

789 Plum Tree Road - Special Use Artificial Lake

President
MARTIN J. McLAUGHLIN

Trustees
FRITZ GOHL, Pro-Tem
JOSEPH S. MESSER
KAREN S. SELMAN
PATTY MERONI
COLLEEN KONICEK
MICHAEL HARRINGTON

DOLORES G. TRANDEL, Village Clerk



112 ALGONQUIN ROAD
BARRINGTON HILLS, ILLINOIS 60010-5199
www.barringtonhills-il.gov

TELEPHONE
(847) 551-3000

FACSIMILE
(847) 551-3050

POSTED NOTICE- ZONING BOARD OF APPEALS

The Zoning Board of Appeals, in acting upon variations, special uses, amendments of the zoning ordinance, or appeals from action taken by the Zoning Enforcement Officer, hears all such cases at a public hearing at which neighboring property owners have a right to be heard.

If the subject to the hearing, as stated below, is of concern to you, you will have an opportunity to fully express your opinions whether for or against. For your guidance, a copy of the Zoning Ordinance is available in the Village Hall.

If it is inconvenient for you to appear at the hearing, you may file your opinion by letter, giving the street and lot number of the property owned by you and for what it is now used. Please state fully what your position is regarding the subject.

You are, by this posting, notified that the subject stated below will be heard at a public hearing at the Village Hall of Barrington Hills. 112 Algonquin Road, Barrington Hills, Illinois 60010-5199.

Date and Time of Hearing: Monday, May 18, 2015 at 7:30 p.m.

Applicant: Jasper B. and Marian Sanfilipo

Address: 789 Plum Tree Road, Barrington Hills, IL

Subject: An application for a Special Use for the construction, use and maintenance of an artificial lake

Judith K. Freeman, Chairman
Zoning Board of Appeals
Village of Barrington Hills
Publication Date: May 1, 2015

CERTIFICATE OF PUBLICATION

Paddock Publications, Inc.

Daily Herald

PUBLIC HEARING

Before the
Zoning Board of Appeals,
Village of Barrington Hills,
Re: 789 Plum Tree Road

Notice is hereby given that a
Public Hearing will be held
on Monday May 18, 2015 at
7:30 p.m. or as soon thereaf-
ter as the matter may be
heard by the Zoning Board
of Appeals of the Village of
Barrington Hills ("Village")
in the MacArthur Room of
the Village Hall, 112 Algon-
quin Road, concerning the
application for a special use
for the construction, use and
maintenance of an artificial
lake on parcels ("Subject
Property") owned by Jas-
per B. Sanfilipo and Marian
Sanfilipo, his wife, residing
at 789 Plum Tree Road, sub-
ject to the provisions of Sec-
tion 5-10-7 of the Zoning Or-
dinance.

The location of the Subject
Property is fully described
on the plat of survey to be
found on file in the office of
the Village Clerk and con-
taining thereon a legal de-
scription of the parcels to be
found on the south side of
Plum Tree Road, west of
Ridge Road in Section 29,
Township 43 North, Range 9
East of the 3rd PM, and
commonly described as 789
Plum Tree Road being in the
Algonquin Township,
McHenry County area of the
Village.

A copy of the application for
the Special Use is available
for examination at the office
of the Village Clerk at Bar-
rington Hills Village Hall
during the customary hours
of operation. All interested
parties are invited to attend
the Public Hearing and will
be given an opportunity to
be heard.

Judith K. Freeman,
Chairman
Zoning Board of Appeals
Village of Barrington Hills
Published in Daily Herald
May 1, 2015 (4406108)

Corporation organized and existing under and by virtue of the laws of
the State of Illinois, DOES HEREBY CERTIFY that it is the publisher
of the DAILY HERALD. That said DAILY HERALD is a secular
newspaper and has been circulated daily in the Village(s) of
Algonquin, Antioch, Arlington Heights, Aurora, Barrington,
Barrington Hills, Lake Barrington, North Barrington, South Barrington,
Bartlett, Batavia, Buffalo Grove, Burlington, Campton Hills,
Carpentersville, Cary, Deer Park, Des Plaines, South Elgin, East Dundee,
Elburn, Elgin, Elk Grove Village, Fox Lake, Fox River Grove, Geneva,
Gilberts, Grayslake, Green Oaks, Gurnee, Hainesville, Hampshire,
Hanover Park, Hawthorn Woods, Hoffman Estates, Huntley, Inverness,
Island Lake, Kildeer, Lake Villa, Lake in the Hills, Lake Zurich,
Libertyville, Lincolnshire, Lindenhurst, Long Grove, Mt. Prospect,
Mundelein, Palatine, Prospect Heights, Rolling Meadows, Round Lake,
Round Lake Beach, Round Lake Heights, Round Lake park, Schaumburg,
Sleepy Hollow, St. Charles, Streamwood, Tower Lakes, Vernon Hills,
Volo, Wauconda, Wheeling, West Dundee, Wildwood, Sugar Grove,
North Aurora

County(ies) of Cook, Kane, Lake, McHenry
and State of Illinois, continuously for more than one year prior to the
date of the first publication of the notice hereinafter referred to and is of
general circulation throughout said Village(s), County(ies) and State.

