLICANT INFORMATION

Property owner name(s): Ann Mary + James Marcel
 Address(es): 27432 So. Rt 45 - Manhattan, Ill. 60442
 Telephone number(s): (815) 306-1216 (815) 222-9667 - Cell
 Fax number(s): _____
 E-mail(s): mazhistakrs@aol.com
 Agent/attorney name: _____
 Agent/attorney firm name: _____
 Agent/attorney address: _____
 Agent/attorney telephone number: _____
 Agent/attorney fax number: _____
 Agent/attorney E-mail: _____

PART B – SUBJECT PROPERTY INFORMATION

Address: 27432 So. Rt 45
 General location: Manhattan, Ill.
 Township: Green Garden
 PIN (permanent index number): 13-31-200-008
 Current zoning: A-1
 Current land use: DOG TRAINING FACILITY
 Existing/proposed sanitary system (check box): septic field mechanical central sewer
 Existing/proposed water supply (check box): public water well
 Identify surrounding zoning and land uses (e.g., A-1, farm; R-1, single-family home; C-2, gas station):

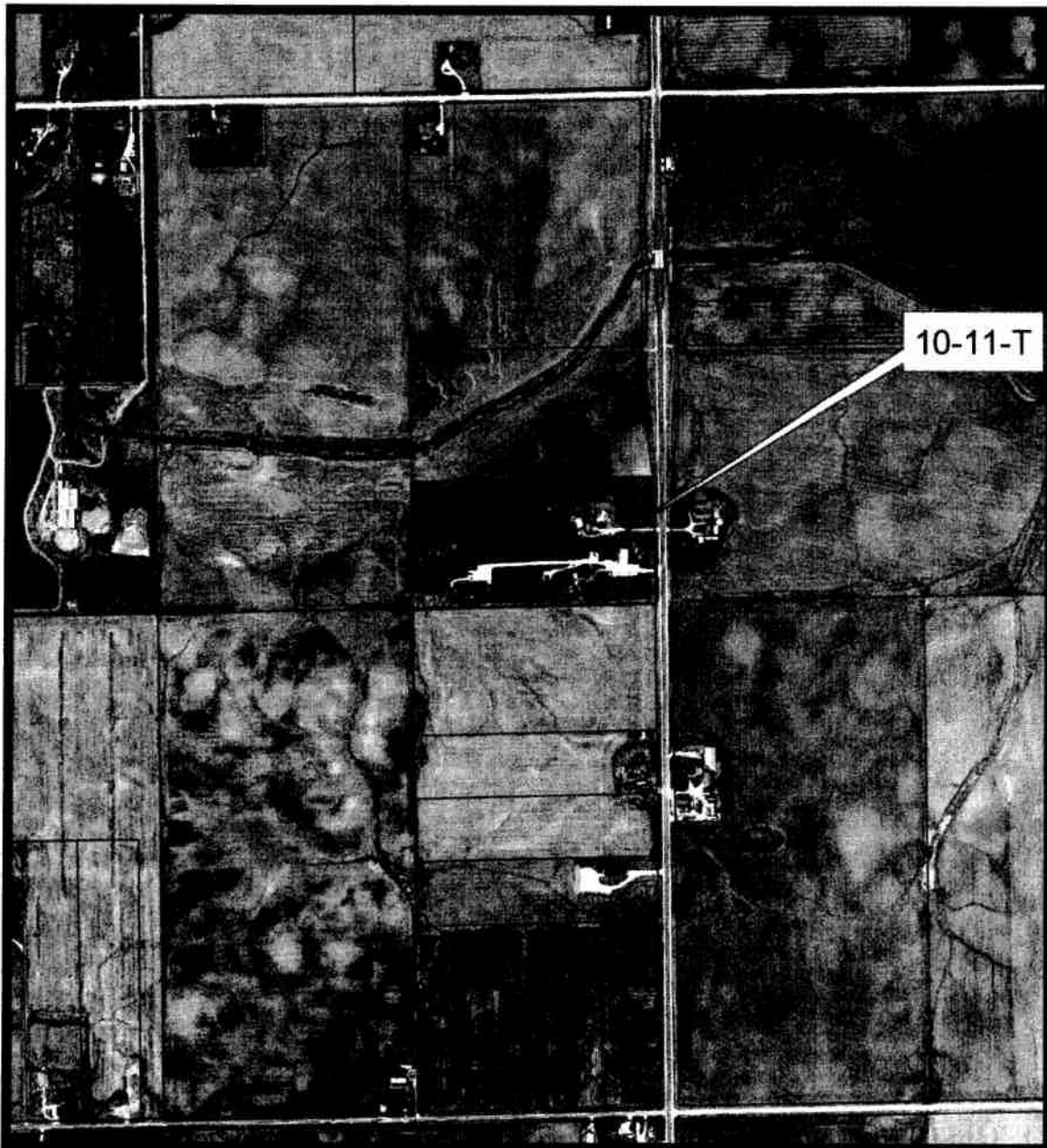
	Zoning	Land Use
North	<u>A-1</u>	_____
South	<u>A-1</u>	_____
East	<u>A-1</u>	_____
West	<u>A-1</u>	_____

