

Attached is the agenda packet for the July 1, 2024 Board Meeting. For those of you with Drop Box, the file will be placed in the Drop Box Folder.

**The Village Board meeting will begin at 7:00 PM. All discussions and business will occur at the Village Board meeting. After consideration of the meeting minutes and accounts payable, the meeting will proceed to new and old business.**

Please contact the Mayor if you have any questions or if you wish to attend the meeting electronically.

James McDonald, Mayor  
Mary Konrad, Clerk  
Christine McKinley, Treasurer



Trustees:  
Allena Barbato  
Scott Bartlett  
Glenn McCollum  
Jeff Nielsen  
Tom O'Reilly  
Doug Savell

**AGENDA**  
**VILLAGE OF LAKE VILLA**  
**BOARD OF TRUSTEES – SPECIAL MEETING**

**July 1, 2024**

**7:00 p.m.**

1. Call to Order and Roll Call
2. Pledge of Allegiance
3. Public Comment
4. Approval of the Minutes
  - a. June 10, 2024 Committee of the Whole Meeting
  - b. June 17, 2024 Village Board Meeting
5. Accounts Payable – July 1, 2024
6. Mayor
  - a. Introduction of Lake Villa Queens
7. Staff Reports
8. New Business
  - a. Public Hearing & Ordinance 2024-07-01: An Ordinance Approving the 2024-2025 Appropriation Ordinance
  - b. Ordinance 2024-07-02: An Ordinance Approving an Amendment to a Conditional Use Permit at 801 Tower Drive
  - c. Ordinance 2024-07-03: An Ordinance Authorizing the Sale of Surplus Personal Property Owned by the Village of Lake Villa
9. Old Business
10. Executive Session
11. Adjournment



**DATE:** June 27, 2024  
**TO:** Village Board of Trustees  
**FROM:** Michael Strong  
Village Administrator  
**RE:** Agenda Transmittal

**New Business**

**a. Public Hearing & Ordinance 2024-07-01: An Ordinance Approving the 2024-2025 Appropriation Ordinance**

Staff Contact: Christine McKinley, Finance Director

While the annual municipal budget represents the Village's financial plan for expenditures and revenues over the course of the fiscal year, the annual Appropriation Ordinance is the formal legal mechanism by which the Village Board authorizes the actual expenditures of funds budgeted in the annual budget. The Ordinance appropriates specific sums of money by object and purpose, and State Statutes require the passage of an Appropriation Ordinance by the end of July, which must be filed with the County Clerk within 30 days of approval.

The Appropriation Ordinance provides for a "contingency" above the budgeted expenditures. Each separate fund includes an item labeled "contingency" with an appropriate sum equivalent to 15% of the total funds budgeted. This is a common practice that has been used for many years and has worked very efficiently, while still providing the Village Board control over budgeted expenditures. Importantly, the Village Board and Village Staff follow the adopted budget as its spending guideline, not the Appropriation Ordinance. Without the contingency, the Village Board would have to pass further amendments or modifications to the Appropriation Ordinance to cover any unforeseen expenditures exceeding the budget throughout the year.

A copy of the Appropriation Ordinance is attached for the Village Board's review.

Suggested Motion: *Motion to Conduct a Public Hearing on the Village's FY2024/2025 Appropriation Ordinance. Upon closing of the public hearing, it is recommended that the Village Board consider approval of the Ordinance.*

**b. Ordinance 2024-07-02: An Ordinance Approving an Amendment to a Conditional Use Permit at 801 Tower Drive**

Staff Contact: Jake Litz, Assistant to the Village Administrator

The Village Board will discuss and consider approval of an Ordinance granting final approval for an amendment to an existing Planned Development in Lake Tower Crossing for a proposed gas station development.

The Subject Property, located in the northwest corner of the Tower Crossing Development at of the Deep Lake Road and Grass Lake Road, is comprised of a 0.81-acre undeveloped site with access to Tower Drive to the west. The property is currently zoned Suburban Business (SB).

The Applicant is proposing a gas station with an additional commercial space ("Project") on the Subject Property.

The Plan Commission reviewed the preliminary and final plan/plat of PUD during their regular meeting on May 16, 2024. They continued the hearing to a Special Plan Commission meeting on June 13, 2024 due to unaddressed consultant comments. and recommended approval of the final plan based on Findings of Fact, and conditions, outlined in the attached Ordinance. A background memorandum is enclosed that provides further details on the Project.

Pursuant to the Village Code, the Village Board may approve the Plan Commission's recommendation and adopt the Ordinance, approve with additional conditions, deny the request, and/or remand the matter back to the Plan Commission to further investigate specific matters relative to the development.

Suggested Motion: *Motion to approve Ordinance 2024-07-02 Granting Final Planned Development Approval for an Amendment to an Existing Conditional Use Permit for a Mixed-Use Development for Part of Lake Tower Crossing Development at 801 Tower Drive.*

**c. Ordinance 2024-07-03: An Ordinance Authorizing the Sale of Surplus Personal Property Owned by the Village of Lake Villa**

Staff Contact: Ryan Horton, Superintendent of Public Works

The Village Board is requested to discuss and consider whether to recommend approval of an Ordinance disposing of surplus Village property. In reviewing items for disposal, there is one vehicle that has been identified as beyond useful life and deemed appropriate for disposal. This includes a Public Works 1997 International Truck.

A copy of the Ordinance declaring the property surplus is attached for Village Board consideration.

Suggested Motion: *Motion to Approve Ordinance 2024-07-03 Authorizing the Sale of Surplus Personal Property.*

**VILLAGE OF LAKE VILLA  
VILLAGE BOARD  
COMMITTEE OF THE WHOLE MEETING  
June 10<sup>th</sup>, 2024**

**Call to Order:** Mayor McDonald called the meeting to order at 7:00 pm.

**Present:** Mayor McDonald, Village Clerk Konrad, Trustees: Nielsen, Barbato, O'Reilly, Bartlett, and McCollum, Village Administrator Michael Strong, Police Chief Tisani, Assistant to the Village Administrator Jake Litz, Public Works Superintendents Ryan Horton and Jim Bowles. Trustee Savell was absent.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Public Comment:** None

**Mayor:** There will be two Grand opening within the Village; June 14<sup>th</sup> the 'Wound Wellness' located at 50 Grand will be hosting a ribbon cutting and open house from 5pm-7pm; and 'Brass City Games' will host its grand opening June 29<sup>th</sup> at 1pm. The police department will have Coffee with a Cop Thursday 13<sup>th</sup> from 7-8:30.

**Discussion:** The Village Board reviewed the following for discussion, Policy Priorities (FY24 – FY27); Economic Development Strategy; Building Code Update and Zoning Audit.

**Adjournment:** It was moved Trustee Barbato and seconded by Trustee Bartlett to convene into an executive session at 8:48 pm.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

**APPROVED BY ME THIS \_\_\_\_\_ June, 2024**

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**JAMES MCDONALD, MAYOR**

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**MARY KONRAD, CLERK**

**VILLAGE OF LAKE VILLA  
VILLAGE BOARD  
REGULAR MEETING  
June 17<sup>th</sup>, 2024**

**Call to Order:** Mayor McDonald called the meeting to order at 7:00 pm.

**Present:** Mayor McDonald, Village Clerk Konrad, Trustees: Nielsen, Barbato, O'Reilly, Bartlett, Savell, and McCollum, Chief of Police Rochelle Tisinai, Village Administrator Mike Strong, Assistant to the Village Administrator Jake Litz, Village Attorney Rebecca Alexopolus, Public Works Supervisors Ryan Horton and Jim Bowles.

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

**Public Comment:** It was moved by Trustee O'Reilly and seconded by Trustee Nielsen to approve the June 3<sup>rd</sup>, 2024 Village Board Meeting Minutes.

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

**Finance:** It was by Trustee Bartlett and seconded by Trustee Savell to approve the Accounts Payable Report for June 17<sup>th</sup>, 2024 in the amount of \$313,582.10

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

**Mayor:** Picnic in the Park begins this Wednesday from 5-9pm with the band 'Complex' performing starting at 6pm. The Miss Lake Villa pageant will be held Tuesday June 18<sup>th</sup> at Lehman Mansion at 7pm. Saturday June 22<sup>nd</sup>, 'Crazy Ice' will be having a grand opening at noon. June 29<sup>th</sup>, Brass City will be having a grand opening at 1pm. Both are located at 300 Grand Avenue.

**Staff Reports:** Baxter & Woodman presented GIS Services for our Public Works department. Public Works also reported IDOT will be pouring sidewalks on the north side of Grand avenue. The Village Administrator advised the July 8<sup>th</sup> Committee of the Whole meeting will be moved to July 15<sup>th</sup> requesting it to begin at 6pm and the Village Board Meeting commencing at 7pm. The Chief of Police presented the annual report.

**New Business:** Approval: Purchase Order for the upfits of Dump Trucks (Salt Spreader) with Lindco Equipment Sales for \$52,596

The Village Board conferred on the approval of a Purchase Order with Lindco Equipment Sales in the amount of \$52,596 for purchase and installation of new salt spreader controls for three (3) International plow trucks in the Public Works fleet. Currently, our fleet uses older control systems that lack precision in regulating the amount of salt that is distributed on road surfaces. The new salt spreader control system represents advancement in technology, offering enhanced accuracy and control over salt applications.

Upgrading these salt spreader controls will also reduce environmental impacts over-application of salt can have on storm water quality and aquatic life, reduce waste and extend salt supplies, and allow for real-time adjustments to salt applications based on roadway conditions. This adaptability will help our drivers respond quickly to changing weather conditions. Pricing for this work was received through Sourcewell.

It was moved by Trustee Barbato and seconded by Trustee Savell to approve a Purchase Order for the upfits of Dump Trucks with Force America 6100 Salt Spreader Controls with Lindco Equipment Sales in an amount not to exceed \$52,596

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

**Ordinance 2024-06-02: An Ordinance Approving a Redevelopment Agreement by and between the Village of Lake Villa and Camta Group, Inc. (65 W. Grand Avenue)**

**AND**

**Ordinance 2024-06-03: An Ordinance Approving an Economic Incentive Agreement by and between the Village of Lake Villa and Camta Group, Inc. (65 W. Grand Avenue)**

The Village Board adopted Resolution 2024-03-01 which declared the Village's intention to authorize the reimbursement of eligible redevelopment project expenses for this Project using TIF funds from the Village's Downtown TIF Fund. The redevelopment project includes the acquisition of property, rehabilitation of the interior and exterior of the existing commercial building, including installing new plumbing and electrical systems, and additional improvements to the building and property, including a new outdoor dining and recreation area.

The Village Board conferred on the approval of two (2) Ordinances authorizing a Tax Increment Financing ("TIF") and Business Development District ("BDD") incentives with the Camta Group, Inc. (d/b/a Serve and Swig at Nuttie's) in an amount not to exceed \$100,500 for the purchase and redevelopment of the property located at 65 W. Grand Avenue.

The Ordinances, 2024-06-02 and 2024-06-03, and agreements, establish obligations between the Developer and Village relative to the Project. Based on anticipated costs the Developer will incur leading up to the occupancy of the new building and current assessed value of the property, Village Staff is recommending that a direct cash payment of \$20,000 of the total incentive reimbursement be paid out once a certificate of occupancy is issued for the redevelopment project, with the balance (\$80,000) being paid out through an equal share of subsequent future incremental taxes that are generated on the parcel between the Village and Developer. The Village's total incentive reimbursement amount represents 25% of the estimated \$400,000 total Project cost for the improvements to the property.

It was moved by Trustee McCollum and seconded by Trustee Savell to approve Ordinance 2024-06-02 Approving a Redevelopment Agreement by and Between the Village of Lake Villa and Camta Group, Inc. for the Property Located at 65 W. Grand Avenue.

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**  
**NAYS: 0**  
**ABSENT: 0**  
**ABSTAIN: 0**

**MOTION CARRIED**

AND

It was moved by Trustee O'Reilly and seconded by Trustee Nielsen to approve Ordinance 2024-06-03 Approving an Economic Incentive Agreement by and Between the Village of Lake Villa and Camta Group, Inc. for the Property Located at 65 W. Grand Avenue.

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**  
**NAYS: 0**  
**ABSENT: 0**  
**ABSTAIN: 0**

**MOTION CARRIED**

**Resolution 2024-06-02: A Resolution Approving and Authorizing an Intergovernmental Agreement Establishing Lake Consolidated Emergency Communications ("LakeComm") between the Village of Lake Villa and other Units of Local Government, Fire Protection Districts, and the County of Lake**

The Village Board conferred on the approving a Resolution Approving and Authorizing an Intergovernmental Agreement Establishing Lake Consolidated Emergency Communications (LakeComm). Chief Tisinai provided an update regarding the Lake Com Dispatch situation.

It was moved by Trustee Bartlett and seconded by Trustee McCollum to approve Resolution 2024-06-02 authorizing an Intergovernmental Agreement establishing Lake Consolidated Emergency Communications ("LakeComm") between the Village of Lake Villa and other units of local government, Fire Protection Districts, and the County of Lake.

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**  
**NAYS: 0**  
**ABSENT: 0**  
**ABSTAIN: 0**

**MOTION CARRIED**

**Resolution 2024-06-03: A Resolution Appointing Certain Officers and/or Employees of the Village as Representatives of the Village of Lake Villa with regard to the Village's membership in Lake Consolidated Emergency Communications ("LakeComm")**

The Village Board conferred approving a Resolution Appointing Certain Officers and/or Employees of the Village as Representatives of the Village of Lake Villa with regard to the Village's membership in Lake Consolidated Emergency Communications ("LakeComm") with Chief Tisinai serving as the primary representative and Village Administrator Michael Strong will serve as the alternate representative.

It was moved by Trustee Barbato and seconded by Trustee Savell to Approve Resolution 2024-06-03 A Resolution appointing certain Officers and/or employees of the Village as representatives of the Village of Lake Villa with regard to the Village's membership in Lake Consolidated Emergency Communications ("LakeComm")



**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

*Adjournment:* It was moved by Trustee Barbato and seconded by Trustee O'Reilly to adjourn at 8:42pm

**ROLL CALL VOTE WAS:**

**AYES: 6 (Nielsen, Barbato O'Reilly, Bartlett, Savell, McCollum)**

**NAYS: 0**

**ABSENT: 0**

**ABSTAIN: 0**

**MOTION CARRIED**

*APPROVED BY ME THIS \_\_\_\_\_ July, 2024*

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*JAMES MCDONALD, MAYOR*

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*MARY KONRAD, CLERK*

VILLAGE OF LAKE VILLA Treasurer's Report  
 EXP CHECK RUN DATES 06/18/2024 - 07/01/2024  
 BOTH JOURNALIZED AND UNJOURNALIZED  
 BOTH OPEN AND PAID

