

VILLAGE OF VERNON HILLS

ORDINANCE NO. 2013-010

AN ORDINANCE AMENDING ORDINANCE 2006-19 GRANTING CERTAIN FINAL APPROVALS FOR GREENLEAF TOWNHOMES GENERALLY LOCATED BETWEEN TENNYSON PLACE AND SWINEBURN PLACE, IN THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE, ILLINOIS

THE 19th DAY OF FEBRUARY 2013

Published in pamphlet form by the Authority of the President and Board of Trustees of the Village of Vernon Hills, Lake County, Illinois, this 20th Day of February 2013

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SWINEBURN PLACE, IN THE VILLAGE OF
VERNON HILLS, COUNTY OF LAKE,
ILLINOIS**

WHEREAS, Icon Building Group. (“Developer”) has made application for approvals to amend Ordinance 2006-19 for Greenleaf Townhomes; and

WHEREAS, Icon Building Group is requesting approval to amend the approved architectural elevations to change the exterior materials and design for the development; and

WHEREAS, the change in materials includes replacing the brick façade with a combination of stone and vinyl siding. Decorative stone would be placed at the base of the buildings with vinyl siding above; the gable fronts would have vinyl shakes. Architectural grade fiberglass shingles would be used in place of cedar shakes shingles. Changes to the architectural design include replacing the hip roofs above the garage on the front facade with gable roofs. The arched main entries will be eliminated and window placement/design will be changed. All changes will be consistent with the Plans in Exhibit A; and

WHEREAS, the building placement and orientation will be generally consistent with the site plan approved as part of Ordinance 2006-19; and

WHEREAS, the Board feels that the proposed amendments do support the intent and concept of the PUD with the architectural style and massing of the buildings being consistent with those approved in the PUD.

NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF VERNON HILLS, LAKE COUNTY, ILLINOIS, AS FOLLOWS:

SECTION I: Pursuant to the Vernon Hills Zoning Ordinance of 1982, as amended and Ordinance 2006-19, the amended architectural elevations and materials titled, “Green Leaf, an Icon Community” dated January 2, 2013 is hereby approved. Said Plans are attached as Exhibit A.

SECTION II: The approval of the amended architectural elevations and changes in materials are subject to the conditions of approval as set forth in Ordinance 2006-19.

SECTION III: PENALTY. Any person violating the terms and conditions of this Ordinance shall be subject to a penalty as provided in Appendix C of the Village Code of Ordinance.

SECTION IV: SEVERABILITY. In the event that any section, clause, provision or part of this Ordinance shall be found and finally determined to be invalid by a Court of competent jurisdiction, all valid parts that are severable from the invalid parts shall remain in full force and effect. If any part of this Ordinance is found to be invalid in any one or more of its applications, all valid applications that are severable from the invalid applications shall remain in effect.

SECTION V: REPEAL AND SAVINGS CLAUSE. All ordinances or parts of ordinances in conflict herewith are hereby repealed; provided, however, that nothing herein contained shall affect any rights, actions or causes of action which shall have accrued to the Village of Vernon Hills prior to the effective date of this ordinance.

SECTION VI: EFFECTIVE DATE. 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 VII. ORDINANCE NUMBER. This ordinance shall be known as Ordinance Number 2013-010

Adopted by roll call vote as follows:

AYES: 5 – Hebda, Koch, Marquardt, Schultz, Byrne

NAYS: 0 - None

ABSENT AND NOT VOTING: 2 – Williams, Schwartz


Roger L. Byrne
Village President

PASSED: 2/19/2013

APPROVED: 2/19/2013

PUBLISHED IN PAMPHLET FORM: 2/20/2013

ATTEST:

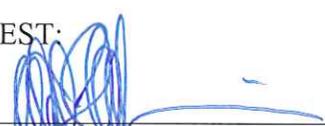

Michael S. Allison, Village Clerk

EXHIBIT A

Green Leaf Townhome Site Plan showing the footprint and placement of the buildings
date January 02, 2013 and the amended architectural elevations and materials titles,
“Green Leaf an Icon Community” date of January 02, 2013