PART C - TEMPORARY USE INFORMATION

Note: The Department does not have the authority to issue temporary use permits not identified in the Will County Zoning Ordinance. Prior to filing, please review the appropriate sections of the Will County Zoning Ordinance to determine if your proposed temporary use is permitted.

Provide a detailed description of the proposed temporary use. This includes, but is not limited to, the proposed temporary use, proposed dates and hours of operation, number of employees, buildings/structures to be used with temporary use, anticipated number of attendees, parking facilities, sanitary facilities, and anticipated noise or lighting.

Oct 8-10 Oct 30-31 Nov 6-7	} 2010	Hours 8:00 am to 5:00 p.m. NO EMPLOYEES Possibly up to 75 people - WILL BRING IN PBLTA ARTISTS PARKING IN OPEN FIELD AREA DOB SHOW (ABILITY) Building not to be used unless compliance complete
		Provide a statement as to how the proposed temporary use will not adversely affect the public health, safety or general welfare of the County and/or immediate neighborhood: Dogs are running in a fenced in area.



10-11-T
 Green Garden Township



0 290 580 Feet

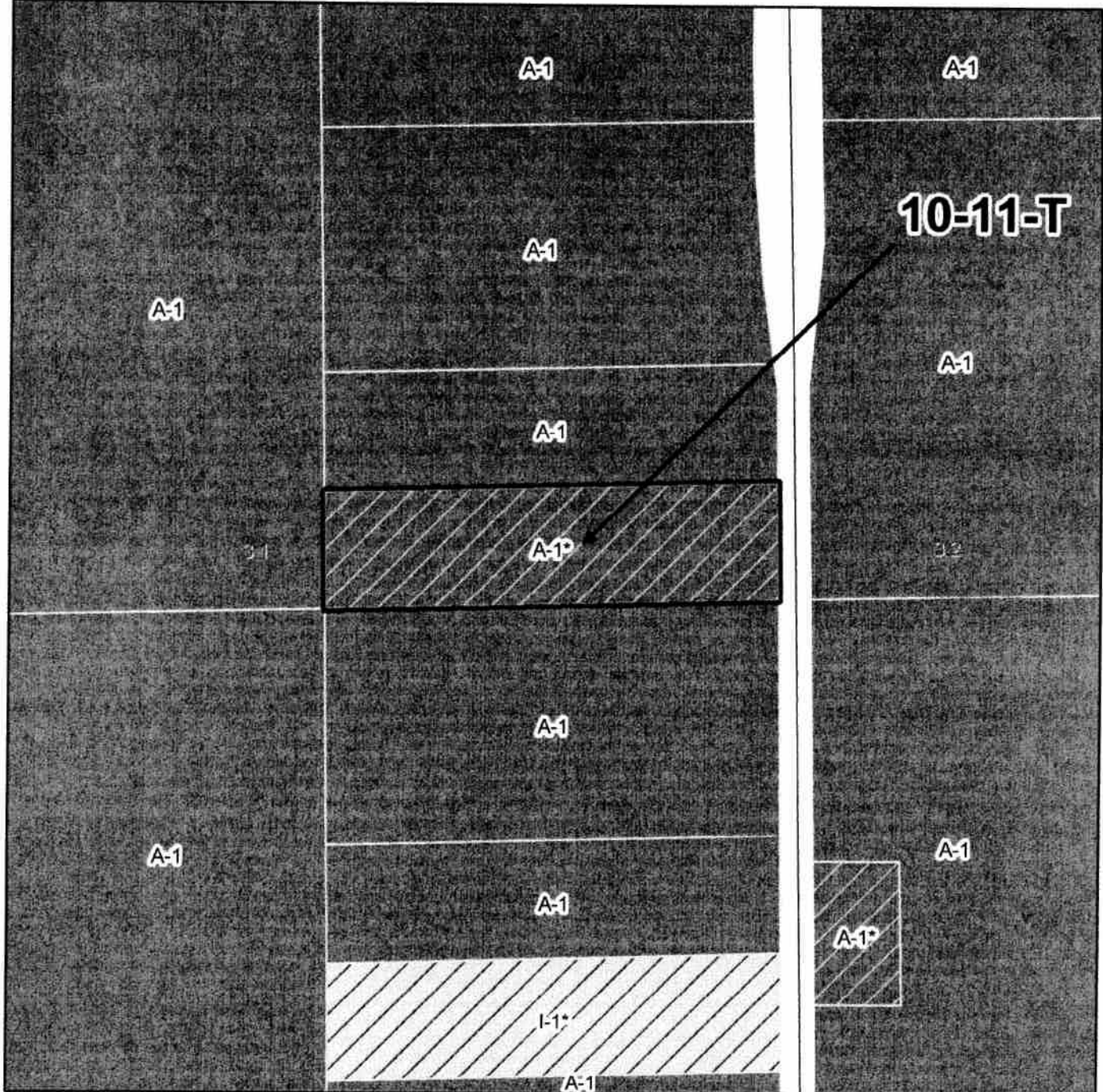


Lawrence M. Walsh
 Will County Executive

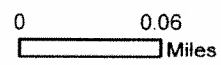
Disclaimer of Warranties and Accuracy of Data
 Although the data developed by Will County for its maps, webpages, and Geographic Information Systems has been produced and processed from sources believed to be reliable, no warranty, expressed or implied, is made regarding accuracy, adequacy, completeness, timeliness, reliability or usefulness of any information. This disclaimer applies to both isolated and aggregate uses of the information. The County and elected officials provide the information on an "as is" basis. All warranties of any kind, express or implied, including but not limited to the implied warranties of