October 10, 2025

Village of Libertyville
Community Development Department
325 N. Milwaukee Avenue, Suite 203
Libertyville, Illinois 60048

Subject: **New Police Station – Request for PUD**
200 East Cook Avenue

Dear Plan Commission / Village of Libertyville,

The Village of Libertyville is currently undergoing the design of a new Police Station on the site of the current Police Station, located at 200 East Cook Avenue, and is requesting a PUD with deviations. The intent is to demolish the existing building and construct a new, larger police station that addresses the current and future needs of modern policing and enhances Village services. The architectural design of the new building provides a contemporary municipal facility that takes architectural cues from the surrounding public buildings, incorporating traditional and long-lasting materials with brick and limestone.

The scope of the building and site design include thoughtful changes and improvements for both Public needs and Policing and Village service needs on site:

Public Improvements:

- Public access drive on Cook Avenue to public parking will undergo grading improvements to reduce drive aisle and parking lot slopes to meet current code requirements.
- Pedestrian access and safety improvements are incorporated, including a fully accessible ADA sidewalk and ramp access to the building entry from Cook Avenue, which is not currently provided.
- Parking site lighting improvements will be incorporated. Photometrics of the new lighting proposed eliminates lot line light spillover. Portions of fencing around the secure parking area will be solid and light blocking, providing privacy to adjacent residential properties.
- The drive access on First Avenue for secure police and staff parking will adjust south to align with an adjacent commercial property access point, and provide more buffer from adjacent residential property access points.
- Reconfigured police and staff access drive aisle and parking within the secure parking zone on the east side of the site incorporates increased setback from adjacent residential properties north and east.
- Improved landscape buffers and added landscape materials throughout the site.
- A multi-purpose space has been incorporated into the building design for training and community use.

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Policing and Village Service Improvements:

- Secure parking zone for officers and staff, creating a safer site for employees, which the current facility does not provide.
- Improved driveway and parking grades to building access points for officers and staff, for safe access into the secure staff building entry. Current configurations require staff to go up and down stairs and ramps at staff entry points.
- A new drive-through sally port, which reduces neighborhood disruption and provides a safer transfer area to bring individuals into the holding zone.
- Increased indoor parking space for the Police Department vehicles will reduce the quantity of fleet parked outside, improving vehicle longevity. Additional garage space will also limit outside vehicle testing needed (lights and sirens before shift).
- Additional utilities are incorporated to support vital Village services.
- Improved site drainage is incorporated to meet current Village code requirements.

Additional improvements and project parameters related are as follows:

Zoning District: IB – Institutional Business

Parcel Area

The existing police station property is 2.318 acres. The parcel area will remain unchanged and is comprised of multiple pin numbers:

PIN 11-16-405-034
PIN 11-16-405-035
PIN 11-16-405-036
PIN 11-16-405-041
PIN 11-16-405-052
PIN 11-16-405-053
PIN 11-16-405-054
PIN 11-16-405-055

Building Size

Existing Building
Basement Level: 17,712 gross square feet
First Level: 8,583 gross square feet

Total: 26,295 gross square feet

Proposed Building
Basement Level: 17,765 gross square feet
First Level: 20,542 gross square feet
Second Level: 11,618 gross square feet
Total: 49,925 gross square feet

Yard Setbacks

In the proposed site plan, the front (south elevation) of the new building aligns with adjacent existing structures along Cook Avenue, at a thirty-foot (30’-0”) setback from the property line.

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A deviation from the required setback provides building setback consistency along Cook Avenue and allows additional building setbacks and site buffer from adjacent residential properties at both the Rear Yard and Side Yard.

Front Yard Setback (South)

Zoning Requirement:	50’-0”
Existing Setback:	39’-5”
Requested Setback Deviation (Building Wall):	**30’-0”**
Requested Setback Deviation (Roof Canopy):	**26’-6”**

Interior Side Yard (West)

Zoning Required Rear Yard Setback:	25’-0”
Existing Side Yard Setback:	82’-3”
Proposed Side Yard Setback:	76’-0”

Exterior Side Yard (East)

Zoning Required Rear Yard Setback (abutting residential):	50’-0”
Existing Side Yard Setback:	84’-3”
Proposed Side Yard Setback:	50’-0”

Rear Yard Setback (North)

Zoning Required Rear Yard Setback (abutting residential):	50’-0”
Existing Rear Yard Setback:	92’-6” at Lot 3; 140’-6” at Lot 5 Block 3
Proposed Rear Yard Setback:	80’-0” to 90’-0” at Lot 3; 182’-3” at Lot 5 Block 3

Building Height

Zoning Allowed Building Height: Lesser of sixty feet (60’-0”) or five (5) stories
Existing**:** The existing building is a single story with vehicular access to the basement
Proposed: Based on the elevation of the finished first floor, the top of the highest building parapet of the second floor is thirty-two feet (32’-0”) with the west stair tower parapet height at forty feet four inches (40’-4”).

Accessory Uses and Structures

Covered Parking Structure

As an alternate bid, a covered parking structure is proposed north of the building, in the secure parking area, near staff entry. The parking structure is designed to cover six (6) squad cars from the elements. The parking structure will be a steel structure with metal roof, to complement the building material palette and tie in with the metal panel canopies.

Off-Street Parking / Traffic

Based on Off-street parking requirements of Chapter 26, Article 10, section 26-10-1, requirements for Public Administrative and Governmental Buildings at one (1) per two hundred fifty (250) square feet of floor area of a forty thousand square foot (40,000 sf) building (excluding the nine thousand nine

hundred twenty-five square foot (9,925 sf) indoor parking garage): one hundred sixty (160) parking spaces would be required for the new Police Station. The existing off-street parking includes the parking needs of the Community Development and Engineering Department staff, which recently relocated to another site. This relocation has indicated a reduction of Village staff demand and public visits to the site.

A deviation is requested for reduced off-street parking from the required parking calculated.

Existing Off-street Parking
Non-Secure Parking: 100 parking spaces
Indoor Parking: 18 parking spaces
Existing Total Off-site Parking Spaces: 118

Zoning Required Total Off-street Parking Spaces: 160

Proposed Off-street Parking:
Non-Secure Parking: 33 parking spaces, plus 1 accessible parking space
Secure Parking: 51 parking spaces, plus 1 accessible parking space
Indoor Parking Provided: 20 parking spaces
Requested Total Off-site Parking Spaces: 104

Existing Conditions: The building located at 200 E. Cook Avenue currently houses the Police Station operations and provides for one hundred (100) surface and eighteen (18) below surface parking spaces for a total of one hundred eighteen (118) parking spaces on site. There are fifty-three (53) full and part-time employees housed in the building along with one (1) comfort dog.

Previously, the Community Development Department and Public Works Administration / Engineering Department were housed at this building, however in July 2025, they were relocated to leased offices at 325 N. Milwaukee and are not returning to the 200 E. Cook Avenue location, which is designated for future Police operations. The 200 E. Cook Avenue site will solely serve the Police operations in the new building, along with a water tower for municipal water operations. The departments / divisions that were relocated previously housed twenty-five (25) full and part-time employees for the Community Development and Public Works Administration / Engineering Departments. There were twelve (12) Village owned vehicles for this function and an estimate of five (5) guest parking spots needed at any given time. This change in use frees up forty-two (42) parking spaces which have been relocated to another site. This provides for a thirty-five-point six percent (35.6%) decrease in demand for parking spaces.

The existing building has access from a driveway on Cook Avenue and First Street. The Cook Avenue entrance typically services the general public, and the First Street entrance services the employee owned, and Village owned vehicles access. The current parking lot provides access to visitors and allows for circulation through the entire lot. There is a water tower located at the site which ideally should have restricted access through secure fencing. There is a cell tower located on site at the base and top of water tower. It is recommended this be secured as well.

Site Plan Improvements: The proposed parking lot will be re-configured to increase security on site, improve circulation, and to allow for screening from neighboring properties. The lot will be separated into three (3) parking areas and will provide eighty-four (84) parking spaces. This is an increase of twelve (12) additional parking spaces over the existing parking space count when corrected for the re-location of the Community Development and Public Works Administration departments offsite, which is a decrease of forty-two (42) parking spaces needed.

The site will include improved below-grade parking in the basement area for squad cars. The surface lot will include a secure, fenced-in area on the east side of the lot for employee parking and Village-owned vehicle parking. This fenced-in area will also allow for screening of the neighboring properties. The northernmost property line will be moved back from existing conditions, and the eastern parking area will no longer have parking adjacent to neighbors but will be a drive aisle to access the rear parking area. At the east side of the property a public parking lot will remain with improved screening. This lot will be used for day-to-day public access/guests and for the training/community room. This area was previously used as staff parking for the relocated departments and was not typically full. The removal of the twenty-five (25) staff vehicles and five (5) guest vehicles will provide ample guest parking on days when the training/community room is being used.

The Cook Avenue drive access will not be changed; however, the grade of the actual drive aisle will be improved from ten percent (10%) to eight percent (8%). The drive aisle on First Street will be moved south to direct traffic away from the residential home located at 518 First Street. It will be fully secure access for staff only.

The site has a fifteen-foot (15'-0") variance in grade from the NW to SE of the property and has limited space under current conditions. It also has a water tower for the municipal water supply which cannot be relocated. The improvements to the parking areas and drive aisle access, along with the decrease in use at the site, provide for a new parking and access layout that optimizes the site, is thoughtful towards its neighbors and allows for improved traffic flow.

Signs

Building signage is anticipated to extruded aluminum, post mounted, back-lit dimensional and ornamental signage, with the color to be a dark gray to compliment the metal panel building finish. A signage application will be submitted at a later date.

Landscaping, Screening and Fences

Perimeter Landscaped Open Space

Perimeter landscape is incorporated along the west side of the non-secure parking zone, to soften the transition between the parking area and adjacent properties. Perimeter landscaping is also incorporated on the north and east side of the property along First Street, to soften the grade change at the new retaining walls and provide a buffer for adjacent residential properties. Building foundation plantings, fence perimeter plantings and tree replacements are incorporated throughout the site.

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A deviation is requested to reduce the perimeter landscape outlined in Chapter 26, Article 13, section 26-13-2 (f) from an open space minimum width of twenty-five feet (25') along every lot line and fifty feet (50') where abutting a residential district, as well as the increase for every one foot (1') of height of the structure above forty feet (40'), to the proposed perimeter landscape design and open space available on the existing property.

Refuse Enclosure
A trash and recycling enclosure is located on the west side of the site, in the non-secure parking lot. The enclosure will be constructed with concrete block and face brick with limestone coping to match the building, with solid, lockable swing gates for access off the drive aisle.

Mechanical Equipment
Roof-mounted mechanical systems will be positioned above the first floor of the holding area, and the second-floor staff support area. Mechanical zones will be screened with roof mounted screening systems that conceal the full height of the specified units. The roof screen finish will match the metal panel soffit finish selected for the building.

The emergency generator will be located along the north side of the building within the secure parking lot, positioned behind staff parking and staff patio. The east side of the generator will be screened with a concrete block and face brick wall to match the building.

Fences
An eight foot (8'-0") high black decorative aluminum fence will enclose the perimeter of the secure parking area on the north and east sides of the site. Cantilever access gates will be incorporated at the north of the Sally Port garage in the non-secure parking zone, and at the east access point on First Street. Solid panel fencing will be incorporated where the secure parking lot abuts residential properties, to block headlights and parking lot lighting to adjacent neighbors.

Lighting

Site lighting will incorporate new light poles and fixtures at the non-secure and secure parking zones; wall pack light fixtures are scheduled at overhead doors and some access doors and recessed can light fixtures in canopies at the main entry and staff entry are incorporated.

A deviation from the requirements of section 26-10-1.4 (8) is requested for the height of light poles within the rear on-third (1/3) of the lot abutting Residential District to exceed the ten feet (10') in height requirement to eighteen feet (18') high. Additionally, a deviation for wall pack fixtures to exceed the ten feet (10') in height requirement to fifteen feet (15') high. A photometric analysis indicates no light spillage over the property line.

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Please contact us if you have any questions.

Respectfully submitted,

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Maggie Krieger, AIA | Vice President
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New Libertyville Police Station – 200 East Cook Avenue

Special Use Permit Standards – Responses:

(1) *Code and plan purposes*. The proposed use and development will be in harmony with the general and specific purposes for which this chapter was enacted and for which the regulations of the district in question were established and with the general purpose and intent of the official comprehensive plan.

The proposed use and Development will be in harmony with the general and specific purposes for which the Village Code was enacted and with the general purpose and intent of the Comprehensive Plan. A stated purpose of the Village Code is to preserve and enhance the quality and livability of the Village's neighborhoods. Having adequate and up-to-date public safety facilities is a necessity for the Village's police personnel to provide high levels of service and safety to the Village's residents.

Additionally, the Comprehensive Plan expresses the stated interest in maintaining and enhancing Village assets, which include its facilities, vehicles and equipment. The new police department building will provide additional ability to maintain these assets.

(2) *Adverse impact*. The proposed use and development will not have a substantial adverse effect upon adjacent property, the character of the area, or the public health, safety, and general welfare.

The proposed development of a new police station on the subject property will not have an adverse impact on adjacent properties or the character of the area. The existing facility has been in place since the early 1970's and has housed various Village operations including Police Department services, Village Hall, Community Development, Engineering and other essential Village functions. The proposed development will provide a new and improved facility for the Police Department and will offer many benefits to the neighborhood including additional indoor parking for police vehicles and elimination of outdoor storage of many vehicles. The proposed development plan also increases setbacks of parking and drive-aisles currently adjacent to residential properties to the north and east.

The proposed development will provide police personnel with new facilities and assets to further serve the community and provide high levels of service and safety to the Village's residents.

(3) *Interference with surrounding development.* The proposed use and development will be constructed, arranged, and operated so as not to dominate the immediate vicinity or to interfere with the use and development of neighboring property in accordance with the applicable district regulations.

The proposed development will be designed and constructed so as not to interfere with the development or use of any adjacent properties. The subject property has been utilized by the Police Department for several decades. The proposed development will continue the established use of a police facility in this location. All access to roadways and other design aspects has been planned so as not to interfere with any existing conditions which serve the adjacent neighborhood.

(4) *Adequate public facilities*. The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, police and fire protection, refuse disposal, parks, libraries, and schools, or the applicant will provide adequately for such services.

The proposed Development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, fire protection and refuse disposal. All design elements, including utility service and access to roadways, will be constructed so as to improve or maintain existing development patterns and practices. As the subject property has housed the Police Department for several decades, many of the utilities and roadways have already been improved or maintained to best serve the Police department's essential functions. Additionally, the Village will maintain the existing water tower and associated facilities on the site and therefore not affect the service to the adjacent neighborhood.

(5) *Traffic congestion*. The proposed use and development will not cause undue traffic congestion nor draw significant amounts of traffic through local streets and will, when required by the board of trustees, incorporate appropriate vehicular trip reduction features such as, but not limited to, pedestrian/bicycle linkages within and between land uses, the use of traffic mitigation plans, and the incorporation of elements to encourage and facilitate the use of public transportation.

In general, the proposed development will not interfere with existing traffic patterns. As the site has been home to the Libertyville Police Department for some time, the existing traffic patterns of Police vehicles has not inundated local streets with excess traffic. In fact, with the relocation of the Village's Community Development, Engineering and

Public Works Administration offices has drawn vehicle trips away from the property. The departments that were previously housed in the existing building had regular customer visits that exceed that of the Police department. The proposed development will offer similar access to and from the site on both First Street and Cook Avenue. This, along with the reduction in overall staff and visitors to the site, should offer a reduction in overall traffic to the subject property after construction is complete.

(6) *Destruction of significant features*. The proposed use and development will not result in the destruction, loss, or damage of any natural, scenic, or historic feature of significant importance.

While the existing Schertz Building has served the community well over the last 50+ years, the building itself does not exhibit any architecture or features that essential to neighborhood character. The Village will be preserving trees where possible as well as preserving the existing water tower which serves a large swath of the community. Landscaping will be enhanced around the site periphery. The proposed development works within existing topography. The proposed development will not result in the loss or destruction of any significant features.

(7) *Compliance with standards*. The proposed use and development complies with all additional standards imposed on it by the particular provision of this chapter authorizing such use.

There are no additional standards which apply to the proposed development except for a requirement that Planned Developments in the IB zoning district exhibit a total site area of 40,000 square feet or greater. The subject property is over 100,000 square feet in area.

Planned Development Additional Standards – Responses:

(1) Unified ownership required.
- The Village of Libertyville is the sole owner of the property and the property has been under Village ownership since the 1960s.

(2) Minimum Area requirements.
- The Libertyville Municipal Code requires a minimum site area of 40,000 square feet for Planned Developments in the IB Institutional Buildings Zoning District. The subject property is over 100,000 square feet and meets this standard.

(3) Covenants and restrictions to be enforceable by village.
- The Village Board and the Village of Libertyville are the owner of the property and have all rights related to modifying, enacting or removing any covenants and restrictions applied to the property.

(4) Public open space and contributions.
- The proposed development does not feature residential units of any kind and therefore does not trigger requirements for dedication of public open space or cash payments in-lieu of dedication.

(5) Common open space.
- The proposed development features approximately 27% open space. This is compliant with the Planned Development standard of 20% for projects in the IB zoning district.

(6) Preservation.
- Adequate safeguards, shall be provided to prevent the subsequent use of common open space for any use, structure, improvement, or development other than that shown on the approved final plan.

(7) Ownership and maintenance.
- The property will remain under ownership and management by the Village of Libertyville and all maintenance of the property in future will be part of the Village's overall facilities plans and capital improvement plans.

(8) Property owner's association.

- The property will remain under sole ownership by the Village of Libertyville and there shall be no owner's association established.

(9) Landscaping and perimeter treatment.

- The proposed development will include landscape and fencing enhancements in the open space of the site, including new landscaping and fencing adjacent to residentially zoned properties.

(10) Building spacing.

- The proposed development includes one primary structure along with several other existing or ancillary structures such as an existing water tower and proposed trash enclosure. All structures are adequately spaced and there are larger building setbacks to any buildings on the adjacent properties.

(11) Private Streets.

- There are no private streets proposed as part of the overall development. The property will be served by existing public roadways and internal access drives and drive aisles.

(12) Sidewalks.

- The proposed development is preserving, updating or installing sidewalks where needed.

(13) Utilities.

- Any utilities altered by the development shall be installed underground and consistent with Village requirements.

(14) Vehicular trip reduction features.

- The site is well served by existing roadways. Relocation of certain Village staff and departments as mentioned previously, will result in an overall reduction of daily trips to the site.

PROJECT:

LIBERTYVILLE POLICE STATION

200 E. COOK COUNTY AVE. LIBERTYVILLE, IL 60048



ISSUANCE:

PLANNING & ZONING SUBMITTAL, FINAL October 10, 2025

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GENERAL
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E0.03 EXTERIOR LIGHT FIXTURE CUT SHEETS

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FOR REVIEW ONLY

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ISSUANCE		
NO	DATE	DESCRIPTION
	10/10/25	PLANNING & ZONING

LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

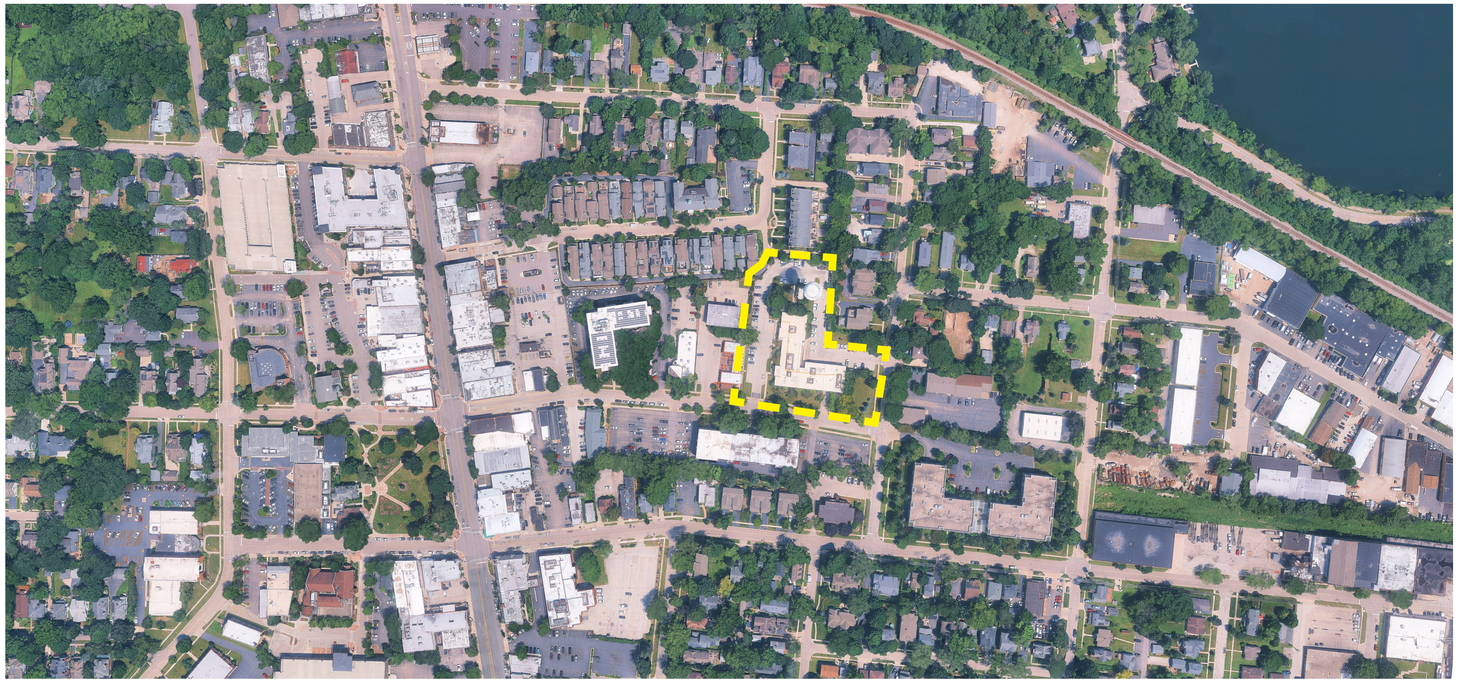
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COVER SHEET

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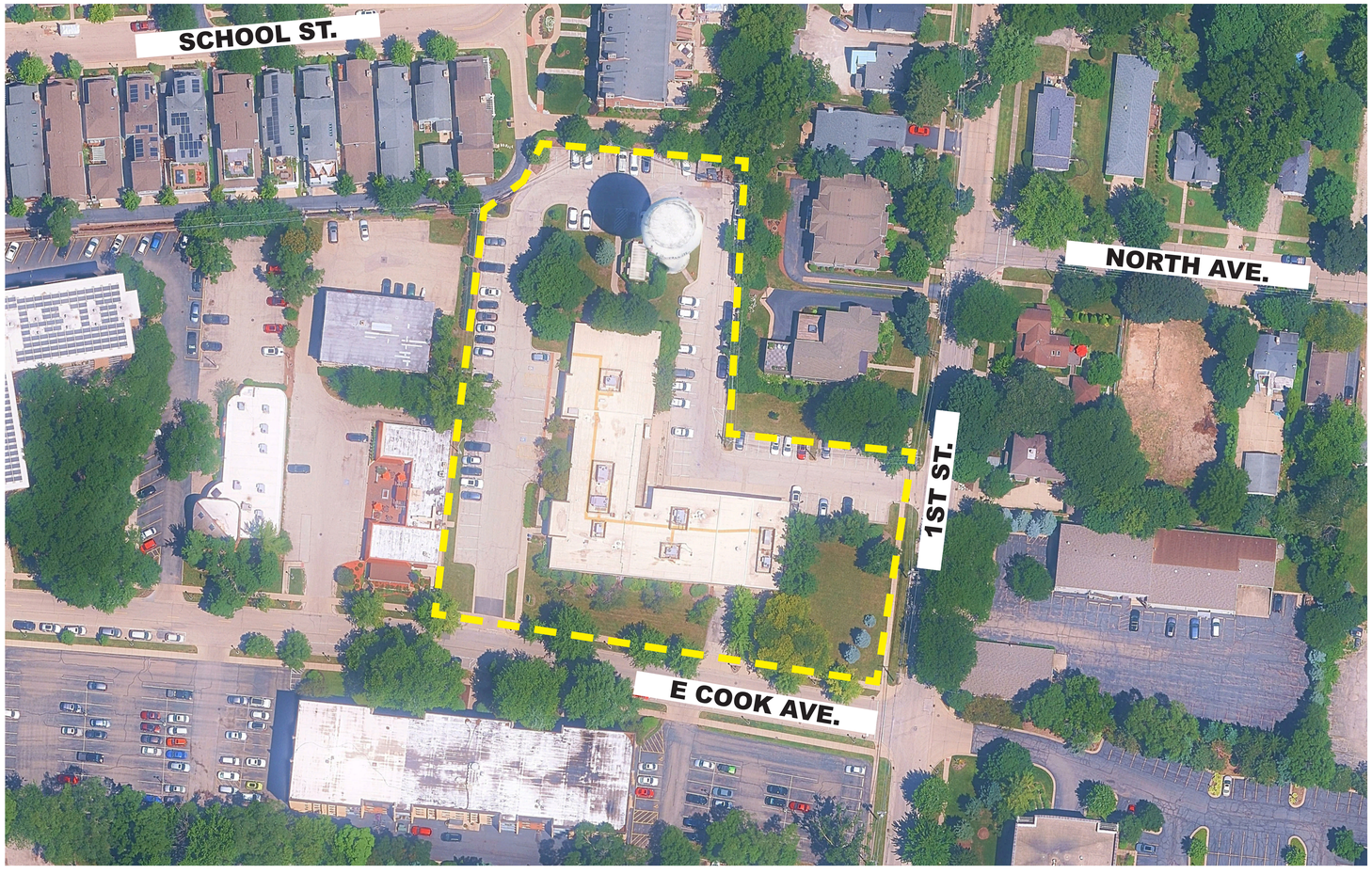
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PROJECT SITE

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LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

100% DESIGN DEVELOPMENT - FINAL

AERIAL PHOTOGRAPHY

SHEET NO.
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LIBERTYVILLE POLICE STATION

200 E. COOK AVE.

LIBERTYVILLE, ILLINOIS

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E: mrenner@eea-ltd.com
Attn: Mike Renner, PE



SITE LOCATION MAP

(N.T.S.)

N

DRAINAGE STATEMENT

To the best of my knowledge and belief, reasonable provisions have been made for the collection and discharge of Appendix P Stormwater Management Regulations surface waters in accordance with accepted engineering practices so as to reduce the likelihood of damage to the adjoining property due to the construction of this development.

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C6.05	SITE WORK DETAILS
L010	TREE PRESERVATION AND REMOVAL
L100	LANDSCAPE ARCHITECTURE
L200	LANDSCAPE DETAILS

J.U.L.I.E.

Note: The exact location of all utilities shall be verified by the contractor prior to construction activities. For utility locations call: J.U.L.I.E. 1 (800) 892-0123

SURVEY PROVIDED BY:

Plat of Survey and Topography Provided By R.E. Allen And Associates, LTD. For Libertyville Police Department on 10-02-2025.