Fund	Department	Line Item	Item Description	Amount	Account Number	Budget	Total	YTD	Over Budget
<b>ADVANCE AUTO PARTS</b>									
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-BUILDING	SHOP SUPPLIES	125.48	01-46-40-4910	16,000.00	1,000.12		
			<b>Vendor Total:</b>	<b>125.48</b>					
<b>AEP ENERGY</b>									
GENERAL FUND	STREETS	ELECTRICITY	0 PAINTED LAKES BI, MCI	10,607.59	01-41-40-4660	135,000.00	18,747.77		
			<b>Vendor Total:</b>	<b>10,607.59</b>					
<b>AMAZON CAPITAL SERVICES</b>									
GENERAL FUND	ADMINISTRATIVE	OFFICE SUPPLIES- 35%	OFFICE SUPPLIES	53.88	01-10-60-4810	7,350.00	502.93		
GENERAL FUND	POLICE	OFFICE SUPPLIES- 35%	OFFICE SUPPLIES	53.88	01-20-60-4810	12,000.00	752.28		
WATER & SEWER	WATER	OFFICE SUPPLIES- 15%	OFFICE SUPPLIES	23.09	60-42-60-4810	5,800.00	657.01		
WATER & SEWER	SEWER	OFFICE SUPPLIES-15%	OFFICE SUPPLIES	23.08	60-43-60-4810	5,800.00	584.48		
			<b>Vendor Total:</b>	<b>153.93</b>					
<b>AMERICAN FLOOR SHOW</b>									
MANSION FUND		NEW EQUIPMENT - MANSIO	LEHMANN MANSION- NEW C	8,875.00	08-00-00-5200	27,000.00	0.00		
			<b>Vendor Total:</b>	<b>8,875.00</b>					
<b>APPLE MECHANICAL INC</b>									
MANSION FUND		MAINTENANCE & REPAIRS	LEHMANN MANSION TENT	966.00	08-00-00-4210	5,000.00	0.00		
			<b>Vendor Total:</b>	<b>966.00</b>					
<b>APPLIED TECHNOLOGIES</b>									
W&S CAPTIAL FUND	WATER	VEHICLE LEASES - WATER	PROJECT 6589/ 2023 TOW	444.00	91-42-60-4932	15,150.00	4,332.95		
W&S CAPTIAL FUND	WATER	VEHICLE LEASES - WATER	PROJECT 6569/ GRAND AVI	2,555.00	91-42-60-4932	15,150.00	4,332.95		
WATER & SEWER	WATER	ENGINEERING-WATER	PROJECT 6623/ GENERAL :	1,608.00	60-42-20-4320	35,000.00	3,198.00		
WATER & SEWER	SEWER	ENGINEERING-SEWER	PROJECT 6623/ GENERAL :	1,608.00	60-43-20-4320	35,000.00	3,198.00		
DEVELOPER ESCROWS		LINCOLN AVE CAPITAL ES	PROJECT 6623/ GENERAL :	944.00	03-00-30-2360	0.00	(33,317.79)		
DEVELOPER ESCROWS		REDWOOD ESCROW	PROJECT 6623/ GENERAL :	736.00	03-00-30-2361	0.00	(40,160.33)		
DEVELOPER ESCROWS		DUNKIN DONUTS ESCROW	PROJECT 6623/ GENERAL :	1,072.00	03-00-30-2362	0.00	(5,125.80)		
DEVELOPER ESCROWS		801 TOWER ROAD ESCROW	PROJECT 6623/ GENERAL :	3,040.00	03-00-30-2363	0.00	10.60		OVER
			<b>Vendor Total:</b>	<b>12,007.00</b>					
<b>ATLAS BOBCAT, LLC</b>									
GENERAL FUND	FLEET	VEHICLE SUPPLIES	VEHICLE SUPPLIES	973.12	01-30-60-4930	53,000.00	5,602.88		
WATER & SEWER	WATER	VEHICLE SUPPLIES	VEHICLE SUPPLIES	162.19	60-42-60-4930	9,000.00	984.47		
WATER & SEWER	SEWER	VEHICLE SUPPLIES	VEHICLE SUPPLIES	162.19	60-43-60-4930	9,000.00	984.46		
			<b>Vendor Total:</b>	<b>1,297.50</b>					
<b>BAXTER &amp; WOODMAN</b>									
MOTOR FUEL TAX FUND		PAVEMENT MANAGEMENT	PROJECT 2326560.00/ PA'	1,371.25	75-00-00-4241	575,000.00	25,422.09		
GENERAL FUND	ADMINISTRATIVE	MANAGED GIS SERVICES-	PROJECT 0230517.00 GIS	119.00	01-10-20-5216	4,940.00	1,030.00		
WATER & SEWER	WATER	MANAGED GIS SERVICES-	PROJECT 0230517.00 GIS	238.00	60-42-20-5216	9,880.00	2,060.00		
WATER & SEWER	SEWER	MANAGED GIS SERVICES-	PROJECT 0230517.00 GIS	238.00	60-43-20-5216	9,880.00	2,060.00		
			<b>Vendor Total:</b>	<b>1,966.25</b>					
<b>BILLER PRESS &amp; MFG., INC.</b>									
GENERAL FUND	POLICE	PRINTING	CITATION & COMPLAINT F	2,159.93	01-20-60-4440	8,000.00	1,088.00		
			<b>Vendor Total:</b>	<b>2,159.93</b>					
<b>CES</b>									
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	LED/ PARK SUPPLIES	213.75	01-46-40-4911	20,000.00	4,104.55		
			<b>Vendor Total:</b>	<b>213.75</b>					
<b>CLARENCE DAVIDS &amp; CO</b>									
GENERAL FUND	BUILDINGS & GROUNDS	MAINTENANCE-PARKS	2024 SUMMER ANNUAL/ CI	2,366.00	01-46-40-4211	11,506.00	2,215.00		
GENERAL FUND	BUILDINGS & GROUNDS	MAINTENANCE-PARKS	2024 SUMMER ANNUALS/ 4	263.00	01-46-40-4211	11,506.00	2,215.00		
GENERAL FUND	BUILDINGS & GROUNDS	MAINTENANCE-PARKS	PLANTING BED AROUND DI	479.00	01-46-40-4211	11,506.00	2,215.00		
			<b>Vendor Total:</b>	<b>3,108.00</b>					
<b>COLETTE &amp; ANO PLUMBING CO INC</b>									
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-BUILDING	RPZ INSPECTIONS	482.50	01-46-40-4910	16,000.00	1,000.12		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	RPZ INSPECTIONS	482.50	01-46-40-4911	20,000.00	4,104.55		
			<b>Vendor Total:</b>	<b>965.00</b>					
<b>COMCAST CABLE</b>									
GENERAL FUND	BUILDINGS & GROUNDS	TELEPHONE	222 OAK KNOLL DR OFC	77.21	01-46-60-4420	34,700.00	2,274.65		
WATER & SEWER	WATER	TELEPHONE	222 OAK KNOLL DR OFC	12.87	60-42-60-4420	3,300.00	433.44		
WATER & SEWER	SEWER	TELEPHONE	222 OAK KNOLL DR OFC	12.87	60-43-60-4420	3,000.00	433.43		

VILLAGE OF LAKE VILLA Treasurer's Report  
 EXP CHECK RUN DATES 06/18/2024 - 07/01/2024  
 BOTH JOURNALIZED AND UNJOURNALIZED  
 BOTH OPEN AND PAID

Fund	Department	Line Item	Item Description	Amount	Account Number	Budget	Total	YTD	Over Budget
GENERAL FUND	BUILDINGS & GROUNDS	TELEPHONE	65 CEDAR AVE	1.58	01-46-60-4420	34,700.00	2,274.65		
WATER & SEWER	WATER	TELEPHONE	65 CEDAR AVE	0.26	60-42-60-4420	3,300.00	433.44		
WATER & SEWER	SEWER	TELEPHONE	65 CEDAR AVE	0.26	60-43-60-4420	3,000.00	433.43		
GENERAL FUND	BUILDINGS & GROUNDS	TELEPHONE	222 OAK KNOLL DR OFC 2	77.21	01-46-60-4420	34,700.00	2,274.65		
WATER & SEWER	WATER	TELEPHONE	222 OAK KNOLL DR OFC 2	12.87	60-42-60-4420	3,300.00	433.44		
WATER & SEWER	SEWER	TELEPHONE	222 OAK KNOLL DR OFC 2	12.87	60-43-60-4420	3,000.00	433.43		
<b>Vendor Total:</b>				<b>208.00</b>					
<b>CONSERV FS, INC.</b>									
GENERAL FUND	FLEET	AUTOMOTIVE FUEL/OIL	688.100 GAL UNL GAS	1,801.10	01-30-60-4820	83,500.00	8,600.88		
WATER & SEWER	WATER	AUTOMOTIVE FUEL/OIL	688.100 GAL UNL GAS	300.18	60-42-60-4820	14,000.00	1,433.48		
WATER & SEWER	SEWER	AUTOMOTIVE FUEL/OIL	688.100 GAL UNL GAS	300.18	60-43-60-4820	14,000.00	1,433.49		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	PERMETHRIN TENGARD/ IN:	183.82	01-46-40-4911	20,000.00	4,104.55		
GENERAL FUND	FLEET	AUTOMOTIVE FUEL/OIL	685.100 GAL UNL GAS	1,688.96	01-30-60-4820	83,500.00	8,600.88		
WATER & SEWER	WATER	AUTOMOTIVE FUEL/OIL	685.100 GAL UNL GAS	281.49	60-42-60-4820	14,000.00	1,433.48		
WATER & SEWER	SEWER	AUTOMOTIVE FUEL/OIL	685.100 GAL UNL GAS	281.49	60-43-60-4820	14,000.00	1,433.49		
<b>Vendor Total:</b>				<b>4,837.22</b>					
<b>CUTLER WORKWEAR</b>									
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	WADERS	300.48	01-46-40-4911	20,000.00	4,104.55		
<b>Vendor Total:</b>				<b>300.48</b>					
<b>DEKIND COMPUTER CONSULTANTS</b>									
GENERAL CAPITAL FUND	ADMINISTRATIVE	CAPITAL IMPROVEMENTS	- LED TV/ CONFERENCE RM	3,146.00	90-10-60-5100	223,644.00	55,358.05		
GENERAL CAPITAL FUND	ADMINISTRATIVE	CAPITAL IMPROVEMENTS	- HP FIREFLY/ DOCKING ST:	1,885.88	90-10-60-5100	223,644.00	55,358.05		
<b>Vendor Total:</b>				<b>5,031.88</b>					
<b>EGOV STRATEGIES</b>									
GENERAL FUND	ADMINISTRATIVE	SOFTWARE LICENSES-	75% ANNUAL LICENSE SUPPORT,	187.50	01-10-60-5213	39,327.75	4,106.73		
WATER & SEWER	WATER	SOFTWARE LICENSES-	12. ANNUAL LICENSE SUPPORT,	31.25	60-42-60-5213	8,654.62	713.60		
WATER & SEWER	SEWER	SOFTWARE LICENSES-	12. ANNUAL LICENSE SUPPORT,	31.25	60-43-60-5213	8,654.62	713.61		
<b>Vendor Total:</b>				<b>250.00</b>					
<b>FOX VALLEY GRAPHICS, INC</b>									
GENERAL FUND	ADMINISTRATIVE	PRINTING	BRIGHT GREEN DOOR HANGI	160.00	01-10-60-4440	2,500.00	0.00		
<b>Vendor Total:</b>				<b>160.00</b>					
<b>GEWALT HAMILTON ASSOCIATES, INC.</b>									
GENERAL CAPITAL FUND	BUILDINGS & GROUNDS	CAPITAL IMPROVEMENTS	- PROJECT 5875.100/ LAKE	8,854.46	90-46-60-5100	370,500.00	28,250.00		
<b>Vendor Total:</b>				<b>8,854.46</b>					
<b>GRAINGER</b>									
WATER & SEWER	WATER	SUPPLIES - WATER	HOLE SAW/ TRASH BAGS	17.74	60-42-40-4950	35,000.00	676.71		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	HOLE SAW/ TRASH BAGS	170.55	01-46-40-4911	20,000.00	4,104.55		
GENERAL FUND	STREETS	MAINTENANCE - SIGNS &	CREDIT MEMO/ COM ED BI:	(100.00)	01-41-40-4270	7,500.00	835.74		
<b>Vendor Total:</b>				<b>88.29</b>					
<b>HAWKINS, INC.</b>									
WATER & SEWER	WATER	SUPPLIES - WATER	CHLORINE CYLINDER	466.35	60-42-40-4950	35,000.00	676.71		
<b>Vendor Total:</b>				<b>466.35</b>					
<b>HUMBERTO MARTINEZ, JR</b>									
WATER & SEWER		REFUSE & RECYCLING	UB refund for account:	435.76	60-00-00-2111	0.00	128,119.26		OVER
WATER & SEWER		SEWER	UB refund for account:	253.73	60-00-40-3610	335,090.00	214,576.44		
GENERAL FUND		VEHICLE	UB refund for account:	44.08	01-00-20-3120	95,000.00	15,927.95		
WATER & SEWER		EX FLO CHG	UB refund for account:	22.04	60-00-50-3611	55,000.00	9,610.34		
WATER & SEWER		SWALCOB	UB refund for account:	3.59	60-00-00-2111	0.00	128,119.26		OVER
<b>Vendor Total:</b>				<b>759.20</b>					
<b>IDDI INC.</b>									
PARK CAPITAL		PARK IMPROVEMENTS	SHERWOOD PARK/ CONCRETI	6,500.00	97-00-00-8101	53,800.00	3,416.89		
<b>Vendor Total:</b>				<b>6,500.00</b>					
<b>ILLINOIS TAX INCREMENT ASSOCIATION</b>									
GENERAL FUND	ADMINISTRATIVE	MEMBERSHIPS	MEMBERSHIP- JUNE 1, 20:	550.00	01-10-60-4531	6,284.00	386.25		
<b>Vendor Total:</b>				<b>550.00</b>					
<b>IMPRESSIONS COUNT</b>									
SPECIAL EVENTS FUND		OTHER EVENT EXPENSES	SPECIAL EVENT BANNERS	516.00	81-00-00-4366	14,000.00	450.00		
GENERAL FUND	STREETS	SUPPLIES	LAKE VILLA PUBLIC WORK:	181.25	01-41-40-4940	17,000.00	3,523.76		

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 EXP CHECK RUN DATES 06/18/2024 - 07/01/2024  
 BOTH JOURNALIZED AND UNJOURNALIZED  
 BOTH OPEN AND PAID