AFFIDAVIT OF SERVICE

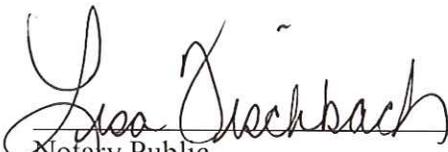
STATE OF ILLINOIS)
)
COUNTY OF LAKE)

I, MICHAEL S. ALLISON, BEING FIRST DULY APPOINTED, DEPOSES AND SAYS ON OATH THAT AS VILLAGE CLERK OF THE VILLAGE OF VERNON HILLS, HE DID CAUSE THE FOREGOING CERTIFICATE FOR ORDINANCE 2013-010, AN ORDINANCE AMENDING ORDINANCE 2006-19 GRANTING CERTAIN FINAL APPROVALS FOR GREENLEAF TOWNHOMES GENERALLY LOCATED BETWEEN TENNYSON PLACE AND SWINEBURN PLACE, IN THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE, ILLINOIS TO BE POSTED IN THE VILLAGE HALL AS REQUIRED BY LAW FROM FEBRUARY 20, 2013 TO MARCH 4, 2013.



MICHAEL S. ALLISON, VILLAGE CLERK

SUBSCRIBED AND SWORN TO
BEFORE ME THIS 20th DAY OF
FEBRUARY 2013



Notary Public



STATE OF ILLINOIS)
)
COUNTY OF LAKE)

CERTIFICATE

I, MICHAEL S. ALLISON, CERTIFY THAT I AM THE DULY APPOINTED VILLAGE CLERK OF THE VILLAGE OF VERNON HILLS, LAKE COUNTY, ILLINOIS. I FURTHER CERTIFY THAT ON FEBRUARY 19, 2013, THE CORPORATE AUTHORITIES OF SUCH MUNICIPALITY PASSED AND APPROVED ORDINANCE 2013-010, AN ORDINANCE AMENDING ORDINANCE 2006-19 GRANTING CERTAIN FINAL APPROVALS FOR GREENLEAF TOWNHOMES GENERALLY LOCATED BETWEEN TENNYSON PLACE AND SWINEBURN PLACE, IN THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE, ILLINOIS

THE PAMPHLET FOR ORDINANCE NO. 2013-010, INCLUDING THE ORDINANCE AND A COVER SHEET THEREOF WAS PREPARED, AND A COPY OF SUCH ORDINANCE WAS POSTED IN THE VILLAGE HALL, COMMENCING FEBRUARY 20, 2013 AND CONTINUING FOR AT LEAST TEN DAYS THEREAFTER. COPIES OF SUCH ORDINANCE WERE ALSO AVAILABLE FOR PUBLIC INSPECTION UPON REQUEST IN THE OFFICE OF THE VILLAGE CLERK.

DATED IN VERNON HILLS, ILLINOIS, THIS 20th DAY OF FEBRUARY, 2013



MICHAEL S. ALLISON, VILLAGE CLERK

SEAL





TO: Village of Vernon Hills
Mayor and Trustees, of the Village Board
Village of Vernon Hills

FROM: Charlie Murphy
President,
Icon Building Group, LLC.

DATE: January 30, 2013

RE: Residential development Green Leaf Subdivision; Vernon Hills, Illinois.

We are proud to present to you the exterior concept drawings and physical samples for, exterior finishes and colors to the 4unit and 2unit buildings proposed for the Green Leaf Subdivision.