PROJECT BENCHMARKS

Source Benchmark

Benchmark Recovery Sheet
Lake County, Illinois
Benchmark Designation: 4-11B
Chiseled "□" Square On Concrete Curb At The Northeast Corner Of Fifth Street And Illinois Route 176

NAVD88 Elevation = 670.96

Site Benchmark
Survey Control Point
Cur "X" Cross On Concrete Curb

NAVD88 Elevation = 674.74

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LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

CIVIL COVER SHEET

SHEET NO.
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ALTA / NSPS LAND TITLE SURVEY
OF

PARCEL 1: LOTS 8, 9 AND 10 IN BLOCK 2 IN SCHANCK'S ADDITION TO LIBERTYVILLE, BEING A SUBDIVISION OF PART OF LOT 14 OF SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 44 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 11, 1882 AS DOCUMENT 26859, IN BOOK "A" OF PLATS, PARCEL 2: LOTS 1 AND 2 IN BLOCK 1 IN STOMELL'S ADDITION TO LIBERTYVILLE, BEING A PART OF LOTS 13 AND 14 OF SCHOOL SECTION SURVEY OF SECTION 16, TOWNSHIP 44 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 20, 1886 AS DOCUMENT 33286, IN BOOK "A" OF PLATS, PARCEL 3: THE SOUTH 50 FEET OF LOT 3 IN BLOCK 1 IN LIBERTYVILLE, A SUBDIVISION OF PART OF LOT 14 IN SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16 TOWNSHIP 44 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1880 AS DOCUMENT 23528, IN BOOK "A" OF PLATS, PAGE 42, IN LAKE COUNTY, ILLINOIS.

PARCEL 4: THE NORTH 50 FEET OF LOT 4 IN BLOCK 1 IN LIBERTYVILLE, A SUBDIVISION OF PART OF LOT 14 IN SCHOOL TRUSTEES'S SUBDIVISION OF SECTION 16, TOWNSHIP 44 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 11, 1882 AS DOCUMENT 26859, IN BOOK "A" OF PLATS, PARCEL 5: LOTS 1 AND 2 IN BLOCK 1 IN STOMELL'S ADDITION TO LIBERTYVILLE, BEING A PART OF LOTS 13 AND 14 OF SCHOOL SECTION SURVEY OF SECTION 16, TOWNSHIP 44 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS SUBDIVIDED BY THE SCHOOL TRUSTEES OF SAID TOWNSHIP, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1880 AS DOCUMENT 23528, IN BOOK "A" OF PLATS, PAGE 42, IN LAKE COUNTY, ILLINOIS, EXCEPTING THE SOUTH 50 FEET THEREOF CONVEYED BY GRANTORS HEREIN TO SAMUEL BURRIS BY DEED RECORDED AS DOCUMENT NUMBER 1104688 IN SAID RECORDER'S OFFICE AND ALSO EXCEPTING THE PARCEL OF LAND HERETOFORE CONVEYED TO THE TRUSTEES OF SAID VILLAGE BY WARRANTY DEED RECORDED IN RECORDER'S OFFICE AS DOCUMENT 6632007, AND THE TERMS, COVENANTS AND PROVISIONS CONTAINED THEREIN, PARCEL 6: A PIECE OF LAND 32 FEET IN WIDTH BY 66 FEET IN LENGTH NORTH AND SOUTH LOCATED IN THE SOUTHWEST CORNER OF LOT 4 IN BLOCK 1 AS PLATTED ACCORDING TO THE PLAT THEREOF RECORDED IN THE RECORDER'S OFFICE IN LAKE COUNTY IN BOOK "A" OF PLATS ON PAGE 42, EXCEPTING AND RESERVING THE SHOP OWNED AND OCCUPIED BY ELIJAH JOHNSON.

THE PREMISES COMMONLY KNOWN AS: 200 E. COOK AVENUE, LIBERTYVILLE, IL
PARCEL AREA = 2.318 ACRES, 10,961 S.F.

PIN'S: 11-16-405-034
11-16-405-035
11-16-405-036
11-16-405-051
11-16-405-052
11-16-405-053
11-16-405-054
11-16-405-055

EXCEPTION NOTES:
1. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS.
2. ENCROACHMENTS, OVERLAPS, BOUNDARY LINE DISPUTES, AND OTHER MATTERS WHICH COULD BE ASCERTAINED BY AN INSPECTION OF THE LAND OR BY MAKING INQUIRY OF PERSONS IN POSSESSION THEREOF OF THE LAND.
3. EASEMENTS, OR CLAIMS OF EASEMENTS, NOT SHOWN BY THE PUBLIC RECORDS.
4. ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY THE PUBLIC RECORDS.
5. THE EFFECT ON THE TITLE OF AN ENCUMBRANCE, VIOLATION, VARIATION, ADVERSE CIRCUMSTANCE, BOUNDARY LINE OVERLAP, AN IMPROVEMENT ACROSS THE BOUNDARY LINES OF THE LAND, BUT ONLY IF THE ENCUMBRANCE, VIOLATION, VARIATION, ADVERSE CIRCUMSTANCE, BOUNDARY LINE OVERLAP, OR IMPROVEMENT ACROSS THE BOUNDARY LINES OF THE LAND HAVE BEEN DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY OF THE LAND.
6. RIGHTS OF THE PUBLIC, THE STATE OF ILLINOIS AND THE MUNICIPALITY IN AND TO THAT PART OF THE LAND TAKEN OR USED FOR ROAD PURPOSES.
7. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 8 AND PARCEL 2 – SEE DOCUMENT FOR LOCATION)
8. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 9)
9. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 10)
10. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 7)
11. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 6)
12. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 5)
13. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 4)
14. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 3)
15. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 2)
16. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS PARCEL 1 LOT 1)
17. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED AUGUST 6, 2003 AS DOCUMENT NO. 5327499. (AFFECTS THE NORTHERLY 10 FEET OF THE LAND, AFFECTS PARCEL 1 LOT 8)
18. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED OCTOBER 1, 1969 AS DOCUMENT NO. 926618, AFFECTING THE NORTHERLY 10 FEET OF THE LAND. (AFFECTS PARCEL 1 LOT 9)
19. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED OCTOBER 1, 1969 AS DOCUMENT NO. 926618, AFFECTING THE NORTHERLY 10 FEET OF THE LAND. (AFFECTS PARCEL 1 LOT 8)
20. EASEMENT IN FAVOR OF COMMONWEALTH EDISON COMPANY AND ILLINOIS BELL TELEPHONE COMPANY AND ITS/THEIR RESPECTIVE SUCCESSORS AND ASSIGNS TO INSTALL, OPERATE AND MAINTAIN ALL EQUIPMENT NECESSARY FOR THE PURPOSE OF SERVING THE LAND AND OTHER PROPERTY, TOGETHER WITH THE RIGHT OF ACCESS TO SAID EQUIPMENT AND THE PROVISIONS RELATING THERETO CONTAINED IN THE PLAT RECORDED OCTOBER 1, 1969 AS DOCUMENT NO. 926618, AFFECTING THE NORTHERLY 10 FEET OF THE LAND. (AFFECTS PARCEL 1 LOT 10)
21. MEMORANDUM OF LAND LEASE AGREEMENT BY AND BETWEEN THE VILLAGE OF LIBERTYVILLE AND CHICAGO SMSA LIMITED PARTNERSHIP D/B/A VERIZON WIRELESS RECORDED AUGUST 11, 2000 AS DOCUMENT NO. 4664358 AND RE-RECORDED AUGUST 11, 2000 AS DOCUMENT NO. 4664359 AND AMENDMENT NO. 1 RECORDED AUGUST 11, 2000 AS DOCUMENT NO. 4664360 AND AMENDMENT NO. 2 RECORDED AUGUST 11, 2000 AS DOCUMENT NO. 4664361 AND AMENDMENT NO. 3 RECORDED AUGUST 11, 2000 AS DOCUMENT NO.

VILLAGE OF LIBERTYVILLE

GENERAL NOTES

Date: 2-15-2023

1. ALL WORK AND MATERIALS SHALL BE IN CONFORMANCE WITH THE VILLAGE OF LIBERTYVILLE'S REGULATIONS AND "ENGINEERING DESIGN & CONSTRUCTION STANDARDS". IN CASE OF A DISCREPANCY BETWEEN THE PLANS AND THE VILLAGE DESIGN STANDARDS/CODE, THE MORE STRINGENT REQUIREMENT WILL GOVERN, AS DETERMINED BY THE VILLAGE ENGINEER.

2. THE OWNER OR THEIR REPRESENTATIVE IS SOLELY RESPONSIBLE TO OBTAIN ANY AND ALL PERMITS REQUIRED BY APPLICABLE GOVERNMENTAL AGENCIES.

3. THE CONTRACTOR/DEVELOPER ASSUMES ALL RESPONSIBILITY AND LIABILITY FOR ANY ACTION RESULTING FROM THEIR WORK WITHIN THE PUBLIC RIGHT-OF-WAY.

4. THE CONTRACTOR/DEVELOPER SHALL INDEMNIFY AND HOLD HARMLESS THE VILLAGE OF LIBERTYVILLE.

5. ALL CONSTRUCTION MEANS AND METHODS, TECHNIQUES, PROCEDURES, SCHEDULING, SEQUENCING, AND JOB SITE SAFETY IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR/DEVELOPER.

6. A SET OF PLANS AND SPECIFICATIONS WITH THE LATEST REVISION DATE APPROVED BY THE VILLAGE SHALL BE KEPT ON THE JOB SITE AT ALL TIMES DURING THE CONSTRUCTION PERIOD. THE CONTRACTOR SHALL OBTAIN FURTHER VILLAGE AUTHORIZATION PRIOR TO BEGINNING ANY WORK THAT IS NOT INDICATED ON THE APPROVED DOCUMENTS.

7. NO EXCAVATIONS SHALL COMMENCE UNTIL ALL EXISTING PUBLIC AND PRIVATE UTILITIES ARE FIELD LOCATED. CALL JULIE (811 OR 800-892-0123) AT LEAST FORTY-EIGHT (48) HOURS IN ADVANCE.

8. THE SOIL EROSION AND SEDIMENT CONTROL (SESC) MEASURES INDICATED ON THESE PLANS ARE THE MINIMUM REQUIREMENTS, AND THE CONTRACTOR SHALL PROMPTLY ADDRESS ANY SESC ISSUE WITH APPROPRIATE MEASURES. ADDITIONAL SESC MEASURES MAY BE REQUIRED, AS DETERMINED BY THE CONTRACTOR, ENGINEER, SESC INSPECTOR, VILLAGE STAFF, OR WDO ENFORCEMENT OFFICER.

9. PRIOR TO COMMENCEMENT OF SITE DISTURBANCE ACTIVITIES, SEDIMENT/EROSION CONTROL MEASURES MUST INSTALLED IN ACCORDANCE WITH THE APPROVED PLANS AND MADE AVAILABLE FOR INSPECTION/APPROVAL BY THE VILLAGE. CONTACT THE ENGINEERING DIVISION (847-918-2100) AT LEAST TWENTY-FOUR (24) HOURS IN ADVANCE TO SCHEDULE INSPECTION.

10. THE CONTRACTOR SHALL MAKE ALL SITE MODIFICATIONS AND ALL REQUIRED TESTING AVAILABLE FOR VILLAGE STAFF INSPECTION AND OBSERVATION, IN ACCORDANCE WITH THE APPLICABLE PERMITS, REGULATIONS AND STANDARDS. THE CONTRACTOR SHALL VERIFY ALL APPLICABLE INSPECTION REQUIREMENTS WITH THE VILLAGE BEFORE BEGINNING THE SUBJECT INSTALLATION.

11. SUITABLE TRAFFIC CONTROL MEASURES SHALL BE PROVIDED FOR CONSTRUCTION ACTIVITIES IN ACCORDANCE WITH THE MANUAL ON UNIFORM TRAFFIC CONTROL DEVICES (MUTCD), LATEST EDITION. TRAFFIC CONTROL MUST BE PROVIDED FOR ANY ACTIVITY THAT IMPACTS TRAFFIC FLOW. THIS INCLUDES, BUT IS NOT LIMITED TO, ROAD CLOSURES REQUIRING DETOURS, DAILY LANE CLOSURES, LONG TERM LANE CLOSURES, NARROW LANES, AND CONSTRUCTION VEHICLES ENTERING AND EXITING THE PUBLIC ROADWAY.
NOTE: ROAD CLOSURES AND DETOURS WILL ONLY BE PERMITTED WITH PRIOR REVIEW AND WRITTEN APPROVAL BY THE VILLAGE.

12. ACCESS FOR MAIL DELIVERY, GARBAGE COLLECTION, SCHOOL BUSES, AND EMERGENCY VEHICLES MUST BE MAINTAINED ALONG PUBLIC STREETS AT ALL TIMES.

13. PEDESTRIANS MUST BE PROVIDED WITH A SAFE ALTERNATE ROUTE IF PEDESTRIAN FACILITIES ARE TO BE CLOSED AS A RESULT OF CONSTRUCTION ACTIVITIES. GUIDANCE MUST BE PROVIDED TO PEDESTRIANS SO THAT THEY MAY AVOID THE WORK ZONE.

14. PRIOR TO COMMENCEMENT OF ANY OFF-SITE CONSTRUCTION, THE CONTRACTOR SHALL SECURE WRITTEN AUTHORIZATION THAT ALL OFF-SITE EASEMENTS HAVE BEEN SECURED AND THAT PERMISSION HAS BEEN GRANTED TO ENTER ONTO PRIVATE PROPERTY.

15. ANY USE OF VILLAGE WATER MUST BE REQUESTED THROUGH PUBLIC WORKS, 600 NORTH AVENUE, 847-362-3434, AND METERED AT THE PUBLIC WORKS BUILDING OR, IF AUTHORIZED BY PUBLIC WORKS, WITH A HYDRANT METER.

16. EXCEPT FOR EMERGENCY REPAIRS, NO WORK REQUIRING REMOVAL OF STREET PAVEMENT SHALL BE SCHEDULED WHEN HOT MIX ASPHALT WILL BE UNAVAILABLE FOR PERMANENT PAVEMENT RESTORATION.

17. FULL DEPTH SAWCUT IS REQUIRED FOR PRIOR TO ANY REMOVAL OF EXISTING PUBLIC PAVEMENT OR CURB & GUTTER.

18. UTILITY EXCAVATION AND INSTALLATION AFFECTING THE PUBLIC SYSTEM OR WITHIN THE PUBLIC RIGHT-OF-WAY SHALL OCCUR ONLY ON WEEKDAYS (MONDAY TO FRIDAY, EXCLUDING HOLIDAYS) BETWEEN 7:00 AM AND 3:30 PM. WRITTEN CONSENT FROM THE PUBLIC WORKS DEPARTMENT WOULD BE REQUIRED PRIOR TO ANY SUCH WORK OCCURRING ON SATURDAY, SUNDAY, OR OUTSIDE THE SPECIFIED HOURS. IN THE CASE OF EMERGENCY REPAIR WORK, THE REQUIREMENT FOR WRITTEN CONSENT DOES NOT APPLY; HOWEVER, THE CONTRACTOR SHALL NOTIFY PUBLIC WORKS IMMEDIATELY AND COOPERATE WITH ALL REQUIREMENTS AS DIRECTED.

19. PRIOR TO ALL TRENCHLESS INSTALLATIONS (INCLUDING ANY DRY UTILITY/CONDUIT INSTALLATION BY THE CONTRACTOR, EVEN IF IT IS NOT SHOWN ON THE PLANS), POTHOLING OF ALL EXISTING VILLAGE UTILITIES AND/OR SERVICE LATERALS IS REQUIRED TO DETERMINE ACTUAL LOCATION(S) AND DEPTH(S); SUCH POTHOLING SHALL BE MADE AVAILABLE FOR ENGINEERING DIVISION INSPECTION. FOR TRENCHLESS INSTALLATIONS INSTALLED AT THE APPROXIMATE DEPTH OF EXISTING VILLAGE UTILITIES AND/OR SERVICE LATERALS, APPLICANT SHALL ARRANGE FOR POST-CONSTRUCTION CLOSED CIRCUIT TELEVISING OF THESE EXISTING SANITARY AND STORM SEWER FACILITIES (MAINS AND LATERALS/PRIVATE SERVICES, AS APPLICABLE). THE VIDEO FOOTAGE SHALL BE PROVIDED TO ENGINEERING DIVISION FOR REVIEW. IF A RECORDING CANNOT BE MADE AVAILABLE, THE APPLICANT SHALL PROVIDE AT LEAST 24 HOURS NOTICE SO AN ENGINEERING DIVISION INSPECTOR CAN BE PRESENT FOR THE TELEVISING. ANY OBSERVED DAMAGE ATTRIBUTABLE TO THE SUBJECT INSTALLATION SHALL BE PROMPTLY REPAIRED BY THE APPLICANT ACCORDING TO THE APPLICABLE STANDARDS.

20. ALL NECESSARY PRECAUTIONS SHALL BE TAKEN AGAINST DAMAGE TO EXISTING UTILITIES. IN THE EVENT OF A BREAK IN AN EXISTING WATER MAIN, GAS MAIN, SEWER, OR UNDERGROUND CABLE, THE CONTRACTOR SHALL IMMEDIATELY NOTIFY A RESPONSIBLE OFFICIAL FROM THE ORGANIZATION OPERATING THE UTILITY INTERRUPTED. THE CONTRACTOR OR DEVELOPER SHALL LEND ALL POSSIBLE ASSISTANCE IN RESTORING SERVICE AND SHALL ASSUME ALL COSTS, CHARGES, OR CLAIMS CONNECTED WITH THE INTERRUPTION AND REPAIR OF SUCH SERVICES. SHOULD REPAIR WORK NEED TO BE PERFORMED BY THE VILLAGE FOR ANY REASON, THE COST OF SUCH REPAIR WORK WILL BE BILLABLE TO THE CONTRACTOR OR DEVELOPER ON A TIME AND MATERIAL BASIS PLUS, FRINGE, OVERHEAD, AND ADMINISTRATIVE COSTS.

21. BURIED SPLICES ARE STRICTLY PROHIBITED. THEREFORE, ANY DAMAGE TO UNDERGROUND ELECTRICAL CONDUIT SHALL RESULT IN A FULL REPLACEMENT OF ELECTRICAL CABLE BY A VILLAGE-APPROVED CONTRACTOR. THE COST OF SUCH REPAIR WORK WILL BE BILLED TO THE CONTRACTOR OR DEVELOPER ON A TIME AND MATERIAL BASIS PLUS, FRINGE, OVERHEAD, AND ADMINISTRATIVE COSTS.

22. HYDRAULIC CEMENT SHALL BE USED IN PLACE OF TRADITIONAL MORTAR FOR SEALING ALL UTILITY STRUCTURES, PIPE CONNECTIONS, OR SIMILAR APPLICATIONS.

23. ANY AREAS AFFECTED BY CONSTRUCTION ACTIVITIES SHALL BE RESTORED TO THEIR PRE-CONSTRUCTION CONDITION OR BETTER. THIS SHALL INCLUDE, BUT NOT BE LIMITED TO, ALL UTILITIES, PAVEMENTS, CURBS, DRIVEWAYS, TREES, AND PARKWAYS. NEWLY CONSTRUCTED WORK SHALL ALSO BE PROTECTED FROM DAMAGE UNTIL THE PROJECT HAS BEEN COMPLETED.

24. CONTRACTOR SHALL RESTORE ALL DISTURBED PUBLIC PARKWAY AREAS WITH A MINIMUM 4" TOPSOIL, WITH EITHER SEEDING AND BLANKETING OR SOD. INSPECTION IS REQUIRED TO VERIFY THAT THE PARKWAY HAS BEEN PROPERLY GRADED AND RESTORED. ESTABLISHED GRASS GROWTH IS REQUIRED PRIOR TO FINAL APPROVAL.

25. AS-BUILT RECORD DRAWINGS SHALL BE SUBMITTED FOR REVIEW AND APPROVAL BY THE VILLAGE OF LIBERTYVILLE, IN ACCORDANCE WITH THE APPROVED PERMIT(S) AND THE APPLICABLE VILLAGE STANDARDS. PLEASE REFER TO THE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR AS-BUILT SUBMITTAL REQUIREMENTS.

NOTE: IF DISCREPANCIES EXIST BETWEEN THE CITY SPECIFICATIONS, BOOK SPECIFICATIONS, AND NOTES FOUND WITHIN THE CIVIL SHEETS, THE CITY'S SPECIFICATIONS AND DETAILS SHALL GOVERN.

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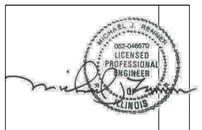
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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING



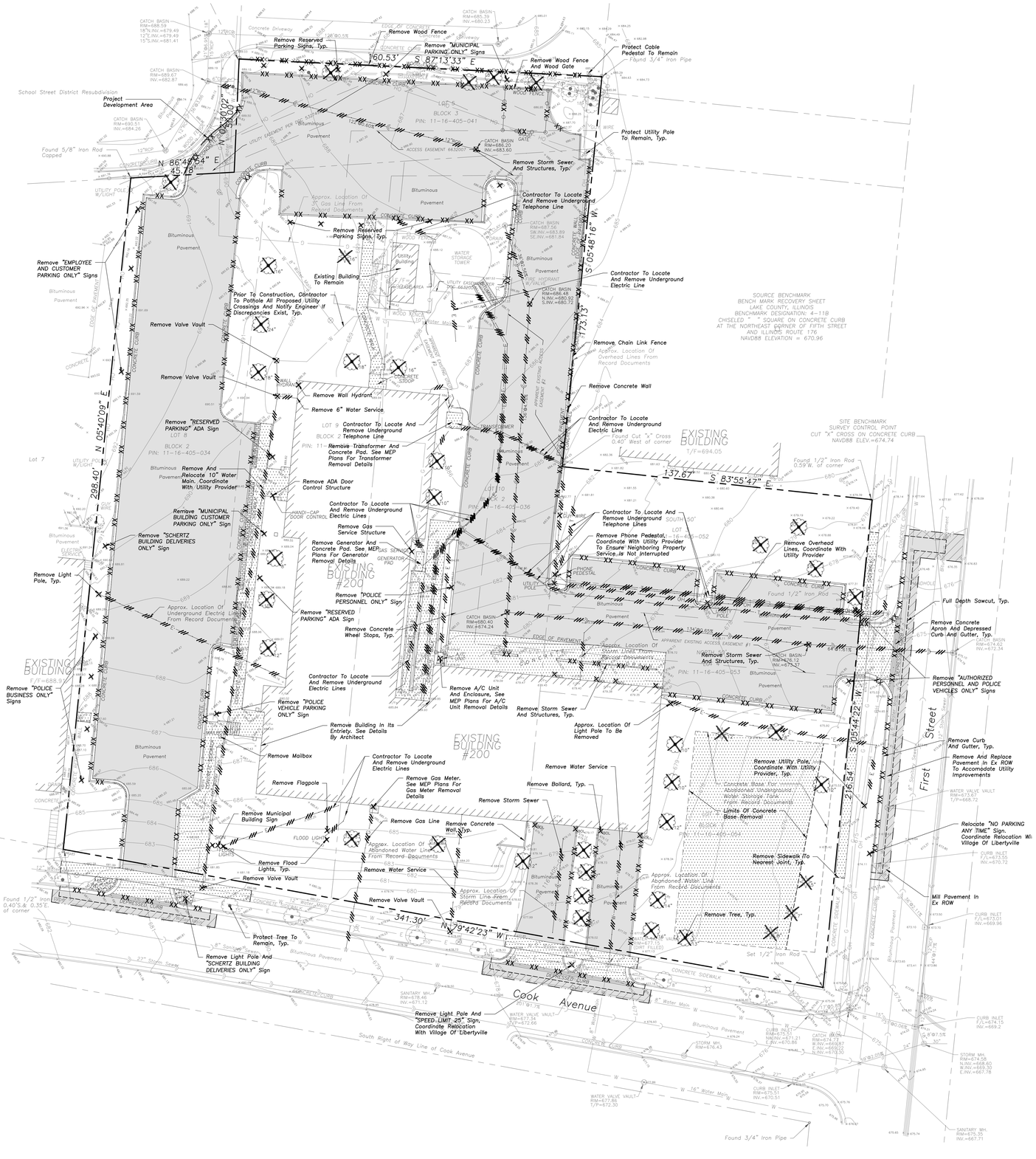
LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

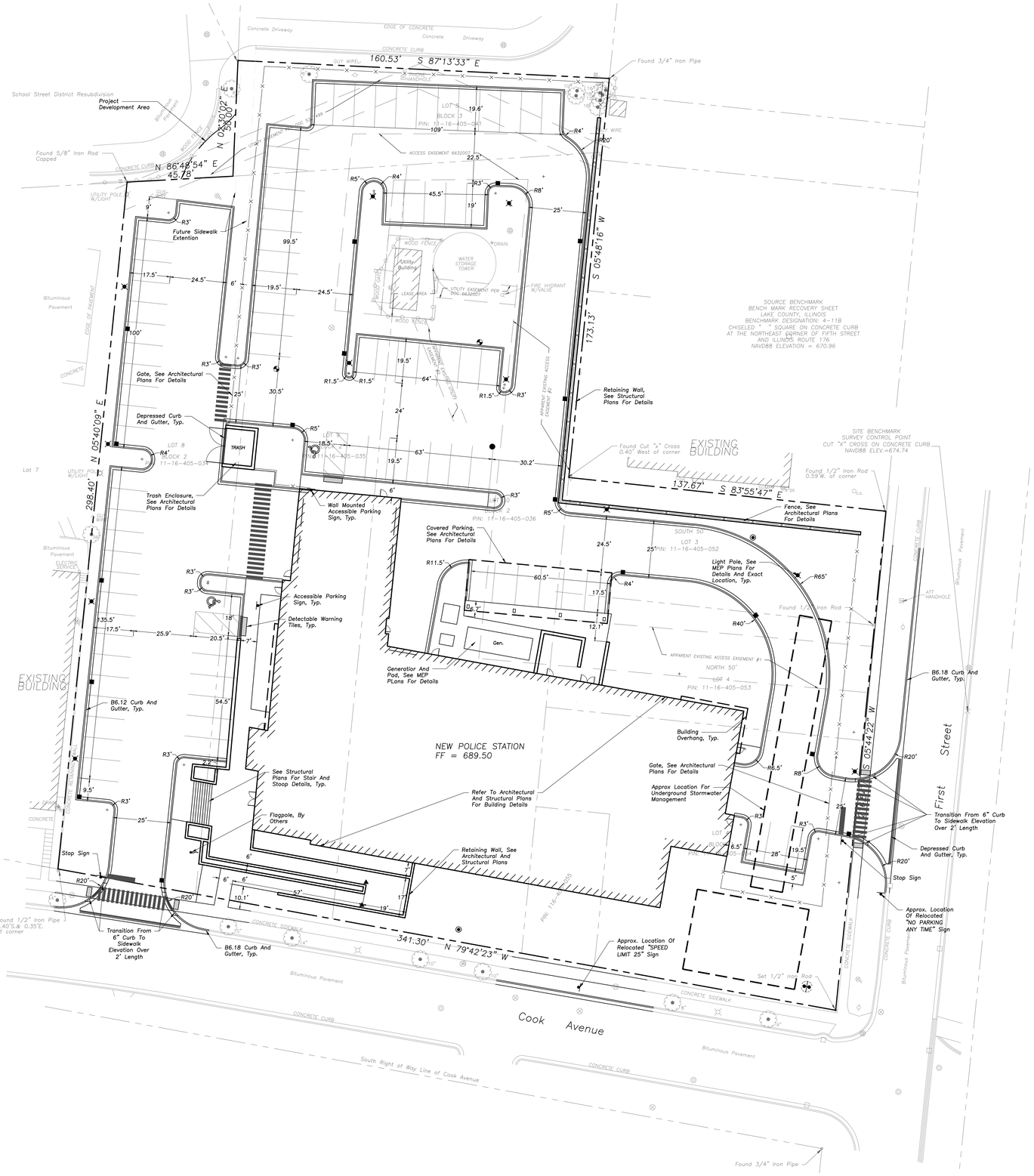
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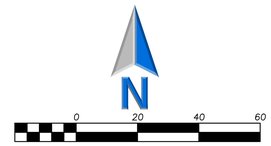
LIBERTYVILLE GENERAL NOTES