Fund	Department	Line Item	Item Description	Amount	Account Number	Budget	Total	YTD	Over Budget
				<b>Vendor Total:</b>					
				<b>697.25</b>					
<b>JOHNNY D TEES</b>									
GENERAL FUND	POLICE	UNIFORM ALLOWANCE	UNIFORM ALLOWANCE	392.00	01-20-60-4170	40,000.00	4,651.15		
				<b>Vendor Total:</b>					
				<b>392.00</b>					
<b>LAKE AND POND SOLUTIONS, LLC.</b>									
GENERAL FUND	BUILDINGS & GROUNDS	POND TREATMENTS	SHERWOOD PARK- POND TRJ	199.90	01-46-20-4215	16,000.00	5,627.81		
GENERAL FUND	BUILDINGS & GROUNDS	POND TREATMENTS	LEHMANN MANSION- POND '	829.52	01-46-20-4215	16,000.00	5,627.81		
GENERAL FUND	BUILDINGS & GROUNDS	POND TREATMENTS	LEHMANN MANSION- POND '	494.63	01-46-20-4215	16,000.00	5,627.81		
GENERAL FUND	BUILDINGS & GROUNDS	POND TREATMENTS	SHERWOOD PARK- POND TRJ	701.79	01-46-20-4215	16,000.00	5,627.81		
GENERAL FUND	BUILDINGS & GROUNDS	POND TREATMENTS	LEHMANN MANSION- POND '	464.73	01-46-20-4215	16,000.00	5,627.81		
				<b>Vendor Total:</b>					
				<b>2,690.57</b>					
<b>LAKE COUNTY PUBLIC WORKS</b>									
WATER & SEWER		SEWER CONN PAYABLE-COU	SEWER AND SURCHARGE 03.	3,540.00	60-00-20-2018	0.00	40,176.20		OVER
WATER & SEWER	SEWER	COUNTY CHARGES	SEWER AND SURCHARGE 03.	102,922.80	60-43-40-4350	680,000.00	0.00		
WATER & SEWER	SEWER	COUNTY SURCHARGE	SEWER AND SURCHARGE 03.	8,406.00	60-43-40-4351	55,000.00	0.00		
				<b>Vendor Total:</b>					
				<b>114,868.80</b>					
<b>LAKE COUNTY TREASURER</b>									
GENERAL FUND	ADMINISTRATIVE	BUILDING INSPECTORS	MAY 2024 BUILDING SERV.	5,611.32	01-10-20-4392	65,000.00	13,144.76		
				<b>Vendor Total:</b>					
				<b>5,611.32</b>					
<b>LAUTERBACH &amp; AMEN, LLP</b>									
GENERAL FUND	ADMINISTRATIVE	FINANCIAL MANAGEMENT	COPREPARATION OF ACUTUAR.	1,405.00	01-10-20-4311	31,260.00	5,325.00		
WATER & SEWER	WATER	FINANCIAL MANAGEMENT	COPREPARATION OF ACUTUAR.	702.50	60-42-20-4311	15,630.00	2,662.50		
WATER & SEWER	SEWER	FINANCIAL MANAGEMENT	COPREPARATION OF ACUTUAR.	702.50	60-43-20-4311	15,630.00	2,662.50		
				<b>Vendor Total:</b>					
				<b>2,810.00</b>					
<b>LEXIPOL LLC</b>									
GENERAL FUND	POLICE	POLICE POLICY	ANNUAL LAW ENFORCEMENT	8,380.31	01-20-60-4393	8,380.31	0.00		
				<b>Vendor Total:</b>					
				<b>8,380.31</b>					
<b>LILY TROYAN</b>									
SPECIAL EVENTS FUND		PAGEANT	SCHOLARSHIP FOR MISS L'	1,000.00	81-00-00-4367	1,500.00	0.00		
				<b>Vendor Total:</b>					
				<b>1,000.00</b>					
<b>LRS, LLC</b>									
GARBAGE FUND		REFUSE PICKUP	STICKERS #005501-00600:	2,950.00	68-00-20-4470	777,238.00	132,641.49		
				<b>Vendor Total:</b>					
				<b>2,950.00</b>					
<b>MENARDS - ANTIOCH</b>									
WATER & SEWER	WATER	SUPPLIES - WATER	WATER SUPPLIES	1.32	60-42-40-4950	35,000.00	676.71		
GENERAL FUND	POLICE	MISCELLANEOUS	TANK EXCHANGE	53.97	01-20-60-5190	8,000.00	1,014.45		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	RETURN	(145.78)	01-46-40-4911	20,000.00	4,104.55		
GENERAL FUND	STREETS	SUPPLIES	STREET SUPPLIES	61.95	01-41-40-4940	17,000.00	3,523.76		
WATER & SEWER	SEWER	SUPPLIES - SEWER	OAKLAND LIFT	79.99	60-43-40-4950	30,000.00	4,079.01		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-BUILDING	BUILDING SUPPLIES	33.66	01-46-40-4910	16,000.00	1,000.12		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-BUILDING	BUILDING SUPPLIES	89.78	01-46-40-4910	16,000.00	1,000.12		
WATER & SEWER	WATER	SUPPLIES - WATER	WATER SUPPLIES	8.71	60-42-40-4950	35,000.00	676.71		
GENERAL FUND	STREETS	UNIFORM ALLOWANCE	UNIFORM ALLOWANCE- COD'	204.95	01-41-60-4170	3,200.00	221.46		
MANSION FUND		SUPPLIES - MANSION	MANSION SUPPLIES	17.93	08-00-00-4910	2,500.00	0.00		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	PARK SUPPLIES	35.71	01-46-40-4911	20,000.00	4,104.55		
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	PARK SUPPLIES	21.56	01-46-40-4911	20,000.00	4,104.55		
GENERAL FUND	STREETS	SUPPLIES	STREET SUPPLIES	14.68	01-41-40-4940	17,000.00	3,523.76		
WATER & SEWER	WATER	SUPPLIES - WATER	WATER SEWER SUPPLIES	34.35	60-42-40-4950	35,000.00	676.71		
WATER & SEWER	SEWER	SUPPLIES - SEWER	WATER SEWER SUPPLIES	34.35	60-43-40-4950	30,000.00	4,079.01		
				<b>Vendor Total:</b>					
				<b>547.13</b>					
<b>NICOR GAS</b>									
WATER & SEWER	SEWER	NATURAL GAS	500 E GRAND AVE #3	142.30	60-43-40-4610	15,000.00	1,053.07		
WATER & SEWER	WATER	NATURAL GAS	1509 OAKLAND DR- LIFT :	58.44	60-42-40-4610	10,000.00	263.57		
WATER & SEWER	WATER	NATURAL GAS	141 BELMONT AVE -WELL I	143.22	60-42-40-4610	10,000.00	263.57		
WATER & SEWER	WATER	NATURAL GAS	910 PARK AVE	43.79	60-42-40-4610	10,000.00	263.57		
METRA FUND		ELECTRICITY	129 RAILROAD AVE	20.67	02-00-30-4660	2,500.00	0.00		
WATER & SEWER	SEWER	NATURAL GAS	129 CENTRAL AVE #2	141.03	60-43-40-4610	15,000.00	1,053.07		
WATER & SEWER	SEWER	NATURAL GAS	ES OAK KNOLL RD- END O:	51.62	60-43-40-4610	15,000.00	1,053.07		

VILLAGE OF LAKE VILLA Treasurer's Report  
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Fund	Department	Line Item	Item Description	Amount	Account Number	Budget	Total	Over YTD Budget
<b>OTTOSEN DINOLFO HASENBALG &amp; CASTALD</b>				<b>Vendor Total:</b>				
DOWNTOWN TIF FUND		LEGAL FEES	KFO-23-1131/LAKE VILLA	1,069.50	98-00-20-4330	10,000.00	1,098.10	
BUSINESS DISTRICT #1 FU		LEGAL FEES	KFO-23-L815/ LAKE VILLI	460.00	99-00-20-4330	1,500.00	0.00	
				<b>Vendor Total:</b>				
<b>PADDOCK PUBLICATIONS, INC.</b>								
GENERAL FUND	ADMINISTRATIVE	PUBLISHING	PUBLIC HEARING	87.40	01-10-60-4430	3,000.00	698.60	
				<b>Vendor Total:</b>				
<b>PEERLESS NETWORK, INC.</b>								
GENERAL FUND	BUILDINGS & GROUNDS	TELEPHONE	TELEPHONE	806.75	01-46-60-4420	34,700.00	2,274.65	
WATER & SEWER	WATER	TELEPHONE	TELEPHONE	134.46	60-42-60-4420	3,300.00	433.44	
WATER & SEWER	SEWER	TELEPHONE	TELEPHONE	134.46	60-43-60-4420	3,000.00	433.43	
				<b>Vendor Total:</b>				
<b>RAY SCHRAMER &amp; CO</b>								
GENERAL FUND	STREETS	STORM SEWERS	CRETEX PRO-RING 6"	898.95	01-41-40-4241	64,000.00	3,083.34	
GENERAL FUND	STREETS	STORM SEWERS	MASTIC STRIP	118.40	01-41-40-4241	64,000.00	3,083.34	
				<b>Vendor Total:</b>				
<b>REINDERS INC.</b>								
GENERAL FUND	STREETS	SUPPLIES	STREET SUPPLIES	32.07	01-41-40-4940	17,000.00	3,523.76	
				<b>Vendor Total:</b>				
<b>RUSS KHAMDULAEV</b>								
GENERAL FUND	POLICE	UNIFORM ALLOWANCE	UNIFORM ALLOWANCE- REII	433.09	01-20-60-4170	40,000.00	4,651.15	
				<b>Vendor Total:</b>				
<b>RUSSO POWER EQUIPMENT</b>								
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	MOWING HEAD	92.97	01-46-40-4911	20,000.00	4,104.55	
GENERAL FUND	FLEET	VEHICLE SUPPLIES	VEHICLE SUPPLIES	37.48	01-30-60-4930	53,000.00	5,602.88	
WATER & SEWER	WATER	VEHICLE SUPPLIES	VEHICLE SUPPLIES	6.25	60-42-60-4930	9,000.00	984.47	
WATER & SEWER	SEWER	VEHICLE SUPPLIES	VEHICLE SUPPLIES	6.25	60-43-60-4930	9,000.00	984.46	
GENERAL FUND	STREETS	SUPPLIES	ROUND UP PROMAX	52.49	01-41-40-4940	17,000.00	3,523.76	
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	ROUND UP PROMAX	52.50	01-46-40-4911	20,000.00	4,104.55	
GENERAL FUND	FLEET	VEHICLE SUPPLIES	CHAIN LOOP	56.98	01-30-60-4930	53,000.00	5,602.88	
WATER & SEWER	WATER	VEHICLE SUPPLIES	CHAIN LOOP	9.50	60-42-60-4930	9,000.00	984.47	
WATER & SEWER	SEWER	VEHICLE SUPPLIES	CHAIN LOOP	9.50	60-43-60-4930	9,000.00	984.46	
				<b>Vendor Total:</b>				
<b>SPOT-LESS</b>								
GENERAL FUND	BUILDINGS & GROUNDS	CLEANING SERVICE	VILLAGE HALL CLEANING-	900.00	01-46-60-4360	8,000.00	0.00	
GENERAL FUND	BUILDINGS & GROUNDS	CLEANING SERVICE	POLICE CLEANING- APRIL	405.00	01-46-60-4360	8,000.00	0.00	
				<b>Vendor Total:</b>				
<b>STATE BANK OF THE LAKES</b>								
WATER & SEWER	WATER	DEBT SERVICE	2015 BOND PAYMENTS	10,875.00	60-42-60-5019	562,345.00	134,616.00	
				<b>Vendor Total:</b>				
<b>SUNBELT RENTALS INC</b>								
GENERAL FUND	STREETS	MAINTENANCE - SIDEWALK	CONCRETE MIXER	151.87	01-41-40-4271	82,000.00	907.25	
				<b>Vendor Total:</b>				
<b>TED NIELSEN 1969 ENT LLC</b>								
DOWNTOWN TIF FUND		TIF ELIGIBLE PROJECT	REIMBURSEMENT FOR INFR	50,000.00	98-00-00-4801	545,125.00	42,898.54	
				<b>Vendor Total:</b>				
<b>THOMPSON ELEVATOR</b>								
GENERAL FUND	ADMINISTRATIVE	BUILDING INSPECTORS	INPSECTION	41.00	01-10-20-4392	65,000.00	13,144.76	
				<b>Vendor Total:</b>				
<b>ULINE, INC.</b>								
GENERAL FUND	BUILDINGS & GROUNDS	SUPPLIES-PARKS	DOG WASTE BAGS	281.86	01-46-40-4911	20,000.00	4,104.55	
				<b>Vendor Total:</b>				
<b>WAREHOUSE DIRECT</b>								
WATER & SEWER	SEWER	OFFICE SUPPLIES	OFFICE SUPPLIES- KEYBO	20.31	60-43-60-4810	5,800.00	584.48	
WATER & SEWER	WATER	OFFICE SUPPLIES	OFFICE SUPPLIES- KEYBO	20.31	60-42-60-4810	5,800.00	657.01	
GENERAL FUND	ADMINISTRATIVE	OFFICE SUPPLIES	OFFICE SUPPLIES- KEYBO	47.39	01-10-60-4810	7,350.00	502.93	
GENERAL FUND	POLICE	OFFICE SUPPLIES	OFFICE SUPPLIES- KEYBO	47.39	01-20-60-4810	12,000.00	752.28	

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Fund	Department	Line Item	Item Description	Amount	Account Number	Budget	Total	Over YTD Budget
WATER & SEWER	SEWER	OFFICE SUPPLIES	OFFICE SUPPLIES- PHONE	3.19	60-43-60-4810	5,800.00	584.48	
WATER & SEWER	WATER	OFFICE SUPPLIES	OFFICE SUPPLIES- PHONE	3.19	60-42-60-4810	5,800.00	657.01	
GENERAL FUND	ADMINISTRATIVE	OFFICE SUPPLIES	OFFICE SUPPLIES- PHONE	7.44	01-10-60-4810	7,350.00	502.93	
GENERAL FUND	POLICE	OFFICE SUPPLIES	OFFICE SUPPLIES- PHONE	7.45	01-20-60-4810	12,000.00	752.28	
WATER & SEWER	SEWER	OFFICE SUPPLIES	OFFICE SUPPLIES- TISSU	4.16	60-43-60-4810	5,800.00	584.48	
WATER & SEWER	WATER	OFFICE SUPPLIES	OFFICE SUPPLIES- TISSU	4.16	60-42-60-4810	5,800.00	657.01	
GENERAL FUND	ADMINISTRATIVE	OFFICE SUPPLIES	OFFICE SUPPLIES- TISSU	9.72	01-10-60-4810	7,350.00	502.93	
GENERAL FUND	POLICE	OFFICE SUPPLIES	OFFICE SUPPLIES- TISSU	9.72	01-20-60-4810	12,000.00	752.28	
<b>Vendor Total:</b>				<b>184.43</b>				
<b>Grand Total:</b>				<b>278,337.92</b>				

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BOTH JOURNALIZED AND UNJOURNALIZED

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INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: ADVPR ADVANCE AUTO PARTS		
BANK CODE: 40208		
8870415750575	SHOP SUPPLIES	125.48
TOTAL BANK CODE: 40208		125.48
TOTAL VENDOR ADVPR ADVANCE AUTO PARTS		125.48
VENDOR CODE: AEP ENERGY AEP ENERGY		
BANK CODE: 40208		
06262024-3973	0 PAINTED LAKES BI, MCKINZIE T C	10,607.59
TOTAL BANK CODE: 40208		10,607.59
TOTAL VENDOR AEP ENERGY AEP ENERGY		10,607.59
VENDOR CODE: AMA AMAZON CAPITAL SERVICES		
BANK CODE: 40208		
1N4Y-HN9G-9RCF	OFFICE SUPPLIES	153.93
TOTAL BANK CODE: 40208		153.93
TOTAL VENDOR AMA AMAZON CAPITAL SERVICES		153.93
VENDOR CODE: AMEFLO AMERICAN FLOOR SHOW		
BANK CODE: 40208		
029085	LEHMANN MANSION- NEW CARPET	8,875.00
TOTAL BANK CODE: 40208		8,875.00
TOTAL VENDOR AMEFLO AMERICAN FLOOR SHOW		8,875.00
VENDOR CODE: APPMEC APPLE MECHANICAL INC		
BANK CODE: 40208		
35712	LEHMANN MANSION TENT	966.00
TOTAL BANK CODE: 40208		966.00
TOTAL VENDOR APPMEC APPLE MECHANICAL INC		966.00
VENDOR CODE: APPTEC APPLIED TECHNOLOGIES		
BANK CODE: 40208		
37086	PROJECT 6589/ 2023 TOWER B RFP	444.00
37088	PROJECT 6569/ GRAND AVE WATER MAIN	2,555.00
37093	PROJECT 6623/ GENERAL SERVICES	9,008.00
TOTAL BANK CODE: 40208		12,007.00
TOTAL VENDOR APPTEC APPLIED TECHNOLOGIES		12,007.00
VENDOR CODE: ATLB0B ATLAS BOBCAT, LLC		
BANK CODE: 40208		
BQ8041	VEHICLE SUPPLIES	1,297.50
TOTAL BANK CODE: 40208		1,297.50

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: ATLB0B ATLAS BOBCAT, LLC		
	TOTAL VENDOR ATLB0B ATLAS BOBCAT, LLC	1,297.50
VENDOR CODE: BAXW00 BAXTER & WOODMAN		
BANK CODE: 40208		
0260593	PROJECT 2326560.00/ PAVEMENT MNGMT PROGR	1,371.25
0260565	PROJECT 0230517.00 GIS CONSULTING SERVIC	595.00
	TOTAL BANK CODE: 40208	1,966.25
	TOTAL VENDOR BAXW00 BAXTER & WOODMAN	1,966.25
VENDOR CODE: BILPRE BILLER PRESS & MFG., INC.		
BANK CODE: 40208		
BP-9105	CITATION & COMPLAINT FORMS	2,159.93
	TOTAL BANK CODE: 40208	2,159.93
	TOTAL VENDOR BILPRE BILLER PRESS & MFG., INC.	2,159.93
VENDOR CODE: CES CES		
BANK CODE: 40208		
LKV/105799	LED/ PARK SUPPLIES	213.75
	TOTAL BANK CODE: 40208	213.75
	TOTAL VENDOR CES CES	213.75
VENDOR CODE: CLADAV CLARENCE DAVIDS & CO		
BANK CODE: 40208		
INV18080	2024 SUMMER ANNUAL/ CIRCLE AND CLOCK TOW	2,366.00
INV18079	2024 SUMMER ANNUALS/ 4 POTS VILLAGE HALL	263.00
INV18078	PLANTING BED AROUND DIGITAL SIGN- SUMMER	479.00
	TOTAL BANK CODE: 40208	3,108.00
	TOTAL VENDOR CLADAV CLARENCE DAVIDS & CO	3,108.00
VENDOR CODE: COLANO COLETTE & ANO PLUMBING CO INC		
BANK CODE: 40208		
52096	RPZ INSPECTIONS	965.00
	TOTAL BANK CODE: 40208	965.00
	TOTAL VENDOR COLANO COLETTE & ANO PLUMBING CO INC	965.00
VENDOR CODE: COMCAB COMCAST CABLE		
BANK CODE: 40208		
06262024-2955	222 OAK KNOLL DR OFC	102.95
06262024-6207	65 CEDAR AVE	2.10
06262024-2963	222 OAK KNOLL DR OFC 2	102.95
	TOTAL BANK CODE: 40208	208.00