merchantability, fitness for a particular purpose, freedom from contamination by computer viruses, or hardware and non-infringement of proprietary rights are disclaimed. Changes may be periodically made to the information herein. These changes may or may not be incorporated in any new version of the publication. If you have obtained information from any of the County web pages from a source other than the County pages, be aware that electronic data can be altered subsequent to original distribution. Data can also quickly become out of date. It is recommended that careful attention be paid to the contents of any data, and that the originator of the data or information be contacted with any questions regarding appropriate use. Please direct any questions or issues via email to gis@willcountyillinois.com. Approved by Will County State Attorney Office on 1/13/03

Case Number: 10-11-T
 Township: Green Garden
 PIN: 13-31-200-008

UNOFFICIAL ZONING MAP



RESIDENTIAL DISTRICTS			(Minimum Permitted Parcel Area And Width)
R-1	R-1*	R-1**	SINGLE FAMILY (60,000 SQ. FT., 165 FT.)
R-2	R-2*	R-2**	SINGLE FAMILY (1 ACRE-43,560 SQ. FT., 150FT.)
R-2A	R-2A*	R-2A**	SINGLE FAMILY (30,000 SQ. FT., 120 FT.)
R-3	R-3*	R-3**	SINGLE FAMILY (20,000 SQ. FT., 90 FT.)
R-4	R-4*	R-4**	SINGLE FAMILY (12,500 SQ. FT., 70 FT.)
R-5	R-5*	R-5**	SINGLE FAMILY (NO NEW DISTRICTS PERMITTED)
R-6	R-6*	R-6**	MULTI-FAMILY (12 DWELLING UNITS PER ACRE, 60FT.)
ESTATE DISTRICTS			
E-1	E-1*	E-1**	RURAL ESTATE (5 ACRE, 300 FT.)
E-2	E-2*	E-2**	ESTATE (2.5 ACRE, 180 FT.)
COMMERCIAL DISTRICTS			
C-1	C-1*	C-1**	LOCAL SHOPPING (12,000 SQ. FT., 80 FT.)
C-2	C-2*	C-2**	COMMUNITY SHOPPING (12,000 SQ. FT., 80 FT.)
C-3	C-3*	C-3**	GENERAL BUSINESS (12,000 SQ. FT., 80 FT.)
C-4	C-4*	C-4**	HIGHWAY DISTRICT (20,000 SQ. FT., 80 FT.)
C-5	C-5*	C-5**	OFFICE AND RESEARCH (20,000 SQ. FT., 80 FT.)
C-6	C-6*	C-6**	COMMERCIAL RECREATION (20,000 SQ. FT., 80 FT.)



