



Village of Arlington Heights, IL  
Department of Building & Life Safety

Fire Safety Division

Date: 9/21/2018

P.C. Number: 18-018

Project Name: Special Use Permit Amendment Round 2

Project Location: 1530 W Algonquin Rd.

Planning Department Contact: Sam Hubbard, Planning and Community Development

General Comments:

The information provided is conceptual only and subject to a formal plan review.

No additional comments.

Date 9-21-18

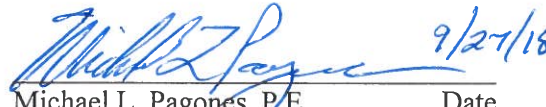
Reviewed By: 

Fire Safety Supervisor

RECEIVED  
SEP 24 2018  
PLANNING & COMMUNITY  
DEVELOPMENT DEPARTMENT

**PLAN COMMISSION PC #18-018**  
**Taco Bell Rebuild**  
**1530 W Algonquin Rd**  
**Preliminary Plat of Subdivision**  
**Round 2**

13. The petitioner's response to comments #1- #3 are acceptable.
14. The petitioner's response to comment #4 is noted. Regarding the restrictor detail shown on sheet C-6, the restrictor should be installed vertically and a hood should be constructed over the outlet pipe. For reference, enclosed are a plate restrictor detail and hood detail from the Metropolitan Water Reclamation District. The revisions to the restrictor and the detention calculation verification for the fee in lieu of detention can be addressed at final engineering for the permit.
15. The petitioner's response to comments #5 - #7 are acceptable.
16. The petitioner's response to comment #8 is noted. The sidewalk through the entrance along Algonquin Rd should be 8" thick. This can be addressed at final engineering for the permit.
17. The petitioner's response to comments #9 - #12 are acceptable.
18. The petitioner should be made aware that there is the possibility of intersection improvements at Algonquin Rd and New Wilke Rd that would involve a new right turn lane for westbound traffic on Algonquin Rd. To construct this right turn lane, right-of-way acquisition and modifications to existing curb, sidewalk, etc. may be needed along the north side of Algonquin Rd that could impact the frontage for 1530 W Algonquin Rd.

  
Michael L. Pagones, P.E.                      9/27/18  
Interim Director of Engineering                      Date

Attachments:

MWRD Plate Restrictor Detail  
MWRD Removable Hood detail

**RECEIVED**  
**SEP 27 2018**  
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DEVELOPMENT DEPARTMENT

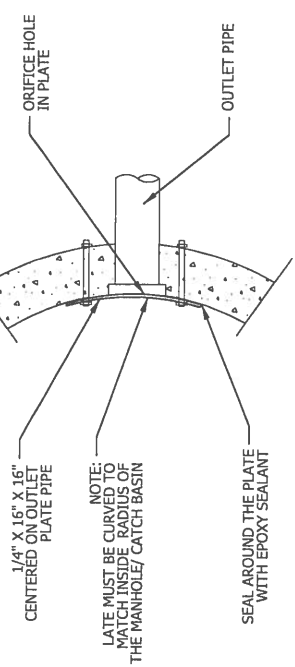
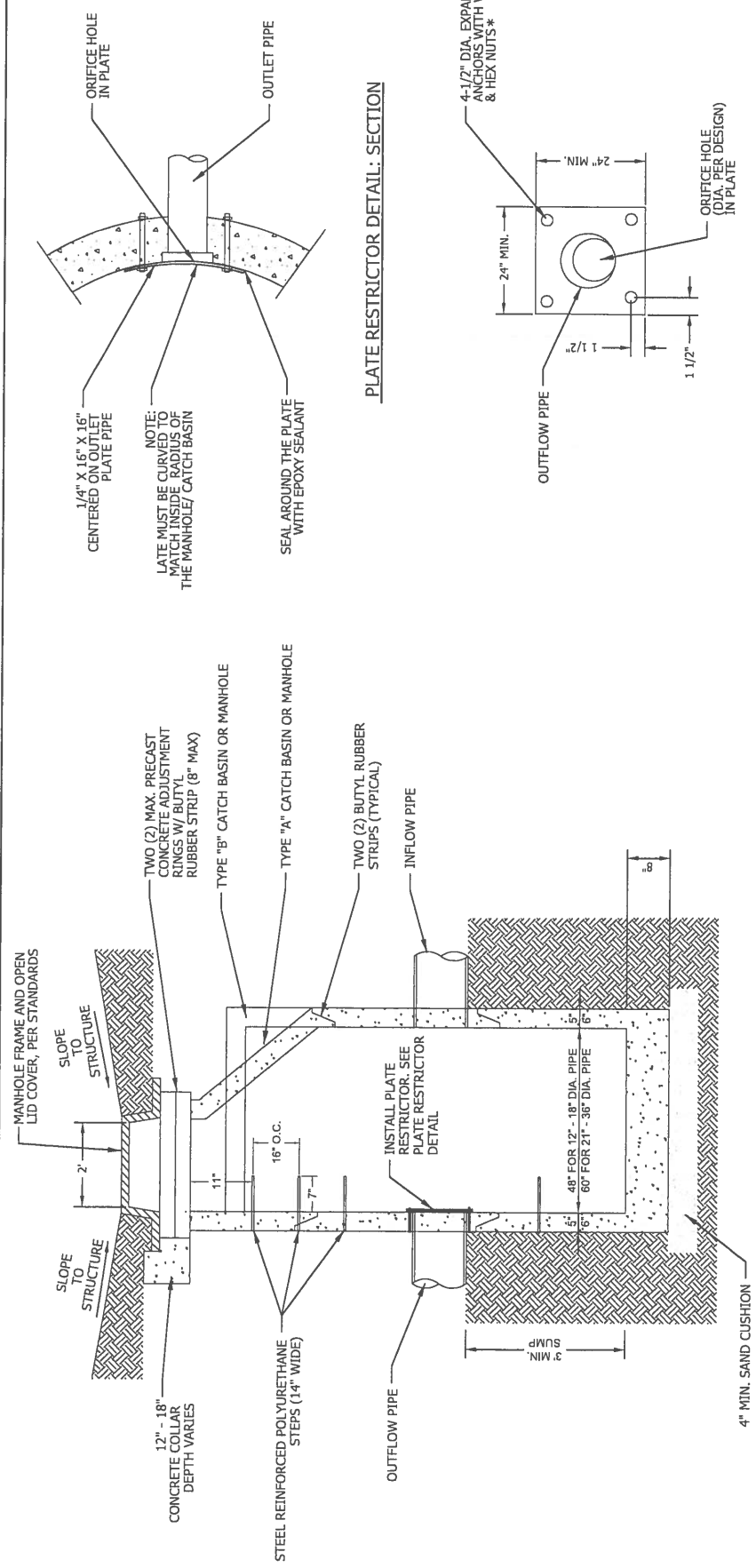


PLATE RESTRICTOR DETAIL: SECTION

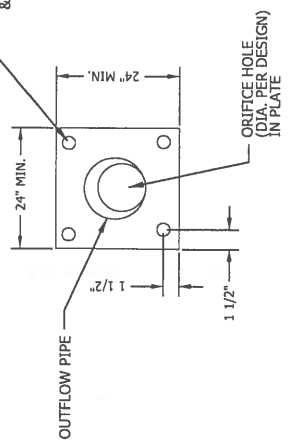


PLATE RESTRICTOR DETAIL: ELEVATION

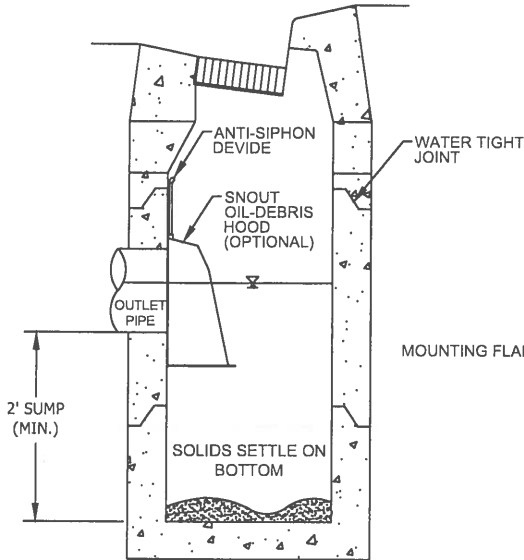
NOTES:

1. CATCH BASINS MUST CONFORM TO ASTM C-478.
2. CATCH BASIN SECTIONS TO BE TONGUE AND GROOVED.
3. NON-STICK GROUT OR CEMENT TO BE USED ON ALL PENETRATIONS INSIDE AND OUTSIDE OF STRUCTURE.
4. ALL PIPE PENETRATIONS TO BE CORED, RUBBER BOOTED AND INTERIOR GROUTED (NON-STICK) OR CEMENTED, ASTM C923 CONNECTORS IN COMBINED SEWER AREAS.