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INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: COMCAB COMCAST CABLE		
	TOTAL VENDOR COMCAB COMCAST CABLE	208.00
VENDOR CODE: CONFS CONSERV FS, INC.		
BANK CODE: 40208		
102029719	688.100 GAL UNL GAS	2,401.46
65176204	PERMETHRIN TENGARD/ INSECTICIDE	183.82
102029604	685.100 GAL UNL GAS	2,251.94
TOTAL BANK CODE: 40208		4,837.22
TOTAL VENDOR CONFS CONSERV FS, INC.		4,837.22
VENDOR CODE: CUTWOR CUTLER WORKWEAR		
BANK CODE: 40208		
PS-INV034854	WADERS	300.48
TOTAL BANK CODE: 40208		300.48
TOTAL VENDOR CUTWOR CUTLER WORKWEAR		300.48
VENDOR CODE: DEKCOM DEKIND COMPUTER CONSULTANTS		
BANK CODE: 40208		
39283	LED TV/ CONFERENCE RM -VILLAGE HALL	3,146.00
39280	HP FIREFLY/ DOCKING STATION/ ADAPTERS	1,885.88
TOTAL BANK CODE: 40208		5,031.88
TOTAL VENDOR DEKCOM DEKIND COMPUTER CONSULTANTS		5,031.88
VENDOR CODE: EGOV EGOV STRATEGIES		
BANK CODE: 40208		
INV-26124	ANNUAL LICENSE SUPPORT/ AMENDMENT	250.00
TOTAL BANK CODE: 40208		250.00
TOTAL VENDOR EGOV EGOV STRATEGIES		250.00
VENDOR CODE: FOXVALGR FOX VALLEY GRAPHICS, INC		
BANK CODE: 40208		
48992	BRIGHT GREEN DOOR HANGERS	160.00
TOTAL BANK CODE: 40208		160.00
TOTAL VENDOR FOXVALGR FOX VALLEY GRAPHICS, INC		160.00
VENDOR CODE: GEWHAM GEWALT HAMILTON ASSOCIATES, INC.		
BANK CODE: 40208		
5875.100-11	PROJECT 5875.100/ LAKE VILLA GRAND AVE S	8,854.46
TOTAL BANK CODE: 40208		8,854.46
TOTAL VENDOR GEWHAM GEWALT HAMILTON ASSOCIATES, INC		8,854.46
VENDOR CODE: GRAINGER GRAINGER		

User: CDENZEL

EXP CHECK RUN DATES 06/18/2024 - 07/01/2024

DB: Lake Villa

BOTH JOURNALIZED AND UNJOURNALIZED

BOTH OPEN AND PAID

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: GRAINGER GRAINGER		
BANK CODE: 40208		
9139034665	HOLE SAW/ TRASH BAGS	188.29
9137079266	CREDIT MEMO/ COM ED BILD UTILITY INCENTI	(100.00)
TOTAL BANK CODE: 40208		88.29
TOTAL VENDOR GRAINGER GRAINGER		88.29
VENDOR CODE: HAWINC HAWKINS, INC.		
BANK CODE: 40208		
6790249	CHLORINE CYLINDER	466.35
TOTAL BANK CODE: 40208		466.35
TOTAL VENDOR HAWINC HAWKINS, INC.		466.35
VENDOR CODE: IDD IDDI INC.		
BANK CODE: 40208		
1008	SHERWOOD PARK/ CONCRETE FOR GAZEBO	6,500.00
TOTAL BANK CODE: 40208		6,500.00
TOTAL VENDOR IDD IDDI INC.		6,500.00
VENDOR CODE: ILLTAX ILLINOIS TAX INCREMENT ASSOCIATION		
BANK CODE: 40208		
675310	MEMBERSHIP- JUNE 1, 2024- MAY 31, 2025	550.00
TOTAL BANK CODE: 40208		550.00
TOTAL VENDOR ILLTAX ILLINOIS TAX INCREMENT ASSOCIATION		550.00
VENDOR CODE: IMPCOU IMPRESSIONS COUNT		
BANK CODE: 40208		
232843	SPECIAL EVENT BANNERS	516.00
232202	LAKE VILLA PUBLIC WORKS HARD HAT STICKER	181.25
TOTAL BANK CODE: 40208		697.25
TOTAL VENDOR IMPCOU IMPRESSIONS COUNT		697.25
VENDOR CODE: JOHTEE JOHNNY D TEES		
BANK CODE: 40208		
11434	UNIFORM ALLOWANCE	392.00
TOTAL BANK CODE: 40208		392.00
TOTAL VENDOR JOHTEE JOHNNY D TEES		392.00
VENDOR CODE: LAKEPOND LAKE AND POND SOLUTIONS, LLC.		
BANK CODE: 40208		
12333	SHERWOOD PARK- POND TREATMENT	199.90
12332	LEHMANN MANSION- POND TREATMENT	829.52
10874	LEHMANN MANSION- POND TREATMENT	494.63

User: CDENZEL

EXP CHECK RUN DATES 06/18/2024 - 07/01/2024

DB: Lake Villa

BOTH JOURNALIZED AND UNJOURNALIZED

BOTH OPEN AND PAID

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: LAKEPOND LAKE AND POND SOLUTIONS, LLC.		
BANK CODE: 40208		
11987	SHERWOOD PARK- POND TREATMENT	701.79
11988	LEHMANN MANSION- POND TREATMENT	464.73
TOTAL BANK CODE: 40208		2,690.57
TOTAL VENDOR LAKEPOND LAKE AND POND SOLUTIONS, LLC.		2,690.57
VENDOR CODE: LAUAME LAUTERBACH & AMEN, LLP		
BANK CODE: 40208		
92366	PREPARATION OF ACUTUARIAL REPORT FOR FIS	2,810.00
TOTAL BANK CODE: 40208		2,810.00
TOTAL VENDOR LAUAME LAUTERBACH & AMEN, LLP		2,810.00
VENDOR CODE: LCPUBWKS LAKE COUNTY PUBLIC WORKS		
BANK CODE: 40208		
06262024	SEWER AND SURCHARGE 03/16/2024- 05/15/20	114,868.80
TOTAL BANK CODE: 40208		114,868.80
TOTAL VENDOR LCPUBWKS LAKE COUNTY PUBLIC WORKS		114,868.80
VENDOR CODE: LCTREAS LAKE COUNTY TREASURER		
BANK CODE: 40208		
280208790	MAY 2024 BUILDING SERVICES	5,611.32
TOTAL BANK CODE: 40208		5,611.32
TOTAL VENDOR LCTREAS LAKE COUNTY TREASURER		5,611.32
VENDOR CODE: LEXLLC LEXIPOL LLC		
BANK CODE: 40208		
INNLEX11234484	ANNUAL LAW ENFORCEMENT POLICY MANUAL & D.	8,380.31
TOTAL BANK CODE: 40208		8,380.31
TOTAL VENDOR LEXLLC LEXIPOL LLC		8,380.31
VENDOR CODE: LILTRO LILY TROYAN		
BANK CODE: 40208		
06182024	SCHOLARSHIP FOR MISS LV	1,000.00
TOTAL BANK CODE: 40208		1,000.00
TOTAL VENDOR LILTRO LILY TROYAN		1,000.00
VENDOR CODE: LRS LRS, LLC		
BANK CODE: 40208		
421799	STICKERS #005501-006001/ 006001-006500	2,950.00
TOTAL BANK CODE: 40208		2,950.00

User: CDENZEL

EXP CHECK RUN DATES 06/18/2024 - 07/01/2024

DB: Lake Villa

BOTH JOURNALIZED AND UNJOURNALIZED

BOTH OPEN AND PAID

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: LRS LRS, LLC		
TOTAL VENDOR LRS LRS, LLC		2,950.00
VENDOR CODE: MENANT MENARDS - ANTIOCH		
BANK CODE: 40208		
47374	WATER SUPPLIES	1.32
06318	TANK EXCHANGE	53.97
46472	RETURN	(145.78)
45902	STREET SUPPLIES	61.95
45762	OAKLAND LIFT	79.99
45795	BUILDING SUPPLIES	33.66
46119	BUILDING SUPPLIES	89.78
46205	WATER SUPPLIES	8.71
46703	UNIFORM ALLOWANCE- CODY RANKIN	204.95
46619	MANSION SUPPLIES	17.93
46469	PARK SUPPLIES	35.71
46636	PARK SUPPLIES	21.56
46523	STREET SUPPLIES	14.68
46176	WATER SEWER SUPPLIES	68.70
TOTAL BANK CODE: 40208		547.13
TOTAL VENDOR MENANT MENARDS - ANTIOCH		547.13
VENDOR CODE: MISC-UB HUMBERTO MARTINEZ, JR		
BANK CODE: 40208		
06/26/2024	UB refund for account: 0202008000-02	759.20
TOTAL BANK CODE: 40208		759.20
TOTAL VENDOR MISC-UB HUMBERTO MARTINEZ, JR		759.20
VENDOR CODE: NICOR NICOR GAS		
BANK CODE: 40208		
06142024-3390	500 E GRAND AVE #3	142.30
06142024-3343	1509 OAKLAND DR- LIFT STATION	58.44
06142024-5469	141 BELMONT AVE -WELL HOUSE	143.22
06142024-1446	910 PARK AVE	43.79
06142024-6481	129 RAILROAD AVE	20.67
06142024-8978	129 CENTRAL AVE #2	141.03
06142023-3262	ES OAK KNOLL RD- END OF RD	51.62
TOTAL BANK CODE: 40208		601.07
TOTAL VENDOR NICOR NICOR GAS		601.07
VENDOR CODE: OTTDIN OTTOSEN DINOLFO HASENBALG & CASTALD		
BANK CODE: 40208		
7246	KFO-23-1131/LAKE VILLA DOWNTOWN TIF	1,069.50
7247	KFO-23-1815/ LAKE VILLA BDD	460.00
TOTAL BANK CODE: 40208		1,529.50
TOTAL VENDOR OTTDIN OTTOSEN DINOLFO HASENBALG & CAS		1,529.50

User: CDENZEL

EXP CHECK RUN DATES 06/18/2024 - 07/01/2024

DB: Lake Villa

BOTH JOURNALIZED AND UNJOURNALIZED

BOTH OPEN AND PAID

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: PADPUB PADDOCK PUBLICATIONS, INC.		
BANK CODE: 40208		
293667	PUBLIC HEARING	87.40
TOTAL BANK CODE: 40208		87.40
TOTAL VENDOR PADPUB PADDOCK PUBLICATIONS, INC.		87.40
VENDOR CODE: PEERLESS PEERLESS NETWORK, INC.		
BANK CODE: 40208		
53495	TELEPHONE	1,075.67
TOTAL BANK CODE: 40208		1,075.67
TOTAL VENDOR PEERLESS PEERLESS NETWORK, INC.		1,075.67
VENDOR CODE: RAYSCH RAY SCHRAMER & CO		
BANK CODE: 40208		
166899	CRETEX PRO-RING 6"	898.95
166877	MASTIC STRIP	118.40
TOTAL BANK CODE: 40208		1,017.35
TOTAL VENDOR RAYSCH RAY SCHRAMER & CO		1,017.35
VENDOR CODE: REIINC REINDERS INC.		
BANK CODE: 40208		
2947643-00	STREET SUPPLIES	32.07
TOTAL BANK CODE: 40208		32.07
TOTAL VENDOR REIINC REINDERS INC.		32.07
VENDOR CODE: RUSKHA RUSS KHAMDULAEV		
BANK CODE: 40208		
06242024	UNIFORM ALLOWANCE- REIMBURSEMENT	433.09
TOTAL BANK CODE: 40208		433.09
TOTAL VENDOR RUSKHA RUSS KHAMDULAEV		433.09
VENDOR CODE: RUSPOW RUSSO POWER EQUIPMENT		
BANK CODE: 40208		
SPI20703788	MOWING HEAD	92.97
SPI20698800	VEHICLE SUPPLIES	49.98
SPI20712060	ROUND UP PROMAX	104.99
SPI20709806	CHAIN LOOP	75.98
TOTAL BANK CODE: 40208		323.92
TOTAL VENDOR RUSPOW RUSSO POWER EQUIPMENT		323.92
VENDOR CODE: SPOTLESS SPOT-LESS		
BANK CODE: 40208		
7769	VILLAGE HALL CLEANING- APRIL/MAY	900.00

INVOICE NUMBER	DESCRIPTION	AMOUNT
VENDOR CODE: SPOTLESS SPOT-LESS		
BANK CODE: 40208		
7770	POLICE CLEANING- APRIL/MAY	405.00
TOTAL BANK CODE: 40208		1,305.00
TOTAL VENDOR SPOTLESS SPOT-LESS		1,305.00
VENDOR CODE: STABAN STATE BANK OF THE LAKES		
BANK CODE: 40208		
13-06152024	2015 BOND PAYMENTS	10,875.00
TOTAL BANK CODE: 40208		10,875.00
TOTAL VENDOR STABAN STATE BANK OF THE LAKES		10,875.00
VENDOR CODE: SUN SUNBELT RENTALS INC		
BANK CODE: 40208		
155187491-0001	CONCRETE MIXER	151.87
TOTAL BANK CODE: 40208		151.87
TOTAL VENDOR SUN SUNBELT RENTALS INC		151.87
VENDOR CODE: TED 1969 TED NIELSEN 1969 ENT LLC		
BANK CODE: 40208		
06262024	REIMBURSEMENT FOR INFRASTRUCTURE PROJECT	50,000.00
TOTAL BANK CODE: 40208		50,000.00
TOTAL VENDOR TED 1969 TED NIELSEN 1969 ENT LLC		50,000.00
VENDOR CODE: THOELE THOMPSON ELEVATOR		
BANK CODE: 40208		
24-0885	INPSECTION	41.00
TOTAL BANK CODE: 40208		41.00
TOTAL VENDOR THOELE THOMPSON ELEVATOR		41.00
VENDOR CODE: ULINE ULINE, INC.		
BANK CODE: 40208		
179584261	DOG WASTE BAGS	281.86
TOTAL BANK CODE: 40208		281.86
TOTAL VENDOR ULINE ULINE, INC.		281.86
VENDOR CODE: WARDIR WAREHOUSE DIRECT		
BANK CODE: 40208		
5745143-0	OFFICE SUPPLIES- KEYBOARD/ NOTEBOOK/ USB	135.40
5741449-0	OFFICE SUPPLIES- PHONE CORD	21.27
5742707-0	OFFICE SUPPLIES- TISSUE	27.76
TOTAL BANK CODE: 40208		184.43

06/26/2024 03:36 PM

User: CDENZEL

DB: Lake Villa

CUSTOM INVOICE REPORT FOR VILLAGE OF LAKE VILLA

EXP CHECK RUN DATES 06/18/2024 - 07/01/2024

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BOTH OPEN AND PAID

Page: 9/9

INVOICE NUMBER	DESCRIPTION	AMOUNT
<hr/>		
VENDOR CODE: WARDIR WAREHOUSE DIRECT		
	TOTAL VENDOR WARDIR WAREHOUSE DIRECT	184.43
GRAND TOTAL:		278,337.92

CERTIFICATION OF THE ANNUAL APPROPRIATION ORDINANCE  
FOR THE VILLAGE OF LAKE VILLA, LAKE COUNTY, ILLINOIS  
FOR THE FISCAL YEAR COMMENCING ON THE 1ST DAY OF MAY, 2024 AND  
ENDING ON THE 30TH DAY OF APRIL, 2025

I, Mary Konrad, Village Clerk and keeper of the records of the Village of Lake Villa, DO HEREBY CERTIFY that the attached ANNUAL APPROPRIATION ORDINANCE FOR THE VILLAGE OF LAKE VILLA, LAKE COUNTY, ILLINOIS FOR THE FISCAL YEAR COMMENCING ON THE 1ST DAY OF MAY, 2024 AND ENDING ON THE 30TH DAY OF APRIL, 2025 is a true and correct copy of the Ordinance adopted by the Village Board on the 1<sup>st</sup> day of July, 2024, which Ordinance provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. 2024-07-01, including the ordinance and a cover sheet thereof was prepared, and a copy of such Ordinance was posted at the Village of Lake Villa Village Hall commencing on July 1<sup>st</sup>, 2024, and continuing for at least ten (10) days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the Village Clerk.