INDUSTRIAL DISTRICTS			(Minimum Permitted Parcel Area And Width)
I-1	I-1*	I-1**	LIMITED INDUSTRIAL (10,000 SQ. FT., 60FT.)
I-2	I-2*	I-2**	GENERAL INDUSTRIAL (10,000 SQ. FT., 80FT.)
I-3	I-3*	I-3**	INTENSIVE INDUSTRIAL (40,000 SQ.FT., 100FT.)
AGRICULTURAL DISTRICTS			
A-1	A-1*	A-1**	AGRICULTURAL (10 ACRES, 300 FT)
A-2	A-2*	A-2**	RURAL RESIDENTIAL (NO NEW DISTRICTS PERMITTED)
PUD PLANNED UNIT DEVELOPMENT			
MUNICIPALITY (CONTACT MUNICIPALITY FOR ZONING CLASSIFICATION)			
* SPECIAL USES			
** COURT DECREED USES			



Land Use and Development Committee
Resolution #10-264

RESOLUTION OF THE WILL COUNTY BOARD
WILL COUNTY, ILLINOIS

Temporary Use Permit 10-12-T
(Naperville Polo Club, Ultimate Frisbee Tournament, Plainfield, IL)

WHEREAS, the County of Will adopted the Will County Zoning Ordinance in accordance with the Illinois Compiled Statutes 55 ILCS 5/5-12001 et. seq., and

WHEREAS, Section 14.12 of the Will County Zoning Ordinance establishes certain requirements for temporary use permits, and

WHEREAS, the Zoning Administrator is authorized by the Will County Zoning Ordinance to issue temporary use permits for uses specifically authorized in particular zoning districts as temporary use permits, and

WHEREAS, Naperville Polo Club, submitted a temporary use permit application 10-12-T for an Ultimate Frisbee Tournament on property identified by permanent index numbers 07-01-22-300-015, 07-01-22-400-008, 07-01-22-400-009, and 07-01-22-400-007, and commonly known as 23700 119th Street, Plainfield, Illinois 60544, for the dates of September 11 and 12, 2010, and

WHEREAS, the subject property is zoned A-1 (Agricultural District) with a special use permit for a polo club and golf driving range (3736-RS2, 01/16/92), and the Will County Zoning Ordinance does not authorize the Zoning Administrator to issue the requested temporary use permit on the subject property, and

WHEREAS, on August 10, 2010, the Land Use and Development Committee of the Will County Board reviewed the requested temporary use permit.

NOW, THEREFORE, BE IT RESOLVED by the County Board of Will County, Illinois, that temporary use permit application 10-12-T is hereby approved as described and conditioned in the attachment to this resolution.

BE IT FURTHER RESOLVED, that this Resolution shall be in full force and effect upon its passage and approval as provided by law

Adopted by the Will County Board this 19th day of August, 2010.

Vote: Yes ___ No ___ Pass _____ (SEAL)

Nancy Schultz Voots
Will County Clerk

Approved this _____ day of _____, 2010.

Lawrence M. Walsh
Will County Executive



WILL COUNTY LAND USE DEPARTMENT
58 E. Clinton Street, Suite 500 • Joliet, Illinois 60432
815/774-3321 • Fax 815/727-8638



Memorandum

To: Will County Land Use and Development Committee
From: Michael Smetana, Associate Planner
Date: August 3, 2010
Re: Temporary use permit (10-12-T); Naperville Polo Club

Enclosed for your review is a temporary use permit application submitted by the Naperville Polo Club. The temporary use permit is to allow an Ultimate Frisbee Tournament on the property identified by permanent index numbers: 07-01-22-300-015, 07-01-22-400-008, 07-01-22-400-009 and 07-01-22-400-007. The property is commonly known as 23700 119th Street, Plainfield, Illinois 60544. The property is zoned A-1 with a special use permit for a polo club and golf driving range. (Will County Zoning Case 3736-RS2). The special use permit was granted January 16, 1992. It has been determined by the Will County Land Use Department that the special use permit does not allow an Ultimate Frisbee Tournament.

