

BUILDING DEPARTMENT

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

(3020 SALT CREEK LN

ARLINGTON HEIGHTS)

Petition #: P.C. 14-017

Petitioner: Savory Salads, Inc.

38 Beechnut Dr., South Barrington, IL 60010

Tel: (847) _____

Owner: Stonestreet Esplanade, LLC

760 W. Main St., #140, Barrington, IL 60010

Tel: (847) _____

Contact Person: Dominic J. Buttitta, Jr., Esq.

Address: Carponelli & Buttitta, LLC

117 S. Cook St., 2nd Fl, Barrington, IL 60010

Phone #: (847) 382-4000

Fax #: (847) 382-4003

E-Mail: Dominic@cb-lawoffice.com

P.I.N.# 0225100034-0000

Location: 2932 West Euclid Ave, Arlington Heights, IL

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: For: restaurant - food prep

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: 1,756 leasable square feet

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

(Petitioner: Please do not write below this line.)

DO EXISTING STRUCTURES, IF ANY, MEET MINIMUM REQUIREMENTS OF THE FOLLOWING:

YES NO

- 1. _____ VILLAGE BUILDING CODE
- 2. _____ PRESENT ZONING USE
- 3. _____ REQUESTED ZONING USE
- 4. _____ SUBDIVISION REQUIRED
- 5. _____ SIGN CODE

6. GENERAL COMMENTS:

NOTE THAT ALL CODE REQUIREMENTS MUST BE COMPLIED WITH AND PERMITS OBTAINED. THE CORRECT ACCESSIBILITY CODE IS THE 1997 ILLINOIS ACCESSIBILITY CODE.

CHARLEY CRAIG 9-11-14
~~Director~~ A.B.O. Date

BUILDING DEPARTMENT

1A

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INSPECTIONAL SERVICES

REFER TO ATTACHED.

RECEIVED
 SEP 23 2014
 PLANNING & COMMUNITY
 DEVELOPMENT DEPARTMENT


 Director

9/23/14
 Date

MEMORANDUM

TO: Latika Bhide - Development Planner
FROM: Paul Butt – Fire Safety Plan Reviewer
DATE: 9/23/14
RE: Savory Salads
2932 W. Euclid Ave.

I have reviewed the submitted material for the above referenced project and offer the following comments:

1. Business owner shall comply with requirements of the 2009 International Mechanical Code as it relates to the cooking methods utilized in the kitchen.

Memorandum

To: Cris Papierniak, Assistant Director of Public Works

From: Jeff Musinski, Utilities Superintendent

Date: October 6, 2014

Subject: 2932 W. Euclid Ave., PC #14-017

With regard to the proposed Savory Salads, I have the following comment:

- 1) Public Works Utilities has no comments

If you have any questions, please feel free to contact me.

C. file

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SEP 17 2011

ENGINEERING DEPARTMENT

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PLANNING & COMMUNITY DEVELOPMENT DEPARTMENT

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1. PUBLIC IMPROVEMENTS

Table with columns: REQUIRED, YES, NO, COMMENTS. Rows include: a. Underground Utilities (Water, Sanitary Sewer, Storm Sewer), b. Surface Improvement (Pavement, Curb & Gutter, Sidewalks, Street Lighting), c. Easements (Utility & Drainage, Access).

2. PERMITS REQUIRED OTHER THAN VILLAGE:

- a. MWRDGC [X?] b. IDOT
c. ARMY CORP d. IEPA
e. CCHD

Table with columns: YES, NO, COMMENTS. Rows 3-10: R.O.W. DEDICATIONS?, SITE PLAN ACCEPTABLE?, PRELIMINARY PLAT ACCEPTABLE?, TRAFFIC STUDY ACCEPTABLE?, STORM WATER DETENTION REQUIRED?, CONTRIBUTION ORDINANCE EXISTING?, FLOOD PLAIN OR FLOODWAY EXISTING?, WETLAND EXISTING?

~~GENERAL COMMENTS ATTACHED~~

No FURTHER COMMENTS AT THIS TIME.

PLANS PREPARED BY: N/A
DATE OF PLANS: N/A

Signature: [Handwritten Signature] 9/16/11
Director Date

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

Savory Salads
2932 W. Euclid Ave.
Special Use

Round 1 Review Comments


09/19/2014

- 1. Character of use:**
The character of use is consistent with the area and is not a concern.
- 2. Are lighting requirements adequate?**
Lighting should be up to Village of Arlington Heights code.
- 3. Present traffic problems?**
There are no traffic problems at this location.
- 4. Traffic accidents at particular location?**
This is not a problem area in relation to traffic accidents.
- 5. Traffic problems that may be created by the development.**
This development should not create any additional traffic problems.
- 6. General comments:**
Nothing further.

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SEP 19 2014

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

 #212

Brandi Romag, Crime Prevention Officer
Community Services Bureau

Approved by:



Supervisor's Signature

POLICE DEPARTMENT

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1. CHARACTER OF USE: (WOULD IT BE A PROBLEM TYPE?)

2. ARE LIGHTING REQUIREMENTS ADEQUATE?

3. PRESENT TRAFFIC PROBLEMS?

4. TRAFFIC ACCIDENTS AT PARTICULAR LOCATION:


5. TRAFFIC PROBLEMS THAT MAY BE CREATED BY THE DEVELOPMENT:

6. GENERAL COMMENTS:

Chief _____

Date _____

Memo

To: Latika Bhide, Development Planner
From: Jeff Bohner, Health Officer 
Date: September 22, 2014
Re: Savory Salads, Special Use Permit PC#14-017

This Department has reviewed the submittal for a special use at Savory Salads, 2932 W. Euclid, and has the following comments:

Refer to the Building Permit submittal comments dated 8/14/14.