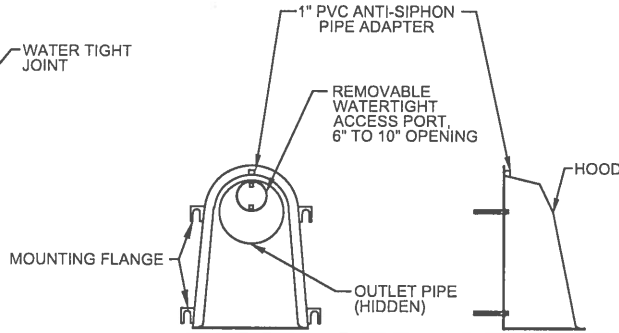
\* ANCHORS SHALL BE TACK WELDED TO THE PLATE. ANCHOR EMBEDMENT SHALL BE 3" MIN.

NOT TO SCALE

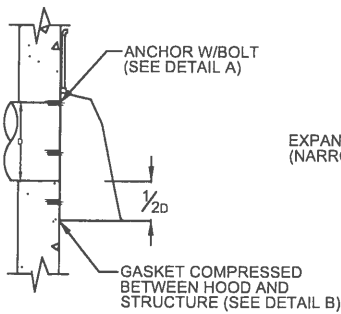
	TECHNICAL GUIDANCE MANUAL	
	PLATE RESTRICTOR DETAIL (INSTALLED IN MANHOLE/CATCH BASIN)	
	7/1/15	
	STD. DWG. NO. 24	
	PAGE NO. 25	



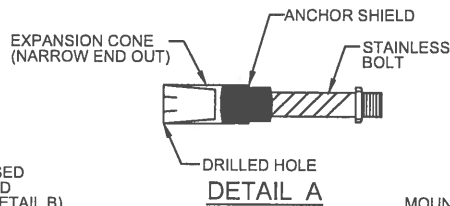
CATCH BASIN WITH OPTIONAL HOOD



REMOVABLE SNOOT OIL-WATER-DEBRIS SEPARATOR (OPTIONAL)



OUTLET PIPE



DETAIL B

NOTES:

1. ALL HOODS SHALL BE CONSTRUCTED OF A FIBERGLASS REINFORCED RESIN COMPOSITE WITH ISO GEL COAT EXTERIOR FINISH WITH A MINIMUM 0.125" LAMINATE THICKNESS.
2. ALL HOODS SHALL BE EQUIPPED WITH A WATERTIGHT ACCESS PORT, A MOUNTING FLANGE, AND AN ANTI-SIPHON VENT PIPE AND ELBOW AS DRAWN. (SEE CONFIGURATION DETAIL).
3. THE SIZE AND POSITION OF THE HOOD SHALL BE DETERMINED BY OUTLET PIPE SIZE AS PER MANUFACTURER'S RECOMMENDATION (SNOOT SIZE ALWAYS LARGER THAN PIPE SIZE).
4. THE BOTTOM OF THE HOOD SHALL EXTEND DOWNWARD A MINIMUM DISTANCE EQUAL TO  $\frac{1}{2}$  THE OUTLET PIPE DIAMETER WITH A MINIMUM DISTANCE OF 6" FOR PIPES < 12" I.D.
5. THE ANTI-SIPHON VENT SHALL EXTEND ABOVE HOOD BY MINIMUM OF 3" AND A MAXIMUM OF 12" ACCORDING TO STRUCTURE CONFIGURATION.
6. THE SURFACE OF THE STRUCTURE WHERE THE HOOD IS MOUNTED SHALL BE FINISHED SMOOTH AND FREE OF LOOSE MATERIAL AND PIPE SHALL BE FINISHED FLUSH TO WALL.
7. THE REMOVABLE HOOD SHALL BE ATTACHED TO THE STRUCTURE WITH THE SLOTTED TABS MOUNTED OVER  $\frac{3}{8}$ " STAINLESS STEEL BOLTS AND OIL-RESISTANT GASKETS.
8. POSITION HOOD SUCH THAT BOTTOM FLANGE IS AT A DISTANCE OF  $\frac{1}{2}$ " OUTLET PIPE DIAMETER (MIN.) BELOW THE PIPE INVERT. MINIMUM DISTANCE FOR PIPES < 12" I.D. IS 6".
9. RESTRICTOR AND SNOOT WHEN PAIRED SHOULD BE INSTALLED IN SUCH A WAY THAT RESTRICTOR AND SNOOT REMAIN INSPECTABLE.
10. RESTRICTOR AND SNOOT HOOD SHALL BE CURVED TO INSIDE RADIUS OF STRUCTURE AND WATERTIGHT.