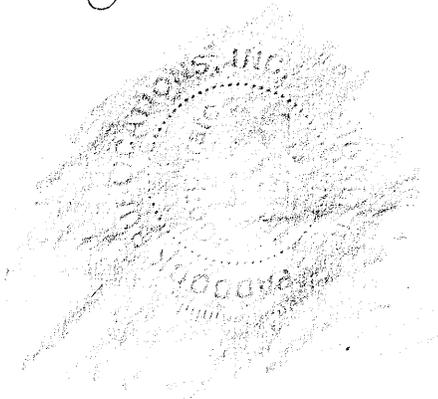
I further certify that the DAILY HERALD is a newspaper as defined in
"an Act to revise the law in relation to notices" as amended in 1992
Illinois Compiled Statutes, Chapter 7150, Act 5, Section 1 and 5. That a
notice of which the annexed printed slip is a true copy, was published
May 1, 2015 in said DAILY HERALD.

IN WITNESS WHEREOF, the undersigned, the said PADDOCK
PUBLICATIONS, Inc., has caused this certificate to be signed by, this
authorized agent, at Arlington Heights, Illinois.

PADDOCK PUBLICATIONS, INC.
DAILY HERALD NEWSPAPERS

BY [Signature]
Authorized Agent

Control # 4406108



VBH ZONING ORDINANCE

5-10-7: SPECIAL USES:

(A) Purpose: The development and execution of a zoning ordinance is based upon the division of the Village into districts, within which districts the use of land and buildings and the bulk and location of buildings and structures in relation to the land are substantially uniform. It is recognized, however, that there are special uses which, because of their unique characteristics, cannot be properly classified in any particular district or districts without consideration, in each case, of the impact of those uses upon neighboring land and of the public or private need for the particular use at the particular location. Such special uses fall into two (2) categories:

1. Uses publicly operated or traditionally affected with a public interest.
2. Uses entirely private in character but of such an unusual nature that their operation may give rise to unique problems with respect to their impact upon neighboring property or public facilities.

(B) Initiation of Special Use: An application for a special use may be made by the owner of the subject property, or by another person having an interest therein with the written concurrence of the owner thereof, to use said property for one or more of the special uses provided for in this Zoning Title in the zoning district in which the land is situated.

(C) Application for Special Use: An application for a special use shall be filed in writing with the Enforcing Officer. The application shall contain such information as the Zoning Board of Appeals may from time to time, by rule, require. Notice of the time and place of such public hearing shall be published at least once, not less than fifteen (15) days nor more than thirty (30) days before the hearing in a newspaper of general circulation in the Village. The published notice may be supplemented by such additional form of notice as the Board, by rule, may require.

(D) Authorization: For each application for a special use the Zoning Board of Appeals shall report to the Board of Trustees of the Village its findings and recommendations, including the stipulations of additional conditions and guarantees that such conditions will be complied with when they are deemed necessary for the protection of the public interest.

The Board of Trustees may grant or deny any application for a special use; provided, however, that in the event of written protest against any proposed special use, signed and acknowledged by the owners of twenty percent (20%) of the property adjacent to the property proposed for a special use, and filed with the Village Clerk, such special use shall not be granted except by the favorable vote of two-thirds (2/3) of all the members of the Board of Trustees.

(E) Standards: No special use shall be recommended by the Zoning Board of Appeals unless said Board shall find:

1. That the establishment, maintenance or operation of the special use will not be detrimental to or endanger the public health, safety, morals, comfort or general welfare.

VBH ZONING ORDINANCE

[(E) Standards: con't]

2. That the special use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood.
3. That the establishment of the special use will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district.
4. That adequate utilities, access roads, drainage and/or other necessary facilities have been or are being provided.
5. That adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets and roads.
6. That the special use shall in all other respects conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the board of trustees pursuant to the recommendation of the zoning board of appeals.

(F) Conditions And Guaranties: Prior to the granting of any special use, the zoning board of appeals may recommend, and the board of trustees shall stipulate, such conditions and restrictions upon the establishment, location, construction, maintenance and operation of the special use as deemed necessary for the protection of the public interest and to secure compliance with the standards and requirements specified in subsection (E) of this section. In all cases in which special uses are granted, the board of trustees shall require such evidence and guaranties as it may deem necessary as proof that the conditions stipulated in connection therewith are being, and will be, complied with.

APPLICATION FOR A SPECIAL USE PERMIT

FOR THE PROPERTY LOCATED AT:

**789 Plum Tree Road
Barrington Hills, Illinois 60010**

OWNERS:

Jasper and Marian Sanfilippo

**PROPERTY INDEX NUMBERS: 20-29-127-002
20-29-127-003
20-29-176-002
20-29-176-005
20-29-126-014
20-29-126-015
20-29-126-016
20-29-126-017
20-29-126-018**

ZONING BOARD OF APPEALS HEARING DATE: May 18, 2015

INDEX

Pages 3-6	Application and Supporting Evidence
Page 4	Legal Description
Page 6	Signature
Exhibit A	Copy of Letter to Adjacent Property Owners
Exhibit B	List of adjacent Property Owners and PIN Numbers
Exhibit C	Special Use Exhibit – Drawing of Lake and Proposed Modifications
Exhibit D	Authorization Letter for Heitman Architects

To: Zoning Board of Appeals Commissioners:

Ms. Judith K. Freeman Chair
Mr. Clark Benkendorf
Mr. Kurt Anderson
Ms. Karen Rosene
Mr. David Stieper
Mr. Richard Chambers
Mr. Daniel Wolfgram

Date: May 7, 2015

Subject: Request for Special Use Permit for the construction use and maintenance of artificial lake.