Below is the color chart and manufacture names for the proposed:

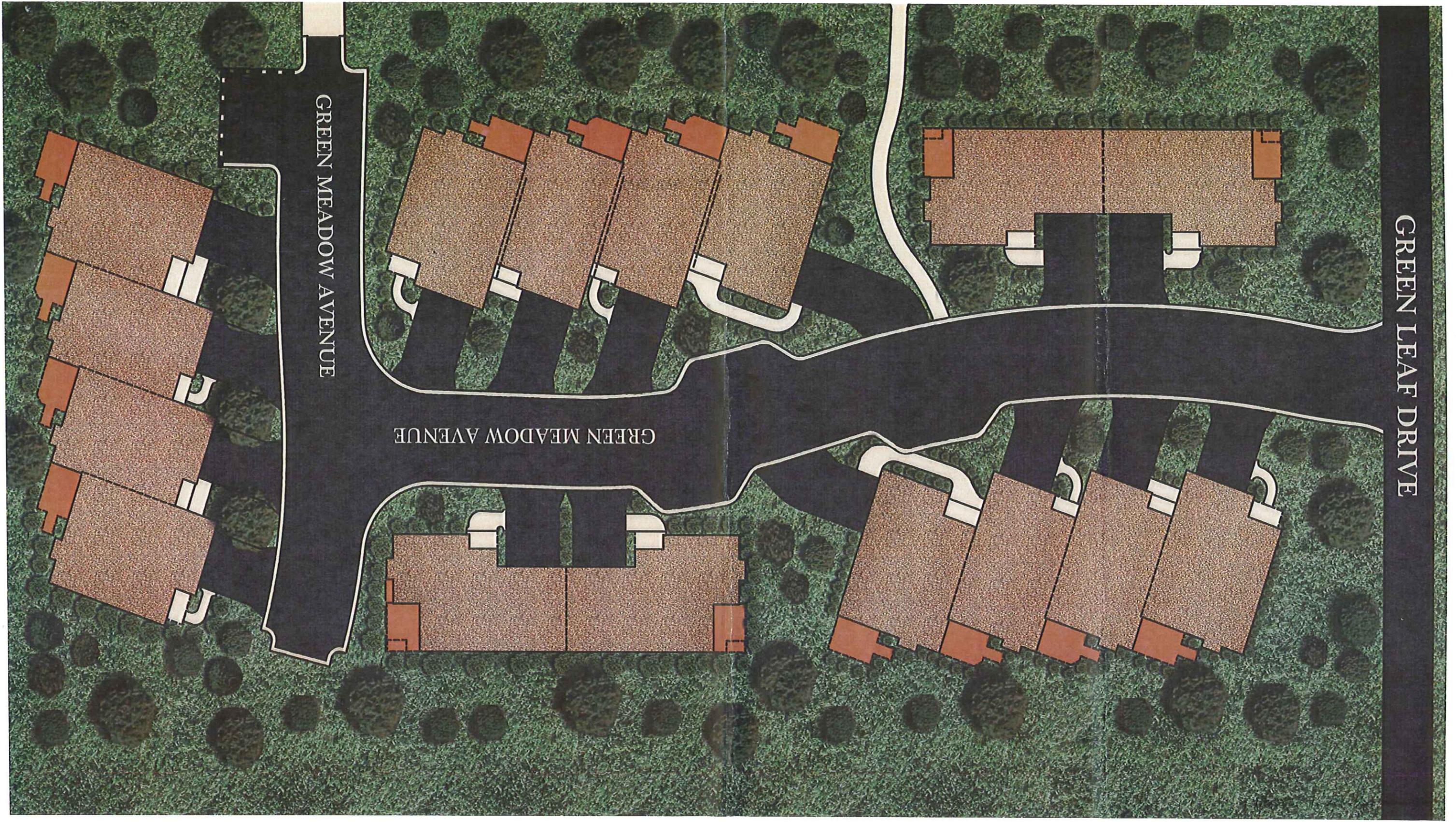
Location	Manufacturer	Style	Color
Gutters & Downspouts	Mastic	Per Plan	Linen
Vinyl Wall Shingle	Mastic	Straight Shake	Linen
Vinyl Siding	Mastic	4"	Wicker
Stone	Buchel	Per Plan	Chilton Rustic
Fascia and Soffit Trim Color	Mastic	Per Plan	Linen
Front Door	Sherwin Williams	Flat	SW2837 Aurora Brown
Garage Door	Clopay	Per Plan	Snow Mist
Window Clad	MI Vinyl	Per Plan	White

I hope you find the above acceptable as we look forward to your response and approval. We additionally look forward to working with all of you and the Village of Vernon Hills.