The proposed dates are September 11-12, 2010. The event will be held from 7:00 a.m. on September 11, 2010, to 6:30 p.m. on September 12, 2010. All activities will end at 10 p.m. September 11, 2010 and resume in the morning. It is anticipated that up to 1,500 participants will attend the event. Portable toilets and dumpsters will be provided on site. The existing club house will be used to serve food. Music and lighting will be provided around the existing club house.

The requested temporary use permit is not identified as one that the Zoning Administrator is authorized to issue. Therefore, the application is being presented to the Will County Land Use and Development Committee.

If approved, staff recommends the following conditions be placed upon the temporary use permit:

1. There shall be no parking along 119th Street from Route 59 to Naper-Plainfield Road.
2. The applicant shall obtain all required permits from the Will County Health Department.
3. The applicant must coordinate with the Will County Sheriff's Office.
4. The applicant shall obtain a temporary liquor license from the Will County Liquor Commissioner.
5. Maximum occupancy for structures on site must be adhered to. Avenues of egress must be properly identified, lit, and uninhibited.



Lawrence M. Walsh
 County Executive

APPLICATION FOR TEMPORARY USE PERMIT

Will County Land Use Department
 58 E. Clinton St., Suite 500 • Joliet, Illinois 60432
 Telephone (815) 727-8850 • Facsimile (815) 727-8638
 Internet Site - <http://www.willcountylanduse.com>

Temporary use permit application # 10-12T (staff only)

PART A – APPLICANT INFORMATION

Property owner name(s): Naperville Polo Club
 Address(es): 23700 119th Street, Plainfield, IL 60544
 Telephone number(s): _____
 Fax number(s): _____
 E-mail(s): _____
 Agent/attorney name: John Hock
 Agent/attorney firm name: N/A
 Agent/attorney address: 616 Rock Spring Road, Naperville, IL 60565
 Agent/attorney telephone number: 630-291-6026
 Agent/attorney fax number: 630-963-6027
 Agent/attorney E-mail: jhock@cecinc.com

PART B – SUBJECT PROPERTY INFORMATION

Address: 23700 119th Street, Plainfield, IL 60544
 General location: Just east of 119th and Route 59
 Township: Wheatland
 PIN (permanent index number): 07-01-22-300-015-000; 07-01-22-400-008-0000; 07-01-22-400-009-0000; 07-01-22-400-007-0000
 Current zoning: Agricultural
 Current land use: Polo Fields
 Existing/proposed sanitary system (check box): septic field mechanical central sewer N/A
 Existing/proposed water supply (check box): public water well
 Identify surrounding zoning and land uses (e.g., A-1, farm; R-1, single-family home; C-2, gas station):

	<u>Zoning</u>	<u>Land Use</u>
North	_____	<u>Residential</u>
South	_____	<u>Residential</u>
East	_____	<u>Residential & then quarry</u>
West	_____	<u>Commercial</u>

PART C – TEMPORARY USE INFORMATION

Note: The Department does not have the authority to issue temporary use permits not identified in the Will County Zoning Ordinance. Prior to filing, please review the appropriate sections of the Will County Zoning Ordinance to determine if your proposed temporary use is permitted.

Provide a detailed description of the proposed temporary use. This includes, but is not limited to, the proposed temporary use, proposed dates and hours of operation, number of employees, buildings/structures to be used with temporary use, anticipated number of attendees, parking facilities, sanitary facilities, and anticipated noise or lighting. The proposed use is an Ultimate Frisbee Tournament which is an athletic event.

The event will occur on September 11-12, 2010 from about 7AM on Saturday until about 6:30PM on Sunday. We expect about 80 teams from primarily the Midwest (about 1500 participants) to attend the tournament. Plenty of parking will be provided onsite. Port-o-johns and a dumpster will be provided. The club house is planned to be used to serve food. Amplified music and lighting will occur by the clubhouse, but will be oriented and setback away from 119th Street. Activities end about 10PM on Saturday.