Pertinent Information:

Owners: Fam 1999 Gst Tr Sanfilippo
789 Plum Tree Rd.
Barrington, IL 60010
Mailing Address:1950 Pratt Blvd.
Elk Grove Village, IL 60007

Names, Addresses and PIN Numbers of all Owners of Contiguous and Adjoining Properties:

Carol Tucker
1 Surrey Ln.
Barrington Hills, IL 60010
PIN No: 20-20-376-005

David & Christine Tilles
806 Plum Tree Rd.
Barrington Hills, IL 60010
PIN No: 20-20-376-003

Envall Liv Tr
17 Surrey Ln.
Barrington Hills, IL 60010
PIN No: 20-20-377-005

Fam 1999 Gst Tr Sanfilippo
789 Plum Tree Rd.
Barrington, IL 60010
Mailing Address:1950 Pratt Blvd.
Elk Grove Village, IL 60007
PIN No: 20-29-176-002

Hill 'N Dale Farm Inc.
65 Spring Creek Rd.
Barrington, IL 60010
PIN No: 20-29-176-003

James Sanfilippo
799 Plum Tree Rd.
Barrington, IL 60010-8809
PIN No: 20-29-126-021

Jasper & Laura Sanfilippo 777 Plum Tree Rd. Barrington Hills, IL 60010	PIN No:	20-29-200-001
Leo & Ida Jnt Tnt Cardelli 780 Plum Tree Rd. Barrington Hills, IL 60010 Mailing Address: PO Box 1745 Barrington, IL 60010	PIN No:	20-20-377-006
Matthew & Melissa Marquis 308 Ridge Rd. Barrington Hills, IL 60010	PIN No:	20-29-200-012
Robert & Donna Plichta 750 Plum Tree Rd. Barrington Hills, IL 60010	PIN No:	20-20-451-002
Thomas & Elizabeth Doheny 800 Plum Tree Rd. Barrington Hills, IL 60010	PIN No:	20-20-376-004

Legal Description of Property:

PARCEL 1:

LOTS 1 - 8, INCLUSIVE, AND LOTS 12-16, INCLUSIVE, IN PLUM TREE FARMS UNIT NUMBER 4, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 689, 688 SQ. FT. = 15.833 ACRES.)

PARCEL 2:

ALL THAT PART OF LOT 14 IN ROCK RIDGE FARM SOUTH, BEING A SUBDIVISION OF PART OF SECTIONS 20, 29 AND 30, TOWNSHIP 43 TOWNSHIP 43 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF THE WEST LINES OF LOTS 1-8, INCLUSIVE IN SAID PLUM TREE HILLS UNIT 4 EXTENDED SOUTH FROM THE NORTH LINE OF LOT 14 IN SAID ROCK RIDGE FARM SOUTH TO THE SOUTH LINE OF LOT 14, IN SAID ROCK RIDGE FARM SOUTH, IN MCHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 173, 682.91 SQ. FT.= 3.987 ACRES).

PARCEL 3:

LEGAL DESCRIPTION AS INTENDED - THIS IS ASSUMED BY ACCURATE SURVEY SERVICE TO BE WHAT THE LEGAL DESCRIPTION SHOULD BE:
ALL THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (EXCEPT THE EAST 142.00 FEET THEREOF) OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTERLINE OF SPRING CREEK

IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 140, 837 SQ. FT. = 3.239 ACRES, MORE OR LESS).
LEGAL DESCRIPTION PER DEED - THIS LEGAL DESCRIPTION DOES NOT FOLLOW THE CENTERLINE OF THE CREEK - NOR DOES THE METES & BOUNDS DESCRIPTION CLOSE. THE SOUTH BOUDARY OF THIS DESCRIPTION IS SOUTH OF THE ABOVE ASSUMED DESCRIPTION.
COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE WEST ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 142.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH ON A LINE 142.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 349.8 FEET TO THE CENTERLINE OF SPRING CREEK; THENCE SOUTH 70 DEGREES 11 MINUTES WEST, 77.7 FEET; THENCE NORTH 82 DEGREES 49 MINUTES WEST, 54.0 FEET; THENCE NORTH 46 DEGREES 49 MINUTES WEST, 64.7 FEET; THENCE NORTH 72 DEGREES 04 MINUTES WEST, 262.7 FEET; THENCE SOUTH 75 DEGREES 26 MINUTES, 103.4 FEET; THENCE NORTH 1 DEGREE 16 MINUTES WEST, 226.9 FEET TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE EAST ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 512.6 FEET TO THE POINTTOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS.

PARCEL 4:

THE EAST HALF OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 (EXCEPT THE EAST 142.00 FEET) OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 687, 552.68 SQ. FT. = 15.784 ACRES).

Specific Relief Requested:

Requesting a Special Use Permit for the construction use and maintenance of an artificial lake.

Summary of Existing Conditions:

The property is 38.84 acres and the existing pond is 1.98 acres at the 100 year flood hazard area. We propose to fill 3700 square feet of the pond to accommodate the new addition to the Music Room on the west side of the residence. The required compensatory storage for the filled area will be provided in the pond at a rate of 1.5 to 1.0 for the filled area. The pond also serves as a reservoir for the fire protection system for the residence and the existing pump house and fire protection system will be maintained.

Evidence Supporting the Need for the Special Use Permit: (Section 5-10-7E)

1. The existing lake and the proposed modification will not be detrimental or endanger the public health, safety, morals, comfort or general welfare.
2. The special use for the lake and the proposed modification will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood.