NOT TO SCALE





# Arlington Heights Fire Department Plan Review Sheet

P. C. Number 18-018 Round 2

Project Name Taco Bell Development

Project Location 1530 W. Algonquian Road

Planning Department Contact Sam Hubbard

## General Comments

Round 2)

The Fire Department has no additional comments at this time.

**NOTE: PLAN IS CONCEPTUAL ONLY  
SUBJECT TO DETAILED PLAN REVIEW**

Date September 25, 2018

Reviewed By: LT. Mark Aleckson

# ARLINGTON HEIGHTS POLICE DEPARTMENT

## Community Services Bureau

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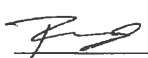
### DEPARTMENT PLAN REVIEW SUMMARY

**Taco Bell**  
**1530 W. Algonquin Road**  
**#18-018**

#### Round 2 Review Comments

**09/25/2018**

- 1. Character of use:**  
Nothing Further.
- 2. Are lighting requirements adequate?**  
Nothing Further.
- 3. Present traffic problems?**  
Nothing Further.
- 4. Traffic accidents at particular location?**  
Nothing Further.
- 5. Traffic problems that may be created by the development.**  
Nothing Further.
- 6. General comments:**  
Nothing Further.

 #272

Brandi Romag, Crime Prevention Officer  
Community Services Bureau



# Planning & Community Development Dept. Review

September 28, 2018

## REVIEW ROUND 2

Project: Taco Bell Redevelopment  
SUP Amendment

Case Number: PC 18-018

### General:

29. The response to comments #8-#16, #18, #19, and #21-#28 are acceptable.
30. The response to comment #7 is noted. Based on the revised photometric plan, the variation relative to illumination has been eliminated. However, there are still no landscape islands at either end of the row of three parking stalls. Therefore, a variation to waive this requirement would be required. Staff recommends reworking the site plan to eliminate this variation. If a variation is requested, a response to the four criteria for variation approval will be required. The following approvals have been requested:
- Amendment to Special Use Permit Ordinances #83-14 and #91-082 to allow redevelopment of the restaurant and drive-through.**
  - Variation to Chapter 28, Section 6.15-1.2(b), to waive the requirement for a landscape island including a shade tree at the ends of certain parking rows.**
  - Variation to Chapter 28, Section 10.2-8, to reduce the required driveway width from 24' to 23'.**
31. The response to comment #17 is not acceptable. The dumpster enclosure must be of masonry construction in a material to match the materials of the building (wood gates are acceptable). Please clarify why the height of the dumpster enclosure is 8' tall. A 6' tall enclosure should be sufficient in size to screen the dumpsters.
32. The response to comment #20 does not provide sufficient clarity. To phrase the question another way, the application lists the property size as 29,343 sq. ft. and the impervious surface calculations list the property size as 29,298 sq. ft. The plat of survey lists the total site size as 36,132 sq. ft., which includes an "exception" area that is 155.16' x 46.98'. When this area is subtracted from the 36,132 sq. ft. overall property as shown on the plat, it yields a value of 28,843 sq. ft. for the Taco Bell property. Please clarify the actual lot size.
33. Given comment #18 from the Engineering Dept., additional ROW acquisition will likely be needed to accommodate for a new dedicated right-turn lane along Algonquin Road. Currently, there is approx. 25' between the existing back of curb on Algonquin and the back of curb of the proposed Taco Bell drive aisle parallel to Algonquin Road. The new lane on Algonquin will likely be 12' in width (worst case scenario), and the Village is recommending a 5' parkway and then a 5' sidewalk. Per code requirements, property lines must be setback 1' from the edge of a sidewalk, which equates to 23' of land needed for the new lane along Algonquin Rd. In order to provide sufficient landscaping, the Village is requesting that you push back the drive aisle parallel to Algonquin Rd. by 1', and reduce the driveway width to 23' (variation will be required but will be supported by the Planning Department). This will allow for a minimum of 4' of landscaping between the property line and the back of curb of the Taco Bell drive aisle. Please adjust the site plans and landscape plans accordingly.

Prepared by: SAM J. KUBSKI

1530 W. Algonquin Road

Taco Bell Redevelopment

PC #18-018

October 1, 2018

**Landscape Comments**

- 1) Along the north property line, the upright Junipers are planted approximately seven feet on center. Increase the quantity so that the Junipers are touching at time of installation. Please incorporate five additional Junipers.