SHEET NO.
C0.02

JOB NO. 25-4289.01
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Remove Wood Fence
Remove Reserved Parking Signs, Typ.
Remove "MUNICIPAL PARKING ONLY" Signs
Remove Wood Fence And Wood Gate
Protect Cable Pedestal To Remain
Found 3/4" Iron Pipe
School Street District Resubdivision
Project Development Area
Protect Utility Pole To Remain, Typ.
Found 5/8" Iron Rod Capped
Remove Storm Sewer And Structures, Typ.
Contractor To Locate And Remove Underground Telephone Line
Remove Reserved Parking Signs, Typ.
Existing Building To Remain
Contractor To Locate And Remove Underground Electric Line
Remove "EMPLOYEE AND CUSTOMER PARKING ONLY" Signs
Prior To Construction, Contractor To Pothole All Proposed Utility Crossings And Notify Engineer If Discrepancies Exist, Typ.
Remove Chain Link Fence
Approx. Location Of Overhead Lines From Record Documents
Remove Valve Vault
Remove Concrete Wall
Remove Valve Vault
Remove Wall Hydrant
Remove 6" Water Service
Contractor To Locate And Remove Underground Telephone Line
Remove "RESERVED PARKING" ADA Sign
Remove Transformer And Concrete Pad. See MEP Plans For Transformer Removal Details
Remove And Relocate 10" Water Main. Coordinate With Utility Provider
Remove ADA Door Control Structure
Remove "MUNICIPAL BUILDING CUSTOMER PARKING ONLY" Sign
Contractor To Locate And Remove Underground Electric Lines
Remove Gas Service Structure
Remove "SCHERTZ BUILDING DELIVERIES ONLY" Sign
Remove Generator And Concrete Pad. See MEP Plans For Generator Removal Details
Remove Light Pole, Typ.
Remove "POLICE PERSONNEL ONLY" Sign
Remove "RESERVED PARKING" ADA Sign
Remove Concrete Wheel Stops, Typ.
Approx. Location Of Underground Electric Lines From Record Documents
Contractor To Locate And Remove Underground Electric Lines
Remove "POLICE VEHICLE PARKING ONLY" Sign
Remove A/C Unit And Enclosure, See MEP Plans For A/C Unit Removal Details
Remove "POLICE BUSINESS ONLY" Signs
Remove Building In Its Entirety. See Details By Architect
Remove Storm Sewer And Structures, Typ.
Remove Mailbox
Contractor To Locate And Remove Underground Electric Lines
Approx. Location Of Light Pole To Be Removed
Remove Flagpole
Remove Gas Meter, See MEP Plans For Gas Meter Removal Details
Remove Water Service
Remove Bollard, Typ.
Remove Storm Sewer
Remove Municipal Building Sign
Remove Gas Line
Remove Concrete Wall, Typ.
Approx. Location Of Abandoned Water Line From Record Documents
Remove Flood Lights, Typ.
Remove Water Service
Remove Valve Vault
Approx. Location Of Storm Line From Record Documents
Remove Valve Vault
Protect Tree To Remain, Typ.
Remove Light Pole And "SCHERTZ BUILDING DELIVERIES ONLY" Sign
Remove Light Pole And "SPEED LIMIT 25" Sign. Coordinate Relocation With Village Of Libertyville
Remove Overhead Lines, Coordinate With Utility Provider
Full Depth Sawcut, Typ.
Remove Concrete Apron And Depressed Curb And Gutter, Typ.
Remove Storm Sewer And Structures, Typ.
Remove "AUTHORIZED PERSONNEL AND POLICE VEHICLES ONLY" Signs
Remove Utility Pole, Coordinate With Utility Provider, Typ.
Concrete Base For Abandoned Underground Water Storage Tank From Record Documents
Limits Of Concrete Base Removal
Remove Curb And Gutter, Typ.
Remove And Replace Pavement In Ex ROW To Accomodate Utility Improvements
Relocate "NO PARKING ANY TIME" Sign. Coordinate Relocation Wi Village Of Libertyville
Remove Sidewalk To Nearest Joint, Typ.
Remove Tree, Typ.
Mill Pavement In Ex ROW
Set 1/2" Iron Rod
Found 1/2" Iron Rod
Found 3/4" Iron Pipe
Found 1/2" Iron Rod 0.40'S.&W. of corner
Found 1/2" Iron Rod 0.59'W. of corner
Found Cut "x" Cross 0.40' West of corner
EXISTING BUILDING T/F=694.05
EXISTING BUILDING #200
SOURCE BENCHMARK
BENCH MARK RECOVERY SHEET
LAKE COUNTY, ILLINOIS
BENCHMARK DESIGNATION: 4-11B
CHISELED "+" SQUARE ON CONCRETE CURB AT THE NORTHEAST CORNER OF FIFTH STREET AND ILLINOIS ROUTE 176
NAVD88 ELEVATION = 670.96
SITE BENCHMARK
SURVEY CONTROL POINT
CUT "X" CROSS ON CONCRETE CURB
NAVD88 ELEV.=674.74
Cook Avenue
First Street
South Right of Way Line of Cook Avenue
N 86°48'54" E 45.78'
N 05°40'09" E 298.40'
S 87°13'33" E 160.53'
S 05°48'16" W 173.13'
S 83°55'47" E 137.67'
S 05°44'22" W 216.54'
N 79°42'23" W 341.30'
N 10°17'37" E 261.96'
W 167 Water Main
W 6" Water Main
W 12" Water Main
W 8" Water Main
W 10" Water Main
W 16" Water Main
W 18" Water Main
W 24" Water Main
W 30" Water Main
W 36" Water Main
W 42" Water Main
W 48" Water Main
W 54" Water Main
W 60" Water Main
W 72" Water Main
W 84" Water Main
W 96" Water Main
W 108" Water Main
W 120" Water Main
W 132" Water Main
W 144" Water Main
W 156" Water Main
W 168" Water Main
W





Scale: 1"=20'

GEOMETRY NOTES

1. *All Dimensions Contained Herein Reference Back Of Curb, Face Of Retaining Wall, Edge Of Pavement, Center of Structure And Outside Face Of Building Foundation Unless Otherwise Noted.*
2. *All Pavement Striping Shall Be 4" Wide Yellow Paint Per Specifications, Two Coats for Latex Paints. All Cross Hatch Striping Shall Be 45° At 2'-0" Centers.*
3. *All Accessible Parking Signs (R7-8) Must Be Placed at the Center of the Space and Within 5 Feet of the Space.*
4. *Refer to Architectural Drawings for Exact Locations of All Buildings.*
5. *Refer to Architectural Drawings for Locations and Details of All Permanent Site Fencing.*
6. *Traffic Sign Posts Shall Be Breakaway Green U-Channel Posts, 2-lb/ft, 11 Gauge Steel, Embedded 42" Minimum Into Ground.*

Parking Requirements		
Existing Conditions	96 Standard	2 Accessible
Proposed Conditions	84 Standard	2 Accessible

LEGEND

EXISTING		PROPOSED
	Manhole	
	Drainage Structure	
	Drainage Structure	
	Area Drain	
C_{CO}	Clean Out	C_{CO}
	Flared End Section	
S	Storm Sewer	S
S	Sanitary Sewer	S
S	Combined Sewer	S
W	Water Main	W
G	Gas Line	G
OH	Overhead Wires	OH
E	Electrical Cable (Buried)	E
T	Telephone Line	T
	Fire Hydrant	
	Valve Vault	
V_B	Buffalo Box	V_B
D_S	Downspout	D_S
B_{OL}	Bollard	B_{OL}
V_G	Gas Valve	
M_G	Gas Meter	
M_E	Electric Meter	
E_M	Electric Manhole	
	Hand Hole	
	Light Pole	
	Light Pole w/ Mast Arm	
	Utility Pole	
T_P	Telephone Pedestal	
T_M	Telephone Manhole	
	Sign	
	Fence	
	Accessible Parking Stall	
	Curb & Gutter	
	Depressed Curb	
x C 782.50	Curb Elevation	C 782.50
x G 782.00	Gutter Elevation	G 782.00
x P 783.25	Pavement Elevation	P 783.25
x W 782.10	Sidewalk Elevation	W 782.10
x 784.0	Ground Elevation	784.0
x T/W 785.20	Top of Retaining Wall Elevation	T/W 785.20
	Swale	
781	Contour Line	781
	Deciduous Tree	
	Coniferous Tree	
	Brushline	
	Tree Protection Fencing at Drip Line	

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2. *Notify The Engineer Without Delay of Any Discrepancies Between the Drawings and Existing Field Conditions.*
3. *Contractor Shall Provide Private Utility Locating Services for the Project Area.*
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6. *These Drawings Assume That The Contractor Will Utilize An Electronic Drawing File (DWG) to Stake All Site Improvements Accordingly. Contractor Shall Re-Establish Horizontal Control. Horizontal Control Points Not Provided.*
7. *No Person May Utilize The Information Contained Within These Drawings Without Written Approval From Eriksson Engineering Associates, Ltd.*
8. *The Engineer Is Furnishing These Drawings For Construction Purposes As A Convenience To The Owner, Architect, Surveyor, or Contractor. Prior To The Use Of These Drawings For Construction Purposes, The User Of This Media Shall Verify All Dimensions And Locations Of Buildings With The Foundation Drawings And Architectural Site Plan, and Coordinate All Dimensions and Locations of All Site Items. If Conflicts Exist The User Of This Information Shall Contact The Engineer Immediately.*
9. *Provide An As-built Survey Prepared By A Licensed Professional Land Surveyor In Accordance With The Authorities Having Jurisdiction Which Shall Include As a Minimum All Detention Basins and Best Management Practices, Include All Storm and Sanitary Sewers, Structure Locations, Sizes, Rim and Invert Elevations, Final Detention Volume Calculations For The Basin(s), Watermain and Valve and Appurtenance Locations. Provide Photograph Of Restrictor Plate(s) Including Ruler Across Opening For Verification Of Restrictor Diameter.*
10. *The Illinois Department Of Transportation Standard Specifications For Road And Bridge Construction Latest Edition, And All Addenda Thereto, Shall Govern The Earthwork And Paving Work Under This Contract Unless Noted Otherwise.*

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ISSUANCE		
NO	DATE	DESCRIPTION
	10/10/25	PLANNING & ZONING

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OF ILLINOIS

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PLANNING & ZONING SUBMITTAL - FINAL

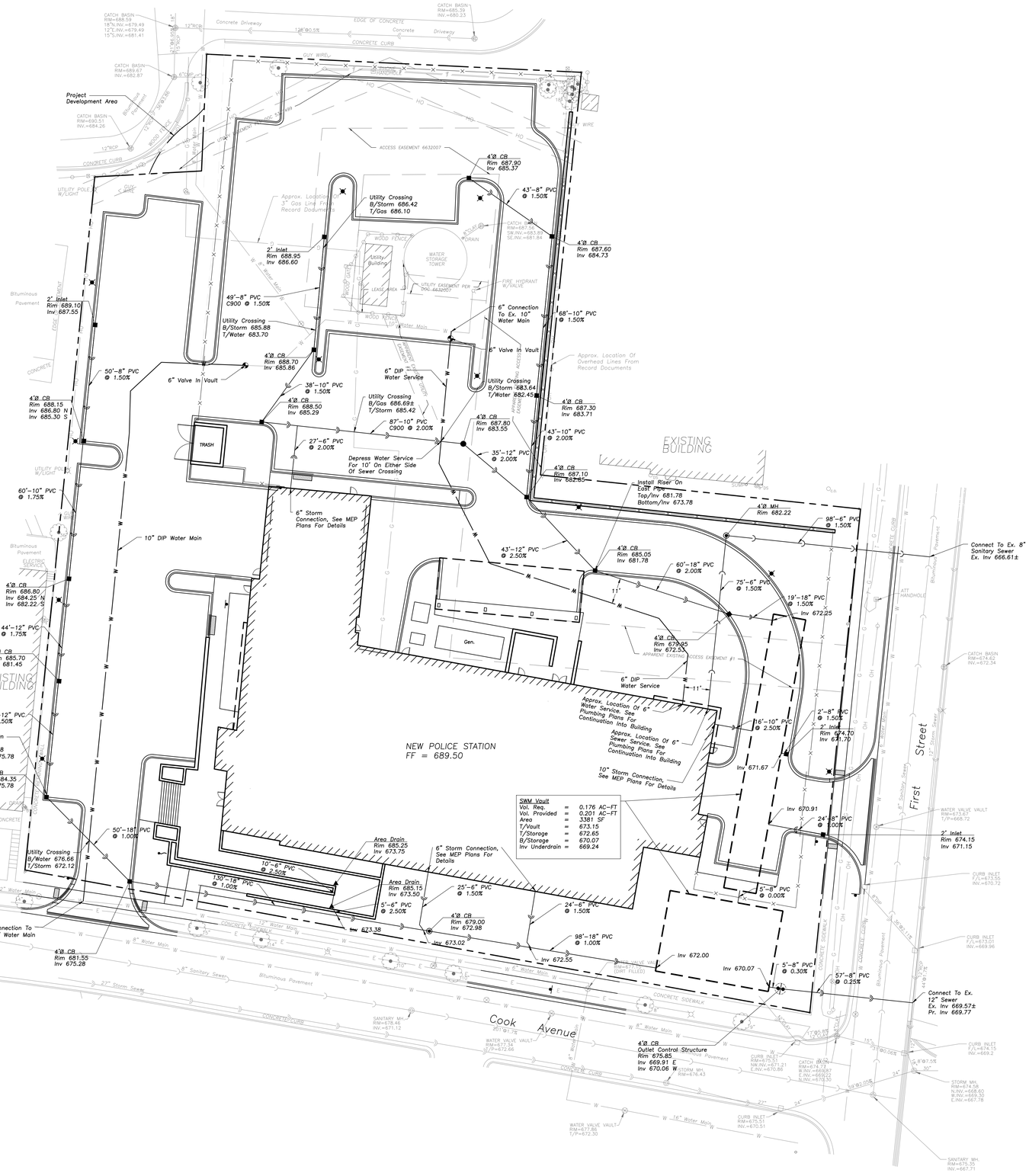
SITE GEOMETRY PLAN

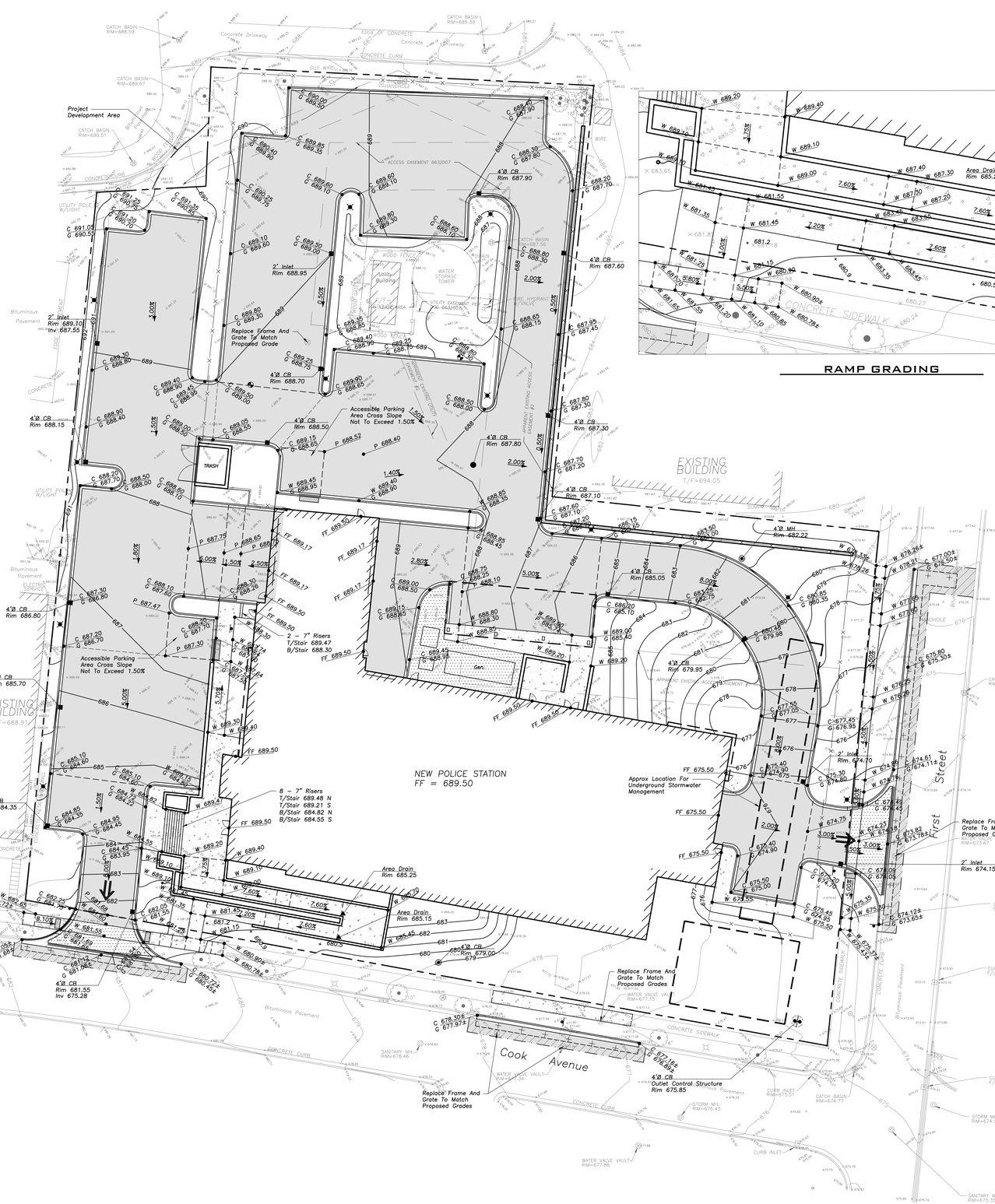
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Project Development Area
NEW POLICE STATION
FF = 689.50
EXISTING BUILDING
Cook Avenue
First Street
ACCESS EASEMENT 6632007
Utility Crossing B/Storm 686.42 T/Gas 686.10
4'Ø CB Rim 687.90 Inv 685.37
43'-8" PVC @ 1.50%
4'Ø CB Rim 687.60 Inv 684.73
2' Inlet Rim 688.95 Inv 686.60
49'-8" PVC C900 @ 1.50%
2' Inlet Rim 689.10 Inv 687.55
Utility Crossing B/Storm 685.88 T/Water 683.70
4'Ø CB Rim 688.70 Inv 685.86
6" Connection To Ex. 10" Water Main
68'-10" PVC @ 1.50%
6" Valve In Vault
Approx. Location Of Overhead Lines From Record Documents
6" DIP Water Service
Utility Crossing B/Storm 683.64 T/Water 682.45
4'Ø CB Rim 687.30 Inv 683.71
50'-8" PVC @ 1.50%
6" Valve In Vault
38'-10" PVC @ 1.50%
4'Ø CB Rim 688.15 Inv 686.80 N Inv 685.30 S
4'Ø CB Rim 688.50 Inv 685.29
Utility Crossing B/Gas 686.69± T/Storm 685.42
87'-10" PVC C900 @ 2.00%
4'Ø CB Rim 687.80 Inv 683.55
43'-10" PVC @ 2.00%
27'-6" PVC @ 2.00%
Depress Water Service For 10' On Either Side Of Sewer Crossing
35'-12" PVC @ 2.00%
4'Ø CB Rim 687.10 Inv 682.85
TRASH
Install Riser On East Pipe Top/Inv 681.78 Bottom/Inv 673.78
4'Ø MH Rim 682.22
98'-6" PVC @ 1.50%
Connect To Ex. 8" Sanitary Sewer Ex. Inv 666.61±
60'-10" PVC @ 1.75%
6" Storm Connection, See MEP Plans For Details
10" DIP Water Main
43'-12" PVC @ 2.50%
4'Ø CB Rim 685.05 Inv 681.78
60'-18" PVC @ 2.00%
75'-6" PVC @ 1.50%
19'-18" PVC @ 1.50%
Inv 672.25
4'Ø CB Rim 679.95 Inv 672.55
APPARENT EXISTING ACCESS EASEMENT #1
6" DIP Water Service
Approx. Location Of 6" Water Service, See Plumbing Plans For Continuation Into Building
Approx. Location Of 6" Sewer Service, See Plumbing Plans For Continuation Into Building
10" Storm Connection, See MEP Plans For Details
2'-8" PVC @ 1.50%
2' Inlet Rim 674.70 Inv 671.70
16'-10" PVC @ 2.50%
Inv 671.67
SWM Vault
Vol. Req. = 0.176 AC-FT
Vol. Provided = 0.201 AC-FT
Area = 3381 SF
T/Vault = 673.15
T/Storage = 672.65
B/Storage = 670.07
Inv Underdrain = 669.24
Inv 670.91
24'-8" PVC @ 1.00%
2' Inlet Rim 674.15 Inv 671.15
Area Drain Rim 685.25 Inv 673.75
6" Storm Connection, See MEP Plans For Details
10'-6" PVC @ 2.50%
130'-18" PVC @ 1.00%
Area Drain Rim 685.15 Inv 673.50
25'-6" PVC @ 1.50%
5'-6" PVC @ 2.50%
3'-8" PVC @ 0.00%
Inv 673.38
4'Ø CB Rim 679.00 Inv 672.98
24'-6" PVC @ 1.50%
Inv 673.02
98'-18" PVC @ 1.00%
Inv 672.55
Inv 672.00
Inv 670.07
5'-8" PVC @ 0.30%
57'-8" PVC @ 0.25%
Connect To Ex. 12" Sewer Ex. Inv 669.57± Pr. Inv 669.77
50'-18" PVC @ 1.00%
Utility Crossing B/Water 676.66 T/Storm 672.10
10" Connection To Ex. 12" Water Main
4'Ø CB Rim 681.55 Inv 675.28
4'Ø CB Outlet Control Structure Rim 675.85 Inv 669.91 E Inv 670.06 W
4'Ø CB Rim 686.80 Inv 684.25 N Inv 682.22 S
44'-12" PVC @ 1.75%
4'Ø CB Rim 685.70 Inv 681.45
50'-12" PVC @ 1.50%
Install Riser On North Pipe Top/Inv 680.78 Bottom/Inv 675.78
4'Ø CB Rim 684.35 Inv 675.78
CATCH BASIN RIM=688.59 18"N.INV.=679.49 12"E.INV.=679.49 15"S.INV.=681.41
CATCH BASIN RIM=689.67 INV.=682.87
CATCH BASIN RIM=690.51 INV.=684.26
CATCH BASIN RIM=685.33 INV.=680.23
CATCH BASIN RIM=674.62 INV.=672.34
CATCH BASIN RIM=683.85 SW.INV.=683.85 SE.INV.=681.84
WATER VALVE VAULT RIM=673.67 T/P=668.72
CURB INLET F/L=673.01 INV.=670.72
CURB INLET F/L=673.55 INV.=669.96
CURB INLET F/L=674.15 INV.=669.2
CURB INLET RIM=675.51 INV.=670.51
CURB INLET RIM=674.58 N.INV.=668.60 W.INV.=669.30 E.INV.=667.78
SANITARY MH. RIM=675.55 INV.=667.71
SANITARY MH. RIM=675.46 INV.=671.12
WATER VALVE VAULT RIM=677.34 T/P=672.66
WATER VALVE VAULT RIM=677.80 T/P=672.30
STORM MH. RIM=676.43
ATT HANDHOLE
Concrete Driveway
EDGE OF CONCRETE
CONCRETE CURB
Bituminous Pavement
UTILITY POLE W/LIGHT
GUY WIRE
ELECTRIC SERVICE
CONCRETE SIDEWALK
Approx. Location Of 3" Gas Line From Record Documents
WOOD FENCE
WATER STORAGE TOWER
Utility Building
LEASE AREA
UTILITY EASEMENT PER DOC. 6632007
FIRE HYDRANT W/VALVE
ROOF DRAIN
TOP OF BANK
Gen.
12" Water Main
8" Water Main
8" Sanitary Sewer
27" Storm Sewer
CONCRETE CURB & GUTTER
Bituminous Pavement
CONCRETE SIDEWALK
Bituminous Pavement
CONCRETE CURB
CONCRETE SIDEWALK
CONCRETE CURB & GUTTER



RAMP GRADING

Scale: 1"=10'

Scale: 1"=20'

GRADING NOTES

1. *Install And Maintain Silt Fence at the Perimeter of the Construction Zone.*
2. *The Grading and Construction of Proposed Improvements Shall Be Done In A Manner Which Will Allow For Positive Drainage, and Not Cause Ponding of Stormwater on the Surface of Proposed Improvements.*
3. *All Landscaped Areas Disturbed By Construction Shall Be Respread With 6 Inches (Min.) to 12 Inches (Max.) Topsoil and Hydroseeded Unless Noted Otherwise On The Landscape Drawings.*
4. *Refer to Architectural Drawings for Locations and Patterns of Expansion and Control Joints in Concrete Pavement and Sidewalks.*
5. *Accessible Parking Spaces and Loading Spaces Shall Be Sloped at Maximum 2.0% in Any Direction. Maximum Sidewalk Cross Slopes Shall be 2.0%. Maximum Longitudinal Sidewalk Slope Shall Be 4.9%. Contact Engineer If Conflicts Exist.*
6. *Adjust Frame Elevations Of All Structures Located Within The Limits Of The Project To Match Proposed Elevations. Add Or Remove Adjusting Rings As Necessary And Install New Mortar At Rings And Frame. Install New Chimney Seals On Any Sanitary Structures Being Adjusted*
7. *Conditions May Require Contractor to Excavate Clay Borrow Pit in Order to Produce Suitable Fill Material for Building Pad Preparation or Site Paving. Borrow Pit Shall Not Be Located in Proposed Hardscape Areas. Contractor Shall Backfill Borrow Pit to Meet Proposed Grades, or Existing Grades in Otherwise Undisturbed Areas, and May Use Topsoil and Unsuitable Material to Backfill. Review Soil Studies Prior to Excavation.*