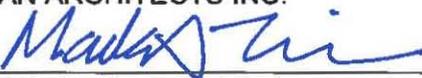
3. The existing lake and the proposed modification will not impede the normal and orderly development and improvement of surrounding property for uses permitted in the district.
4. The existing lake has adequate utilities, access roads and drainage.
5. The existing lake has been located and designed to provide ingress and egress and minimize traffic congestion in the public streets and roads.
6. That the special use shall in all other respects conform to the applicable regulations of the district in which it is located, except as such regulations may in each instance be modified by the board of trustees pursuant to the recommendation of the zoning board of appeals.

Conclusion:

Granting the special use permit will allow a small portion of the existing pond to be filled to accommodate the new addition to the residence. The pond capacity will not be reduced as a result of the new work.

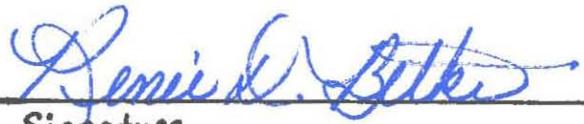
All information contained within is true and correct to the best of our knowledge. This petition for the special use permit is respectfully submitted to the Barrington Hills Zoning Board of Appeals by:

HEITMAN ARCHITECTS INC.

By: 
 Mark A. Treiber - Architect

Dated: May 7, 2015

Subscribed and Sworn to Before me this 8th day of May
2015.


 Signature



my commission expires July 25th, 2015.

April 28, 2015

**RE: New Addition
Sanfilippo Residence
789 Plum Tree Road**

Dear Neighbor:

We hope you are well and looking forward to warmer weather. We are notifying you of a new addition to our residence and modifications to the existing pond that will require a Special Use Permit from the Village. As part of the permit process we are required to notify our neighbors within 250 feet of our property line.

The new addition will be a two story structure of approximately 8,000 square feet on the west side of our existing residence adjacent to the existing pond. The addition will match the design and materials used on the existing residence. We will need to fill a small portion of the pond to provide sufficient space for the new addition.

The modifications to the existing pond will require us to obtain a Special Use Permit from the Village. The Barrington Hills Zoning Board of Appeals will conduct a public hearing on our request on Monday, May 18, 2015 at 7:30pm at the Village Hall at 112 Algonquin Road. You are invited to attend that hearing and will be given an opportunity to present your questions or concerns. You may also submit written comments regarding our request. Please address them to the Zoning Board of Appeals and provide us with a copy.

If you have any questions or would like to see a copy of the proposed plans they are available at the Village Hall for your review.

Sincerely,



Jeffrey Sanfilippo

Cc: Marian & Jasper Sanfilippo

**789 Plum Tree Road
Barrington Hills, IL 60010**

7014 1820 0000 1816 6458

U.S. Postal Service
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **David & Christine Tilles**
 Street & Apt. No., or PO Box No. **806 Plum Tree Rd.**
 City, State, ZIP+4 **Barrington Hills IL 60010**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1813 2026

U.S. Postal Service
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **Carol Tucker**
 Street & Apt. No., or PO Box No. **1 Surrey Lane**
 City, State, ZIP+4 **Barrington Hills, IL 60010**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6465

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **Envall Liv Tr**
 Street & Apt. No., or PO Box No. **17 Surrey Ln.**
 City, State, ZIP+4 **Barrington Hills, IL 60010**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6539

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

ELK GROVE VILLAGE, IL 60007 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **Fam 1999 Gst Tr Sanfilippo**
 Street & Apt. No., or PO Box No. **1950 Pratt Blvd.**
 City, State, ZIP+4 **Elk Grove Village IL 60007-5993**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6472

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **Hill 'N Dale Farm Inc.**
 Street & Apt. No., or PO Box No. **65 Spring Creek Rd.**
 City, State, ZIP+4 **Barrington, IL 60010**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6496

U.S. Postal Service™
CERTIFIED MAIL® RECEIPT
Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28
Certified Fee	03.30	
Return Receipt Fee (Endorsement Required)	02.70	
Restricted Delivery Fee (Endorsement Required)	00.00	
Total Postage & Fees	\$ 06.49	04/28/2015

Sent To **James Sanfilippo**
 Street & Apt. No., or PO Box No. **799 Plum Tree Rd.**
 City, State, ZIP+4 **Barrington IL 60010-8809**
 PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 4255 2900

U.S. Postal Service

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28 04/28/2015
Certified Fee	\$3.30	
Return Receipt Fee (Endorsement Required)	\$2.70	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 06.49	

Sent To Leo Ida Int Ten Cardelli
 Street & Apt. No., or PO Box No. P.O. Box 1745
 City, State, ZIP+4 Barrington IL 60010

PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6557

U.S. Postal Service™

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28 04/28/2015
Certified Fee	\$3.30	
Return Receipt Fee (Endorsement Required)	\$2.70	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 06.49	

Sent To Robert & Donna Plichta
 Street & Apt. No., or PO Box No. 750 Plum Tree Rd.
 City, State, ZIP+4 Barrington Hills IL 60010

PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6502

U.S. Postal Service

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28 04/28/2015
Certified Fee	\$3.30	
Return Receipt Fee (Endorsement Required)	\$2.70	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 06.49	

Sent To Jasper & Laura Santoligjo
 Street & Apt. No., or PO Box No. 777 Plum Tree Rd.
 City, State, ZIP+4 Barrington Hills, IL 60010

PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6540

U.S. Postal Service™

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28 04/28/2015
Certified Fee	\$3.30	
Return Receipt Fee (Endorsement Required)	\$2.70	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 06.49	

Sent To Matthew & Melissa Marquis
 Street & Apt. No., or PO Box No. 308 Ridge Rd.
 City, State, ZIP+4 Barrington Hills, IL 60010

PS Form 3800, July 2014 See Reverse for Instructions

7014 1820 0000 1816 6564

U.S. Postal Service™

CERTIFIED MAIL® RECEIPT

Domestic Mail Only

For delivery information, visit our website at www.usps.com®.