Respectfully,

Charlie Murphy

President,
Icon Building Group, LLC.



GREEN MEADOW AVENUE

GREEN MEADOW AVENUE

GREEN LEAF DRIVE



Green Leaf
An Icon Community

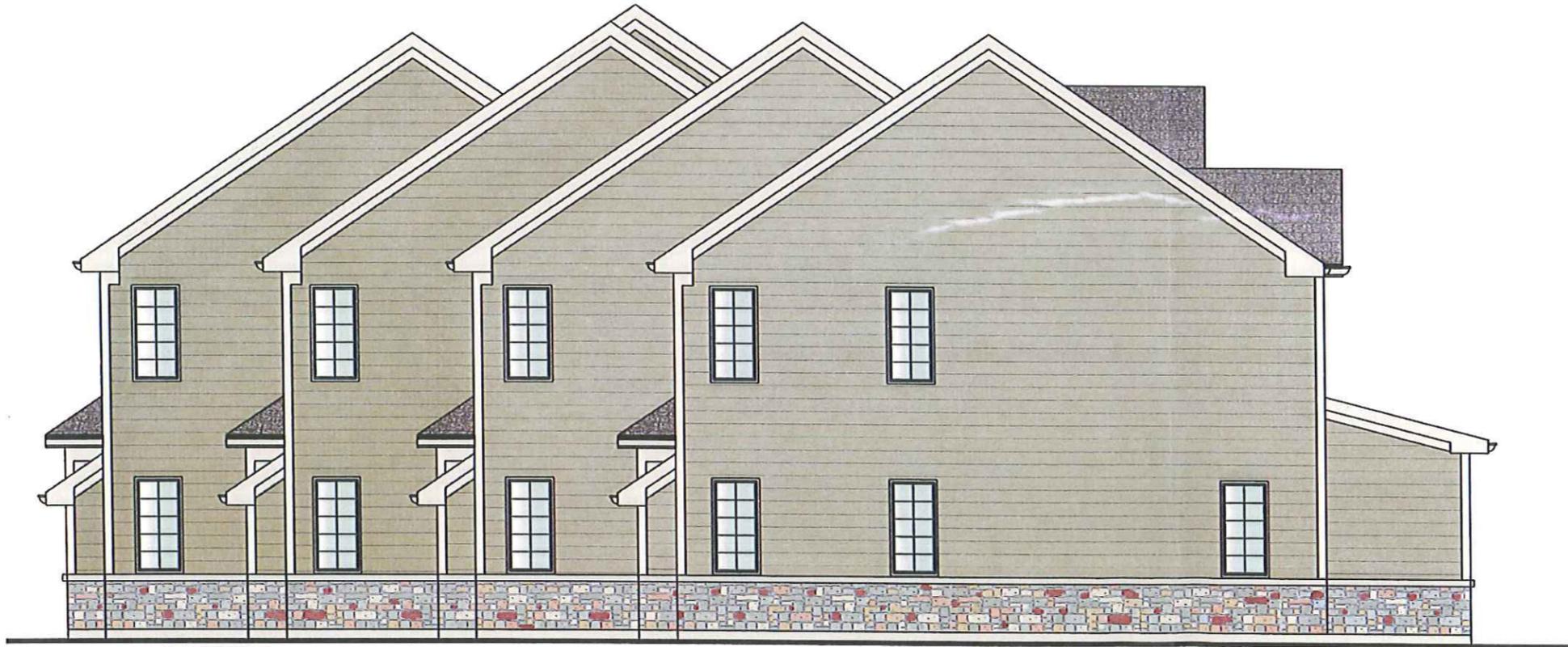
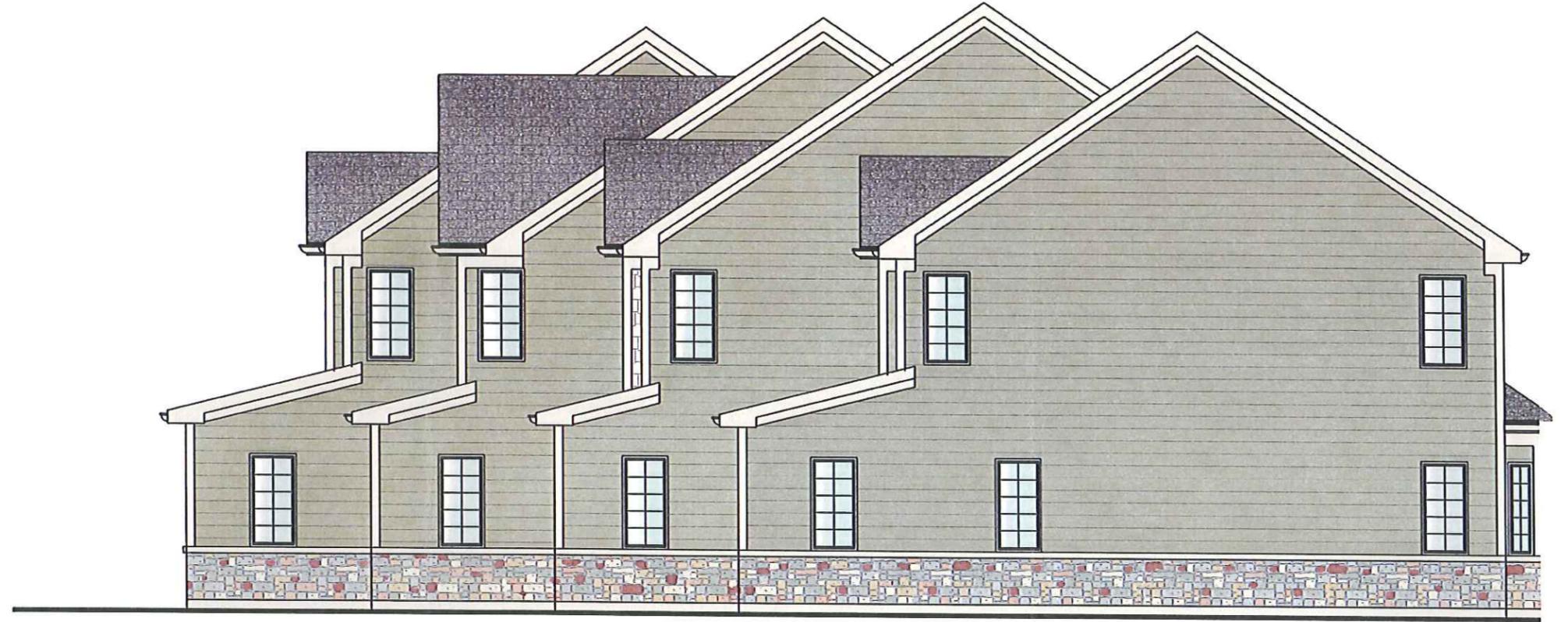