PAVING & SURFACE LEGEND

- **Asphalt Pavement Section**
  1 1/2" Hot Mix Asphalt, Mix D, IL-9.5, N50
  2 1/2" Hot Mix Asphalt, IL-19.0, N50
  Prime Coat (0.25 gal/sq yd)
  8" Aggregate Base Course, Type B, Crushed, CA-6
  Non-Woven Geotextile Fabric, 5 oz/sy
- **Asphalt Pavement Section Within Public ROW**
  See Libertyville Standard Detail # PAV-13 For Pavement Section Details
- **Asphalt Pavement Section (Overlay)**
  1 1/2" Hot Mix Asphalt, Mix D, IL-9.5, N50
- **Concrete Sidewalk Section**
  5" Portland Cement Concrete
  Curing and Sealing Compound
  4" Aggregate Base Course, Type B, Crushed
- **Concrete Driveway Section**
  8" Portland Cement Concrete
  Curing and Sealing Compound
  6" Aggregate Base Course, Type B, Crushed
- Stormwater Overland Flow Path
- Ridge Line/High Point

LEGEND

EXISTING		PROPOSED
	Manhole	
	Drainage Structure	
	Drainage Structure	
	Area Drain	
CO	Clean Out	CO
	Flared End Section	
	Storm Sewer	
	Sanitary Sewer	
	Combined Sewer	
W	Water Main	W
G	Gas Line	G
OH	Overhead Wires	OH
E	Electrical Cable (Buried)	E
T	Telephone Line	T
	Fire Hydrant	
	Valve Vault	
	Buffalo Box	
DS	Downspout	DS
BOL	Bollard	BOL
	Gas Valve	
	Gas Meter	
	Electric Meter	
	Electric Manhole	
	Hand Hole	
	Light Pole	
	Light Pole w/ Mast Arm	
	Utility Pole	
	Telephone Pedestal	
	Telephone Manhole	
	Sign	
	Fence	
	Accessible Parking Stall	
	Curb & Gutter	
	Depressed Curb	
C 782.50	Curb Elevation	C 782.50
G 782.00	Gutter Elevation	G 782.00
P 783.25	Pavement Elevation	P 783.25
W 782.10	Sidewalk Elevation	W 782.10
784.0	Ground Elevation	784.0
T/W 785.20	Top of Retaining Wall Elevation	T/W 785.20
	Swale	
781	Contour Line	781
	Deciduous Tree	
	Coniferous Tree	
	Brushline	
	Tree Protection Fencing at Drip Line	

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING

062-048570 LICENSED PROFESSIONAL ENGINEER ILLINOIS

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LIBERTYVILLE, ILLINOIS 60048

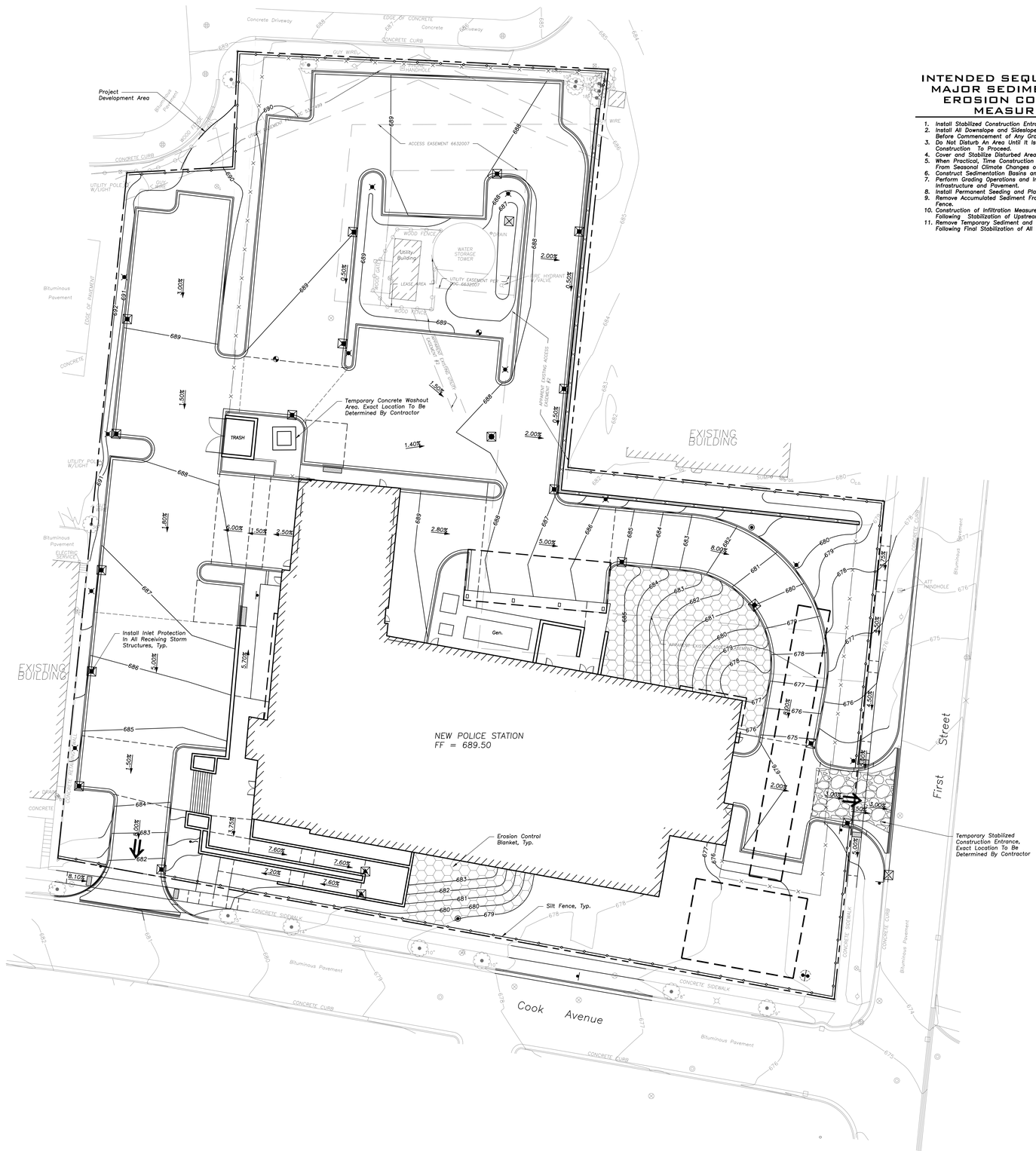
PLANNING & ZONING SUBMITTAL - FINAL

GRADING AND PAVING PLAN

SHEET NO.
C4.00

JOB NO. 25-4289.01

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INTENDED SEQUENCE OF MAJOR SEDIMENT AND EROSION CONTROL MEASURES

1. *Install Stabilized Construction Entrance*
2. *Install All Downslope and Sideslope Perimeter Controls Before Commencement of Any Ground Disturbing Activity.*
3. *Do Not Disturb An Area Until It Is Necessary For Construction To Proceed.*
4. *Cover and Stabilize Disturbed Areas As Soon As Possible.*
5. *When Practical, Time Construction Activities To Limit Impact From Seasonal Climate Changes or Weather Events.*
6. *Construct Sedimentation Basins and Structures.*
7. *Perform Grading Operations and Installation of Site Infrastructure and Pavement.*
8. *Install Permanent Seeding and Plantings.*
9. *Remove Accumulated Sediment From Basins and Along Silt Fence.*
10. *Construction of Infiltration Measures Shall Take Place Following Stabilization of Upstream Drainage Areas.*
11. *Remove Temporary Sediment and Erosion Control Measures Following Final Stabilization of All Disturbed Areas.*

SOIL EROSION & SEDIMENTATION CONTROL NOTES

1. *Illinois Urban Manual Shall Govern All Soil Erosion and Sediment Control, and Related Work.*
2. *Contractor Shall Be Responsible for Compliance With IEPA NPDES and ILR10 Permit Requirements for Project.*
3. *Soil Disturbance Shall Be Conducted in Such a Manner as To Minimize Erosion. Soil Stabilization Measures Shall Consider the Time of Year, Site Conditions, and the Use of Temporary or Permanent Measures.*
4. *Soil Erosion and Sediment Control Features Shall Be Constructed Prior to the Commencement of Upland Disturbance.*
5. *Temporary Soil Stabilization Shall Be Applied to Topsoil Stockpiles and Disturbed Areas, Where Construction Activity Will Not Occur For A Period of More Than 14 Calendar Days, Temporary Measures Shall Be Applied Within 7 Calendar Days of the End of Active Hydrologic Disturbance. The Sediment Control Measures Shall Be Maintained On A Continuing Basis Until The Site Is Permanently Stabilized And All Inspections Are Complete. Permanent Stabilization Shall Be Completed Within 14 Days after Completion of Final Grading of Soil.*
6. *All Temporary And Permanent Erosion Control Measures Shall Be Removed Within 30 Days After Final Site Stabilization Is Achieved Or After The Temporary Measures Are No Longer Needed. Trapped Sediment And Other Disturbed Soil Areas Shall Be Permanently Stabilized.*
7. *Final Site Stabilization Is Defined By The EPA General Permit As Meaning That All Soil Disturbing Activities At The Site Have Been Completed, And That A Uniform Perennial Vegetative Cover With A Density Of 70 Percent Of The Cover For Unpaved Areas Not Covered By Permanent Structures Has Been Established Or Equivalent Permanent Stabilization Measures (Such As The Use Of Riprap, Gabions, Or Geotextiles) Have Been Employed.*
8. *All Storm Sewer Structures That Are, Or Will Be, Functioning During Construction Shall Be Protected, Filtered, Or Otherwise Treated To Remove Sediment. The General Contractor Shall Use "Catch-All" Inlet Protectors (or equal) and Filter Wattles Around The Grate In Landscaped Areas And "Catch-All" Inlet Protectors (or equal) In Paved Areas To Prevent Siltation.*
9. *All Temporary And Permanent Sediment And Erosion Control Measures Must Be Maintained, Repaired, And Inspected In Conformance With All Applicable IEPA-NPDES Phase II And Lake County DECI Requirements.*
10. *Following The Termination Of Construction Activities And Issuance Of The Required "Notice Of Termination", The Permittees Must Keep A Copy Of The Storm Water Pollution Prevention Plan, Inspection Reports, And Records Of All The Data Used To Complete The Notice Of Intent For A Period Of At Least Three Years Following Final Stabilization.*
11. *Install And Maintain Silt Fence At The Perimeter Of The Construction Zone And Wetland Areas And As Shown On The Plans. Maintain Silt Fence Throughout Construction And Until Vegetation Has Been Fully Established.*
12. *Contractor Shall Provide Qualified Soil Erosion and Sediment Control Inspector Services in Accordance with NPDES and Governmental Requirements. Inspections Shall Occur at Every Seven Calendar Days Or Within 24 Hours of a 0.5" or Greater Rainfall Event. Engineer Shall Be Copied on Inspection Logs.*
13. *The Erosion Control Measures Indicated On The Drawings Are The Minimum Requirements. Additional Measures May Be Required As Directed By The Qualified Soil and Erosion Sediment and Control Inspector Or Governing Agency.*
14. *Unless Otherwise Indicated on the Drawings, Stabilize All Disturbed Ground Areas Where Slopes Exceed 6:1 or Within Swales with North American Green BioNet SC150BN Erosion Control Blanket, or Approved Equal.*
15. *Report Releases of Reportable Quantities of Oil or Hazardous Materials If They Occur In Accordance with IEPA NPDES Requirements.*
16. *All Concrete Washout Shall Conform To The "Temporary Concrete Washout Facility" Standards (Code 954) of the Illinois Urban Manual, Latest Edition.*
17. *If Necessary, The SWPPP Shall Be Modified To Reflect Changes Required During The Effective Period Of The IEPA NPDES General Permit No ILR10 and Local and County Permits.*
18. *Dewatering of Excavations Shall be Performed in a Manner Such as Through the use of Filter Bags or Polymer Treated Dewatering Swales, so as to Not Discharge Sediment Laden Water Into Storm Sewers Tributary to Open Water.*

SOIL EROSION & SEDIMENTATION CONTROL LEGEND

- Silt Fence
- Erosion Control Blanket North American Green DS75 Or Approved Equal
- Catch-All, Pork Chop Sediguard (or equal) Paved or Existing Stabilized Areas
- Stormwater Overland Flow Path

LEGEND

EXISTING		PROPOSED
	Manhole	
	Drainage Structure	
	Drainage Structure	
	Area Drain	
CO	Clean Out	CO
	Flared End Section	
SAN	Storm Sewer	
SAN	Sanitary Sewer	
SAN	Combined Sewer	
W	Water Main	W
G	Gas Line	G
OH	Overhead Wires	OH
E	Electrical Cable (Buried)	E
T	Telephone Line	T
	Fire Hydrant	
	Valve Vault	
FB	Buffalo Box	FB
DS	Downspout	DS
BOL	Bollard	BOL
GV	Gas Valve	
GM	Gas Meter	
EM	Electric Meter	
E	Electric Manhole	
	Hand Hole	
	Light Pole	
	Light Pole w/ Mast Arm	
	Utility Pole	
T	Telephone Pedestal	
T	Telephone Manhole	
	Sign	
	Fence	
	Accessible Parking Stall	
	Curb & Gutter	
	Depressed Curb	
× C 782.50	Curb Elevation	C 782.50
× G 782.00	Gutter Elevation	G 782.00
× P 783.25	Pavement Elevation	P 783.25
× W 782.10	Sidewalk Elevation	W 782.10
× 784.0	Ground Elevation	784.0
× T/W 785.20	Top of Retaining Wall Elevation	T/W 785.20
	Swale	
781	Contour Line	781
	Deciduous Tree	
	Coniferous Tree	
	Brushline	
	Tree Protection Fencing at Drip Line	

GENERAL NOTES

1. *The Location of Existing Underground Utilities, Such As Watermains, Sewers, Gas Lines, Etc., As Shown On The Plans, Has Been Determined From The Best Available Information and Is Given For The Convenience of The Contractor. However, The Owner and The Engineer Do Not Assume Responsibility In The Event That During Construction, Utilities Other Than Those Shown May Be Encountered, and That The Actual Location of Those Which Are Shown May Be Different From The Location As Shown On The Drawings. Contact Engineer Immediately If Surface and/or Subsurface Features Are Different Than Shown On The Drawings.*
2. *Notify The Engineer Without Delay of Any Discrepancies Between the Drawings and Existing Field Conditions.*
3. *Contractor Shall Provide Private Utility Locating Services for the Project Area.*
4. *Notify The Owner, Engineer and The Village of Libertyville: Utility Alert Network A Minimum of 48 Hours In Advance of Performing Any Work.*
5. *All Areas, On or Off Site, Disturbed During Construction Operations and Not Part of the Work As Shown Hereon Shall Be Restored To Original Condition to the Satisfaction of the Owner at No Additional Cost to the Owner. It is Incumbent Upon Contractor to Show That Damaged Areas Were Not Disturbed By Construction Operations.*
6. *These Drawings Assume That The Contractor Will Utilize An Electronic Drawing File (DWG) to Stake All Site Improvements Accordingly. Contractor Shall Re-Establish Horizontal Control. Horizontal Control Points Not Provided.*
7. *No Person May Utilize The Information Contained Within These Drawings Without Written Approval From Eriksson Engineering Associates, Ltd.*
8. *The Engineer Is Furnishing These Drawings For Construction Purposes As A Convenience To The Owner, Architect, Surveyor, or Contractor. Prior To The Use Of These Drawings For Construction Purposes, The User Of This Media Shall Verify All Dimensions And Locations Of Buildings With The Foundation Drawings And Architectural Site Plan, and Coordinate All Dimensions and Locations of All Site Items. If Conflicts Exist The User Of This Information Shall Contact The Engineer Immediately.*
9. *Provide An As-built Survey Prepared By A Licensed Professional Land Surveyor In Accordance With The Authorities Having Jurisdiction Which Shall Include As a Minimum All Detention Basins and Best Management Practices, Include All Storm and Sanitary Sewers, Structure Locations, Sizes, Rim and Invert Elevations, Final Detention Volume Calculations For The Basin(s), Watermain and Valve and Appurtenance Locations. Provide Photograph Of Restrictor Plate(s) Including Ruler Across Opening For Verification Of Restrictor Diameter.*
10. *The Illinois Department Of Transportation Standard Specifications For Road And Bridge Construction Latest Edition, And All Addenda Thereto, Shall Govern The Earthwork And Paving Work Under This Contract Unless Noted Otherwise.*

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING

MICHAEL R. MCCLUSKEY
062-046570
LICENSED PROFESSIONAL ENGINEER
OF ILLINOIS

LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
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LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

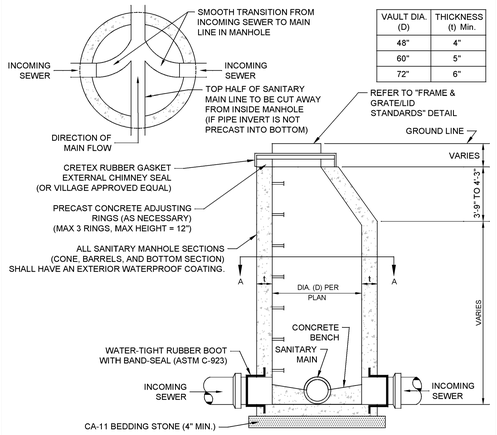
SITE EROSION AND SEDIMENT CONTROL PLAN

SHEET NO.
C5.00

JOB NO. 25-4289.01

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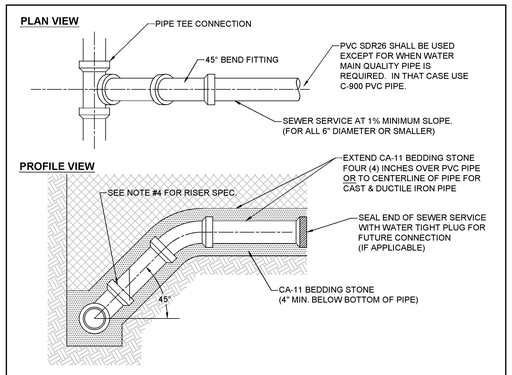


VAULT DIA. (D)	THICKNESS (t) Min.
48"	4"
60"	5"
72"	6"

NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. EXTERIOR NEOPRENE CHIMNEY SEAL STAINLESS STEEL TRIM PER ASTM C-923.
3. PIPE OPENINGS SHALL BE PRECAST INTO WALLS.
4. PRECAST REINFORCED CONCRETE SECTIONS PER ASTM C-478 WITH INTEGRAL PRECAST BOTTOMS.
5. ALL MANHOLE SECTIONS, ADJUSTING RINGS, AND FRAME SHALL BE SET IN FULL WITH PRE-FORMED BITUMINOUS GASKETS.
6. STEPS TO BE STEEL REINFORCED PLASTIC.
   A. EMBEDDED 3" INTO STRUCTURE WALL.
   B. SPACED AT 16" CENTER TO CENTER.
   C. FIRST STEP LOCATED 8"-12" BELOW FRAME.
7. PRECAST PCC BENCH SHALL EXTEND TO CROWN AND SLOPE TO OUTSIDE WALL, SMOOTH FINISH.

SANITARY MANHOLE

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # SAN - 01



NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. TRENCH BACKFILL FOR PAVED AREAS SHALL BE CA-6 CRUSHED LIMESTONE OR APPROVED EQUAL.
3. TRENCH BACKFILL FOR NON-PAVED AREAS SHALL BE FINELY DIVIDED EXCAVATED MATERIAL FREE OF ROCKS AND DEBRIS.
4. RISER REQUIRED WHEN SEWER DEPTH EXCEEDS NINE (9) FEET. MAXIMUM SLOPE OF 1:1 ON RISERS.
5. FOR DEVELOPMENTS WITH NEW MAIN CONSTRUCTION, A TEE OR WYE CONNECTION SHALL BE PROVIDED.
6. FOR PROPERTIES WITH NO EXISTING SERVICE LINE THAT ARE CONNECTING TO AN EXISTING MAIN, THE CONNECTION SHALL BE MADE VIA A ROMAC CB OR FORD FSS SEWER SADDLE.

FOR PROPERTIES WITH AN EXISTING SERVICE:
1. IF EXISTING SERVICE IS CLAY, THE EXISTING WYE OR TEE CONNECTION AT THE MAIN MUST BE REMOVED AND REPLACED ENTIRELY.
2. IF EXISTING SERVICE IS PVC OR IRON, SEWER TELEVISING VIDEOS OF THE ENTIRE SERVICE CAN BE PROVIDED TO THE VILLAGE FOR REVIEW AND DETERMINATION OF POSSIBLE RE-USE.
3. IF NEW SERVICE IS PROPOSED, THE CONNECTION TO THE EXISTING MAIN SHALL BE ONE OF THE FOLLOWING:
   3.1. NEW PVC WYE OR TEE CONNECTION INSTALLED ALONG EXISTING MAIN; OR
   3.2. ROMAC CB OR FORD FSS SEWER SADDLE ON EXISTING MAIN (IF PROPOSED AT DIFFERENT LOCATION THAN EXISTING CONNECTION); OR
   3.3. LMT STYLE SADDLE SYSTEM INSTALLATION (OR APPROVED EQUAL) WHEN TAPPING A LINED SANITARY MAIN.

SANITARY SERVICE

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # SAN - 03

ILLINOIS DEPARTMENT OF TRANSPORTATION (I.D.O.T.) STANDARDS TO BE UTILIZED FOR ALL STORM MANHOLES.

PLEASE "X" ANY STANDARDS LISTED BELOW THAT ARE APPLICABLE TO THIS PROJECT, AND INCLUDE THE CORRESPONDING I.D.O.T. STANDARD DETAIL ON THE PLANS.

STANDARD	DESCRIPTION	APPLICABLE TO CURRENT PROJECT? "X"
602401	MANHOLE TYPE A, 4' DIAMETER	
602402	MANHOLE TYPE A, 5' DIAMETER	
602406	MANHOLE TYPE A, 6' DIAMETER	
602411	MANHOLE TYPE A, 7' DIAMETER	
602416	MANHOLE TYPE A, 8' DIAMETER	
602421	MANHOLE TYPE A, 9' DIAMETER	
602426	MANHOLE TYPE A, 10' DIAMETER	
602601	PRECAST REINFORCED CONCRETE FLAT SLAB TOP	

NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. USE LATEST REVISION OF STANDARDS.

STORM MANHOLE STANDARDS

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # STM - 01

ILLINOIS DEPARTMENT OF TRANSPORTATION (I.D.O.T.) STANDARDS TO BE UTILIZED FOR ALL STORM CATCH BASINS.

PLEASE "X" ANY STANDARDS LISTED BELOW THAT ARE APPLICABLE TO THIS PROJECT, AND INCLUDE THE CORRESPONDING I.D.O.T. STANDARD DETAIL ON THE PLANS.

STANDARD	DESCRIPTION	APPLICABLE TO CURRENT PROJECT? "X"
602001	CATCH BASIN, TYPE A	X
602011	CATCH BASIN, TYPE C	
602601	PRECAST REINFORCED CONCRETE FLAT SLAB TOP	

NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. USE LATEST REVISION OF STANDARDS.

CATCH BASIN STANDARDS

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # STM - 02

ILLINOIS DEPARTMENT OF TRANSPORTATION (I.D.O.T.) STANDARDS TO BE UTILIZED FOR ALL STORM INLETS.

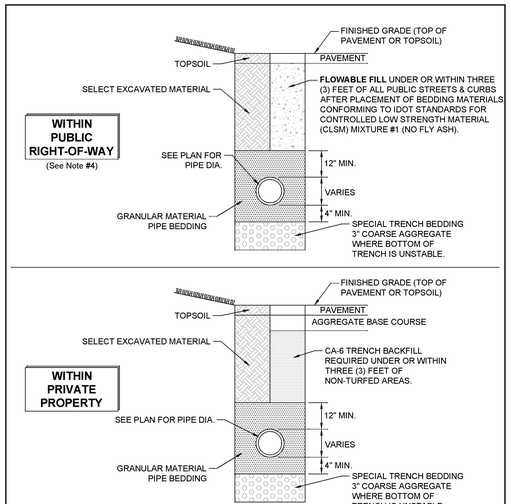
PLEASE "X" ANY STANDARDS LISTED BELOW THAT ARE APPLICABLE TO THIS PROJECT, AND INCLUDE THE CORRESPONDING I.D.O.T. STANDARD DETAIL ON THE PLANS.

STANDARD	DESCRIPTION	APPLICABLE TO CURRENT PROJECT? "X"
602001	INLET, TYPE A	X
602601	PRECAST REINFORCED CONCRETE FLAT SLAB TOP	

NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. USE LATEST REVISION OF STANDARDS.

STORM INLET STANDARDS

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # STM - 03



NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. SEE "UTILITY TRENCH PAVEMENT PATCH" DETAIL FOR FURTHER REQUIREMENTS ON PAVEMENT RESTORATION.
3. TRENCH WIDTH
   a.) MAXIMUM WIDTH (TRENCH DEPTH ≤ 5 FT) = 9" + O.D. + 9"
   b.) MAXIMUM WIDTH (TRENCH DEPTH > 5 FT) = 18" + O.D. + 18"
4. IF EXPRESSLY APPROVED BY THE VILLAGE ENGINEER, AND ON A CASE-BY-CASE BASIS, CA-6 MAY BE USED IN PLACE OF FLOWABLE FILL WITHIN THE PUBLIC RIGHT-OF-WAY

TYPICAL TRENCH & BEDDING

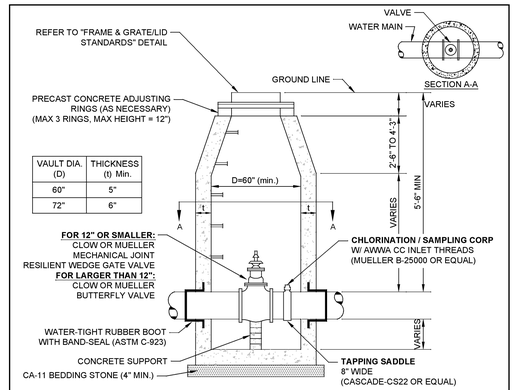
Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # UTIL - 01

ITEM	FRAME & GRATE / LID (OR APPROVED EQUAL)	I.D.O.T. TYPE	DESCRIPTION	OPTIONS	APPLICABLE TO CURRENT PROJECT? "X"
WATERMAIN					
VALVE VAULT (MAINTAINED BY VILLAGE) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	"VILLAGE OF LIBERTYVILLE" AND "WATER" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	X
VALVE VAULT (PRIVATELY MAINTAINED) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	ONLY "WATER" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	X
SANITARY SEWER					
SANITARY MANHOLE (MAINTAINED BY VILLAGE) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	"VILLAGE OF LIBERTYVILLE" AND "SANITARY" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	
SANITARY MANHOLE (PRIVATELY MAINTAINED) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	ONLY "SANITARY" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	X
STORM SEWER					
STORM MANHOLE (MAINTAINED BY VILLAGE) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	"VILLAGE OF LIBERTYVILLE" AND "STORM" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	
STORM MANHOLE (PRIVATELY MAINTAINED) FRAME & CLOSED LID	NEENAH R-1713	1	FLAT, ROUND, CLOSED LID	ONLY "STORM" IMPRINTED ON COVER. LID SHALL HAVE CONCEALED PICKHOLE.	
FLAT, ROUND, OPEN GRATE *	NEENAH R-1713	1	FLAT, ROUND, OPEN TYPE D GRATE		X
CURB DRAINAGE STRUCTURE (FOR BARRIER CURB) *	NEENAH R-3278-A (IN ROADWAY SAGS)	3	INLET FRAME & CURB BOX FOR BARRIER CURB, RECTANGULAR	STANDARD GRATE	
	NEENAH R-3278-AL (DIRECTIONAL FLOW)	3V		TYPE L VANE GRATE	X
CURB DRAINAGE STRUCTURE (FOR ROLL-TYPE CURB) *	NEENAH R-3501-P	N/A	INLET FRAME ROLL-TYPE CURB, RECTANGULAR, OPEN GRATE		
BEEHIVE GRATE *	NEENAH R-4340-B	8	BEEHIVE TYPE INLET, ROUND, OPEN GRATE	FOR LAWN AREAS ONLY	

* **NOTE: DRAINAGE STRUCTURES SHALL HAVE "NO DUMPING - DRAINS TO RIVER" IMPRINTED ON FRAME/GRATE**

FRAME & GRATE / LID STANDARDS

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # UTIL - 02



VAULT DIA. (D)	THICKNESS (t) Min.
60"	5"
72"	6"

NOTES:
1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. DIMENSION "D" SHALL BE 60" MINIMUM FOR ALL VALVE VAULTS.
3. PRECAST REINFORCED CONCRETE SECTIONS PER ASTM C-478 WITH INTEGRAL PRECAST BOTTOMS.
4. ALL MANHOLE SECTIONS, ADJUSTING RINGS, AND FRAME SHALL BE SET IN FULL WITH PRE-FORMED BITUMINOUS GASKETS.
5. MASTIC SHALL BE APPLIED OVER EXTERIOR OF JOINTS BETWEEN SECTIONS AND LIFT HOLES.
6. PIPE OPENINGS SHALL BE PRECAST INTO WALLS.
7. I.D.O.T #602601 FOR FLAT TOPS.
8. STEPS TO BE STEEL REINFORCED PLASTIC.
   A. EMBEDDED 3" INTO STRUCTURE WALL.
   B. SPACED AT 16" CENTER TO CENTER.
   C. FIRST STEP LOCATED 8"-12" BELOW FRAME.
7. ALL BELOW GRADE FASTENERS TO BE STAINLESS STEEL:
   A. BOLTS & THREADED RODS - GRADE #304
   B. NUTS & WASHERS - GRADE #316
8. VALVES 12" OR LARGER MAY REQUIRE OFFSET CONES.
9. IF VALVE VAULT IS TO BE PRIVATELY OWNED AND/OR MAINTAINED, LID SHALL ONLY READ "WATER" WITH NO REFERENCES TO THE VILLAGE. IF THE UTILITY IS TO BE MAINTAINED BY THE VILLAGE, THE COVER SHALL ALSO INCLUDE "VILLAGE OF LIBERTYVILLE" IMPRINTED AS WELL.