BARRINGTON, IL 60010 OFFICIAL USE

Postage	\$ 00.49	0143 11 Postmark Here APR 28 04/28/2015
Certified Fee	\$3.30	
Return Receipt Fee (Endorsement Required)	\$2.70	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 06.49	

Sent To Thomas & Elizabeth Doheny
 Street & Apt. No., or PO Box No. 800 Plum Tree Rd.
 City, State, ZIP+4 Barrington Hills, IL 60010

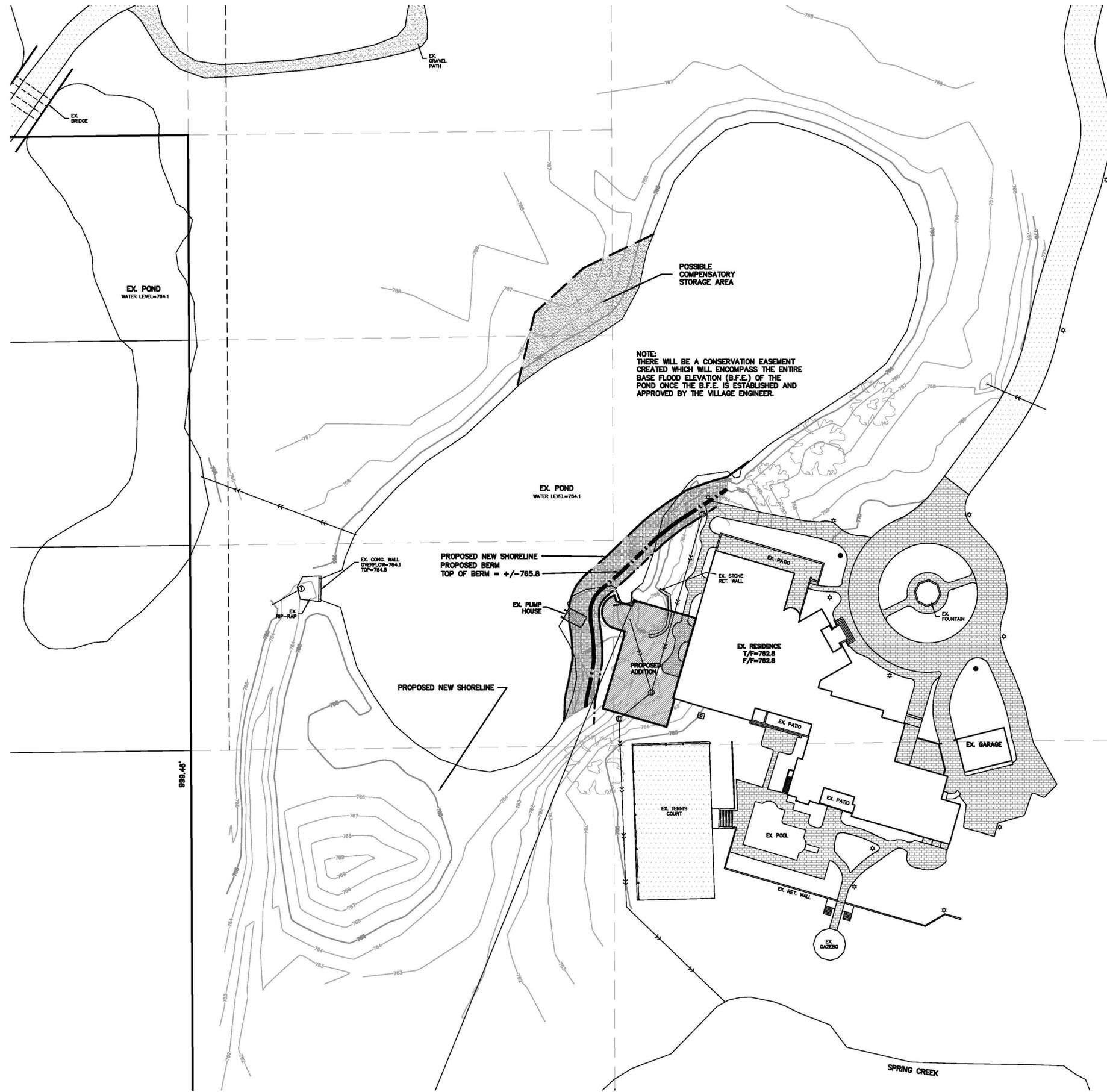
PS Form 3800, July 2014 See Reverse for Instructions

Sanfilippo Addition
Property Owners within 250 Feet of 789 Plum Tree Road

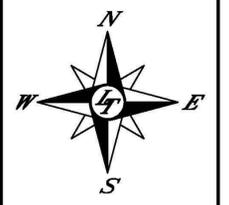
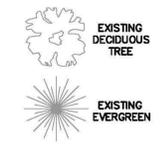
HAI #215002