Green Leaf
An Icon Community

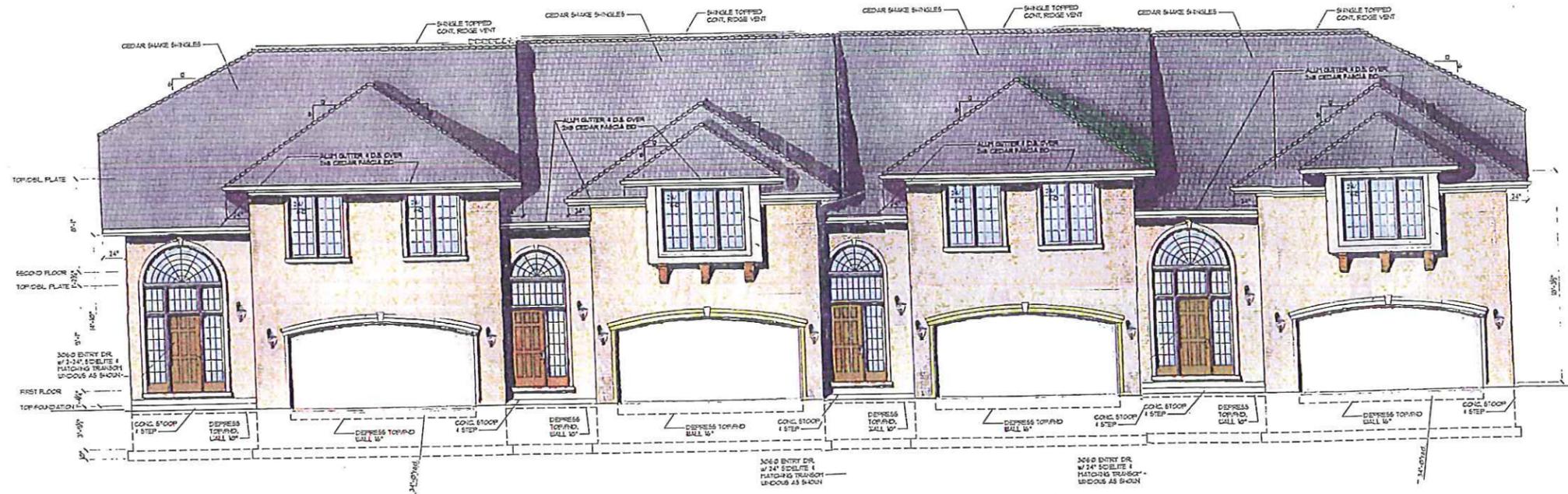


Green Leaf

An Icon Community



Original Approval
March 2006



**UNIT A (left side)
FRONT ELEVATION "A"**
SCALE: 3/16" = 1'-0"

**UNIT B
FRONT ELEVATION "A"**
SCALE: 3/16" = 1'-0"

**UNIT B
FRONT ELEVATION "B"**
SCALE: 3/16" = 1'-0"

**UNIT A (right side)
FRONT ELEVATION "B"**
SCALE: 3/16" = 1'-0"

J & J CUSTOM BUILDERS / Builder
200 E. CENTER DR., SUITE 101A, VERNON HILLS, ILLINOIS 60061 (847) 516-0000 FAX (847) 516-0000

VIKING DESIGN GROUP / Designer
18254 BRENTWOOD, MAREDELIN, ILLINOIS 60060 (847) 580-0000

CAWN GROUP - GARY CAWN / Architect
1024 BRENTWOOD, MAREDELIN, ILLINOIS 60060 (847) 580-0000



THE GREENLEAF TOWNHOMES
GREENLEAF DRIVE & MOLLY COURT
VERNON HILLS, ILLINOIS

DESIGNER
JEZ

PREPARED BY
K.W.O.

DATE
6/09/05

REVISED

PLAN NO.
03052

SHEET
1 OF
4



FRONT ELEVATION TOWNHOUSE BUILDING TYPE 1



LEFT SIDE ELEVATION TOWNHOUSE BUILDING TYPE 1



RIGHT SIDE ELEVATION TOWNHOUSE BUILDING TYPE 1



REAR ELEVATION TOWNHOUSE BUILDING TYPE 1