VALVE VAULT

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	10/10/25	PLANNING & ZONING



LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
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LIBERTYVILLE, ILLINOIS 60048

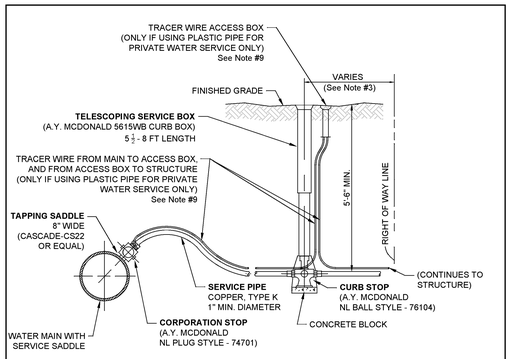
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SITE WORK DETAILS

SHEET NO.
C6.00

JOB NO. 25-4289.01

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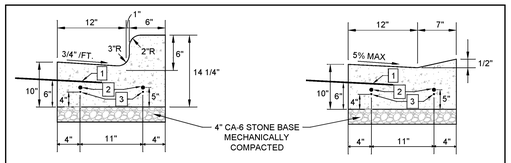


NOTES:

1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. THIS DETAIL APPLIES TO WATER SERVICES 2" IN DIAMETER OR SMALLER. ANY WATER SERVICE WHICH IS 3" OR LARGER SHALL CONFIRM TO VILLAGE WATERMAIN STANDARDS.
3. B-BOX SHALL BE LOCATED IN THE GRASS PARKWAY WITHIN THE PUBLIC RIGHT-OF-WAY (WHENEVER POSSIBLE) AND A MINIMUM OF 4 FEET BEHIND THE BACK-OF-CURB.
4. SERVICE PIPE TO BE WEAVED IN TRENCH TO ALLOW AT LEAST ONE (1) FOOT EXTRA LENGTH IN ITS LENGTH.
5. UPON COMPLETION OF WATER SERVICE CONSTRUCTION, ALL BOXES ARE TO BE FULLY EXTENDED AND LEFT PROTRUDING ABOVE THE FINISHED GRADE. FINAL ADJUSTMENT TO BE MADE DURING FINISHED GRADING OF PARKWAY.
6. COMPACTED GRANULAR TRENCH BACKFILL IS REQUIRED WHERE ANY PORTION OF THE EXCAVATION ACTIVITY IS WITHIN THREE (3) FEET HORIZONTALLY OF EXISTING OR PROPOSED PAVEMENTS, DRIVEWAYS, OR SIDEWALKS.
7. TAPS SHALL BE AT THE 10 O'CLOCK POSITION ON THE WATER MAIN AT LEAST 18" FROM ANY EXISTING TAP AND AT LEAST 12" FROM ANY BELL.
8. IF A NEW SERVICE CONNECTION OF 2" OR SMALLER IS BEING MADE TO AN EXISTING WATER MAIN THAT IS OWNED AND MAINTAINED BY THE VILLAGE, THE SERVICE TAP SHALL BE PERFORMED BY THE VILLAGE'S PUBLIC WORKS DEPARTMENT. THE VILLAGE SHALL BE CONTACTED ACCORDINGLY TO SCHEDULE THE REQUIRED TAP (CALL UTILITIES DIVISION AT 847-362-3434).
9. IF PLASTIC PIPE IS PROPOSED FROM THE B-BOX TO THE METER (I.E. THE "PRIVATE SERVICE"), TRACER WIRE IS REQUIRED AND SHALL COMPLY WITH THIS DETAIL. PLEASE NOTE: FROM THE B-BOX TO THE MAIN, THE SERVICE MATERIAL SHALL BE TYPE K COPPER.

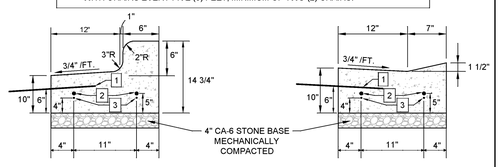
WATER SERVICE

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # WM - 06



REGULAR SECTION — ADA DEPRESSED SECTION

1. 24" LONG #6 (3/4") EPOXY-COATED, DEFORMED TIE BARS, GRADE 60 INSTALLED 24" ON-CENTER, EMBEDDED 8" AND EPOXIED IN PLACE (FOR P.C.C. PAVEMENT ONLY).
2. TWO (2) - #8 EPOXY COATED SMOOTH DOWEL BARS WITH GREASED CAPS TO BE INSTALLED AT ALL EXPANSION JOINTS
3. TWO (2) - #4 (1/2") EPOXY COATED DEFORMED CONTINUOUS STEEL REINFORCEMENT BARS ARE TO BE INSTALLED ALONG THE ENTIRE LENGTH OF THE CURB ONLY TO BE INTERRUPTED AT EXPANSION JOINTS. SUPPORT BARS WITH CHAIRS EVERY FIVE (5) FEET, MINIMUM OF TWO (2) CHAIRS.



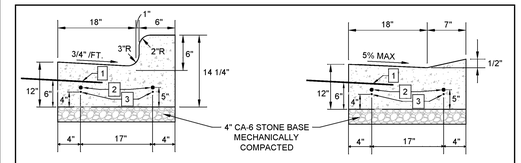
REVERSE PITCH SECTION — REGULAR DEPRESSED SECTION

NOTES:

1. EXPANSION JOINTS TO BE SET AT ALL PC'S, PT'S, FIVE (5) FEET ON EITHER SIDE OF ANY FRAMES, AND AT 45' MAX. INTERVALS. ADDITIONAL LOCATIONS MAY BE SPECIFIED BY THE ENGINEER.
2. CONTRACTION JOINTS ARE TO BE CONSTRUCTED AT 15' MAX. INTERVALS AND AT ADDITIONAL LOCATIONS AS MAY BE SPECIFIED BY ENGINEER.
3. ANY CONTINUOUS CURB REMOVALS OF TEN (10) FEET OR GREATER IN LENGTH SHALL HAVE CONTINUOUS STEEL REINFORCEMENT BARS PER [3] ABOVE. REMOVALS LESS THAN TEN (10) FEET IN LENGTH SHALL ONLY HAVE DOWEL BARS INSTALLED AT ENDS PER [2] ABOVE.

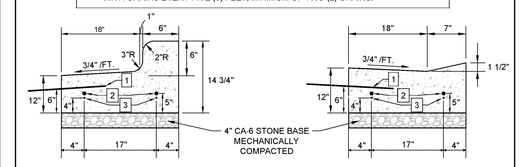
B6.12 CURB & GUTTER

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 01



REGULAR SECTION — ADA DEPRESSED SECTION

1. 24" LONG #6 (3/4") EPOXY-COATED, DEFORMED TIE BARS, GRADE 60 INSTALLED 24" ON-CENTER, EMBEDDED 8" AND EPOXIED IN PLACE (FOR P.C.C. PAVEMENT ONLY).
2. TWO (2) - #8 EPOXY COATED SMOOTH DOWEL BARS WITH GREASED CAPS TO BE INSTALLED AT ALL EXPANSION JOINTS
3. TWO (2) - #4 (1/2") EPOXY COATED DEFORMED CONTINUOUS STEEL REINFORCEMENT BARS ARE TO BE INSTALLED ALONG THE ENTIRE LENGTH OF THE CURB ONLY TO BE INTERRUPTED AT EXPANSION JOINTS. SUPPORT BARS WITH CHAIRS EVERY FIVE (5) FEET, MINIMUM OF TWO (2) CHAIRS.



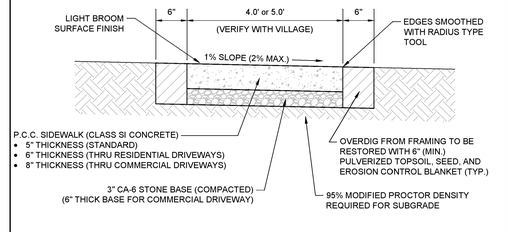
REVERSE PITCH SECTION — REGULAR DEPRESSED SECTION

NOTES:

1. EXPANSION JOINTS TO BE SET AT ALL PC'S, PT'S, FIVE (5) FEET ON EITHER SIDE OF ANY FRAMES, AND AT 45' MAX. INTERVALS. ADDITIONAL LOCATIONS MAY BE SPECIFIED BY THE ENGINEER.
2. CONTRACTION JOINTS ARE TO BE CONSTRUCTED AT 15' MAX. INTERVALS AND AT ADDITIONAL LOCATIONS AS MAY BE SPECIFIED BY ENGINEER.
3. ANY CONTINUOUS CURB REMOVALS OF TEN (10) FEET OR GREATER IN LENGTH SHALL HAVE CONTINUOUS STEEL REINFORCEMENT BARS PER [3] ABOVE. REMOVALS LESS THAN TEN (10) FEET IN LENGTH SHALL ONLY HAVE DOWEL BARS INSTALLED AT ENDS PER [2] ABOVE.
4. CURB THICKNESS CAN BE MODIFIED TO MATCH PAVEMENT SECTION IF APPROVED BY VILLAGE ENGINEER

B6.18 CURB & GUTTER

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 02



NOTES:

1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. PROVIDE 1/2" THICK FIBER EXPANSION JOINTS AT POINTS ABUTTING CURB OR PAVEMENT AND AT 50-FOOT MAXIMUM INTERVALS.
3. CONTROL JOINTS SHALL BE 1/8" TO 1/4" WIDE AND 1/4 OF THE SIDEWALK THICKNESS DEEP. THE EDGE OF THE CONTROL JOINTS SHALL BE GIVEN A 1/4" RADIUS.
4. CONTROL JOINTS TO BE PROVIDED AT 5' ON-CENTER SPACING. SPACING CAN BE INCREASED FOR SIDEWALKS IN EXCESS OF 5-FOOT IN WIDTH AS DIRECTED BY THE ENGINEER.
5. PLACING, FINISHING, AND CURING OF P.C.C. SIDEWALK SHALL MEET THE REQUIREMENTS OF SECTION 424 OF THE STANDARD SPECIFICATIONS FOR ROAD AND BRIDGE CONSTRUCTION.

P.C.C. SIDEWALK

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 05

ILLINOIS DEPARTMENT OF TRANSPORTATION (I.D.O.T.) STANDARDS TO BE UTILIZED FOR ALL CURB RAMPS.

PLEASE "X" ANY STANDARDS LISTED BELOW THAT ARE APPLICABLE TO THIS PROJECT, AND INCLUDE THE CORRESPONDING I.D.O.T. STANDARD DETAIL ON THE PLANS.

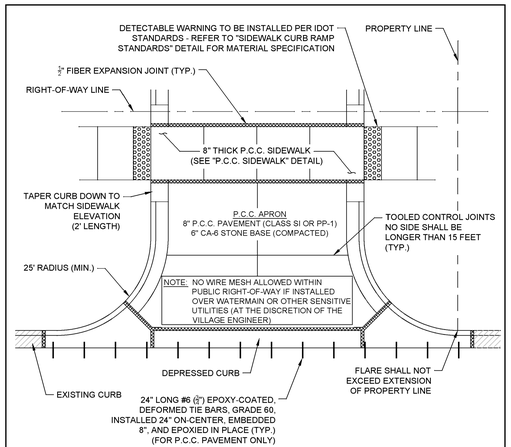
STANDARD	DESCRIPTION	APPLICABLE TO CURRENT PROJECT? "X"
424001	PERPENDICULAR RAMPS FOR SIDEWALKS	X
424006	DIAGONAL CURB RAMPS FOR SIDEWALKS	
424011	CORNER PARALLEL CURB RAMPS FOR SIDEWALKS	
424016	MID-BLOCK CURB RAMPS FOR SIDEWALKS	
424021	DEPRESSED CORNER FOR SIDEWALKS	
424026	ENTRANCE / ALLEY PEDESTRIAN CROSSINGS	X
424031	MEDIAN PEDESTRIAN CROSSINGS	

NOTES:

1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. ALL DETECTABLE WARNINGS ON PUBLIC SIDEWALK SHALL BE ARMOR TILE "CAST IN PLACE" POLYMER COMPOSITE, "BRICK RED" COLOR, OR APPROVED EQUAL
3. USE LATEST REVISION OF STANDARDS.

SIDEWALK CURB RAMP STANDARDS

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 06

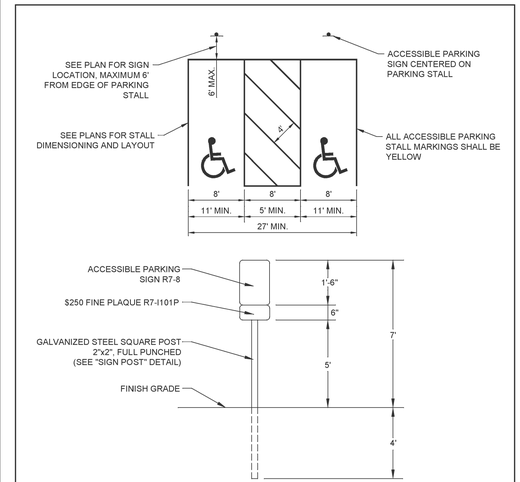


NOTES:

1. ALL EXISTING ABUTTING EXPANSION JOINT MATERIAL SHALL BE REMOVED AND REPLACED.
2. WHITE CURING COMPOUND, PER IDOT SECTION 1022.01(C), SHALL BE APPLIED TO THE CONCRETE IMMEDIATELY AFTER IT HAS BEEN FINISHED OR PER MANUFACTURER'S RECOMMENDATION.
3. DRIVEWAY FLARE SHALL BE A MAXIMUM OF 2-FEET WIDE AS MEASURED FROM THE SIDEWALK TO THE BACK-OF-CURB. IF NO SIDEWALK EXISTS, THE WIDTH OF THE FLARE SHALL BE MEASURED FROM A POINT 6-FEET BEHIND THE BACK-OF-CURB TO THE BACK-OF-CURB.
4. PRE-POUR INSPECTION REQUIRED BY THE ENGINEERING DIVISION PRIOR TO PLACEMENT OF PAVEMENT AFTER FORMING IS IN PLACE. PLEASE CALL (847) 918-2020 TO SCHEDULE INSPECTIONS.

COMMERCIAL DRIVEWAY APRON

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 08



NOTES:

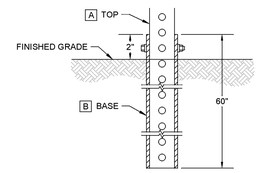
1. ALL ACCESSIBLE PARKING PAVEMENT MARKINGS TO BE 'YELLOW' IN COLOR.
2. THE SIGN MUST BE SUPPLEMENTED WITH A "VAN ACCESSIBLE" SIGN AS APPLICABLE.
3. THE ACCESS AISLE MAY BE ON EITHER SIDE OF THE PARKING STALL, EXCEPT FOR ANGLED PARKING SPACES WHICH SHALL HAVE THE ACCESS AISLE LOCATED ON THE PASSENGER SIDE OF THE PARKING STALL.

ACCESSIBLE PARKING & SIGNAGE

Libertyville | LAST REVISED: 02/15/2023 | STANDARD DETAIL # PAV - 09

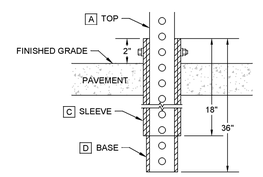
ALL SIGN POSTS TO BE GALVANIZED STEEL SQUARE POSTS, 2"x2", FULL PUNCHED.

GROUND MOUNT DETAIL



A	TOP - 2" x 2" x VARIABLE LENGTH
B	BASE FOR GROUND MOUNT - 2" x 2" x 60"
C	SLEEVE FOR PAVEMENT MOUNT - 2-1/2" x 2-1/2" x 18"
D	BASE FOR PAVEMENT MOUNT - 2-1/4" x 2-1/4" x 36"

PAVEMENT MOUNT DETAIL



NOTES:

1. INSTALLATION HEIGHTS OF ALL SIGNAGE SHALL BE IN ACCORDANCE STATE OR OTHER APPLICABLE REGULATIONS.
2. ALL BOLTS AND OTHER ASSEMBLY MATERIAL SHALL BE IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.
3. IF A SURFACE ANCHOR BOLT MOUNT IS REQUIRED, INSTALLATION SHALL BE PERFORMED IN ACCORDANCE WITH MANUFACTURER'S SPECIFICATIONS.

SIGN POST

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fgma
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ILLINOIS PROFESSIONAL DESIGN FIRM #184-000350

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847.223.4804 (O)

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Grayslake, IL 60030
847.223.4804 (O)

STRUCTURAL
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630.717.5399 (O)

MEPFP
Consolidated Consulting Engineers
212 S. Milwaukee Ave.
Wheeling, IL 60090
847.215.0690 (O)

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING



LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

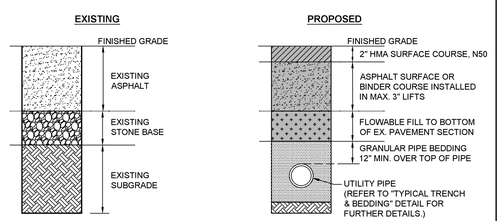
PLANNING & ZONING SUBMITTAL - FINAL

SITE WORK DETAILS

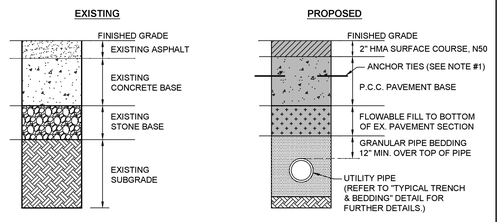
SHEET NO.
C6.01

JOB NO. 25-4289.01
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ROADWAYS WITH FULL-DEPTH ASPHALT



ROADWAYS WITH CONCRETE BASE



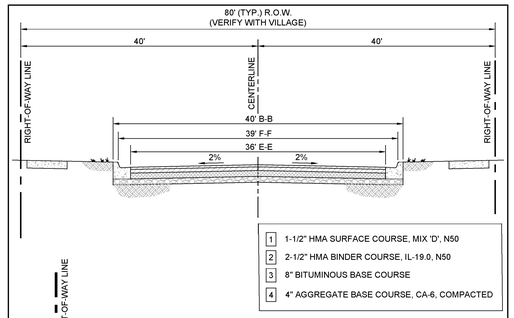
NOTES:

1. 1/2" EPOXY-COATED THREADED BARS TO BE EMBEDDED 12" AND SPACED AT 36" MAX. ON-CENTER TO BE PROVIDED BETWEEN NEW CONCRETE AND EXISTING CONCRETE BASES (FOR CONCRETE BASE ROADS ONLY).
2. INSPECTIONS ARE REQUIRED BY THE ENGINEERING DIVISION FOR EACH LAYER OF PAVEMENT RESTORATION. PLEASE CONTACT (847) 918-2020 TO SCHEDULE INSPECTIONS ACCORDINGLY.
3. REFER TO "TYPICAL TRENCH & BEDDING" DETAIL FOR FURTHER INFORMATION ON SEWER INSTALLATIONS.

UTILITY TRENCH PAVEMENT PATCH

Libertyville

LAST REVISED:	STANDARD DETAIL #
02/15/2023	PAV - 11



NOTES:

1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. SIDEWALK WIDTHS & CURB TYPES SHALL BE CONSISTENT WITH ADJACENT AREAS AND MUST BE COORDINATED WITH THE VILLAGE OF LIBERTYVILLE DURING INITIAL DESIGN STAGES.

TYPICAL NON-RESIDENTIAL ROADWAY SECTION

Libertyville

LAST REVISED:	STANDARD DETAIL #
02/15/2023	PAV - 13

LAKE COUNTY STORMWATER MANAGEMENT COMMISSION (LCSMC), NATIONAL RESOURCES CONSERVATION SERVICE (NRCS) & ILLINOIS URBAN MANUAL (IUM) STANDARDS TO BE UTILIZED FOR EROSION & SEDIMENT CONTROL MEASURES.

PLEASE "X" ANY STANDARDS LISTED BELOW THAT ARE APPLICABLE TO THIS PROJECT, AND INCLUDE THE CORRESPONDING STANDARD DETAIL ON THE PLANS.

DESCRIPTION	PROVIDED BY:	DETAIL #	APPLICABLE TO CURRENT PROJECT? "X"
LCSMC SOIL EROSION AND SEDIMENT CONTROL CONSTRUCTION NOTES	LCSMC	N/A	X
SILT FENCE DETAIL	LCSMC	N/A	X
DITCH CHECK (MANUFACTURED) - ROLLED	IUM	IUM-514	
EROSION CONTROL BLANKET	IUM	IUM-530	X
INLET PROTECTION - PAVED AREAS DROP-IN PROTECTION	IUM	IUM-561D	X
ROCK CHECK DAM - RIPRAP	NRCS / IUM	IL-605R	
SEDIMENT BASIN DEWATERING DEVICE	NRCS / IUM	IL-615	
SOIL STOCKPILE	IUM	IL-627	
STABILIZED CONSTRUCTION ENTRANCE PLAN (2 PAGES)	NRCS / IUM	IL-630	X
TEMPORARY CONCRETE WASHOUT FACILITY - BARRIER WALL	IUM	IL-654BW	

NOTES:

1. REFER TO THE VILLAGE "ENGINEERING DESIGN & CONSTRUCTION STANDARDS" FOR FURTHER REQUIREMENTS.
2. ADDITIONAL MEASURES MAY BE REQUIRED BEYOND THOSE LISTED ABOVE. DESIGN ENGINEER SHALL IDENTIFY AND INCORPORATE ANY ADDITIONAL MEASURES AND STANDARD DETAILS AS REQUIRED FOR THE PROJECT.
3. USE LATEST REVISION OF STANDARDS.

EROSION / SEDIMENT CONTROL STANDARDS

Libertyville

LAST REVISED:	STANDARD DETAIL #
02/15/2023	EROS - 01

LAKE COUNTY STORMWATER MANAGEMENT COMMISSION
SOIL EROSION AND SEDIMENT CONTROL CONSTRUCTION NOTES
(SMC – 2013 revision)

A. SEDIMENT CONTROL MEASURES SHALL BE INSTALLED PRIOR TO THE COMMENCEMENT OF HYDROLOGIC DISTURBANCE OF UPLAND AREAS.

B. FOR THOSE DEVELOPMENTS THAT REQUIRE A DESIGNATED EROSION CONTROL INSPECTOR (DECI), INSPECTIONS AND DOCUMENTATION SHALL BE PERFORMED, AT A MINIMUM:
- UPON COMPLETION OF SEDIMENT AND RUNOFF CONTROL MEASURES (INCLUDING PERIMETER CONTROLS AND DIVERSIONS), PRIOR TO PROCEEDING WITH ANY OTHER EARTH DISTURBANCE OR GRADING.
- AFTER EVERY SEVEN (7) CALENDAR DAYS OR STORM EVENT WITH GREATER THAN 0.5 INCH OF RAINFALL OR LIQUID EQUIVALENT PRECIPITATION.

C. SOIL DISTURBANCE SHALL BE CONDUCTED IN SUCH A MANNER AS TO MINIMIZE EROSION. IF STRIPPING, CLEARING, GRADING, OR LANDSCAPING ARE TO BE DONE IN PHASES, THE PERMITTEE SHALL PLAN FOR APPROPRIATE SOIL EROSION AND SEDIMENT CONTROL MEASURES.

D. A STABILIZED MAT OF CRUSHED STONE MEETING IDOT GRADATION CA-1 UNDERLAIN WITH FILTER FABRIC AND IN ACCORDANCE WITH THE ILLINOIS URBAN MANUAL, OR OTHER APPROPRIATE MEASURE(S) AS APPROVED BY THE ENFORCEMENT OFFICER, SHALL BE INSTALLED AT ANY POINT WHERE TRAFFIC WILL BE ENTERING OR LEAVING A CONSTRUCTION SITE. SEDIMENT OR SOIL REACHING AN IMPROVED PUBLIC RIGHT-OF-WAY, STREET, ALLEY OR PARKING AREA SHALL BE REMOVED BY SCRAPING OR STREET CLEANING AS ACCUMULATIONS WARRANT AND TRANSPORTED TO A CONTROLLED SEDIMENT DISPOSAL AREA.

E. TEMPORARY DIVERSIONS SHALL BE CONSTRUCTED AS NECESSARY TO DIRECT ALL RUNOFF FROM HYDROLOGICALLY DISTURBED AREAS TO AN APPROPRIATE SEDIMENT TRAP OR BASIN.

F. DISTURBED AREAS SHALL BE STABILIZED WITH TEMPORARY OR PERMANENT MEASURES WITHIN SEVEN (7) CALENDAR DAYS FOLLOWING THE END OF ACTIVE HYDROLOGIC DISTURBANCE OR REDISTURBANCE.