Please see the attached comments from David Robb, Disability Services Coordinator.

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SEP 22 2014
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Plan Review

Address: Savory Salads
2932 W. Euclid Avenue
Special Use Permit
Round 1
P.C. # 14-017

Submitted to: Latika Bhide, Planning and Community Development

Submitted by: David Robb, Disability Services Coordinator
(847) 368-5793 

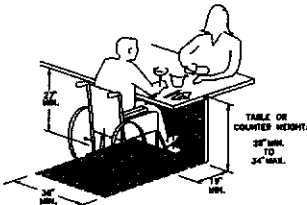
Date: September 16, 2014

Re: Illinois Accessibility Code (IAC), Effective April 1997
<http://www.illinois.gov/cdb/business/codes/pages/illinoisaccessibilitycode.aspx>

Sheet A2

Please be advised of the Illinois Accessibility Code requirements pertaining to service counters, condiment areas and fixed seating per Section 400.320(I).

1. An accessible dining counter or accessible table is required where fixed seating (booths/counters) are provided. Show the accessible dining counter and/or accessible table(s) per IAC Sections 400.320(I)(1) in compliance with 400.310(w)(2-4).



2. Tableware and Condiment Area shall comply with IAC Sec. 400.320(I)(6) and Illustration B., Figure 54, below.

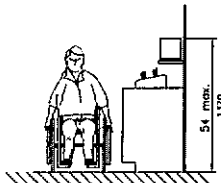


Fig. 54
Tableware Areas

PLAN REVIEW CORRECTIONS REPORT
VILLAGE OF ARLINGTON HEIGHTS
BUILDING & HEALTH SERVICES
33 S ARLINGTON HEIGHTS ROAD
ARLINGTON HEIGHTS IL 60005

APPLICATION NBR . . . : 14-00002903
ADDRESS : 2932 W EUCLID AV
APPLICATION DATE . . . : 8/14/14
APPLICATION TYPE . . . : COMMERCIAL ALTERATION

OWNER :

CONTRACTOR :

AGENCY NAME: HEALTH
DATE ACTION

ACTION BY

08/21/14 REJECTED JEFF BOHNER-847-368-5782
T/S: 08/21/2014 09:18 AM ARHTJSB -----
Provide equipment cut sheets or manufacturer & model
numbers for all food service equipment
T/S: 08/21/2014 09:18 AM ARHTJSB -----
Provide dry storage calculations. Provide at least 25% of
kitchen square footage in storage
T/S: 08/21/2014 09:21 AM ARHTJSB -----
Provide casters for all moveable equipment
T/S: 08/21/2014 09:22 AM ARHTJSB -----
All light fixtures in food prep areas must have light
shields provided or have shatter-proof bulbs

PLANNING & COMMUNITY DEVELOPMENT DEPARTMENT

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- | | YES | NO | |
|----|-----------------|-----------------|---|
| 1. | <u>✓</u> | <u> </u> | COMPLIES WITH COMPREHENSIVE PLAN? |
| 2. | <u>✓</u> | <u> </u> | COMPLIES WITH THOROUGHFARE PLAN? |
| 3. | <u> </u> | <u>✓</u> | VARIATIONS NEEDED FROM ZONING REGULATIONS?
(See below.) |
| 4. | <u> </u> | <u>✓</u> | VARIATIONS NEEDED FROM SUBDIVISION REGULATIONS?
(See below.) |
| 5. | <u> </u> | <u>✓</u> | SUBDIVISION REQUIRED? |
| 6. | <u> </u> | <u>✓</u> | SCHOOL/PARK DISTRICT CONTRIBUTIONS REQUIRED?
(See below.) |

Comments:

PLEASE SEE ATTACHED

 _____ Date 9.26.14

Planning Department Comments (PC14-017)

7. Per Chapter 28, Zoning Regulations of the Municipal Code, a Special Use for a Restaurant is required in the B-3 district. The applicant must provide a written justification to the following Special Use Criteria:
 - a. That said special use is deemed necessary for the public convenience at this location.
 - b. That such case will not, under the circumstances of the particular case, be detrimental to the health, safety, morals or general welfare of persons residing or working in the vicinity.
 - c. That the proposed use will comply with the regulations and conditions specified in the Zoning Ordinance for such use, and with the stipulations and conditions made a part of the authorization granted by the Village Board of Trustees.
8. An Outdoor seating area approximately 247 square feet in area is included as part of this request. The parking requirement for the outside seating area is calculated in addition to the indoor seating area.
9. It is our understanding that alcohol will not be served at the restaurant. Please confirm.

PLANNING & COMMUNITY DEVELOPMENT DEPARTMENT

7A

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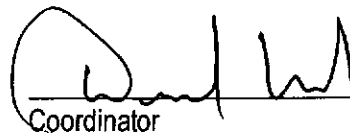
LANDSCAPE & TREE PRESERVATION:

1. Complies with Tree Preservation Ordinance
2. Complies with Landscape Plan Ordinance
3. Parkway Tree Fee Required
(See below.)

<u>YES</u>	<u>NO</u>
<u>N/A</u>	_____
<u>X</u>	_____
_____	<u>X</u>

Comments:

NO COMMENTS



 Coordinator

9/16/14

 Date