Parcel Number	Owner	Mail To Address 1	Mail To City	Site Address Street	Site Address City
20-20-376-005	CAROL TUCKER	1 SURREY LN	BARRINGTON HILLS, IL 60010	1 SURREY LN	BARRINGTON HILLS, IL
20-20-376-005	CAROL TUCKER	1 SURREY LN	BARRINGTON HILLS, IL 60010	1 SURREY LN	BARRINGTON HILLS, IL
20-20-376-003	DAVID H CHRISTINE L TILLES	806 PLUM TREE RD	BARRINGTON HILLS, IL 60010	806 PLUM TREE RD	BARRINGTON HILLS, IL
20-20-377-005	ENVALL LIV TR	17 SURREY LN	BARRINGTON HILLS, IL 60010	17 SURREY LN	BARRINGTON HILLS, IL
20-20-377-005	ENVALL LIV TR	17 SURREY LN	BARRINGTON HILLS, IL 60010	17 SURREY LN	BARRINGTON HILLS, IL
20-29-126-014	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-126-015	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-126-016	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	807 PLUMTREE RD	BARRINGTON, IL
20-29-126-017	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-126-018	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-127-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993		
20-29-127-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993		
20-29-127-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993		
20-29-127-003	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-127-003	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-127-003	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON, IL
20-29-176-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	789 PLUMTREE RD	BARRINGTON, IL
20-29-176-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	789 PLUMTREE RD	BARRINGTON, IL
20-29-176-002	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	789 PLUMTREE RD	BARRINGTON, IL
20-29-176-005	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON HILLS, IL
20-29-176-005	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON HILLS, IL
20-29-176-005	FAM 1999 GST TR SANFILIPPO	1950 PRATT BLVD	ELK GROVE VLG, IL 600075993	PLUM TREE RD	BARRINGTON HILLS, IL
20-29-176-003	HILL 'N DALE FARM INC	65 SPRING CREEK RD	BARRINGTON, IL 60010		
20-29-176-003	HILL 'N DALE FARM INC	65 SPRING CREEK RD	BARRINGTON, IL 60010		
20-29-176-003	HILL 'N DALE FARM INC	65 SPRING CREEK RD	BARRINGTON, IL 60010		
20-29-126-019	JAMES SANFILIPPO	799 PLUMTREE RD	BARRINGTON, IL 600108809	PLUMTREE RD	BARRINGTON, IL
20-29-126-020	JAMES SANFILIPPO	799 PLUMTREE RD	BARRINGTON, IL 600108809	PLUMTREE RD	BARRINGTON, IL
20-29-126-021	JAMES SANFILIPPO	799 PLUMTREE RD	BARRINGTON, IL 600108809	799 PLUMTREE RD	BARRINGTON, IL
20-29-176-006	JAMES SANFILIPPO	799 PLUMTREE RD	BARRINGTON, IL 600108809	799 PLUMTREE RD	BARRINGTON HILLS, IL
20-29-200-001	JASPER BRIAN LAURA SANFILIPPO	777 PLUM TREE RD	BARRINGTON HILLS, IL 60010	777 PLUM TREE RD	BARRINGTON HILLS, IL
20-29-200-001	JASPER BRIAN LAURA SANFILIPPO	777 PLUM TREE RD	BARRINGTON HILLS, IL 60010	777 PLUM TREE RD	BARRINGTON HILLS, IL
20-20-377-006	LEO IDA JNT TEN CARDELLI	PO BOX 1745	BARRINGTON, IL 60010	780 PLUM TREE RD	BARRINGTON HILLS, IL
20-29-200-012	MATTHEW G/MELISSA A MARQUIS	308 RIDGE RD	BARRINGTON HILLS, IL 60010	308 RIDGE RD	BARRINGTON HILLS, IL
20-29-200-012	MATTHEW G/MELISSA A MARQUIS	308 RIDGE RD	BARRINGTON HILLS, IL 60010	308 RIDGE RD	BARRINGTON HILLS, IL

20-20-451-002	ROBERT DONNA PLICHTA	750 PLUM TREE RD	BARRINGTON HILLS, IL 60010	750 PLUM TREE RD	BARRINGTON HILLS, IL
20-20-376-004	THOMAS M ELIZABETH A DOHENY	800 PLUM TREE RD	BARRINGTON HILLS, IL 60010	800 PLUM TREE RD	BARRINGTON HILLS, IL
20-20-376-004	THOMAS M ELIZABETH A DOHENY	800 PLUM TREE RD	BARRINGTON HILLS, IL 60010	800 PLUM TREE RD	BARRINGTON HILLS, IL



