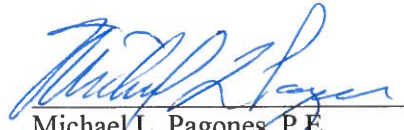


**PLAN COMMISSION PC #18-016**  
**608-614 N Haddow Ave**  
**Subdivision for Lot Consolidation**  
**Round 2**

8. The responses by the petitioner to comments #1, 2, 3 & 5 are acceptable.
9. The response by the petitioner to comment #4 is unacceptable. The material and construction for the new combination concrete curb and gutter shall conform to the requirements of Section 606 of the Standard Specifications for Road and Bridge Construction, latest edition. The pavement patch should be revised to meet current Village standards of 1 ½" bituminous surface course, 1 ½" bituminous binder course, 6" bituminous aggregate mixture base course, and 4" granular sub-base. This item can be addressed at permit submittal.
10. The response by the petitioner to comment #6 is unacceptable. Regarding the proposed new sidewalk, if unsuitable material is present at the proposed subgrade, the unsuitable material shall be removed to a minimum of 5" below the proposed subgrade and replaced with approved and properly compacted CA-6 grade 8 or 9 crushed gravel. This item can be addressed at permit submittal.

**Plat of Resubdivision:**

11. The response by the petitioner to comment #7 is acceptable.

 9/10/18  
Michael L. Pagones, P.E.      Date  
Interim Director of Engineering

Fee-in-lieu of Detention = \$3,805.00

**RECEIVED**  
**SEP 11 2018**  
PLANNING & COMMUNITY  
DEVELOPMENT DEPARTMENT

# Planning & Community Development Dept. Review

August 6, 2018



## REVIEW ROUND 1

Project: 614 N. Haddow Ave.  
Proposed Subdivision

Case Number: PC 18-016

### **General:**

21. The responses to comments #7 - #11, #16 - #18, and #20 are acceptable:
22. The response to comment #12 is noted. A condition of approval will be added to require that the AC units shall not be located in the front yard and shall be screened from view from the street.
23. The response to comment #13 is noted. Please note that all parts of both the fireplace and chimney (as measured from their exterior) must be entirely located outside of the rear yard setback. If any part of these elements fall within the setback area, a variation would be required. The drawing makes it appear that the rear of the chimney area encroaches into the rear yard setback.
24. The response to comment #14 is noted. All generators shall be designed to conform to the setback requirements.
25. The response to comment #15 is unacceptable. The setback calculations are incorrect in that they include a front yard measurement that is actually a side yard measurement (604 N. Haddow). Please revise the calculations to show the average being 34.62'. Please confirm the proposed front yard setback to be no less than 34.62'. Additionally, please change all references to the required front yard setback on the Plat of Survey to 34.62'.
26. The response to comment #19 is noted. Please note that the code section originally quoted to you for the language associated with the asterisk has changed to 5.1-3.2(a). Please revise the language on the Plat from 5.1-3.6(a) to read 5.1-3.2(a).
27. What are the proposed homes setback distances to the east, west, north, and southern property lines?

Prepared by: SAM JUREAKI