Signed: \_\_\_\_\_ [Seal]  
Mary Konrad, Village Clerk, Village of Lake Villa

Dated: \_\_\_\_\_

CERTIFICATE OF THE CHIEF FISCAL OFFICER

I, CHRISTINE MCKINLEY, as the Chief Fiscal Officer of the Village of Lake Villa, DO HEREBY CERTIFY that the attached is a true estimate of the revenues anticipated to be received by the Village of Lake Villa in the fiscal year commencing on the 1<sup>st</sup> day of May, 2024 and ending on the 30<sup>th</sup> day of April, 2025 for the funds indicated.

Signed: \_\_\_\_\_  
Christine McKinley, Chief Fiscal Officer  
of the Village of Lake Villa

Dated: \_\_\_\_\_



VILLAGE OF LAKE VILLA

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ORDINANCE NO. 2024-07-01  
2024-2025 APPROPRIATION ORDINANCE

---

ADOPTED BY THE  
CORPORATE AUTHORITIES  
OF THE  
VILLAGE OF LAKE VILLA, ILLINOIS  
THIS 1<sup>ST</sup> DAY OF JULY, 2024

---

Published in pamphlet form by authority of the Corporate Authorities of the Village of Lake  
Villa, Lake County, Illinois this 1<sup>st</sup> day of July, 2024.

2024-2025 APPROPRIATION ORDINANCE

BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Lake Villa, Lake County, Illinois, as follows:

SECTION 1: That the following sums of money, or as much hereof as may be authorized by law, as may be needed or deemed necessary to defray all expenses and liabilities of the Village of Lake Villa be and the same hereby are appropriated for the Corporate purposes an objects of said Village, hereinafter specified for the fiscal year commencing on May 1, 2024 and ending April 30, 2025.

GENERAL CORPORATE FUND

ADMINISTRATIVE

Personnel Expenses	\$606,425
Contractor Expenses	357,915
Miscellaneous and Contingent Expenses	151,296
<hr/>	
Total Administrative Appropriation:	\$1,115,636

POLICE

Personnel Expenses	\$3,808,086
Contractor Expenses	190,144
Miscellaneous and Contingent Expenses	259,390
<hr/>	
Total Police Appropriation:	\$4,257,620

FLEET

Personnel Expenses	\$110,356
Contractor Expenses	92,000
Miscellaneous and Contingent Expenses	180,608
<hr/>	
Total Fleet Appropriation:	\$382,964

STREETS

Personnel Expenses	\$674,870
Contractor Expenses	371,105
Miscellaneous and Contingent Expenses	194,224

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Total Streets Appropriation: \$1,240,199

FACILITIES AND GROUNDS

Contractor Expenses	
Miscellaneous and Contingent Expenses	84,079

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Total Facilities and Grounds Appropriation: \$170,131

WATER AND SEWER

Water Personnel Expenses	\$413,575
Water Contractor Expenses	918,775
Water Miscellaneous and Contingent Expenses	890,675
Sewer Personnel Expenses	411,394
Sewer Contractor Expenses	993,243
Sewer Miscellaneous and Contingent Expenses	242,828

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Total Water and Sewer Appropriation: \$3,870,490

METRA PARKING LOT

Personnel Expenses	\$18,002
Contractor Expenses	3,055
Miscellaneous and Contingent Expenses	41,170

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Total Metra Parking Lot Appropriation: \$62,227

MANSION

Personnel Expenses	\$7,479
Contractor Expenses	26,795
Miscellaneous and Contingent Expenses	62,112

---

Total Mansion Appropriation: \$96,386

GARBAGE

SWALCO Fees	\$4,370
Road Resurfacing	26,238
Waste Management Fees	893,824
Miscellaneous and Contingent Expenses	6,998

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Total Garbage Appropriation: \$931,430

MOTOR FUEL TAX

Pavement Management \$661,250

Total Motor Fuel Tax Appropriation: \$661,250

SPECIAL EVENTS

Special Event Expenses \$78,775

Total Special Events Appropriation: \$78,775

CAPITAL FUNDS

General Capital Fund \$1,688,468

Water and Sewer Capital Fund 2,004,163

Parks Capital Fund 61,870

Downtown TIF Fund 660,934

Park Avenue TIF Fund 51,750

Downtown Business District Fund 219,791

Total Capital Fund Appropriation: \$4,686,976

OTHER CONTINGENT MISCELLANEOUS AND UNFORESEEN EXPENSES FROM  
GENERAL CORPORATE FUND

Other Unforeseen Expenses \$1,500,000

Total Appropriation for Other Contingent  
Miscellaneous and Unforeseen Expenses: \$1,500,000

TOTAL GENERAL CORPORATE FUND: \$19,054,084

OTHER FUNDS IN ADDITION TO GENERAL CORPORATE FUNDS

INSURANCE FUND

Liability Insurance	\$281,464
<hr/>	
Total Liability Insurance Appropriation:	\$281,464

POLICE PENSION FUND

Police Pension Contribution and Expenses	\$993,759
<hr/>	
Total Police Pension:	\$993,759

DRUG FORFEITURE FUND

Taser Replacement	\$2,468
<hr/>	
Total Drug Forfeiture:	\$2,468

DUI FUND

Police Body Cameras	\$5,750
<hr/>	
Total DUI:	\$5,750

OTHER CONTINGENT MISCELLANEOUS AND UNFORSEEN EXPENSES  
FROM OTHER FUNDS

Other Unforeseen Expenses	\$500,000
<hr/>	
Total Appropriation for Other Contingent Miscellaneous and Unforeseen Expenses from Other Funds:	\$500,000

<b>TOTAL GENERAL CORPORATE FUND:</b>	<b>\$1,783,441</b>
<hr/>	

RECAPITULATION

Appropriated from General Corporate Fund	\$19,054,084
Appropriated from Other Funds	\$ 1,783,441
<b>TOTAL OF ALL APPROPRIATIONS</b>	<b>\$20,837,525</b>

The foregoing are hereby appropriated from the general property tax for corporate purposes as provided by Section 8-3-1 of the Illinois Municipal Code and from the levies provided for by Sections 8-7-3, 8-8-8, 11-1-3, 11-81-1, 11-81-2 and 11-19-4 of the Illinois Municipal Code, and 745 ILCS 10/9-107, and 40 ILCS 5/21-110 and from the license and miscellaneous revenue of the Village and from the other special levies provided for by law.

SECTION 2: That any unexpended balance of any items of any appropriation by this Ordinance made may be expended in making up any deficiency or insufficiency in any other items or appropriation by this Ordinance made.

SECTION 3: That all miscellaneous receipts of revenue for all purposes not herein expressly reserved or appropriated shall be available to pay appropriations herein provided for.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

SECTION 5: The Village Clerk is directed to immediately publish this Ordinance in pamphlet form.

Presented, read and passed by the Mayor and Board of Trustees of the Village of Lake Villa, Lake County, Illinois, on a roll call vote at a duly called regular or special meeting of the Board of Trustees on the 1<sup>st</sup> day of July, 2024, and deposited and filed in the Office of the Clerk of said Village on said date.

ROLL CALL VOTE:

YEAS:

NAYS:

ABSENT:

ABSTAIN:

APPROVED by the Mayor of the Village of Lake Villa,  
Illinois, this 1<sup>st</sup> day of July, 2024.

---

James McDonald, Mayor,  
Village of Lake Villa

ATTEST:

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Mary Konrad, Village Clerk,  
Village of Lake Villa

Recorded in the Record of Ordinances  
of the Village as Ordinance No. 2024-07-01

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Mary Konrad, Village Clerk,  
Village of Lake Villa

PUBLISHED IN PAMPHLET FORM THIS 1ST DAY OF JULY, 2024.

**FORM A**

**NOTICE OF PUBLIC HEARING ON THE PROPOSED ANNUAL  
APPROPRIATION ORDINANCE OF THE VILLAGE OF LAKE VILLA  
BEFORE THE CORPORATE AUTHORITIES  
OF THE VILLAGE OF LAKE VILLA, ILLINOIS**

Notice is hereby given that a public hearing will be held by the Mayor and the Board of Trustees of the Village of Lake Villa on July 1, 2024 at 7:00 p.m., or as soon thereafter as the Village Board's agenda permits, at the Village of Lake Villa Village Hall, 65 Cedar Avenue, Lake Villa, Illinois, for the purpose of considering the proposed annual appropriation ordinance (the budget) of the Village of Lake Villa for the fiscal year commencing May 1, 2024 and ending April 30, 2025.

Copies of the proposed annual appropriation ordinance of the Village of Lake Villa shall be available for public inspection at the Village of Lake Villa Village Hall, at 65 Cedar Avenue, Lake Villa, Illinois, beginning on the date of publication of this notice, during the hours of 8:30 a.m. to 4:30 p.m., Monday through Friday, and shall remain so available until 4.30 p.m. on the date of said public hearing.

All residents of the Village of Lake Villa and other interested parties are invited to attend the public hearing and will be given an opportunity and shall have the right to submit oral or written comments and suggestions at that time.

The Village of Lake Villa is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the Village's facilities, are requested to contact the Village's ADA Coordinator at (847) 381-6010 promptly to allow the Village to make reasonable accommodations for those persons.

---

/s/ Mary Konrad, Village Clerk  
Village of Lake Villa



**FORM B**

Resolution No. 2024-\_\_\_\_\_

**RESOLUTION FOR THE ESTIMATE OF THE AMOUNT  
OF A TAX LEVY IN COMPLIANCE WITH THE  
REQUIREMENTS OF THE TRUTH IN TAXATION ACT**

WHEREAS, in certain circumstances the law with respect to the passage of a tax levy ordinance [“THE TRUTH IN TAXATION ACT” (35 ILCS 200/18-55, et seq.)] now requires the corporate authorities of a municipality to estimate the amount of its tax levy at least twenty (20) days prior to the adoption thereof; and

WHEREAS, the Corporate Authorities of the Village of Lake Villa, Lake County, Illinois desire to adopt its Tax Levy Ordinance at its regularly scheduled meeting on \_\_\_\_\_, 2024 and therefore now desire to estimate its tax levy for its fiscal year commencing May 1, 2024 and ending April 30, 2025 to comply with the aforesaid legal requirement:

NOW THEREFORE, BE IT RESOLVED BY THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF LAKE VILLA, LAKE COUNTY, ILLINOIS, as follows:

SECTION 1. That the Corporate Authorities of the Village of Lake Villa have determined that the amount of money estimated to be necessary to be raised by taxation for the Village’s fiscal year commencing May 1, 2024 and ending April 30, 2025 upon the taxable property of the Village is \$\_\_\_\_\_.

SECTION 2. That the estimate of the amount of the tax levy set forth in Section 1 of this Resolution is made at least twenty (20) days prior to the date the Village intends to adopt its tax levy ordinance.

SECTION 3. That the estimate of the amount of the tax levy set forth in Section 1 of this Resolution is not greater than 105% of the amount which was extended upon the Village=s tax levy for the preceding year.

SECTION 4. That this Resolution shall be in full force and effect from and after its passage and approval pursuant to law.

Passed by the Corporate Authorities on \_\_\_\_\_, 2024, on a roll call vote as follows:

YEAS: Trustees

NAYS:

ABSENT:

ABSTAIN:

APPROVED by the Mayor on \_\_\_\_\_, 2024

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James McDonald, Mayor  
Village of Lake Villa

ATTEST:

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Mary Konrad, Village Clerk  
Village of Lake Villa

04/15/24  
06/17/24  
06/19/24

VILLAGE OF LAKE VILLA

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ORDINANCE NO. 2024-07-02

AN ORDINANCE AMENDING THE  
CONDITIONAL USE PERMIT FOR A MIXED USE PLANNED DEVELOPMENT  
IN THE SB (SUBURBAN BUSINESS) ZONING DISTRICT  
AS PREVIOUSLY APPROVED BY ORDINANCE NO. 2020-07-07

(RE: Dharni Properties, LLC – 801 Tower Drive  
Retail Fueling Center, Convenience Store, and Car Wash)

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ADOPTED BY THE  
CORPORATE AUTHORITIES  
OF THE  
VILLAGE OF LAKE VILLA, ILLINOIS  
THIS 1<sup>ST</sup> DAY OF JULY, 2024.

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Published in pamphlet form by authority of the Corporate Authorities of the Village of Lake Villa,  
Lake County, Illinois, this 1<sup>st</sup> day of July, 2024.

AN ORDINANCE AMENDING THE  
CONDITIONAL USE PERMIT FOR A MIXED USE PLANNED DEVELOPMENT  
IN THE SB (SUBURBAN BUSINESS) ZONING DISTRICT  
AS PREVIOUSLY APPROVED BY ORDINANCE NO. 2020-07-07

(RE: Dharni Properties, LLC – 801 Tower Drive  
Retail Fueling Center, Convenience Store, and Car Wash)

WHEREAS, the Village has received an application from Dharni Properties, LLC, as the owner of record and Petitioner, requesting approval of a further amendment to the existing Conditional Use Permit as previously amended, and approval of exceptions from certain provisions of the Lake Villa Zoning Regulations and/or the Lake Villa Village Code for the vacant Property commonly known as 801 Tower Drive, Lake Villa, Illinois (P.I.N. 02-28-210-005), which Property is legally described on Exhibit A attached hereto and thereby made a part hereof (hereinafter referred to as the “Subject Property”); and

WHEREAS, the Subject Property is generally located at the Southwest corner of Deep Lake Road and Grass Lake Road in the Village of Lake Villa, consists of approximately 1.55 acres, more or less, and is located within the corporate limits of the Village of Lake Villa, and the Subject Property is presently zoned and classified as part of the Village’s SB (Suburban Business) Zoning District; and

WHEREAS, the Petitioner is requesting the Village’s approval of a further amendment to the existing Conditional Use Permit, as previously approved by Village of Lake Villa Ordinance No. 2020-07-07, for the Subject Property to authorize a Mixed Use Planned Development for the Subject Property to permit the construction, operation and maintenance of: (a) a retail fueling center with six (6) fueling stations covered by a canopy, (b) a separate one-story commercial building having a total of approximately 6,076 square feet which shall be utilized as a retail convenience store of approximately 4,606 square feet, as well as a separate retail tenant space of approximately 1,470 square feet in area in

the same building; (c) a separate commercial building consisting of approximately 816 square feet to be utilized as a single-lane car wash, (d) stormwater detention area(s), and (e) other related improvements, including adequate parking to serve the entire Project, lighting, landscaping, refuse enclosure(s), pursuant to certain exceptions from the Lake Villa Zoning Regulations or other provisions of the Lake Villa Village Code as herein approved, all of which shall be constructed in substantial compliance with the 2024 Approved Plans which are attached hereto as Group Exhibit B and thereby made a part hereof (hereinafter collectively referred to as the “Amended Conditional Use”, the “Amended Conditional Use Permit” or as the “Project”); and

WHEREAS, the Petitioner’s Application was referred to the Village’s Plan Commission, and the Plan Commission held a public hearing on May 16, 2024 at 7:00 p.m. pursuant to notice duly published in the *Daily Herald*, a newspaper of general circulation within the Village of Lake Villa, said publication occurring not more than thirty (30) days, nor less than fifteen (15) days, prior to the public hearing, as well as mailed and posted notices as required by law, which hearing was continued for further hearing on June 13, 2024 at 7:00 p.m. upon due notice and announcement; and

WHEREAS, the Plan Commission has issued its recommendation to the Mayor and Board of Trustees on these matters and recommended preliminary and final approval of the requested Amended Conditional Use Permit for a Mixed Use Planned Development, and certain exceptions from the Lake Villa Zoning Regulations and/or from the Lake Villa Village Code as granted herein; and

WHEREAS, as part of its Recommendation, the Village of Lake Villa Plan Commission made the following findings of fact which are hereby adopted by the Corporate Authorities of the Village:

1. The proposed Amended Conditional Use for a Mixed Use Planned Development and the exceptions requested by the Petitioner are consistent with the particular physical surroundings of the Subject Property, the properties in the general vicinity thereof, and the historical use of the Subject Property, and that the granting of certain relief from the Village’s Zoning Regulations will not be detrimental to the public welfare or injurious to other property owners in the vicinity of the Subject Property, and that such Amended Conditional Use and exceptions requested by the Petitioner are consistent with the general purpose and intent of the Lake Villa Zoning Regulations.