LEGEND
 ~~~~~ = PROPOSED FINISH CONTOUR  
 - - - - - = EXISTING CONTOUR



SCALE:  
 1" = 40'

**JULIE**  
 1-800-892-0123  
 Call 48 hours before you dig  
 (Excluding Sat., Sun., Holidays)

RESIDENTIAL/COMMERCIAL/INDUSTRIAL  
**CIVIL ENGINEERING AND  
 LAND SURVEYING SERVICES**  
**and technology, inc.**  
 8922 W. MAIN STREET McHENRY, IL 60050  
 P: (815)368-9200 F: (815)368-9223  
 E: LANDTECH@LANDTECHLOGIC.COM  
 ILLINOIS PROFESSIONAL DESIGN FIRM  
 NO. 037-00351

**SPECIAL USE EXHIBIT**  
 789 PLUM TREE RD.  
 BARRINGTON HILLS  
 CLIENT: HEITMANN ARCHITECTS

|            |  |
|------------|--|
| REVISIONS: |  |
|            |  |
|            |  |
|            |  |
|            |  |



DRAWN BY: SRS  
 CHECK'D BY: DRD  
 DATE: 3/28/15  
**PAGE 1 OF 1**  
 DRAWING NUMBER:  
**15-150**

# PLAT OF SURVEY

**PARCEL 1:**  
 LOTS 1 - 8, INCLUSIVE, AND LOTS 12-16, INCLUSIVE, IN PLUM TREE FARMS UNIT NUMBER 4, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS. ( SAID PARCEL CONTAINS 689, 688 SQ. FT. = 15.833 ACRES.)

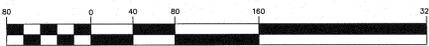
**PARCEL 2:**  
 ALL THAT PART OF LOT 14 IN ROCK RIDGE FARM SOUTH, BEING A SUBDIVISION OF PART OF SECTIONS 20, 29 AND 30, TOWNSHIP 43 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING EAST OF THE WEST LINES OF LOTS 1-8, INCLUSIVE IN SAID PLUM TREE FARMS UNIT 4 EXTENDED SOUTH FROM THE NORTH LINE OF LOT 14 IN SAID ROCK RIDGE FARM SOUTH TO THE SOUTH LINE OF LOT 14, IN SAID ROCK RIDGE FARM SOUTH, IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 173, 682.91 SQ. FT. = 3.987 ACRES).

**PARCEL 3:**  
 LEGAL DESCRIPTION AS INTENDED - THIS IS ASSUMED BY ACCURATE SURVEY SERVICE TO BE WHAT THE LEGAL DESCRIPTION SHOULD BE: ALL THAT PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER (EXCEPT THE EAST 142.00 FEET THEREOF) OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE CENTERLINE OF SPRING CREEK IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 140, 837 SQ. FT. = 3.239 ACRES, MORE OR LESS).

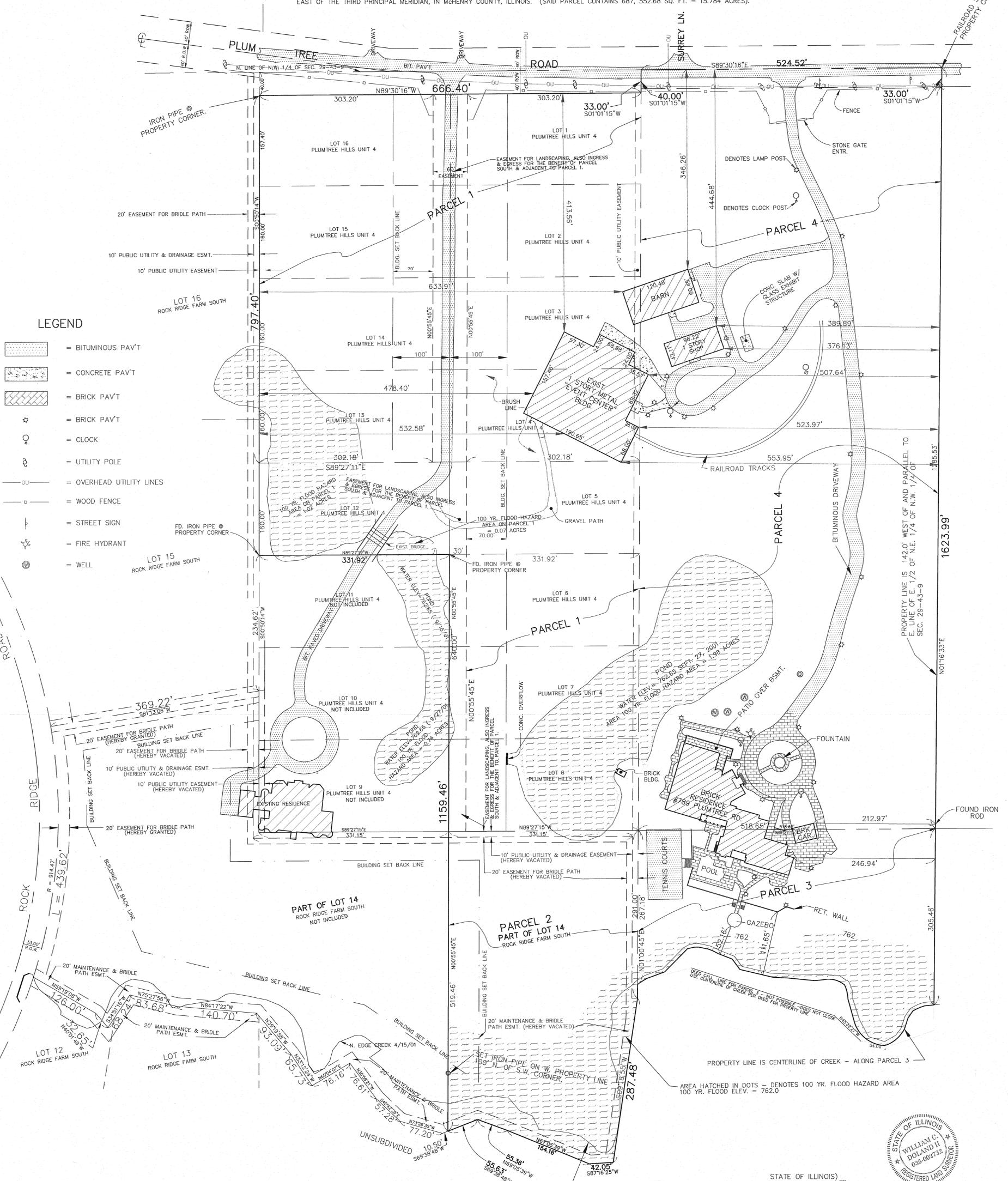
LEGAL DESCRIPTION PER DEED - THIS LEGAL DESCRIPTION DOES NOT FOLLOW THE CENTERLINE OF THE CREEK - NOR DOES THE METES & BOUNDS DESCRIPTION CLOSE. THE SOUTH BOUNDARY OF THIS DESCRIPTION IS SOUTH OF THE ABOVE ASSUMED DESCRIPTION. COMMENCING AT THE NORTHEAST CORNER OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE WEST ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 142.00 FEET TO THE POINT OF BEGINNING; THENCE SOUTH ON A LINE 142.00 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 349.8 FEET TO THE CENTERLINE OF SPRING CREEK; THENCE SOUTH 70 DEGREES 11 MINUTES WEST, 77.7 FEET; THENCE NORTH 82 DEGREES 49 MINUTES WEST, 54.0 FEET; THENCE NORTH 46 DEGREES 49 MINUTES WEST, 64.7 FEET; THENCE NORTH 72 DEGREES 04 MINUTES WEST, 262.7 FEET; THENCE SOUTH 75 DEGREES 26 MINUTES, 103.4 FEET; THENCE NORTH 1 DEGREE 16 MINUTES WEST, 226.9 FEET TO THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4; THENCE EAST ALONG THE NORTH LINE OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4, 512.6 FEET TO THE POINT OF BEGINNING, ALL IN SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS.