G. ALL STOCKPILES SHALL HAVE APPROPRIATE MEASURES TO PREVENT EROSION. STOCKPILES SHALL NOT BE PLACED IN FLOOD PRONE AREAS OR WETLANDS AND DESIGNATED BUFFERS.

H. SLOPES STEEPER THAN 3H:1V SHALL BE STABILIZED WITH APPROPRIATE MEASURESAS APPROVED BY THE ENFORCEMENT OFFICER.

I. APPROPRIATE EROSION CONTROL BLANKET SHALL BE INSTALLED ON ALL INTERIOR DETENTION BASIN SIDE SLOPES BETWEEN THE NORMAL WATER LEVEL AND HIGH WATER LEVEL.

J. STORM SEWERS THAT ARE OR WILL BE FUNCTIONING DURING CONSTRUCTION SHALL BE PROTECTED BY AN APPROPRIATE SEDIMENT CONTROL MEASURE.

K. IF DEWATERING SERVICES ARE USED, ADJOINING PROPERTIES AND DISCHARGE LOCATIONS SHALL BE PROTECTED FROM EROSION AND SEDIMENTATION. DISCHARGES SHALL BE ROUTED THROUGH AN APPROVED ANIONIC POLYMER DEWATERING SYSTEM OR A SIMILAR MEASURE AS APPROVED BY THE ENFORCEMENT OFFICER. DEWATERING SYSTEMS SHOULD BE INSPECTED DAILY DURING OPERATIONAL PERIODS. THE ENFORCEMENT OFFICER, OR APPROVED REPRESENTATIVE, MUST BE PRESENT AT THE COMMENCEMENT OF DEWATERING ACTIVITIES.

L. IF INSTALLED SOIL EROSION AND SEDIMENT CONTROL MEASURES DO NOT MINIMIZE SEDIMENT LEAVING THE DEVELOPMENT SITE, ADDITIONAL MEASURES SUCH AS ANIONIC POLYMERS OR FILTRATION SYSTEMS MAY BE REQUIRED BY THE ENFORCEMENT OFFICER.

M. ALL TEMPORARY AND PERMANENT EROSION CONTROL MEASURES MUST BE MAINTAINED AND REPAIRED AS NEEDED. THE PROPERTY OWNER SHALL BE ULTIMATELY RESPONSIBLE FOR MAINTENANCE AND REPAIR.

N. ALL TEMPORARY SEDIMENT CONTROL MEASURES SHALL BE REMOVED WITHIN 30 DAYS AFTER FINAL SITE STABILIZATION IS ACHIEVED OR AFTER THE TEMPORARY MEASURES ARE NO LONGER NEEDED.

O. THE EROSION CONTROL MEASURES INDICATED ON THE PLANS ARE THE MINIMUM REQUIREMENTS. ADDITIONAL MEASURES MAY BE REQUIRED, AS DIRECTED BY THE ENGINEER, ENFORCEMENT OFFICER, OR OTHER GOVERNING AGENCY.

LAKE COUNTY DIVISION OF TRANSPOTATION
SOIL EROSION AND SEDIMENT CONTROL GENERAL NOTES
(LCDOT – 2/4/15 revision)

A. AREAS OR EMBANKMENTS WITH 2:1 SLOPES OR STEEPER SHALL BE STABILIZED WITH SOD OR EROSION CONTROL BLANKET (SPECIAL) IN COMBINATION WITH SEEDING.

B. ANY SEDIMENT OR SOIL TRACKED OFF THE SITE SHALL BE REMOVED BY SCRAPING OR STREET SWEEPING AS ACCUMULATIONS WARRANT AND TRANSPORTED TO A CONTROLLED SEDIMENT DISPOSAL AREA. THIS WORK WILL NOT BE PAID FOR SEPARATELY BUT SHALL BE INCLUDED IN THE CONTRACT.

C. THE CONTRACTOR SHALL BE RESPONSIBLE FOR RETURNING ALL EXISTING AREAS (TO REMAIN) AFFECTED BY CONSTRUCTION ACTIVITIES, EQUIPMENT, OR LABORERS TO THE ORIGINAL UNDISTURBED CONDITIONS. THE CONTRACTOR SHALL ALSO BE RESPONSIBLE FOR PROTECTING ALL NEW WORK UNTIL THE COMPLETION OF THE CONTRACT.

D. PERIMETER EROSION BARRIER SHALL BE INSTALLED AT LOCATIONS SPECIFIED IN THE PLANS AT 1 FOOT OUTSIDE THE TOE OF SLOPE OR INSIDE THE RIGHT-OF-WAY WHICHEVER IS CLOSER TO THE CENTERLINE, OR AS DIRECTED BY THE ENGINEER PRIOR TO THE START OF ANY EARTHWORK, CULVERT, OR STORM SEWER CONSTRUCTION.

E. THE PERIMETER EROSION BARRIER SHALL REMAIN IN PLACE UNTIL ALL DISTURBED AREAS HAVE BEEN STABILIZED WITH VEGETATION. AT THIS TIME, THE PERIMETER EROSION BARRIER SHALL BE REMOVED AND AREAS DAMAGED BY THE PERIMETER EROSION BARRIER REMOVAL SHALL BE RESTORED. THE RESTORATION OF THE AREA DISTURBED BY THE PERIMETER EROSION BARRIER REMOVAL SHALL BE INCLUDED IN THE PAY ITEM OF PERIMETER EROSION BARRIER.

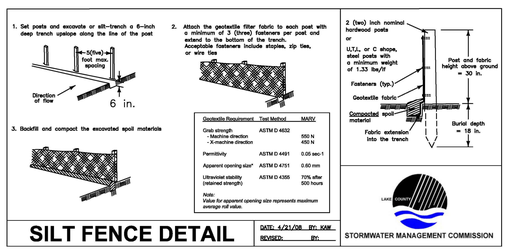
F. THE INSTALLATION & REMOVAL OF PERIMETER EROSION BARRIER SHALL BE PAID FOR UNDER THE ITEM OF PERIMETER EROSION BARRIER. MAINTENANCE OF PERIMETER EROSION BARRIER SHALL BE PAID FOR UNDER THE ITEM OF MAINTENANCE OF TEMPORARY EROSION CONTROL SYSTEMS.

G. TEMPORARY DITCH CHECKS SHALL BE CONSTRUCTED ACCORDING TO THE STANDARD DETAIL SHOWN ON THE PLANS OR AS DIRECTED BY THE ENGINEER. THE DITCH CHECKS SHALL BE INSTALLED AS GRADING PROGRESSES THROUGH THE PROJECT.

H. ALL SEEDED AREAS SHALL BE COVERED WITH EROSION CONTROL BLANKET.

SOIL EROSION AND SEDIMENT CONTROL PROJECT SPECIFIC NOTES

A.

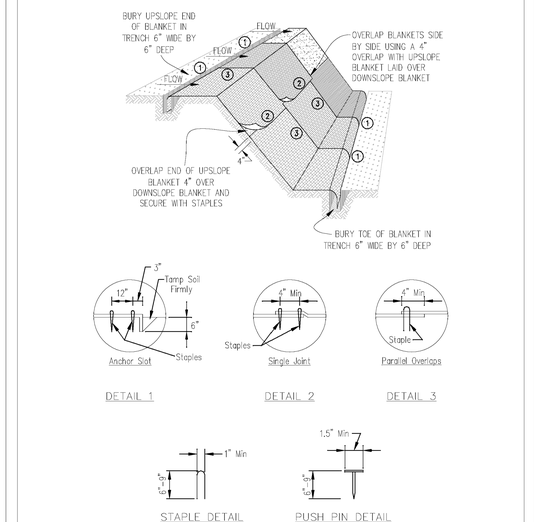


SILT FENCE DETAIL

DATE: 4/21/08 BY: KAW
REVISED: BY:

LAKE COUNTY STORMWATER MANAGEMENT COMMISSION

AUTOCAD2006

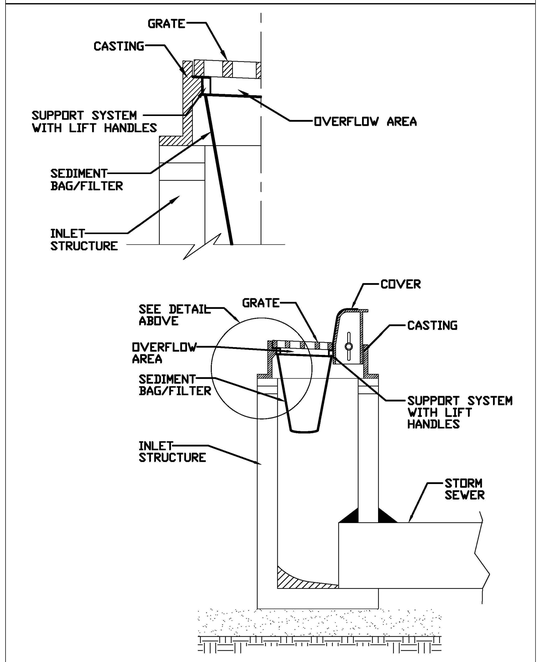


NOTES:

1. Staples shall be placed in a diamond pattern at 2 per s.y. for stiched blankets. Non-stiched shall use 4 staples per s.y. of material. This equates to 200 staples with stiched blanket and 400 staples with non-stiched blanket per 100 s.y. of material.
2. Staple or push pin lengths shall be selected based on soil type and conditions. (minimum staple length is 6")
3. Erosion control material shall be placed in contact with the soil over a prepared seedbed.
4. All anchor slots shall be stapled at approximately 12" intervals.

1" = 1'-0"	No. Revision	Date	EROSION CONTROL BLANKET INSTALLATION DETAILS
0.5"			Designed ____ Date ____
			Drawn B. JOHNSON 11/08
			Checked ____
			Approved ____

INLET PROTECTION – PAVED AREAS DROP-IN PROTECTION



REFERENCE	STANDARD DWG. NO.
Project	IUM-561D
Designed ____ Date ____	SHEET 1 OF 1
Checked ____ Date ____	DATE 01-11-11
Approved ____ Date ____	

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ILLINOIS PROFESSIONAL DESIGN FIRM #184-000350

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STRUCTURAL
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630.717.5399 (O)

MEPFP
Consolidated Consulting Engineers
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Wheeling, IL 60090
847.215.0690 (O)

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING



LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

SITE WORK DETAILS

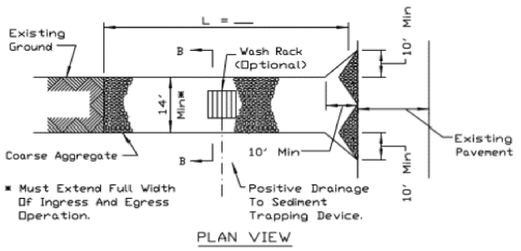
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C6.02

JOB NO. 25-4289.01

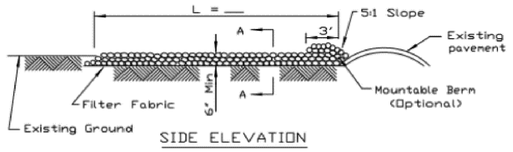
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STABILIZED CONSTRUCTION ENTRANCE PLAN



PLAN VIEW

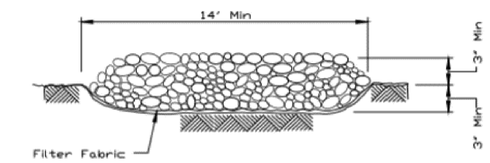


SIDE ELEVATION

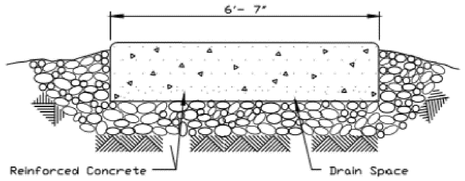
NOTES:
1. Filter fabric shall meet the requirements of material specification 592 GEOTEXTILE, Table I or 2, Class I, II or IV and shall be placed over the cleared area prior to the placing of rock.
2. Rock or reclaimed concrete shall meet one of the following IDOT coarse aggregate gradation, CA-1, CA-2, CA-3 or CA-4 and be placed according to construction specification 25 ROCKFILL using placement Method 1 and Class III compaction.
3. Any drainage facilities required because of washing shall be constructed according to manufacturers specifications.
4. If wash racks are used they shall be installed according to the manufacturer's specifications.

REFERENCE			NRCS	STANDARD DWG. NO.
Project			Natural Resources Conservation Service	IL-630
Designed	____	Date ____		SHEET 1 OF 2
Checked	____	Date ____		DATE 8-18-94
Approved	____	Date ____		

STABILIZED CONSTRUCTION ENTRANCE PLAN

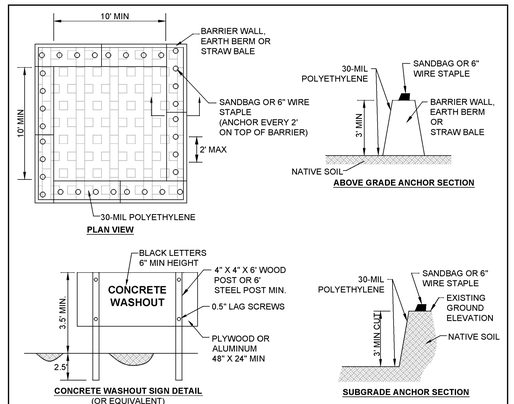


SECTION A-A



SECTION B-B

REFERENCE			NRCS	STANDARD DWG. NO.
Project			Natural Resources Conservation Service	IL-630
Designed	____	Date ____		SHEET 2 OF 2
Checked	____	Date ____		DATE 8-18-94
Approved	____	Date ____		



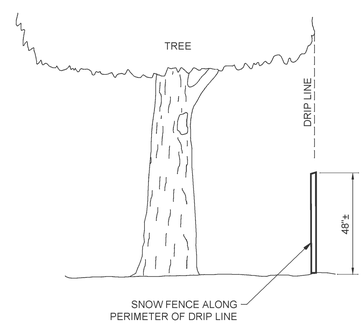
MAINTENANCE:
1. DRIED CONCRETE WASTE SHALL BE PICKED UP AND DISPOSED OF PROPERLY WHEN 75% OF CAPACITY IS REACHED.
2. HARDENED CONCRETE CAN BE PROPERLY RECYCLED AND REUSED ONSITE OR HAULED OFF-SITE TO AN APPROPRIATE FACILITY.

NOTES:
1. ACTUAL LAYOUT DETERMINED IN FIELD.
2. THE CONCRETE WASHOUT SIGN SHALL BE INSTALLED WITHIN 30 FT. OF THE TEMPORARY CONCRETE WASHOUT FACILITY.
3. CONCRETE WASHOUT SHOULD NOT BE ALLOWED IN STREET OR TO REACH A STORM WATER DRAINAGE SYSTEM OR WATERCOURSE.
4. CONCRETE WASHOUT AREA TO BE LOCATED AT LEAST 10' BEHIND CURB IF ADJACENT TO A PAVED ROAD.
5. IF USING STRAW BALES, STAKE IN PLACE USING (2) 2"X2"X4' WOODEN STAKES.
6. STRAW BALES SHALL BE TRENCHED IN 3".
7. CONCRETE WASHOUT DUMPSTER MAY BE USED IN LIEU OF CONSTRUCTION ONE AS DETAILED.

CONCRETE WASHOUT

Libertyville

LAST REVISED: 02/15/2023 | STANDARD DETAIL # EROS - 02

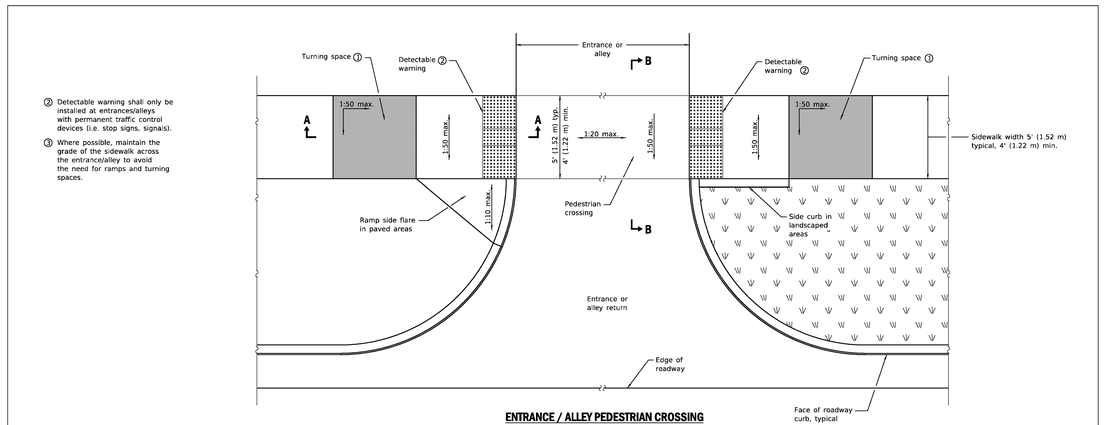


NOTES:
1. EXISTING TREES TO BE PROTECTED SHALL HAVE SNOW FENCE INSTALLED AT THE DRIP LINE OF THE TREE TO PREVENT THE STOCKPILING OF EXCAVATED OR CONSTRUCTION MATERIALS UNDER THE TREE, AND PROHIBIT VEHICULAR TRAFFIC OR EXCESSIVE FOOT TRAFFIC WITHIN THE DRIP LINE.
2. SNOW FENCE SHALL BE WEBBED HDPE CONSTRUCTION FENCING, COLORED ORANGE AND SUPPORTED WITH STEEL "TEE" POSTS SET AT MAX. 15' INTERVALS, OR AS REQUIRED TO MAINTAIN THE FENCE IN AN UPRIGHT POSITION THROUGHOUT THE TERM OF CONSTRUCTION.
3. TREES THAT MAY BE DAMAGED BY CONSTRUCTION OPERATIONS SHALL BE REPAIRED OR REPLACED IN A MANNER ACCEPTABLE TO THE VILLAGE.

TREE PROTECTION FENCING

Libertyville

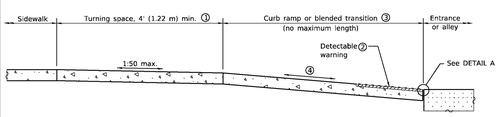
LAST REVISED: 02/15/2023 | STANDARD DETAIL # EROS - 04



② Detectable warning shall only be installed at entrances/alleys with permanent traffic control devices (i.e. stop signs, signals).

③ Where possible, maintain the grade of the sidewalk across the entrance/alley to avoid the need for ramps and turning spaces.

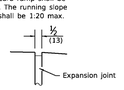
ENTRANCE / ALLEY PEDESTRIAN CROSSING



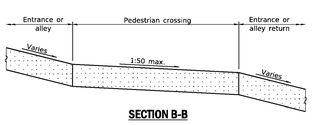
SECTION A-A

① Turning space not required for blended transitions.

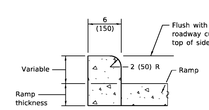
④ The running slope of a curb ramp shall be 1:20 min and 1:12 max. The running slope of a blended transition shall be 1:20 max.



DETAIL A



SECTION B-B



SIDE CURB DETAIL

GENERAL NOTES

All slope ratios are expressed as units of vertical displacement to units of horizontal displacement (V:H).

Where 1:50 maximum slope is shown, 1:64 is preferred.

Detectable warnings are shown in their ideal locations but the following placement tolerances are allowed.

Side Border - Detectable warnings should extend the full width of the walking surface (excluding flared sides) but a border along each side up to 2 in. (50 mm) in width is allowed.

Curb Set-Back - Detectable warnings located at the back of curb should closely align with the curb but a gap up to 6 in. (150 mm) behind the curb is allowed.

All dimensions are in inches (millimeters) unless otherwise shown.

Illinois Department of Transportation

PASSED January 1, 2019
ENGINEER OF POLICY AND PROCEDURES

APPROVED January 1, 2019
ENGINEER OF DESIGN AND ENVIRONMENT

BBS/IDO 1-1-19

DATE	REVISIONS
1-1-19	Added blended transitions and
	placement tolerances for
	detectable warnings.
1-1-18	Omitted diagonal slope at
	upper landings.

ENTRANCE / ALLEY PEDESTRIAN CROSSINGS

STANDARD 424026-03

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING



LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

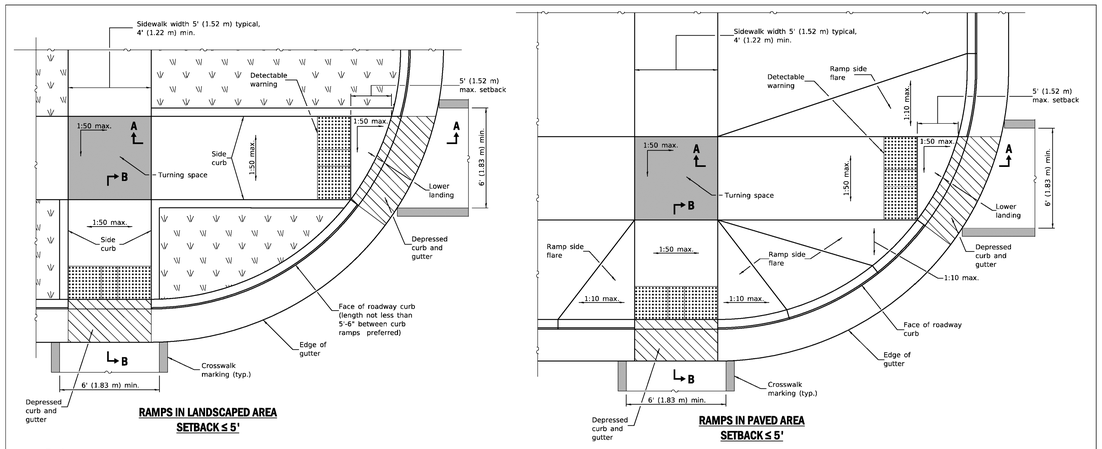
PLANNING & ZONING SUBMITTAL - FINAL

SITE WORK DETAILS

SHEET NO.
C6.03

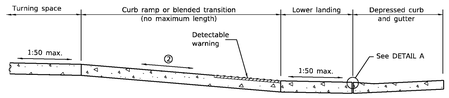
JOB NO. 25-4289.01

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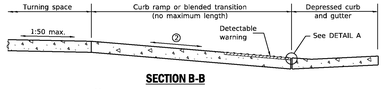
RAMPS IN LANDSCAPED AREA
SETBACK ≤ 5'

RAMPS IN PAVED AREA
SETBACK ≤ 5'



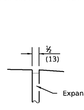
SECTION A-A

② The running slope of a curb ramp shall be 1:20 min. and 1:12 max. The running slope of a blended transition shall be 1:20 max.

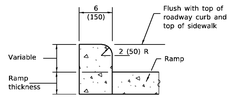


SECTION B-B

② The running slope of a curb ramp shall be 1:20 min. and 1:12 max. The running slope of a blended transition shall be 1:20 max.



DETAIL A



SIDE CURB DETAIL

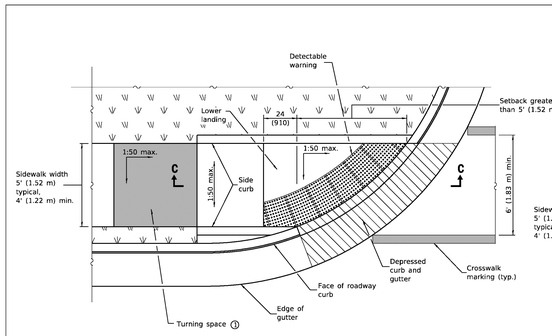
See Sheet 2 for GENERAL NOTES.

DATE	REVISIONS
1-1-19	Removed "15-foot rule", added "Blended transitions" and placement tolerances for detectable warnings.
1-1-18	Omitted diagonal slope at turning spaces and lower landings.

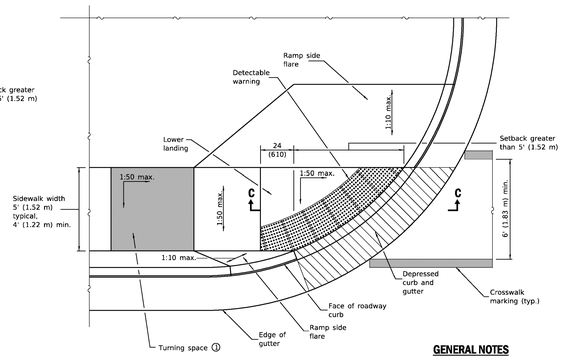
PERPENDICULAR CURB RAMPS FOR SIDEWALKS
(Sheet 1 of 2)

STANDARD 424001-11

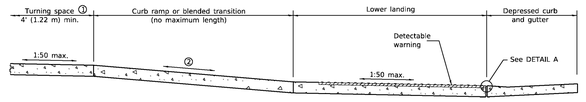
Illinois Department of Transportation
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APPROVED January 1, 2019 — ENGINEER OF DESIGN AND ENVIRONMENT
BSSCD 1-1-19



RAMP IN LANDSCAPED AREA
SETBACK > 5'



RAMP IN PAVED AREA
SETBACK > 5'



SECTION C-C

① This turning space not required for blended transitions.

② The running slope of a curb ramp shall be 1:20 min. and 1:12 max. The running slope of a blended transition shall be 1:20 max.

GENERAL NOTES

All slope ratios are expressed as units of vertical displacement to units of horizontal displacement (V:H).

Where the turning space is constrained on a side opposite a ramp, the minimum length of the turning space in the direction of the ramp-run shall be 5' (1.52 m).

Where 1:50 maximum slope is shown, 1:64 is preferred.

Detectable warnings are shown in their ideal locations but the following placement tolerances are allowed.

Side Border - Detectable warnings should extend the full width of the walking surface (excluding flared sides) but a border along each side up to 2 in. (50 mm) in width is allowed.

Curb Set-Back - Detectable warnings located at the back of curb should closely align with the curb but a gap up to 6 in. (150 mm) behind the curb is allowed.

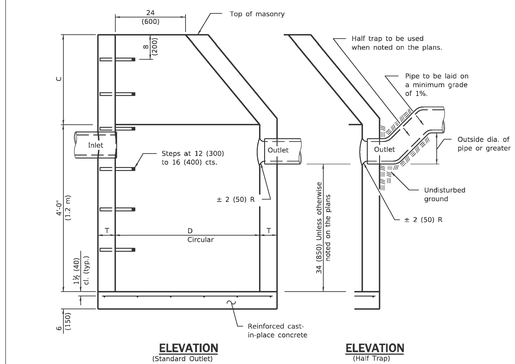
See Standard 606001 for details of depressed curb adjacent to curb ramp.

All dimensions are in inches (millimeters) unless otherwise shown.