Provide a statement as to how the proposed temporary use will not adversely affect the public health, safety or general welfare of the County and/or immediate neighborhood:

In order to protect public health, safety, and general welfare of the County and neighborhood, all event activities will be kept on the grounds of the polo fields. Participants will be directed to arrive via I-55 or Rt. 59 and to enter the property on the rear of the polo club via S. Book Road. Parking WILL NOT be allowed on 119th Street or directly along the back edge of the property adjacent to residential. We will post signs to stay out of the subdivision to the south and will alert the nursery to the west of our event and how to contact us if they have any question/issues (although none are anticipated).

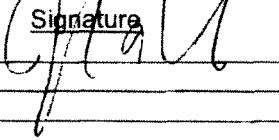
PART D: SIGNATURES AND NOTARIZATION

I, (We) consent that all above statements and the statements contained in any papers or plans submitted herewith are true to the best of my (our) knowledge and belief.

I, (We) consent to the entry in or upon the premises described in this application by any authorized official of the County of Will for the purposes of completing any reviews deemed necessary by the submittal of this application.

I, (We) have read and are familiar with the temporary use permit application instructions and all applicable sections of the Will County Zoning Ordinance.

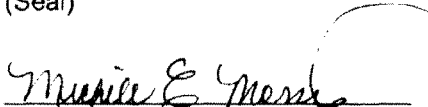
Owner and/or agent/attorney printed names, and signatures:

	<u>Name (identify owner/agent/attorney)</u>	<u>Signature</u>
1.	John Hock	
2.	_____	
3.	_____	
4.	_____	

State of Illinois)
) SS
County of Will)

I, Michele E Morris, a Notary Public in and for the County and State aforesaid, do hereby certify that John Hock, personally known to me is (are) the person(s) who executed the foregoing instrument bearing on the date of 7/14, 2010 and appeared before me this day in person and acknowledged that he/she (they) signed sealed, and delivered the same instrument for the uses and purposes therein set forth.

(Seal)



Signature of Notary





10-12-T
 Wheatland Township



0 200 400 Feet



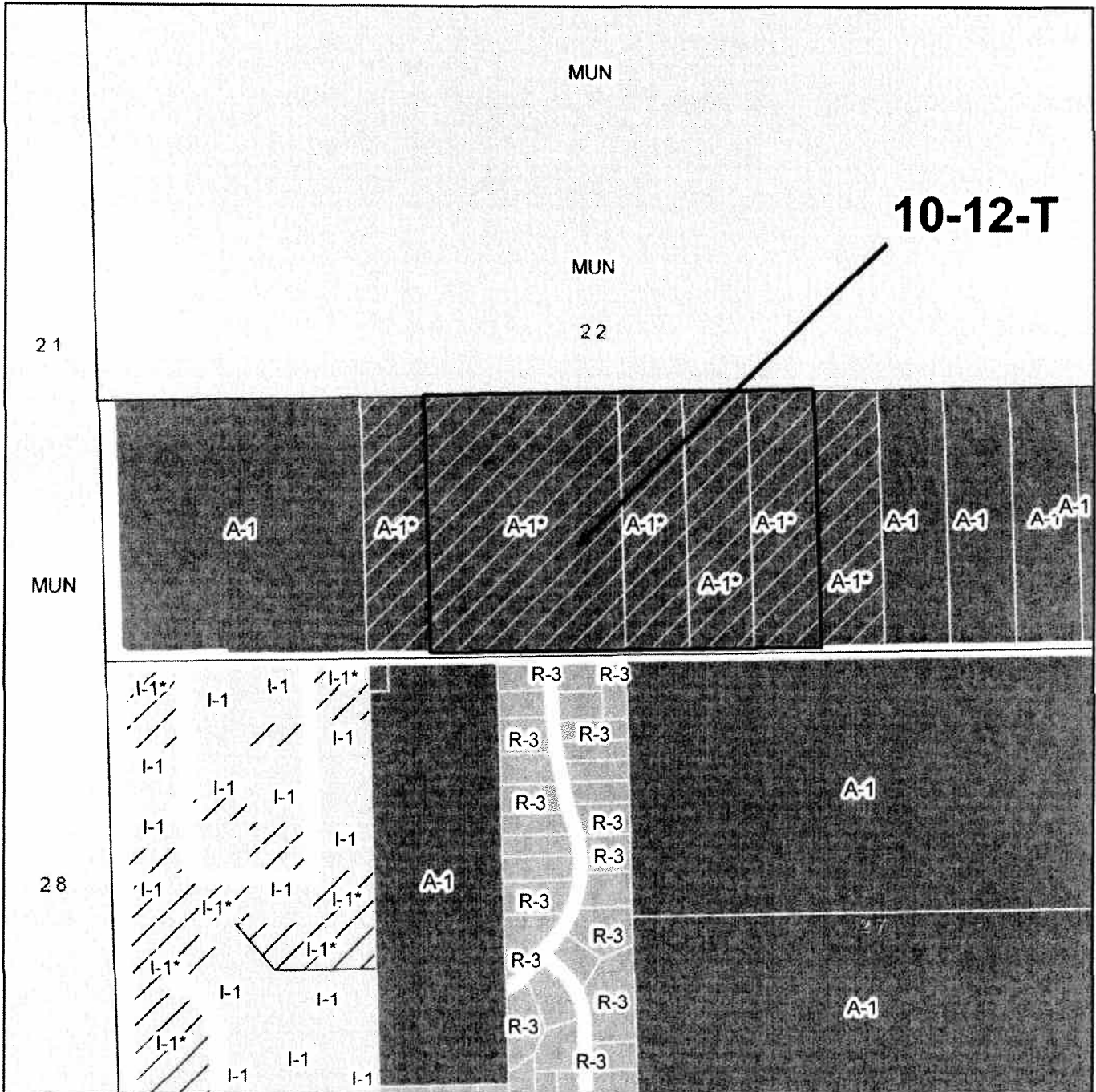
Lawrence M. Walsh
 Will County Executive