**PARCEL 4:**  
 THE EAST HALF OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 (EXCEPT THE EAST 142.00 FEET) OF SECTION 29, TOWNSHIP 43 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN McHENRY COUNTY, ILLINOIS. (SAID PARCEL CONTAINS 687, 552.68 SQ. FT. = 15.784 ACRES).

GRAPHIC SCALE



( IN FEET )  
 1 inch = 80 ft.



## LEGEND

- = BITUMINOUS PAVT
- = CONCRETE PAVT
- = BRICK PAVT
- = BRICK PAVT
- = CLOCK
- = UTILITY POLE
- = OVERHEAD UTILITY LINES
- = WOOD FENCE
- = STREET SIGN
- = FIRE HYDRANT
- = WELL

## NOTES:

- 1.) PROPERTY COMMONLY KNOWN AS: 789 PLUM TREE ROAD, BARRINGTON HILLS, IL.
- 2.) ELEV. 100 YR. FLOOD = 762.0 (U.S.G.S.)
- 3.) GROSS AREA OF PARCELS 1, 2, 3, & 4 = 1, 691, 761 SQ. FT. = 38.84 ACRES
- 4.) AREA OF PARCELS 1, 2, 3, & 4 IN 100 YR. FLOOD HAZARD = 1.98 AC. POND + 1.09 AC. PONDS ON LOT 12 + 1.35 ON PARCEL 2 + 0.74 AC. ON PARCEL 3 = 5.16 ACRES
- 5.) 5.16 ACRES IN 100 YR FLOOD HAZARD AREA - CREDIT 2.50 ACRES = DEDUCT 2.66 ACRES FROM GROSS AREA FOR NET USEABLE AREA.
- 6.) 38.84 GROSS ACRES - 2.66 ACRES FOR WETLAND EXCESS = 36.18 ACRES = 1, 576, 001 SQ. FT. NET USEABLE AREA

PROJECT NO.: 15-129  
 PRIOR PROJECT NOS: 04-0107  
 04-0278

**ACCURATE SURVEY SERVICE, INC.**  
 28 W 123 INDUSTRIAL AVE., SUITE # 4  
 BARRINGTON, IL 60010  
 PHONE: (847) 381-8735

STATE OF ILLINOIS  
 COUNTY OF LAKE)

STATE OF ILLINOIS  
 COUNTY OF LAKE)

I, WILLIAM C. DOLAND II, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE ABOVE DESCRIBED PROPERTY AND THAT THE PLAT HEREON DRAWN IS A CORRECT REPRESENTATION OF SAID SURVEY. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY. DATED AT BARRINGTON, ILLINOIS THIS 19TH DAY OF MARCH, 2004, AND RESURVEYED MARCH 20, 2015.

*William C. Doland II*  
 ILL. L.S. # 35-2732



Village Clerk  
Village of Barrington Hills  
112 Algonquin Road  
Barrington Hills, IL

May 7, 2015

**RE: New Addition  
Sanfilippo Residence  
789 Plum Tree Road**

This letter will serve as my authorization to have Karl Heitman or Mark Treiber of Heitman Architects Inc. submit the application for the Special Use Permit on my behalf.

Please feel free to contact me if you have any questions or need additional information from me.

Sincerely,

A handwritten signature in cursive script that reads "Jeffrey Sanfilippo".

Jeffrey Sanfilippo

VILLAGE OF BARRINGTON HILLS  
**Notice  
of a  
Public  
Hearing**  
will be held at 7:30 pm May 18, 2015  
at Barrington Hills Village Hall  
112 Algonquin Road  
Regarding a Special Use Amendment  
[M.E.N. 20-24-127-002]  
By Jeffrey Sandilippe before the  
Zoning Board of Appeals (VBH Ord. 5-19-X)  
Judith K. Freeman  
Chairman, ZBA  
847-531-3000