PERPENDICULAR CURB RAMPS FOR SIDEWALKS
(Sheet 2 of 2)

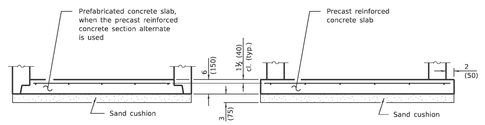
STANDARD 424001-11

Illinois Department of Transportation
PASSED January 1, 2019 — ENGINEER OF POLICY AND PROCEDURES
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BSSCD 1-1-19



ELEVATION
(Standard Outlet)

ELEVATION
(Half Trap)



ALTERNATE BOTTOM SLAB

ALTERNATE MATERIALS FOR WALLS	D	C*	T (min.)
Concrete Masonry Unit	4'-0" (1.2 m) 5'-0" (1.5 m)	30 (750) 3'-9" (1.15 m)	5 (125) 5 (125)
Brick Masonry	4'-0" (1.2 m) 5'-0" (1.5 m)	30 (750) 3'-9" (1.15 m)	8 (200) 8 (200)
Precast Reinforced Concrete Section	4'-0" (1.2 m) 5'-0" (1.5 m)	30 (750) 3'-9" (1.15 m)	4 (100) 5 (125)
Cast-in-place Concrete	4'-0" (1.2 m) 5'-0" (1.5 m)	30 (750) 3'-9" (1.15 m)	6 (150) 6 (150)

* For precast reinforced concrete sections, dimension "C" may vary from the dimension given to plus 6 (150).

GENERAL NOTES

Bottom slabs shall be reinforced with a minimum of 0.20 sq. in./ft (420 sq. mm/m) in both directions with a maximum spacing of 12 (300).

Bottom slabs may be connected to the riser as determined by the fabricator; however, only a single row of reinforcement around the perimeter may be utilized.

See Standard 602601 for optional precast reinforced concrete flat slab top.

See Standard 602701 for details of steps.

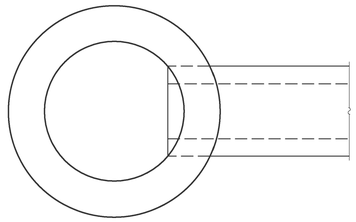
All dimensions are in inches (millimeters) unless otherwise shown.

DATE	REVISIONS
1-1-11	Added 'Outside' to half trap note. Detail rein. in slabs.
	Revised general notes.
1-1-09	Switched units to English (metric).

CATCH BASIN TYPE A

STANDARD 602001-02

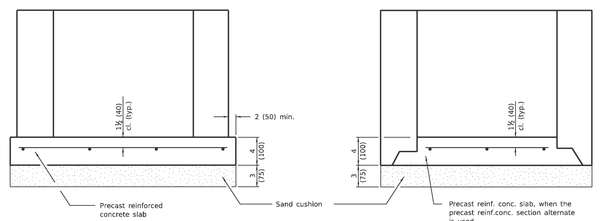
Illinois Department of Transportation
PASSED January 1, 2011 — ENGINEER OF POLICY AND PROCEDURES
APPROVED January 1, 2011 — ENGINEER OF DESIGN AND ENVIRONMENT
BSSCD 1-1-97



PLAN

ELEVATION

ALTERNATE MATERIALS FOR WALLS	T
BRICK MASONRY	8 (200)
CAST-IN-PLACE CONCRETE	6 (150)
CONCRETE MASONRY UNIT	5 (125)
PRECAST REINFORCED CONCRETE SECTION	3 (75)



ALTERNATE METHODS

GENERAL NOTES

Bottom slabs shall be reinforced with a minimum of 0.24 sq. in./ft. (510 sq. mm/m) in both directions with a maximum spacing of 10 (250).

Bottom slabs may be connected to the riser as determined by the fabricator; however, only a single row of reinforcement around the perimeter may be utilized.

All dimensions are in inches (millimeters) unless otherwise shown.

DATE	REVISIONS
1-1-14	Increased height to 72 (1800) maximum.
1-1-11	Detailed rein. in slabs.
	Added max. limit to height.
	Added general notes.

INLET - TYPE A

STANDARD 602301-04

Illinois Department of Transportation
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BSSCD 1-1-97

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NO	DATE	ISSUANCE DESCRIPTION
	10/10/25	PLANNING & ZONING



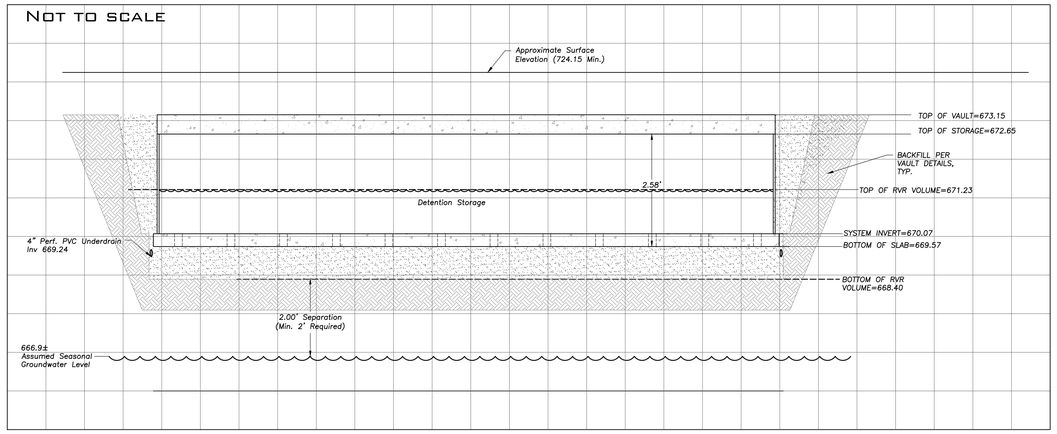
LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

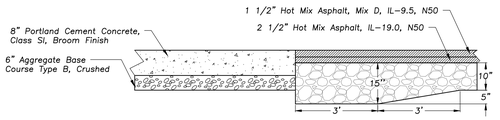
SITE WORK DETAILS

SHEET NO.
C6.04

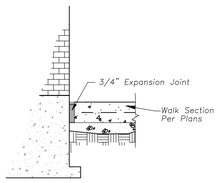
JOB NO. 25-4289.01
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VAULT CROSS-SECTION

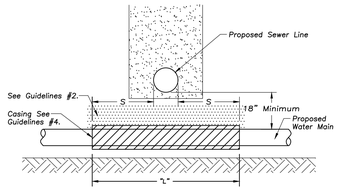


CONCRETE TO ASPHALT CHANGE OF PAVEMENT SECTION



WALK ADJACENT TO BUILDING

(Taken From Standard Specifications for Water and Sewer Main Construction in Illinois, May 1996) Note: Compactions Refer to 20-2.20B



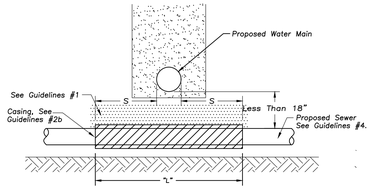
Proposed Water Main Below Existing Sewer Line With 18" Minimum Vertical Separation.

Note: "S" is the length necessary to provide 10 feet of separation and measured perpendicular to existing sewer line.

Guidelines

1. Omit select granular embedment and granular backfill to one (1) foot over top of watermain and use select excavated material (Class IV) and compact the length of "L".
2. If select granular backfill exists, remove within width of existing sewer line trench and replace with select excavated material (Class IV) and compact.
3. Provide adequate support for existing sewer line to prevent damage due to settlement.
4. Use "L" feet of water main material for casing of proposed water main and seal ends of casing.

(Taken From Standard Specifications for Water and Sewer Main Construction in Illinois, May 1996) Note: Compactions Refer to 20-2.20B



Proposed Sewer Line Below Existing Water Main With Less Than 18" Vertical Separation

Note: "S" is the length necessary to provide 10 feet of separation and measured perpendicular to existing sewer line.

Guidelines

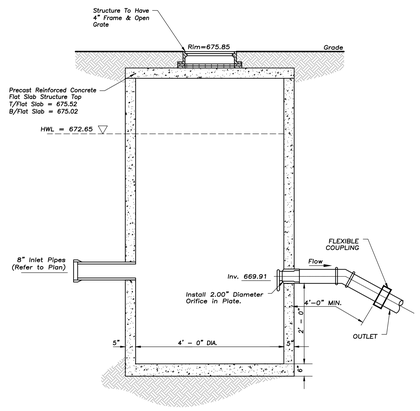
1. Omit select granular embedment and granular backfill to one (1) foot over top of watermain and use select excavated material (Class IV) and compact for "S" feet on each side of water main.

2a. Construct "L" feet of proposed sewer or water main material and pressure test, or;

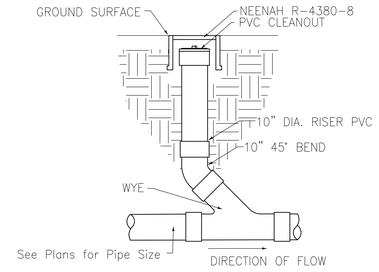
2b. Use "L" feet of water main material for casing of proposed sewer and seal ends of casing.

3. Provide adequate support for existing water main to prevent damage due to settlement of sewer trench.

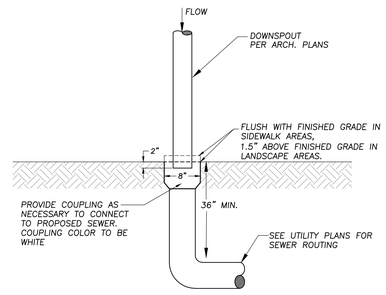
WATER AND SEWER SEPARATION REQUIREMENTS



CATCH BASIN - VORTEX RESTRICTOR



AREA DRAIN - 12"ø



DOWNSPOUT CONNECTION

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LIBERTYVILLE, ILLINOIS 60048

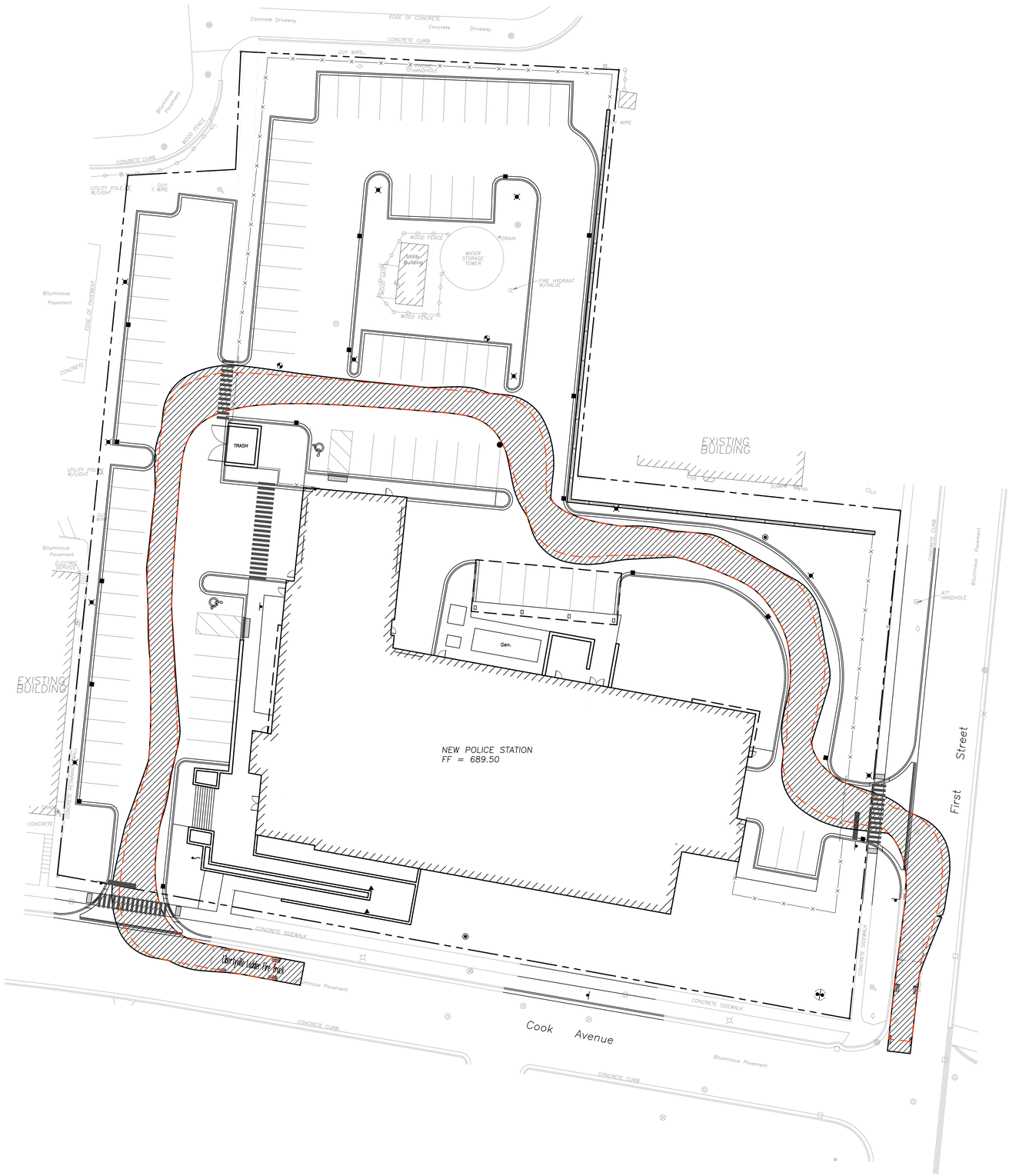
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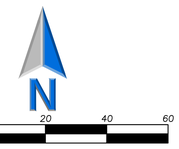
SITE WORK DETAILS

SHEET NO.
C6.05

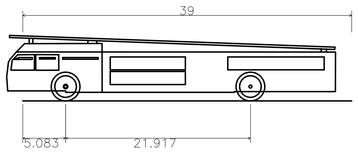
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Scale: 1"=20'



Libertyville Ladder Fire Truck	
Overall Length	39.000ft
Overall Width	9.725ft
Overall Body Height	7.773ft
Min Body Ground Clearance	1.023ft
Track Width	9.725ft
Lock-to-lock time	5.00s
Curb to Curb Turning Radius	37.333ft

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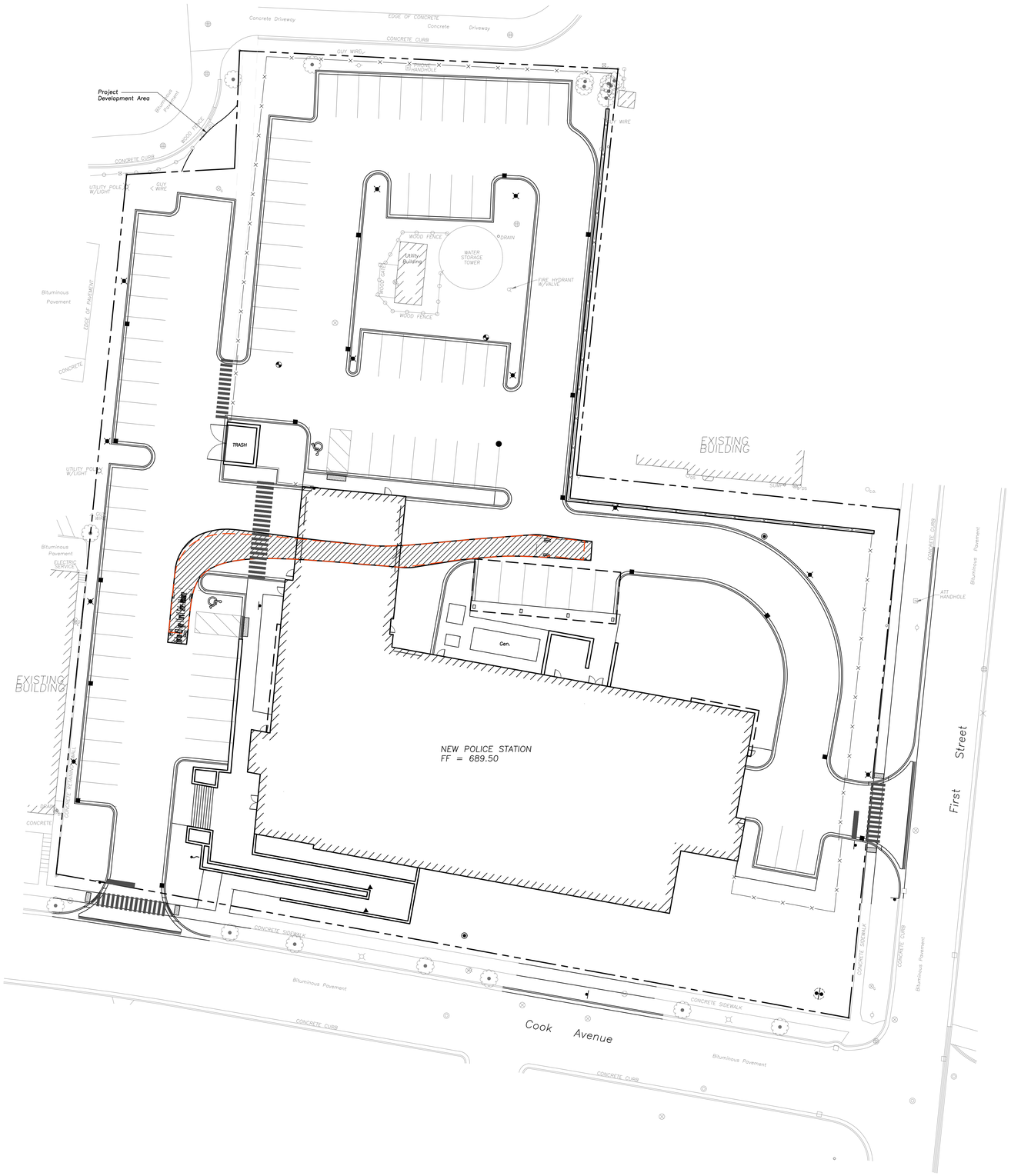
FIRE TRUCK TURNING

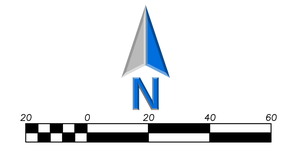
SHEET NO.
CSK-01

JOB NO. 25-4289.01

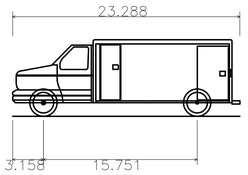
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Scale: 1"=20'



Horton 453 Type I Ford E-Series Ambulance	
Overall Length	23.288ft
Overall Width	8.021ft
Overall Body Height	7.853ft
Min Body Ground Clearance	1.265ft
Track Width	8.021ft
Lock-to-lock time	5.00s
Curb to Curb Turning Radius	27.400ft

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AMBULANCE TURNING

SHEET NO.
CSK-02

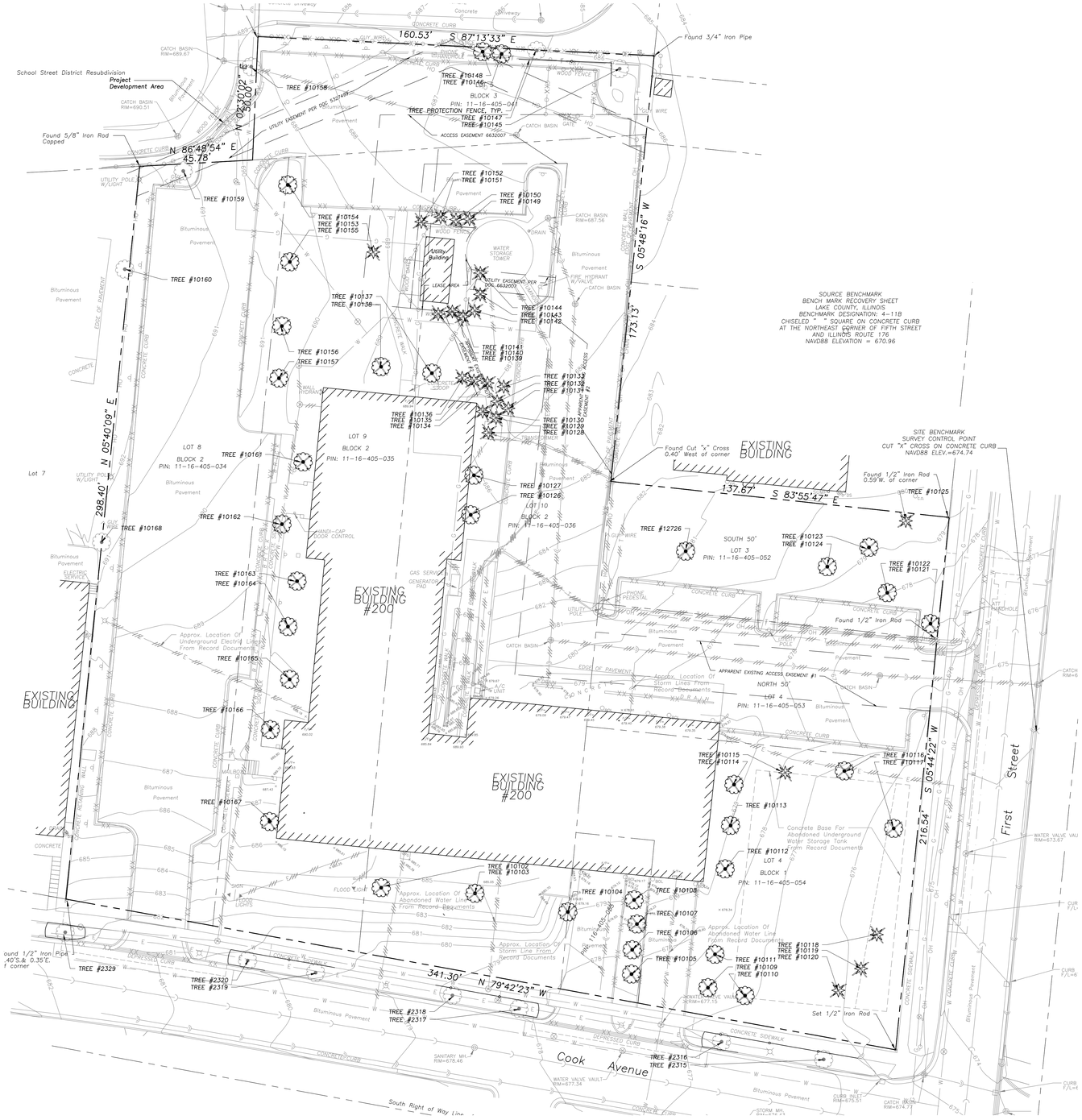
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TREE PRESERVATION NOTES

1. THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INITIATING PLANTING OPERATIONS. THE CONTRACTOR SHALL REPAIR/ REPLACE AND UTILITY, PAVING, CURBING, ETC.. WHICH IS DAMAGED DURING PLANTING AND TREE REMOVAL OPERATIONS.
2. REFER TO PLAT OF SURVEY FOR LEGAL DESCRIPTION, BOUNDARY DIMENSIONS AND EXISTING CONDITIONS.
3. CONTRACTORS MUST VERIFY ALL QUANTITIES AND OBTAIN ALL PROPER PERMITS AND LICENSES FROM THE PROPER AUTHORITIES.
4. LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR UNSEEN SITE CONDITIONS.
5. REMOVE ALL DEAD AND DISEASED PLANT MATERIAL FROM SITE AND DISPOSE OF PROPERLY.
6. PRUNE AND FERTILIZE ALL EXISTING VEGETATION TO REMAIN ON SITE.
7. TREE SYMBOL WITH NUMBER AND AN "X" INDICATES EXISTING TREE TO BE REMOVED.
8. TREE SYMBOL WITH NUMBER INDICATES EXISTING TREE TO REMAIN.
9. ANY EXISTING TREES TO BE RETAINED SHALL BE PROTECTED FROM SOIL COMPACTION AND OTHER DAMAGES THAT MAY OCCUR DURING CONSTRUCTION ACTIVITIES BY ERECTING FENCING AROUND SUCH MATERIALS AS SHOWN IN PLAN.
10. REVIEW TREE PROTECTION FENCE INSTALLATION WITH LANDSCAPE ARCHITECT, CITY FORESTER OR OWNERS REPRESENTATIVE PRIOR TO START OF CONSTRUCTION ACTIVITIES.
11. CONTRACT/ CONSTRUCTION FENCE TO INCLUDE PERIMETER OF TREE PROTECTION FENCE WHERE THESE INTERSECT.
12. MAINTAIN TREE PROTECTION AND FENCE WITHIN CONSTRUCTION/WORK LIMIT FENCE FOR THE DURATION OF THE PROJECT.
13. NO STAGING, TRENCHING, DIGGING, TRAFFICKING, RE-GRADING OR OTHER IMPACT SHALL BE ALLOWED IN TREE PROTECTION AREA.
14. CONTRACTOR MUST COORDINATE PLACEMENT OF EROSION CONTROL FENCE WITH TREE PROTECTION TO ENSURE MAXIMUM PROTECTION OF ROOTS, AND SOIL IN CANOPY ZONE.
15. TREE MAINTENANCE SHALL INCLUDE WATERING, WEEDING, REMOVAL OF DEBRIS ABD DUST PROTECTION. WASH TREE AND LEAVES WITHIN 24 HOURS POST OVERSPRAY FROM DUST, PAINT, CONSTRUCITON RESIDUE.
16. TEMPORARILY TIE CANOPY IF NEEDED FOR OVERHEAD PROTECTION, NOT TOO EXCEED 24 HOURS PER WEEK.
17. WHEN CONSTRUCTION ACTIVITIES REQUIRE AGGREGATE FILL WITHIN PROTECTED CRITICAL ROOT ZONE, AN INERT STONE MATERIAL MUST BE USED. (AVOID LIMESTONE)
18. ROOT PRUNE WHERE ESTABLISHED TREE CRITICAL ROOT ZONES ARE IMPACTED BY CONSTRUCTION ACTIVITIES. TO BE DONE UNDER THE GUIDANCE OF A CERTIFIED ARBORIST.