2. The proposed Amended Conditional Use is consistent with the objectives of the Village's Comprehensive Plan.
3. The proposed Amended Conditional Use is designed, constructed, operated, and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity.
4. The proposed Amended Conditional Use will not significantly diminish the safety, use and enjoyment of surrounding property.
5. The proposed Amended Conditional Use is or will be adequately served by essential public facilities and services such as streets, police and fire service, drainage, refuse disposal, and schools, or such services will be provided by the Petitioner at the Petitioner's sole expense.
6. The proposed Amended Conditional Use does not create excessive additional requirements at public expense for public facilities and service and will not be detrimental to the economic welfare of the community.
7. The proposed Amended Conditional Use does not involve uses, activities, processes, materials, equipment and conditions of operation that will be detrimental to any persons, property, or the general welfare by reason of excessive production of traffic, noise, smoke, fumes, glare or odors.
8. The proposed Amended Conditional Use will provide vehicular access to the Subject Property designed so that such use does not create any interference with traffic on surrounding public thoroughfares.
9. The proposed Amended Conditional Use does not result in the destruction, loss, or damage of a natural, scenic, or historic feature of major importance.
10. The proposed Amended Conditional Use complies with all additional regulations in this Ordinance specific to the Amended Conditional Use Permit requested.
11. The proposed Amended Conditional Use will be consistent with the existing uses on and the existing zoning of nearby properties.
12. Property values will not be diminished by the particular zoning restrictions at issue or by granting of the proposed Amended Conditional Use.
13. The property values of the Petitioner will not be diminished by the requested Amended Conditional Use and will promote the general health, safety, and welfare.
14. There will be a gain to the public as a result of the establishment of the proposed Amended Conditional Use, and there will be no hardship imposed upon the Petitioner.
15. The Subject Property is suitable for the establishment of the proposed Amended Conditional Use.
16. The Village has undertaken its planning and land use regulations with great care.

17. There is evidence of community need for the uses which are the subject of the Amended Conditional Use Permit requested by the Petitioner.
18. The Mixed Use Planned Development will be consistent with the intent and purpose of the Lake Villa Zoning Regulations.
19. The Mixed Use Planned Development will be generally compatible with the character of the SB Zoning District and neighborhood in which it is located.
20. The Mixed Use Planned Development is consistent with the Village's Official Comprehensive Plan.
21. The Mixed Use Planned Development will preserve the value of the surrounding residential area and must be compatible with surrounding land uses.
22. The Subject Property has no topographical, environmentally sensitive, or historical features which require preservation.
23. The requested exceptions from the Lake Villa Zoning Regulations and the Lake Villa Village Code are appropriate for the Mixed Use Planned Development based upon the following facts:
  - (a) Any proposed exceptions will enhance the quality of the Mixed Use Planned Development and are compatible with the primary uses of the Subject Property;
  - (b) Any proposed exceptions will not be of a nature, nor located so as to create a detrimental influence on the surrounding properties.
24. The Plan Commission also recommended to the Mayor and Board of Trustees the following related to this Project:

The Village should consider exploring with the Lake County Division of Transportation ("LCDOT"):

- (i) the possibility that pedestrian barricades might be installed on Deep Lake Road and/or Grass Lake Road to endeavor to direct and control the location of where pedestrians might cross those roads in the vicinity of the Subject Property; and
- (ii) the possibility that there might be a modification of the intersection of Grass Lake Road and Tower Road from its present "right-in, right-out" configuration of this intersection to also include left turns in and out.

The Village officials, staff and consultants will work with LCDOT in the hope of implementing the concepts as set forth in Paragraph 24 (i) and (ii) above at some point in the future;

and

WHEREAS, the term "Amended Conditional Use", "Amended Conditional Use Permit", or the "Project", as used herein shall be broadly construed and mean and refer to the process of transforming

the Subject Property from the vacant state in which it exists at the effective date of this Ordinance to a completed Project with the improvements as authorized by this Ordinance; and

WHEREAS, the Corporate Authorities of the Village have determined that the requested Amended Conditional Use Permit for a Mixed Use Planned Development and any requested exceptions are consistent with the particular physical surroundings of the Subject Property and will not be detrimental to the public welfare or injurious to other property owners in the vicinity of the Subject Property, and that such Amended Conditional Use Permit and any requested exceptions are consistent with the general purpose and intent of the Zoning Regulations; and

WHEREAS, the Mayor and Board of Trustees have also considered each of the standards for Conditional Use Permits and for Planned Development approval for the Project and hereby find that each applicable standard has been or will be met; and

WHEREAS, pursuant to Section 10-9-1.4, “Planned Development Required”, of the Lake Villa Zoning Regulations, approval by the Village of a Planned Development is required for the Subject Property because such development will be under single ownership and/or unified control and has or is proposed to contain two or more principal uses, and two (2) or more buildings, which uses are or are proposed to be commercial, multi-family, and/or mixed use in nature; and

WHEREAS, the Plan Commission and Mayor and Board of Trustees have also considered the applicable criteria for the approval of the proposed Amended Conditional Use Permit for a Planned Development herein granted and find that all of such criteria has been or will be met; and

WHEREAS, because the Mixed Use Planned Development for the Project as herein approved as an Amended Conditional Use Permit in the SB Zoning District is, in part, being granted for the Subject Property, the Plan Commission and Board of Trustees have both determined that it is in the best interest of both the Village and its residents to combine Preliminary and Final Planned Development procedures and approval into a single approval process; and



WHEREAS, the general and specific requirements for an Amended Conditional Use Permit and for the specific uses as proposed have been or will be met by the proposed Amended Conditional Use Permit, subject to any exceptions from the provisions of the Village's Zoning Regulations and/or from the Lake Villa Village Code as approved herein; and

WHEREAS, other than any exceptions expressly described herein, all other applicable conditions of the Village's Zoning Regulations have been or will be satisfied by the proposed Amended Conditional Use Permit:

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Lake Villa, Lake County, Illinois, as follows:

SECTION 1: The Corporate Authorities of the Village find that the facts stated in the preamble of this Ordinance are true and correct and the same are incorporated into the text of this Ordinance as findings of fact to the same extent as if each had been set forth in its entirety herein.

SECTION 2: The Corporate Authorities of the Village hereby acknowledge their receipt of and hereby approve the Report and Recommendation of the Plan Commission of the Village relative to this matter, subject to the express terms and conditions of this Ordinance.

SECTION 3:     ORDINANCES PREVIOUSLY GRANTING AND/OR AMENDING  
CONDITIONAL USE PERMITS. The ordinances which were previously approved by the Village for the Lake Tower Crossing Mixed Used Planned Development, which development originally consisted of the Subject Property and several other parcels, are identified as Village of Lake Villa Ordinance Nos. 2005-04-04, 2007-02-03, 2007-02-04, 2020-07-07, which approved a new Conditional Use Permit for a Mixed Use Planned Development in the SB Zoning District for the Lake Tower Crossing Planned Unit Development – Phase 3, and Ordinance No. 2024-05-01, which approved an additional Conditional Use for the Lake Tower Crossing Planned Unit Development for a Dunkin sit-down and drive-through restaurant and additional retail space at 800 Tower Drive. The aforesaid ordinances

shall remain in full force and effect except as previously modified by the Village and/or as modified herein with respect to the Subject Property in order to authorize the Project.

SECTION 4: PRELIMINARY AND FINAL APPROVAL GRANTED FOR AN AMENDED CONDITIONAL USE PERMIT FOR A MIXED USE PLANNED DEVELOPMENT, SUBJECT TO CONDITIONS. Preliminary and final approval is hereby granted to the Petitioner for an Amended Conditional Use Permit authorizing the construction, operation and maintenance in good condition of a Mixed Use Planned Development for the Subject Property consisting of a fueling center with six (6) fueling stations covered by a canopy, a one-story building for use as a convenience store and another separate retail tenant space in the same building, a separate building for a car wash, and stormwater detention area(s), and other related improvements, all pursuant to the approval of certain exceptions from the Lake Villa Zoning Regulations or other provisions of the Lake Villa Village Code as identified herein and all as more specifically described below, all subject to the timely and continued compliance by the Petitioner and by its successors and assigns with the 2024 Approved Plans (Group Exhibit B) which are attached hereto and thereby made a part hereof, and subject to the timely and continued compliance by the Petitioner and by its successors and assigns with the terms, conditions, and restrictions as set forth herein:

- (A) Uses Permitted: The uses which are hereby permitted to be established, operated and maintained on the Subject Property shall be:
1. The construction, operation and maintenance of: (a) a retail fueling center with six (6) fueling stations with a canopy over said fueling stations, (b) a separate one-story building having a total of approximately 6,076 square feet which shall be utilized as a retail convenience store of approximately 4,606 square feet as well as separate retail tenant space of approximately 1,470 square feet in area in the same building, (c) a separate commercial building consisting of approximately 816 square feet to be utilized as a single-lane car wash, (d) one or more stormwater detention area(s), (e) adequate parking to serve the entire Project, and (f) other related improvements including lighting, landscaping, and refuse enclosure(s), all as shown on the 2024 Approved Plans, pursuant to certain exceptions from the Lake Villa Zoning Regulations or other provisions of the Lake Villa Village Code as herein approved, all of which shall be constructed in substantial compliance with the 2024 Approved Plans (Group Exhibit B) which are attached hereto and thereby made a part hereof and shall be maintained in good and

proper operating condition by the Petitioner and/or its successor(s) and/or assign(s) (collectively referred to herein as the “Amended Conditional Use”, the “Amended Conditional Use Permit”, or the “Project”).

2. Those uses which are permitted by right from time to time in the Lake Villa SB Zoning District.

(B) Conditions of Approval; Conditions Precedent: The requested Amended Conditional Use Permit hereby granted shall be subject to the following conditions:

1. The Amended Conditional Use as herein granted is specific to Dharni Properties, LLC, its successors and/or assigns and shall not be assigned or transferred voluntarily or involuntarily to any other party, except with the prior written consent of the Mayor and Board of Trustees.
2. The sale of alcoholic beverages on the Subject Property is prohibited until and unless the Petitioner has obtained from the Village the required liquor license.
3. Prior to the issuance of any temporary or final Certificate of Occupancy for the Amended Conditional Use, the Petitioner shall provide to the Village “as built” final plans showing the precise location of all improvements to the Subject Property, including all structures and on-site improvements and parking.
4. Except as otherwise expressly provided herein, any exception to or variation from any of the conditions of this Ordinance shall require an amendment to this Ordinance.

(C) The Amended Conditional Use Permit herein granted to the Petitioner and its successors and/or assigns for the Subject Property shall be subject to the timely and continued compliance by the Petitioner and by its successors and assigns with this Ordinance and implementation of the 2024 Approved Plans (Group Exhibit B) which are attached hereto and thereby made a part hereof and as the final planned development approval as herein provided, but such final planned development approval shall be subject to the timely and continued compliance by the Petitioner and by its successors and assigns with the terms, conditions, and restrictions as set forth in this Ordinance.

(D) Compliance with Applicable Laws:

1. The Amended Conditional Use Permit herein granted is and shall be subject to, and the Petitioner and its successors and assigns shall be required to comply with: (i) the applicable provisions of the Lake Villa Zoning Regulations, the Lake Villa Subdivision Regulations, and the other applicable provisions of the Lake Villa Village Code; (ii) the Lake County Board of Health, and (iii) the Lake County Watershed Development Ordinance as adopted by the Village of Lake Villa, as well as all applicable laws and regulations of the State of Illinois and all other applicable local, County, State, and federal laws and regulations.
2. The Amended Conditional Use Permit and variations herein granted shall comply with all applicable health and sanitation regulations of the Illinois Department of Public Health, Lake County Board of Health and all of the applicable state and federal agencies, as well

as all applicable provisions of the Lake Villa Village Code, as amended from time to time.

(E) Vehicular Access; Parking:

1. Vehicular Access: Ingress and egress by vehicles to and from the Project on the Subject Property shall be restricted to that shown on the 2024 Approved Plans attached hereto as 2024 Group Exhibit B, but the access to and from Deep Lake Road and Grass Lake Road shall be subject to approval by the Lake County Division of Transportation (“LCDOT”), provided, however, any changes to the approved ingress and egress may be approved administratively by the Village Administrator, or his designee, to accommodate comments received from or modifications approved by LCDOT.
2. Parking: Parking for the Project shall be adequate to serve the entire Project and shall include not less than forty-eight (48) parking spaces as shown on the 2024 Approved Plans, the amount of such parking having been authorized pursuant to an exception from the Village’s Zoning Regulations which is hereby granted.

(F) Refuse Enclosures: Refuse enclosures which shall be constructed and maintained in good condition on the Subject Property and shall be constructed of wood or other approved material compatible with the approved architecture of the buildings, in substantial compliance with plans therefor and at locations which shall be approved in advance in writing by the Village Administrator, or his designee.

(G) Street Lights: Prior to the issuance of any final occupancy permit for the Project, the Petitioner or its successors and/or assigns shall, at the sole cost and expense of the Petitioner and its successors and/or assigns, install and maintain in good condition street lights on Tower Drive in the Village right-of-way in substantial compliance with the plans therefor which shall be approved in advance in writing by the Village Administrator, or his designee.

(H) Signage and Site Lighting:

1. Signage on the Property shall be installed in compliance with a Master Sign Plan which is attached hereto as part of Group Exhibit A, provided, however, administrative amendments to which Master Sign Plan may be authorized, subject to the prior written approval by the Village Administrator, or his designee, but only on the condition that any proposed amendments shall provide consistency among tenants and architectural compatibility with the buildings to be constructed on the Property as determined by and approved in writing in advance by said Village Administrator, or his designee, and/or by the Village’s architectural consultant.
2. Lighting shall be installed on the Property in general compliance with the Photometric Plan attached hereto as part of Group Exhibit A, and shall be subject to final approval by the Village Administrator, or his designee.
3. An exception is hereby granted from the Village of Lake Villa Zoning Regulations relative to Section 10-6D-3(G)(8) for off-premises signage relative to those uses which will share sign space on the Lake Tower Crossing sign as depicted on Group Exhibit A,

including the Community Trust Credit Union, but subject to the prior written consent of the Credit Union.

4. Signage exceptions or variations from Sections 10-6D-3, 10-6D-4, and 10-6D-5 of the Sign Regulations of the Village of Lake Village Zoning Ordinance are hereby granted as follows:

<u>Ground Sign</u>	<u>Description of Exceptions or Variations</u>	<u>Maximum Otherwise Allowed</u>	<u>Exceptions or Variations Authorized</u>
Commercial	Sign Area (Grass Lake Road at Deep Lake Road)	120 Sq. Ft.	131 Sq. Ft.
	Sign Height	12'0"	18'

5. An additional wall-mounted sign shall be permitted for the Subject Property for the purpose of designating the car wash building.

(I) Lighting: Lighting shall be installed on the Property in general compliance with the Photometric Plan which is part of the Approved Plans for the Subject Property. Said lighting constitutes an exception which is hereby granted from the Village of Lake Villa Zoning Regulations, and said lighting shall be subject to final approval by the Village Administrator, or his designee.