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UNOFFICIAL ZONING MAP

Case Number: 10-12-T
 Township: Wheatland
 PIN: Multiple



RESIDENTIAL DISTRICTS			(Minimum Permitted Parcel Area And Width)
R-1	R-1*	R-1**	SINGLE FAMILY (60,000 SQ. FT., 165 FT.)
R-2	R-2*	R-2**	SINGLE FAMILY (1 ACRE-43,500 SQ. FT., 150 FT.)
R-2A	R-2A*	R-2A**	SINGLE FAMILY (30,000 SQ. FT., 120 FT.)
R-3	R-3*	R-3**	SINGLE FAMILY (20,000 SQ. FT., 90 FT.)
R-4	R-4*	R-4**	SINGLE FAMILY (12,500 SQ. FT., 70 FT.)
R-5	R-5*	R-5**	SINGLE FAMILY (NO NEW DISTRICTS PERMITTED)
R-6	R-6*	R-6**	MULTI-FAMILY (12 DWELLING UNITS PER ACRE, 60 FT.)
ESTATE DISTRICTS			
E-1	E-1*	E-1**	RURAL ESTATE (5 ACRE, 300 FT.)
E-2	E-2*	E-2**	ESTATE (2.5 ACRE, 180 FT.)
COMMERCIAL DISTRICTS			
C-1	C-1*	C-1**	LOCAL SHOPPING (12,000 SQ. FT., 80 FT.)
C-2	C-2*	C-2**	COMMUNITY SHOPPING (12,000 SQ. FT., 80 FT.)
C-3	C-3*	C-3**	GENERAL BUSINESS (12,000 SQ. FT., 80 FT.)
C-4	C-4*	C-4**	HIGHWAY DISTRICT (20,000 SQ. FT., 80 FT.)
C-5	C-5*	C-5**	OFFICE AND RESEARCH (20,000 SQ. FT., 80 FT.)
C-6	C-6*	C-6**	COMMERCIAL RECREATION (20,000 SQ. FT., 80 FT.)



INDUSTRIAL DISTRICTS			(Minimum Permitted Parcel Area And Width)
I-1	I-1*	I-1**	LIMITED INDUSTRIAL (10,000 SQ. FT., 60 FT.)
I-2	I-2*	I-2**	GENERAL INDUSTRIAL (10,000 SQ. FT., 80 FT.)
I-3	I-3*	I-3**	INTENSIVE INDUSTRIAL (40,000 SQ. FT., 100 FT.)
AGRICULTURAL DISTRICTS			
A-1	A-1*	A-1**	AGRICULTURAL (10 ACRES, 300 FT.)
A-2	A-2*	A-2**	RURAL RESIDENTIAL (NO NEW DISTRICTS PERMITTED)
PUD - PLANNED UNIT DEVELOPMENT MUNICIPALITY (CONTACT MUNICIPALITY FOR ZONING CLASSIFICATION)			
* SPECIAL USES ** COURT DECREED USES			