(J) Fire Protection: The Petitioner or its successors and assigns shall provide smoke detectors and fire suppression for both of the buildings proposed to be constructed on the Subject Property in substantial compliance with the 2024 Approved Plans which are attached hereto as Group Exhibit B.

(K) Stormwater Detention Facilities:

1. The stormwater detention facilities which shall be constructed by the Petitioner or by its successors and assigns shall comply with all applicable provisions of the Lake Villa Village Code and shall be constructed in substantial compliance with the 2024 Approved Plans and maintained in good operating condition, all at the sole cost and expense of the Petitioner and its successors and assigns.
2. Prior to the issuance of any occupancy permit for the Subject Property, the Petitioner or its successors and assigns shall provide to the Village Administrator a management plan for said detention basin prepared by a qualified consultant and then approved by the Village's Stormwater Consultant, and the Petitioner and its successors and assigns shall be required to promptly implement and comply with said approved management plan in a timely manner thereafter.

(L) Water, Storm Sewer, and Sanitary Sewer Service Connections:

1. Subject to the other provisions of this Ordinance, the Petitioner or its successors and assigns, at their sole cost and expense, will be permitted to extend the Village's water supply system to the Subject Property and to connect the new buildings to be constructed on the Subject Property to the Village's municipal potable water distribution system,

storm sewers, and sanitary sewer system (hereinafter sometimes referred to as the “public municipal facilities”) at location(s) approved in advance in writing by the Village Administrator, all pursuant to and in accordance with the applicable provisions of the Village of Lake Villa Village Code, and in substantial compliance with the 2024 Approved Plans attached hereto and made a part hereof as Group Exhibit B, and in substantial compliance with final engineering plans and specifications which are attached hereto as part of Group Exhibit B.

2. The Petitioner or its successors and assigns shall also extend the Village’s sanitary sewer to the Subject Property at the sole cost and expense of the Petitioner or its successors and assigns, and shall pay all required permit fee(s) and/or connection (tap-on) charge(s) as required by the applicable provisions of the Lake Villa Village Code from time to time, at the time of such extension and connection. The Petitioner or its successors and assigns shall also be obligated to pay such other connection charges and/or tap-on fees as may be payable to other applicable governmental jurisdictions, including but not limited to those respectively payable to and required from time to time by Lake County, Fox Lake, and the Central Lake County Joint Action Water Agency (“CLCJAWA”) prior to commencing construction on such respective connection(s).

(M) Easements: The Subject Property shall be subject to such blanket water, sanitary sewer, storm sewer, drainage, access and maintenance easements in favor of the Village, all of which shall be approved in writing in advance by the Village Administrator, or his designee, and the location of such blanket easements shall be approved by the Village Engineers and the Village Board, and thereafter recorded, and the language of such blanket easements shall be approved by the Village Attorney prior to the execution and recording of said documents. Such easements shall be designated as “Village Easements,” and shall be further designated for purposes as appropriate in each case, and such easements are to be kept free of shrubbery, fences and all other structures, except as may be approved by the Village Administrator, or by his designee.

(N) Landscaping, Tree Preservation, and Fencing:

1. All landscaping to be installed on the Subject Property shall comply with the approved Landscape Plan and in substantial compliance with the 2024 Approved Plans which shall be generally consistent with the landscape standards of the Lake Villa Village Code.
2. An additional landscape buffer of approximately five feet (5’) in height consistent with the landscape standards of the applicable ordinances of the Village of Lake Villa is hereby approved by the Village, subject to final approval by the Village Administrator, and such buffer shall be installed along the South property line of the Subject Property in the vicinity of the Community Trust Credit Union drive-through facility to provide natural screening as an alternative to a five foot (5') fence.
3. All planting of trees, shrubs, ground cover, perennials, sod, and other vegetation shall be performed at an appropriate time of year.

(O) Engineering Plans and Specifications:

1. As a condition precedent to the Village's final approval of the Amended Conditional Use Permit for the Project, prior to the commencement of any construction on the Subject Property, the final engineering plans for the Project, including final plans for stormwater management improvements consistent with the Lake County Watershed Development Ordinance as adopted by the Village, shall be subject to Village review and written approval by the Mayor or by the Village Administrator, as the Mayor's designee, by the Village Engineers and by the Village's Stormwater Consultant, all prior to the Village's issuance of any permit(s) for the Project and shall include any modifications required by this Ordinance and/or by any of such approvals.
2. Prior to the commencement of any site excavation on the Subject Property:
  - (a) final engineering plans and specifications for the Project, including but not limited to specifications for site grading, soil erosion and sedimentation control, storm drainage, driveways, parking areas, signage, and lighting, all in compliance with all applicable ordinances of the Village (including but not limited to this Ordinance) shall be submitted to and approved in writing in advance by the Mayor or by the Village Administrator, as the Mayor's designee, including but not limited to topographic information to indicate drainage contours and existing storm sewers; and
  - (b) the Petitioner or its successors and assigns shall also have obtained all of the respective permits and approvals required for the proposed improvements for the Project as required by all applicable ordinances of the Village.

(P) Sidewalks: Sidewalks shall be installed by the Petitioner or by its successors and assigns, at their sole cost and expense, on the South side of Grass Lake Road adjacent to the Subject Property, across the "pork-chop" island which is at the intersection of Tower Drive and Grass Lake Road, and along the East side of the Subject Property along its Deep Lake Road frontage, all as shown on and in compliance with the 2024 Approved Plans (Group Exhibit B). Any sidewalks on, adjacent to, or connected to the Subject Property, shall be installed and thereafter maintained by the Petitioner or by its successors and/or assigns in good condition at their sole cost and expense.

(Q) Except as expressly provided herein, relative to the Subject Property, the Petitioner and its successors and assigns shall fully comply in a timely manner with the review comments received from the Village's consultants.

(R) Underground Utilities: All utilities, including, without limitation, electric, telephone, gas and cable TV lines hereafter installed as part of the Amended Conditional Use Permit as herein granted for the Subject Property shall be installed and maintained underground in public rights-of-way or in easements provided for those purposes. All care should be taken by the Petitioner and by its successors and assigns to avoid disturbing or damage to trees of good health and good quality which are to be preserved to the extent possible when any utilities are being installed. If the Village Administrator, or his designee, determines that it is not feasible for any utilities or their appurtenant equipment to be located underground, the Petitioner or its

successors and assigns shall present a screening plan for such above-ground utilities and their appurtenant equipment and a proposed screening location for the review and approval of the Village Administrator, or his designee, prior to the installation of such utilities, and the Petitioner, its successors and/or assigns shall install and thereafter maintain in good condition such approved screening.

(S) Prior Vacation of a Portion of Tower Drive; Reconveyance to the Village:

1. Approval of Vacation Ordinance and Plat: Tower Drive adjacent to the Property was previously vacated by the Village, but prior to the issuance of the building permit for the Project, the Petitioner shall reconvey the East half of vacated Tower Drive back to the Village by quit claim deed, which deed shall be recorded by the Village with the Lake County Recording Division, in consideration for which conveyance to the Village, the Village shall maintain said parcel and provide snowplowing and ice control as a public Village street.
2. Road Repair: The Petitioner, for itself and for its successors and assigns, agrees to limit construction traffic on Tower Drive to the greatest extent possible, which shall be accomplished by the Petitioner or by its successors and assigns in a manner mutually agreed upon by the Village and the Petitioner or by its successors and assigns from time to time, and the Petitioner, for itself and for its successors and assigns, agrees to and shall make such road repairs and curb replacement to both the vacated and non-vacated portions of Tower Drive or so much thereof as the Village Administrator finds to be necessary, all as determined and directed by the Village Administrator after consulting with the Village Engineer, at the sole cost and expense of the Petitioner or its successors and assigns within a time frame as determined by the Village Administrator, but in any event, not later than before the issuance of any final occupancy permit for the Project. Any such required road repairs shall include curb replacement and saw-cut full depth rolled asphalt road repairs as necessary (not cold patch), all as determined by the Village Administrator or by his designee.

(T) Security for Certain Improvements:

1. Prior to the issuance of any site development permit, any watershed development permit or other permit for the Amended Conditional Use for the Project as herein granted, the Petitioner or its successors and assigns shall be required to cause an irrevocable letter of credit to be established in the Village's favor and provided to the Village in such amount as determined by the Village Engineer, or his designee, and such letter of credit shall be in such form as approved by the Village Attorney to assure that adequate funds will be available to the Village to complete the required improvements, if any, if the Petitioner or its successors and assigns shall fail to do so. The amount of such letter of credit, if any, may be reduced from time to time for improvements completed to date; provided, however, that each reduction shall be approved in writing in advance by the Village Board, or by their designee, and in no event shall such letter of credit be reduced below that amount required to complete all remaining work on improvements within or related directly or indirectly to the Amended Conditional Use as herein granted for the Project and to provide the required reserve for maintenance and other contingencies as described in such letter of credit. Public improvements for the purposes of this Ordinance shall not



only include improvements which will be owned by and/or dedicated to the Village, but shall also include the repair and repaving of Tower Drive, and landscaping required pursuant to the approved final Landscape Plan, any other improvements which are required to comply with all applicable ordinances of the Village, and also all required erosion control and stormwater management improvements as required by the applicable ordinances of the Village and by the Lake County Watershed Development Ordinance.

2. The amount of the letter of credit shall be an amount determined by the Village Engineer to be approximately equal in the aggregate to one hundred twenty-five percent (125%) of the estimated cost of the required improvements which must be completed by the Petitioner or by its successors and assigns within two (2) years, as well as the cost of the maintenance thereof. The letter of credit shall include sums sufficient to construct all “required improvements” which shall include but not be limited to any required improvements to the Village’s sanitary sewer system, the storm water system, potable water distribution system, street improvements, lighting, landscaping, and any other required improvements as described in this Ordinance, all as generally depicted on the 2024 Approved Plans. The letter of credit shall also include amounts for the costs of completion and maintenance of the required improvements, including amounts for inflation and contingencies, until such required improvements are approved and/or accepted by the Village.
3. Such letter of credit shall provide, among other things, that any part or all of the funds available pursuant to the letter of credit may, at the sole discretion of the Village, be drawn by the Village at any time or times provided that the Village shall have first determined that the Petitioner or its successors and assigns has defaulted in any of their obligations hereunder or that the Petitioner or its successors and assigns has failed to complete any of the improvements secured thereunder within the time specified.
4. In addition to the funds available pursuant to the letter of credit, the Petitioner and its successors and assigns shall remain obligated to maintain in good condition, replace and repair all improvements required and/or authorized by this Ordinance in order that the requirements of this Ordinance and all ordinances of the Village are fully complied with.

(U) Escrow for Village Costs and Expenses: The Petitioner and its successors and assigns shall be required to establish a cash escrow account held by the Village Treasurer in such amount(s) as determined by the Village Administrator from time to time to provide for the reimbursement to the Village for all staff and outside consultants’ time required to review and approve any aspect of the development of the Subject Property, and any related documents or approvals, including engineering plans and specifications and inspections thereof. Charges will be made to the account for actual time spent by various staff members and/or for reasonable charges invoiced to the Village by the Village’s outside consultants in connection with such reviews, approvals and inspections. If such an account becomes substantially depleted during the pendency of this matter, the Petitioner or its successors and assigns shall be required to make additional deposits from time to time in such amounts as determined by the Village Administrator to cover future expenses. Funds deposited into such escrow account, which remain after the development of the Subject Property is completed and closed out, shall be refunded to the Petitioner or to its successors and assigns after all outstanding invoices have been paid.

(V) General Conditions: The Village's grant of the Amended Conditional Use Permit for the Subject Property as hereby approved shall be and is hereby expressly subject to the timely and continued compliance by the Petitioner, and its successor(s) and/or assign(s), with the terms, conditions, and restrictions of this Ordinance, and all applicable provisions of the Lake Villa Building Regulations and the other related provisions of the Lake Villa Zoning Regulations and/or the Lake Villa Village Code, as each may be amended from time to time, and all applicable Federal and State laws.

(W) Other Specific Conditions of Approval:

1. The Petitioner, and its successor(s) and assign(s), shall be required to establish, operate and maintain the Project on the Subject Property as herein approved in good repair and proper operating condition and in compliance with the applicable provisions of the Lake Villa Zoning Regulations, the Lake Villa Village Code, and this Ordinance; and
2. Neither the Amended Conditional Use Permit for the Project on the Subject Property as herein approved, nor any part thereof, shall be operated or maintained in such a manner so as to have a substantial adverse impact on residents or properties in the vicinity thereof, and the Petitioner or its successors and assigns shall take all necessary steps to prevent and/or remedy any such adverse impacts; and
3. If, at any time, the Mayor and Board of Trustees of the Village finds that the Amended Conditional Use Permit for the Project as herein granted for the Subject Property, or any part thereof, has or have caused, is causing, or has or is contributing to any substantial adverse impact(s) on the surrounding area and/or to residents and/or properties in the vicinity, or on the public health and safety, and/or that the Petitioner and/or any of its successor(s) and/or assign(s) has violated any terms or conditions of this Ordinance, of Ordinance No. 2020-07-07 as amended herein, and/or of any applicable provisions of the Lake Villa Village Code and/or the Lake Villa Zoning Regulations in the establishment, operation, and/or maintenance of the Amended Conditional Use Permit as herein granted for the Subject Property, the Petitioner and/or its successor(s) and/or assign(s) shall be sent written notice of said findings via Certified Mail, return receipt requested, advising the Petitioner or its successors and assigns that the Petitioner or its successors and assigns is required to bring the Project and the Subject Property, and/or the use thereof, into compliance with this Ordinance and any other applicable Village ordinances, and any and all applicable provisions of the Lake Villa Village Code and the Lake Villa Zoning Regulations, within thirty (30) days from the date of said notice, and the Petitioner or its successors and assigns may also request a hearing on such a request before the Mayor and Board of Trustees of the Village, or before the Village Administrator as their designee. If the Petitioner or its successors and assigns fails to bring the Subject Property and the Project into such compliance, the Mayor and Board of Trustees of the Village, or the Village Administrator, as their designee, may suspend or revoke said Amended Conditional Use Permit after a thirty (30) day written notice has been sent to the Petitioner and/or to its successor(s) and assign(s), and after an opportunity to be heard by the Mayor and Board of Trustees or the Village Administrator as their designee has been given to the Petitioner and/or its successor(s) and/or assign(s) within said thirty (30) day period; and

4. Before commencement of any construction on the Subject Property, the Petitioner or its successors and/or assigns shall be required to secure all required permits and approvals from the LCDOT and/or the Village to authorize the construction of sidewalks in the Grass Lake Road right-of-way and in the Tower Drive right-of-way adjacent to the Subject Property, which sidewalks shall be constructed and completed by the Petitioner or by its successors and assigns at its sole cost and expense of the Petitioner or its successors and/or assigns before an occupancy permit is issued for any part of the Subject Property. Provided, however, the Petitioner may, at its own risk, commence construction on the Subject Property prior to obtaining any required permits and approvals from the Lake County Department of Transportation (“LCDOT”) on the express condition that the Petitioner first obtains the prior written approval from the Village Administrator prior to commencement of any such construction activity on the Subject Property. The Petitioner hereby understands, acknowledges and agrees that the Petitioner is obligated to make any necessary changes which relate to such construction activity in order to comply with the terms and conditions of any permit(s) and/or approval(s) required to be obtained from LCDOT at the Petitioner’s sole cost and expense upon receipt of final LCDOT permit approval if the Petitioner elects to proceed with construction prior to LDCOT approval.

(X) Approved Plans:

1. Attached hereto as Group Exhibit B and thereby incorporated herein by reference, are all the submittals which were reviewed and considered by the Plan Commission and by the Board of Trustees for the Subject Property (i.e., the “2024 Approved Plans”). All such exhibits as attached to this Ordinance are deemed to be and are expressly made a part of and incorporated into this Ordinance to the same extent as if each such exhibit had been set forth in its entirety in the body of this Ordinance, provided, however, the approval of the Exhibits attached to this Ordinance as herein provided shall not constitute approval for the purposes of issuance of building permits or WDO permits or for any other Village permits or approvals. In the event of any conflict between the Exhibits attached to this Ordinance and the Exhibits attached to Ordinance No. 2020-07-07, the Exhibits attached to this Ordinance shall control when and if such Exhibits are eventually approved in their final form.
2. The Subject Property and the Project thereon shall be improved, operated, and maintained in good condition in substantial compliance with this Ordinance, and the Amended Conditional Use for the Project on the Subject Property as herein granted shall be established, operated, and thereafter maintained in good condition in substantial compliance with the 2024 Approved Plans (Group Exhibit B), provided however, to the extent that any exhibits attached to this Ordinance are inconsistent or are in any way in conflict, the plans most recently approved by the Village Administrator, or his designee, or by an amendment to this Ordinance approved by ordinance of the Corporate Authorities of this Village, shall control and govern, provided, however, the approval of the Exhibits attached to this Ordinance as herein provided shall not constitute final approval for the purposes of issuance of building permits or WDO permits or for any other Village permits or approvals.
3. The Amended Conditional Use Permit herein granted to the Petitioner and its successors and/or assigns for the Subject Property shall be subject to the timely and continued

compliance by the Petitioner and by its successors and assigns with this Ordinance and implementation of the 2024 Approved Plans (Group Exhibit B) which are attached hereto and thereby made a part hereof and as the final planned development approval as herein provided, but such final planned development approval shall be subject to the timely and continued compliance by the Petitioner and by its successors and assigns with the terms, conditions, and restrictions as set forth in this Ordinance.

4. Notwithstanding anything in this Ordinance or in said 2024 Approved Plans (Group Exhibit B) attached hereto to the contrary, the Village Administrator shall be authorized to approve minor modifications to the 2024 Approved Plans (Group Exhibit B) if he finds such minor modifications are consistent with the intent of this Ordinance, and the Mayor and Board of Trustees shall be authorized to approve major modifications to such 2024 Approved Plans (Group Exhibit B) without a further public hearing before the Lake Villa Plan Commission if they find that such major modifications are consistent with the intent of this Ordinance.

(Y) No Variations or Waivers Implied: Nothing contained in this Ordinance shall imply or be construed as approving or granting any variation, waiver, or exception from any provisions of the Village of Lake Villa Zoning Regulations or the Lake Villa Village Code, or from the provisions of any other ordinances of the Village, except as expressly provided herein.

(Z) Except as otherwise provided in this Ordinance, any exception to or variation from any of the conditions of this Ordinance shall require an amendment to this Ordinance and to the Amended Conditional Use Permit herein granted.

#### SECTION 6. MISCELLANEOUS PROVISIONS.

(A) Binding Effect: The provisions of this Ordinance, including, without limitation, the proposed Amended Conditional Use Permit herein granted, and all obligations, conditions, restrictions, limitations and rights related thereto, shall be binding upon and specific to the Petitioner and its successors and assigns and to any corporation or LLC controlled by the Petitioner and its successors and assigns and binding upon any and all portions of the Subject Property. The benefits, burdens, rights, and obligations of the Petitioner and/or its successors and assigns under this Ordinance may be transferred in their entirety upon the conveyance of the title of the Subject Property to a new owner(s) of the Subject Property and/or by a party's written acceptance of the terms and conditions of this Ordinance, provided, however, all benefits, burdens, rights, and obligations of the Petitioner and of its successors and assigns under this Ordinance shall run with the title to the Subject Property and shall be binding upon the Petitioner and its successors and assigns. All obligations, conditions, restrictions, and limitations of the related to the Subject Property shall be jointly and severally binding upon, and inure to the benefit of the Petitioner and its successors and/or assigns and on the owner(s) of the Subject Property, and shall specifically be enforceable by the Village of Lake Villa against any and all of those parties.

(B) Reimbursement to the Village for Out-of-Pocket Expenses: The Petitioner and its successors and assigns shall fully reimburse the Village for any out-of-pocket expenses incurred to date relative to the review by the Village and/or its consultants of any submittals provided by the Petitioner or by its successors and assigns with regard to the Subject Property and/or improvement(s) required for the Project, this Ordinance and any related expenses, including but not limited to any

engineering and/or legal fees. The Petitioner or its successors and assigns shall also reimburse the Village for any additional out-of-pocket expenses hereafter incurred by the Village relative to this Ordinance and/or the uses herein authorized within thirty (30) days after being invoiced by the Village for same. Such reimbursement to the Village shall also include but not be limited to any out-of-pocket expenses incurred by the Village for investigation and/or enforcement of allegations of violation(s) of this Ordinance, but the Petitioner and its successors and assigns shall be liable for expenses of investigation and enforcement only if the Village Board or Village Administrator makes a finding that, based upon the results of such Village investigation, the alleged violation(s) were well-founded.

(C) Amendment by Mutual Consent: The Village, by ordinance of its Corporate Authorities, and the Petitioner or its successors and assigns may by mutual consent agree in writing to amend the terms and conditions set forth in this planned development, but only after a public hearing before the Village's Plan Commission or the Zoning Board of Appeals, and no purported oral amendment shall be binding or enforceable.

(D) Indemnification:

1. The Village agrees to cooperate with the Petitioner and its successors and assigns in defending any action which contests any aspect of this Ordinance. The Petitioner, for itself and for its successors and/or assigns agrees to and shall hold harmless and indemnify the Village, its elected and appointed officials, officers, employees, and other agents (the "Indemnified Village Parties") relative to any such actions and/or costs, claims, or expenses relative thereto, and all costs, including attorneys' fees, incurred by the Village in connection therewith shall be paid for by the Petitioner or by its successors and assigns or reimbursed to the Village by the Petitioner or by the successors and assigns of the Petitioner. The Village may require a reasonable deposit by the Petitioner or by its successors and assigns to cover any anticipated cost of such defense.
2. The Petitioner, for itself and for its successors and assigns hereby undertakes and agrees, to the greatest extent permitted by law, to indemnify, defend, save and keep harmless the Indemnified Village Parties from and against any loss, cost, damage, liability, claim or expense, including attorneys' fees, which any of the Indemnified Parties may suffer, incur or sustain from or arising out of any injuries to or death of any person or persons, or damage to or loss of any real or personal property, including but not limited to damage to the Subject Property and/or to the property of tenants or invitees of the tenants of said Subject Property, including but not limited to damages due to or resulting directly or indirectly from the Subject Property and/or any use and/or occupancy of the Subject Property, any violation of this Ordinance, Village Ordinance Nos. 2005-04-04, 2007-02-03, 2007-02-04, and/or 2020-07-07.

(E) Remedies:

1. Any violation of this Ordinance shall also be deemed a violation of the Village of Lake Villa Zoning Code and the Lake Villa Village Code and each day such a violation of this Ordinance exists or continues shall constitute a separate offense. As provided in the Village of Lake Villa Village Code, each such offense shall be punishable by a mandatory minimum daily fine of not less than \$100.00 per day and not more than \$750.00 per day as provided by the Village of Lake Villa Zoning Regulations.

2. In the event the Petitioner and its successors and assigns fails to pay or reimburse the Village for any fees and/or expenses due pursuant to this Ordinance or pursuant to the other applicable ordinances of the Village, or if the Petitioner or its successors and assigns otherwise violates this Ordinance, or is otherwise in default in its obligations under this Ordinance, and has been notified of and failed to cure such default, the Village shall be entitled to all remedies available at law and/or in equity and, in addition to all other remedies available including those otherwise set forth in this Ordinance, the Village may suspend, revoke, or decline to issue any building, occupancy and/or other permit, license(s), or approvals required by the ordinances of the Village and/or the Village may suspend or revoke the Amended Conditional Use Permit herein granted for the Subject Property.

(F) Severability Clause: It is the intention of the Corporate Authorities that this Ordinance and every provision thereof shall be considered separable and the invalidity of any section, clause, provision, part, or portion of any section, clause, or provision of this Ordinance shall not affect the validity of any other portion of this Ordinance. If any section, subsection, subdivision, paragraph, sentence, clause or phrase of this Ordinance or any part thereof is for any reason held to be unconstitutional or invalid or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or effectiveness of the remaining portions of this Ordinance, or any part thereof. The Corporate Authorities hereby declare that it would have approved each section, subsection, subdivision, paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections, subsections, subdivision, paragraphs, sentences, clauses or phrases be declared unconstitutional, invalid or ineffective.

(G) Approval Authority: If any provisions of this Ordinance delegate approval authority to any Village officer, employee, or agent for any aspect of this Ordinance, then the Petitioner or its successors and assigns or such Village officer, employee, or agent, as the case may be, or his or her designee, shall have the right to have any such decision of such Village officer, employee or agent, or his or her designee, reviewed, reconsidered, and a final decision thereon made by the Board of Trustees. Any reference in this Ordinance to the authority of the Mayor or the Village Administrator to grant or deny any approval shall, whether or not so specified, include the authority for such decision to be made by their respective designee.

SECTION 7: This Ordinance shall be published in pamphlet form and shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law, but only after its acceptance and execution of the attached Acceptance page by the owner of the Subject Property, Dharni Properties, LLC.

Passed by the Corporate Authorities on \_\_\_\_\_, 2024, on a roll call vote as follows:

AYES: Trustees

NAYS:

ABSENT:

ABSTAIN:

Approved by the Mayor on \_\_\_\_\_, 2024.

\_\_\_\_\_  
James McDonald, Mayor,  
Village of Lake Villa

ATTEST:

\_\_\_\_\_  
Mary Konrad, Village Clerk

Published in pamphlet form this \_\_\_\_\_ day of \_\_\_\_\_, 2024.

ACCEPTANCE

The undersigned on behalf of the Petitioner, Dharni Properties, LLC, and its successors and assigns hereby states that the undersigned is a duly authorized agent of the Petitioner and on behalf of such Petitioner and its successors and assigns hereby accepts, consents to and agrees to the terms, conditions, and restrictions of the foregoing Ordinance this \_\_\_\_ day of \_\_\_\_\_, 2024.

PETITIONER:

Dharni Properties, LLC

By: \_\_\_\_\_  
Its President and Authorized Agent

ATTEST: \_\_\_\_\_  
Secretary



EXHIBIT A

LEGAL DESCRIPTION OF PROPERTY (collectively, “the Subject Property”):

PARCEL 1: LOT 2 IN COMMUNITY TRUST CREDIT UNION SUBDIVISION, BEING A RESUBDIVISION OF LOTS 4 AND 5 IN LAKE TOWER CROSSING PLANNED UNIT DEVELOPMENT BEING A SUBDIVISION OF PART OF SECTION 28, TOWNSHIP 46 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 24, 2007 AS DOCUMENT NUMBER 6173299, EXCEPT THAT PART OF LOT 2 VACATED FOR TOWER DRIVE BY ORDINANCE RECORDED SEPTEMBER 22, 2022 AS DOCUMENT NUMBER 7934456, IN LAKE COUNTY, ILLINOIS.

PARCEL 2: THE EAST HALF OF THE VACATED RIGHT-OF-WAY OF TOWER DRIVE LYING WEST OF AND ADJOINING SAID LOT 2 IN COMMUNITY TRUST CREDIT UNION SUBDIVISION, BEING A RESUBDIVISION OF LOTS 4 AND 5 IN LAKE TOWER CROSSING PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 46 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED APRIL 24, 2007 AS DOCUMENT 6173299, EXCEPT THAT PART OF LOT 2 VACATED FOR TOWER DRIVE BY ORDINANCE RECORDED SEPTEMBER 22, 2022 AS DOCUMENT NO. 7934456, IN LAKE COUNTY, ILLINOIS.

P.I.N. 02-28-210-005

GROUP EXHIBIT B

2024 APPROVED PLANS

EXHIBIT B-1:

EXHIBIT B-2:

EXHIBIT B-3:

EXHIBIT B-4:

EXHIBIT B-5:

EXHIBIT B-6:

VILLAGE OF LAKE VILLA

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ORDINANCE NO. 2024-07-03

AN ORDINANCE AUTHORIZING  
THE SALE OF SURPLUS PERSONAL PROPERTY  
OWNED BY THE VILLAGE OF LAKE VILLA

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ADOPTED BY THE  
CORPORATE AUTHORITIES  
OF THE  
VILLAGE OF LAKE VILLA, ILLINOIS

THIS 1<sup>ST</sup> DAY OF JULY, 2024

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Published in pamphlet form by the Corporate Authorities of the Village of Lake Villa, Lake County, Illinois, this 1<sup>st</sup> day of July, 2024

AN ORDINANCE AUTHORIZING  
THE SALE OF SURPLUS PERSONAL PROPERTY  
OWNED BY THE VILLAGE OF LAKE VILLA

WHEREAS, the Village of Lake Villa, Lake County, Illinois (“the Village”) is authorized by 65 ILCS 5/11-76-4 to sell, by various means, surplus personal property which has been determined by a simple majority vote of the Corporate Authorities of the Village to no longer be necessary or useful to the Village; and

WHEREAS, in the opinion of at least simple majority of the Corporate Authorities of the Village, it is no longer necessary, useful, or in the best interest of the Village to retain ownership of the surplus personal property hereinafter described; and

WHEREAS, it has been determined by the Mayor and Board of Trustees of the Village to sell said surplus personal property by an on-line auction service for government property or by a private negotiated sale, without advertising for bids:

NOW THEREFORE, BE IT ORDAINED by the Mayor and Board of Trustees of the Village of Lake Villa, Lake County, Illinois, that:

SECTION 1: Pursuant to Chapter 65 ILCS 5/11-76-4 of the Illinois Municipal Code, the Corporate Authorities of the Village find that the following described items of personal property now owned by the Village are no longer necessary or useful to the Village, and the best interests of the Village will be served by the sale thereof, but such sale shall be at not less than the minimum sales prices specified, if any, as set forth below:

<u>DESCRIPTION OF VEHICLE</u>	<u>V.I.N. OR SERIAL NUMBER</u>	<u>MINIMUM SALES PRICE, IF ANY</u>	<u>METHOD(S) OF SALE</u>
1997 International 4900 (Truck #4)	1HTSDAAN3VH442943	N/A	Auction - Online

All sales shall be pursuant to a Bill of Sale which indicates that the sales are “AS IS, EXCLUDING ANY WARRANTIES”.

SECTION 2: The Mayor, or his designee, is hereby authorized to direct the sale of the aforementioned personal property through one or more means as specified above as determined by the Mayor, or his designee, and is further authorized to take all steps necessary and/or appropriate to effectuate and implement such sales consistent with the terms and conditions of this Ordinance:

- A. The Mayor, or the Village Administrator, as his designee, are authorized and directed to sell each such item of surplus property by the means specified above.
- B. No bid or offer shall be accepted for the sale of an item of personal property which is less than the minimum required bid price, if any.
- C. Upon payment in full of the agreed price for each said item of personal property, the Mayor, or the Village Administrator, as his designee, is authorized to convey and transfer the title and ownership of said personal property to the purchaser.
- D. Payment in full of the purchase price shall be made directly to the Village by bank check or money order.

SECTION 3: If any section, subsection, paragraph, sentence, clause or phrase of this Ordinance or any part thereof is, for any reason, held to be unconstitutional or invalid or ineffective by any court of competent jurisdiction, such decision shall not affect the validity or effectiveness of the remaining portions of this Ordinance, or any part thereof. The Corporate Authorities hereby declare that they would have passed each section, subsection, subdivision,

paragraph, sentence, clause or phrase thereof irrespective of the fact that any one or more sections, subsections, subdivisions, paragraphs, sentences, clauses or phrases be declared unconstitutional, invalid or ineffective.

SECTION 4: This Ordinance shall be in full force and effect from and after its passage by at least simple majority of all the Corporate Authorities, and approval in the manner provided by law.

Passed by the Corporate Authorities on July 1<sup>st</sup>, 2024, on a roll call vote as follows:

Trustees

AYES:

NAYS:

ABSENT:

ABSTAIN:

Approved by the Mayor on July 1<sup>st</sup>, 202.

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James McDonald, Mayor  
Village of Lake Villa

ATTEST:

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Mary Konrad,  
Village Clerk