EXISTING TREE LEGEND

EX TREE – TO BE PRESERVED : 14 TREES

EX TREE – TO BE REMOVED : 61 TREES

N

20 0 20 40 60

Scale: 1"=20'

EXISTING TREE INVENTORY

TREE ID NUMBER	COMMON NAME	SCIENTIFIC NAME	DBH	CONDITION	COMMENTS
2315	Acer x freemanii	Freeman Maple	10	FAIR	Preserve
2316	Acer x freemanii	Freeman Maple	8	FAIR	Preserve
2317	Acer x freemanii	Freeman Maple	10	FAIR	Preserve
2318	Acer x freemanii	Freeman Maple	13	FAIR	Preserve
2319	Acer x freemanii	Freeman Maple	16	FAIR	Preserve
2320	Acer x freemanii	Freeman Maple	6	FAIR	Preserve
2329	Acer x freemanii	Freeman Maple	14	FAIR	Preserve
10102	Malus	Crabapple	28	FAIR	Remove
10103	Malus	Crabapple	22	FAIR	Remove
10104	Malus	Crabapple	18	FAIR	Remove
10105	Ginkgo biloba	Ginkgo	10	GOOD	Remove
10106	Ginkgo biloba	Ginkgo	8	UNKNOWN	Remove
10107	Ginkgo biloba	Ginkgo	8	GOOD	Remove
10108	Ginkgo biloba	Ginkgo	9	GOOD	Remove
10109	Gleditsia triacanthos	Honey Locust	14	GOOD	Remove
10110	Gleditsia triacanthos	Honey Locust	14	GOOD	Remove
10111	Gleditsia triacanthos	Honey Locust	14	GOOD	Remove
10112	Pyrus calleryana	Callery Pear	14	GOOD	Remove
10113	Pyrus calleryana	Callery Pear	13	GOOD	Remove
10114	Pyrus calleryana	Callery Pear	12	GOOD	Remove
10115	Pseudotsuga menziesii	Douglasfir	10	GOOD	Remove
10116	Ulmus davidiana	Accolade Elm	7	GOOD	Remove
10117	Acer saccharinum	Silver Maple	12	GOOD	Remove
10118	Picea glauca	White Spruce	3	GOOD	Remove
10119	Picea pungens	Blue Spruce	5	GOOD	Remove
10120	Picea pungens	Blue Spruce	5	GOOD	Remove
10121	Pyrus calleryana	Callery Pear	12	FAIR	Remove
10122	Gleditsia triacanthos	Honey Locust	13	FAIR	Remove
10123	Gleditsia triacanthos	Honey Locust	16	GOOD	Remove
10124	Gleditsia triacanthos	Honey Locust	15	GOOD	Remove
10125	Picea abies	Norway Spruce	3	GOOD	Remove
10126	Malus	Crabapple	9	GOOD	Remove
10127	Malus	Crabapple	13	GOOD	Remove
10128	Thuja spp.	Arborvitae	3	GOOD	Remove
10129	Thuja spp.	Arborvitae	3	GOOD	Remove
10130	Thuja spp.	Arborvitae	4	GOOD	Remove
10131	Thuja spp.	Arborvitae	5	GOOD	Remove
10132	Thuja spp.	Arborvitae	5	GOOD	Remove
10133	Thuja spp.	Arborvitae	6	GOOD	Remove
10134	Thuja spp.	Arborvitae	5	GOOD	Remove
10135	Thuja spp.	Arborvitae	5	GOOD	Remove
10136	Thuja spp.	Arborvitae	5	GOOD	Remove
10137	Tilia cordata	Littleleaf Linden	14	UNKNOWN	Remove
10138	Tilia cordata	Littleleaf Linden	14	GOOD	Remove
10139	Thuja spp.	Arborvitae	4	GOOD	Remove
10140	Thuja spp.	Arborvitae	4	GOOD	Remove
10141	Thuja spp.	Arborvitae	3	GOOD	Remove
10142	Thuja spp.	Arborvitae	3	GOOD	Remove
10143	Thuja spp.	Arborvitae	4	GOOD	Remove
10144	Thuja spp.	Arborvitae	4	GOOD	Remove
10145	Celtis occidentalis	Hackberry	6	GOOD	Preserve
10146	Gleditsia triacanthos	Honey Locust	13	GOOD	Preserve
10147	Gleditsia triacanthos	Honey Locust	6	GOOD	Preserve
10148	Acer negundo	Boxelder	16	GOOD	Remove
10149	Thuja spp.	Arborvitae	3	GOOD	Remove
10150	Thuja spp.	Arborvitae	4	GOOD	Remove
10151	Thuja spp.	Arborvitae	4	GOOD	Remove
10152	Thuja spp.	Arborvitae	4	GOOD	Remove
10153	Picea pungens	Blue Spruce	11	GOOD	Remove
10154	Ostrya virginiana	Eastern Hophornbeam	2	GOOD	Remove
10155	Acer platanoides	Norway Maple	14	GOOD	Remove
10156	Acer platanoides	Norway Maple	21	GOOD	Remove
10157	Acer platanoides	Norway Maple	16	GOOD	Remove
10158	Platanus x acerifolia	London Planetree	2	GOOD	Preserve
10159	Malus	Crabapple	3	GOOD	Preserve
10160	Malus	Crabapple	3	POOR	Preserve
10161	Amelanchier canadensis	Serviceberry	3	GOOD	Remove
10162	Amelanchier canadensis	Serviceberry	3	GOOD	Remove
10163	Malus	Crabapple	8	GOOD	Remove
10164	Malus	Crabapple	<Null>	UNKNOWN	Remove
10165	Malus	Crabapple	12	GOOD	Remove
10166	Amelanchier canadensis	Serviceberry	3	GOOD	Remove
10167	Syringa reticulata	Japanese Lilac	7	GOOD	Remove
10168	Juglans nigra	Black Walnut	35	GOOD	Preserve
12726	Quercus x warei	Regal Prince Oak	2.5	GOOD	Remove

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VILLAGE OF LIBERTYVILLE
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TREE PRESERVATION AND REMOVAL PLAN

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L0.10

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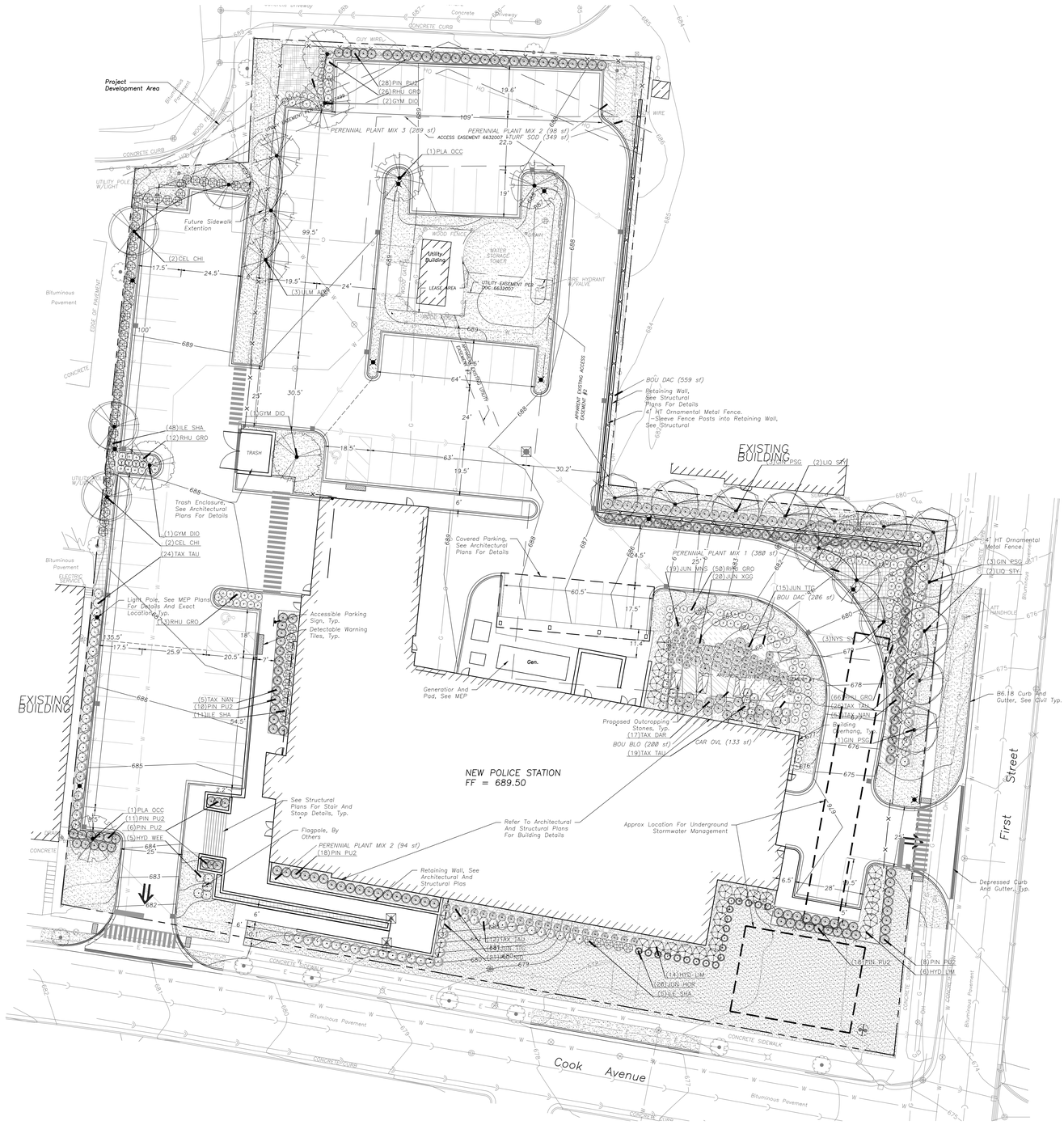
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GENERAL NOTES

1. *REFER TO PLAT OF SURVEY FOR LEGAL DESCRIPTION, BOUNDARY DIMENSIONS AND EXISTING CONDITIONS.*
2. *REFER TO ARCHITECTURAL PLANS FOR BUILDING MIX, SIZE AND FOOTPRINT.*
3. *COMPLY WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL CODES AND ORDINANCES FOR ALL WORK AND OPERATIONS.*
4. *CONTRACTORS MUST VERIFY ALL QUANTITIES AND OBTAIN ALL PROPER PERMITS AND LICENSES FROM THE PROPER AUTHORITIES.*
5. *VERIFY SITE CONDITIONS BEFORE PROCEEDING WITH WORK AND REPORT ANY CONFLICTS TO ARCHITECT OF RECORD. LANDSCAPE ARCHITECT IS NOT RESPONSIBLE FOR UNSEEN SITE CONDITIONS.*
6. *KEEP AREAS CLEAN, NEAT AND ORDERLY AT ALL TIMES. CLEAR OFF RUBBISH AND DEBRIS. LEGALLY DISPOSE OF ALL MATERIALS REMOVED FROM THE SITE.*
7. *PROTECT EXISTING STRUCTURES, UTILITIES, SIDEWALKS, PAVEMENTS, FENCING, FURNISHINGS AND PLANTINGS, TREES AND LAWNS FROM DAMAGE CAUSED BY SETTLEMENT, LATERAL MOVEMENT, UNDERMINING, WASHOUTS, AND OTHER HAZARDS CREATED BY SITE WORK. IF ANY DAMAGE OCCURS, REPAIR TO THE ORIGINAL CONDITION AT NO ADDITIONAL COST.*
8. *COORDINATE WITH ALL OTHER TRADES.*

LANDSCAPE NOTES

1. *THE CONTRACTOR SHALL VERIFY THE LOCATIONS OF ALL UNDERGROUND UTILITIES PRIOR TO INITIATING PLANTING OPERATIONS. THE CONTRACTOR SHALL REPAIR/ REPLACE AND UTILITY, PAVING, CURBING, ETC.. WHICH IS DAMAGED DURING PLANTING OPERATIONS.*
2. *ALL PLANT MATERIAL ON THIS PLANTING PLAN REPRESENTS THE INTENTION AND INTENSITY OF THE PROPOSED LANDSCAPE MATERIAL. THE EXACT SPECIES AND LOCATIONS MAY VARY IN THE FIELD DO TO MODIFICATIONS IN THE SITE IMPROVEMENTS AND THE AVAILABILITY OF PLANT MATERIAL AT THE TIME OF INSTALLATION. ANY SUCH CHANGES MUST FIRST BE APPROVED BY THE CITY IN WRITING.*
3. *PLANT QUANTITIES SHOWN IN THE PLANT SCHEDULE ARE FOR CONVENIENCE ONLY. THE CONTRACTOR IS RESPONSIBLE FOR PROVIDING AND INSTALLING ALL MATERIALS SHOWN ON THE PLAN AND SHOULD NOT RELY ON THE PLANT SCHEDULE FOR DETERMINING QUANTITIES.*
4. *ALL PLANT MATERIALS SHALL BE NURSERY GROWN STOCK AND SHALL BE FREE FROM ANY DEFORMITIES, DISEASES OR INSECT DAMAGE. ANY MATERIALS WITH DAMAGED OR CROOKED/DISFIGURED LEADERS, BARK ABRASION, SUNSCALD, INSECT DAMAGE, ETC. ARE NOT ACCEPTABLE AND WILL BE REJECTED. TREES WITH MULTIPLE LEADERS WILL BE REJECTED UNLESS CALLED OUT IN THE PLANT SCHEDULE AS MULTI-STEM. NO PRUNING TO BE DONE AT THE TIME OF INSTALLATION EXCEPT FOR DEAD OR BROKEN LIMBS.*
5. *THE OWNER RESERVES THE RIGHT TO INSPECT ALL PLANT MATERIALS PRIOR TO INSTALLATION. ANY MATERIALS INSTALLED WITHOUT APPROVAL MAY BE REJECTED.*
6. *ALL GRASS, CLUMPS, OTHER VEGETATION, DEBRIS, STONES, ETC.. SHALL BE RAKED OR OTHERWISE REMOVED FROM PLANTING AND LAWN AREAS PRIOR TO INITIATION OF INSTALLATION PROCEDURES.*
7. *ALL LAWN AREAS ON THIS PLAN SHALL BE GRADED SMOOTH AND TOPPED WITH AT LEAST 6" OF TOPSOIL. ALL LAWN AREAS TO BE ESTABLISHED USING SEED BLANKET UNLESS OTHERWISE NOTED. BLANKET TO BE 575 OR APPROVED EQUAL.*
8. *ALL AREAS DISTURBED BY CONSTRUCTION ACTIVITIES OR OTHER TO BE GRADED SMOOTH AND RESTORED TO TURF GRASS IF NO OTHER PLANT MATERIAL IS PROPOSED.*
9. *PLANTING SOIL DEPTHS, PROVIDE MINIMUM PLANTING DEPTHS AS FOLLOWS:*
   - 9.1. *TURF PLANTING – 12".*
   - 9.2. *PERENNIAL / ORNAMENTAL GRASS PLANTING – 12".*
   - 9.3. *ORNAMENTAL TREE & SHRUB PLANTING – 18".*
   - 9.4. *PLANTING SOIL AT ROOT BALL OF CANOPY / EVERGREEN TREES – 30".*
   - 9.5. *OWNER' REPRESENTATIVE TO APPROVE SPECIFIED SUBGRADE (SUBSOIL), MUST BE NATURALLY OCCURING NATIVE SOIL MATERIAL MEETING PERCULATION REQUIREMENTS, FREE OF GREY CLAY AND STONES GREATER THAN 1". REMOVE FOREIGN OBJECTS. BACKFILL TO MEET APPROVAL OF OWNER PRIOR TO INSTALLATION OF SPECIFIED PLANTING SOIL.*
10. *ALL PLANTINGS SHALL BE SPACED EQUAL DISTANT, BACK FILLED WITH AMENDED SOIL IN A HOLE TWICE THE ROOTBALL DIAMETER, WATERED, FERTILIZED, PRUNED, AND HAVE ALL TAGS AND ROPES REMOVED.*
11. *PLANTS TO BE PLANTED SO THAT ROOT FLARE IS AT THE GRADE OF THE AREA WHERE PLANTED. NO PRUNING TO BE DONE AT THE TIME OF INSTALLATION EXCEPT TO REMOVE DEAD OR BROKEN LIMBS. SEE LANDSCAPE DETAILS.*
12. *THIS LANDSCAPE PLAN ASSUMES THE SITE WILL BE PREPARED WITH TOP SOIL SUITABLE FOR THE ESTABLISHMENT OF THE LANDSCAPE MATERIAL PRESENTED ON THIS PLAN. IF ADDITIONAL TOP SOIL IS REQUIRED IT IS UP TO THE LANDSCAPE CONTRACTOR ON THE PROJECT TO PROVIDE, SPREAD AND PREPARE THE SITE AS NEEDED FOR THE IMPLEMENTATION OF THIS LANDSCAPE PLAN.*
13. *NEW TOPSOIL IS REQUIRED THROUGHOUT THE FULLEST DIMENSIONS OF ALL AFOREMENTIONED PLANTERS OR PARKWAY 3'6" DEEP. ALL CONSTRUCTION SPILL SUCH AS DEBRIS, GARBAGE, BARRICADES, LIMESTONE, BLACK TOP, AND ALL OTHER NON-TOPSOIL ITEMS MUST BE REMOVED FROM EACH PLANTER PRIOR TO SOIL INSTALLATION.*
14. *ALL PLANT MATERIALS SHALL CONFORM TO THE LATEST EDITION OF THE AMERICAN STANDARD FOR NURSERY STOCK AS PUBLISHED BY THE AMERICAN NURSERY & LANDSCAPE ASSOCIATION 1000 VERMONT AVENUE, NW, SUITE 300 WASHINGTON, DC 20005. WWW.ANLA.ORG. THE LANDSCAPE ARCHITECT HAS THE RIGHT TO REFUSE ANY POOR MATERIAL OR WORKMANSHIP.*
15. *ANY EXISTING TREES TO BE RETAINED SHALL BE PROTECTED FROM SOIL COMPACTION AND OTHER DAMAGES THAT MAY OCCUR DURING CONSTRUCTION ACTIVITIES BY ERECTING FENCING AROUND SUCH MATERIALS AT A DISTANCE OF 8.5' FROM THE TRUNK OR AT THE EXTENTS OF THE ESTABLISHED TREE DRIP LINE, WHICHEVER IS GREATER.*
16. *HOSE BIBS WILL BE PROVIDED ON THE BUILDING FOR THE PURPOSE OF WATERING THE LANDSCAPE MATERIAL.*
17. *THE CONTRACTOR SHALL GUARANTEE PLANT MATERIALS FOR A PERIOD OF ONE YEAR FROM DATE OF ACCEPTANCE BY OWNER. THE CONTRACTOR SHALL OUTLINE PROPER MAINTENANCE PROCEDURES TO THE OWNER AT THE TIME OF ACCEPTANCE. DURING THE GUARANTEE PERIOD, DEAD OR DISEASED MATERIALS SHALL BE REPLACED AT NO COST TO THE OWNER. AT THE END OF THE GUARANTEE PERIOD THE CONTRACTOR SHALL OBTAIN FINAL ACCEPTANCE FROM THE OWNER.*
18. *ALL REQUIRED LANDSCAPING WITHIN PUBLIC RIGHT-OF-WAY TO BE REPLACED, IF NEEDED, FOR A MINIMUM OF FIVE (5) YEARS BY THE ORIGINAL APPLICANT AND ANY SUBSEQUENT OWNERS.*



PLANT SCHEDULE SITE

SYMBOL	CODE	BOTANICAL / COMMON NAME	COND	SIZE	QTY
CANOPY TREES					
	CEL CHI	*CELTIS OCCIDENTALIS 'CHICAGOLAND' / CHICAGOLAND HACKBERRY*	B & B	1.5" CAL.	4
	GIN PSG	*GINKGO BILOBA 'PRINCETON SENTRY' / PRINCETON SENTRY MAIDENHAIR TREE*	B & B	1.5" CAL.	7
	GYM DIO	*GYMNOCLADUS DIOICA 'ESPRESSO' / KENTUCKY COFFEETREE*	B & B	3" CAL.	4
	LIQ STY	*LIQUIDAMBAR STYRACIFLUA / SWEET GUM*	B & B	1.5" CAL.	4
	NYS SYL	*NYSSA SYLVATICA / TUPELO*	B & B	1.5" CAL.	3
	PLA OCC	*PLATANUS OCCIDENTALIS / AMERICAN SYCAMORE*	B & B	3" CAL.	3
	ULM ACC	*ULMUS X 'MORTON' TM / ACCOLADE ELM*	B & B	3" CAL.	3

SYMBOL	CODE	BOTANICAL / COMMON NAME	COND.	SIZE	QTY
DECIDUOUS SHRUBS					
	DIE COP	*DIERVILLA LONICERA 'COPPER' / COPPER LOW BUSH HONEYSUCKLE*	3 GAL.	18" HT.	4
	HYD LIM	*HYDRANGEA PANICULATA 'LIMELIGHT' / LIMELIGHT HYDRANGEA*	B & B	48" HT.	25
	HYD WEE	*HYDRANGEA QUERCIFOLIA 'PEE WEE' / PEE WEE OAKLEAF HYDRANGEA*	B & B	24" HT.	5
	RHU GRO	*RHUS AROMATICA 'GRO-LOW' / GRO-LOW FRAGRANT SUMAC*	B & B	18" HT.	155
EVERGREEN SHRUBS					
	JUN TTG	*JUNIPERUS COMMUNIS 'SMNJCB' / TORTUGA® COMMON JUNIPER*	B & B	18" HT.	29
	JUN HOR	*JUNIPERUS HORIZONTALIS / CREEPING JUNIPER*	B & B	12" HT.	20
	JUN XGG	*JUNIPERUS X 'GREY OWL' / GREY OWL JUNIPER*	B & B	24" HT.	20
	JUN MNS	*JUNIPERUS X PFITZERIANA 'MONSAN' / SEA OF GOLD® PFITZER JUNIPER*	B & B	24" HT.	26
	PIC NID	*PICEA ABIES 'NIDIFORMIS' / BIRD'S NEST NORWAY SPRUCE*	B & B	24" HT.	24
	PIN PU2	*PINUS MUGO PUMILIO / DWARF MUGO PINE*	B & B	24" HT.	99
	TAX NAN	*TAXUS CUSPIDATA 'NANA' / DWARF JAPANESE YEW*	B & B	24" HT.	58
	TAX DAR	*TAXUS X MEDIA 'DARK GREEN SPREADER' / DARK GREEN SPREADER ANGLOJAP YEW*	B & B	24" HT.	48
	TAX TAU	*TAXUS X MEDIA 'TAUNTONII' / TAUNTON'S ANGLO-JAPANESE YEW*	B & B	24" HT.	81
BROADLEAF EVERGREEN					
	ILE SHA	*ILEX GLABRA 'SHAMROCK' / SHAMROCK INKBERRY HOLLY*	B & B	24" HT.	64

PERENNIAL PLANT + MATERIAL SCHEDULE

PERENNIAL PLANT MIX 1		843 SF	
ALLIUM ANGULOSUM 'SUMMER BEAUTY' / SUMMER BEAUTY MOUSE GARLIC		*78*	*#1*
GERANIUM SANGUINEUM 'MAX FREI' / MAX FREI BLOODRED GERANIUM		*117*	*#1*
SESLERIA AUTUMNALIS / AUTUMN MOOR GRASS		*195*	*#1*
PERENNIAL PLANT MIX 2		543 SF	
NEPETA X 'EARLY BIRD' / EARLY BIRD CATMINT		*99*	*#1*
SALVIA NEMOROSA 'WESUWE' / WESUWE MEADOW SAGE		*150*	*#1*
PERENNIAL PLANT MIX 3		289 SF	
BAPTISIA AUSTRALIS / BLUE WILD INDIGO		*32*	*#1*
ECHINACEA PURPUREA 'ALBA' / WHITE CONEFLOWER		*57*	*#1*
SPOROBOLUS HETEROLEPIS 'TARA' / TARA PRAIRIE DROPSEED		*76*	*#1*
BOU BLO		200 SF	
BOUTELOUA GRACILIS 'BLONDE AMBITION' / BLONDE AMBITION BLUE GRAMA		*92*	*#1*
BOU DAC		765 SF	
BOUTELOUA DACTYLOIDES / BUFFALO GRASS		*1,789*	*PLUG*
CAR OVL		133 SF	
CAREX BREVIOR / OVAL SEDGE		*311*	*PLUG*
TURF SOD		16,867 SF	
SHADE MASTER BLEND			
DECORATIVE STONE		278 SF	
DARK GREY SHALE ROCK; 2-4"			
HARDWOOD MULCH		9,443 SF	

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200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

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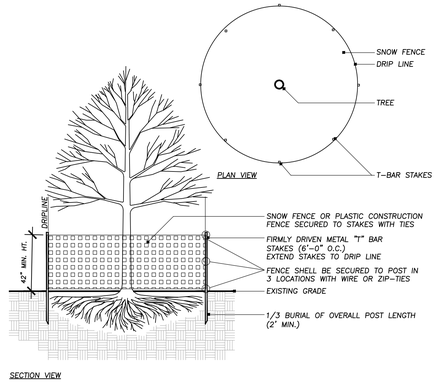
SITE LANDSCAPE PLAN

SHEET NO.
L1.00

JOB NO. 25-4289.01

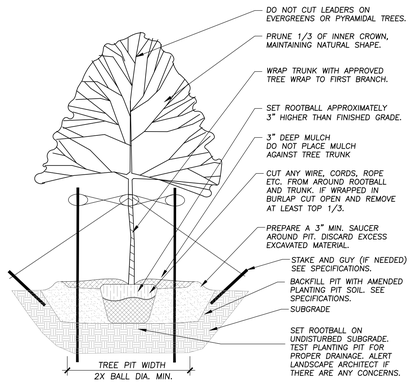
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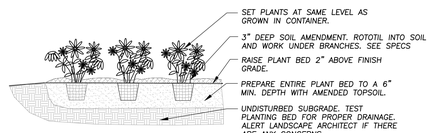
1 TREE PROTECTION DETAIL

Not To Scale P-QU-03



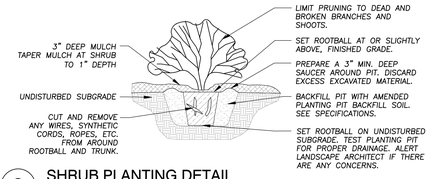
2 TREE PLANTING DETAIL

Not To Scale P-QU-02



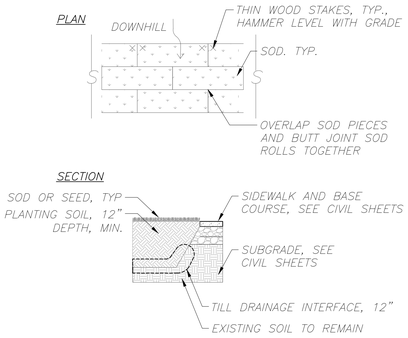
4 ANNUAL, PERENNIAL, & GROUNDCOVER DETAIL

Not To Scale P-QU-05



3 SHRUB PLANTING DETAIL

Not To Scale P-QU-04

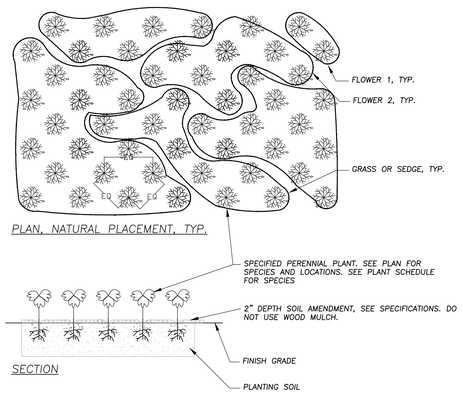


5 SOD AND SEED DETAIL

1/4" = 1'-0" P-QU-07

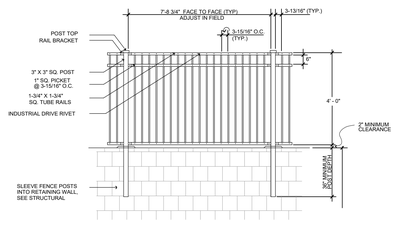
NOTES:

1. PLACE PLANTS AS INDICATED ON PLAN AND APPROVED BY OWNER IN THE FIELD. DO NOT DAMAGE PLANT ROOTS WHEN EXCAVATING PLANTING HOLES
2. MAINTAIN A WEED-FREE CONDITION THROUGHOUT THE MAINTENANCE PERIOD.
3. PRUNE DEAD STALKS AND REMOVE ANY DEAD LEAVES.
4. REMOVE POTS COMPLETELY PRIOR TO PLACING PLANTS IN HOLES
5. REMOVE ALL POTS PRIOR TO PLANTING. BY HAND, REMOVE POT BOUND AND ENCIRCLING ROOTS.
6. PLACE PLANTS SO THAT FINISH GRADE IS FLUSH WITH SOIL POT HEIGHT. LEAVE SPACE BETWEEN PLANT STALKS AND MULCH. MAINTAIN PROPER PLANTING HEIGHT THROUGHOUT WARRANTY PERIOD.
7. PLACE PLANTS IN A NATURAL MANNER SIMILAR TO THE DETAIL PLAN SHOWN.



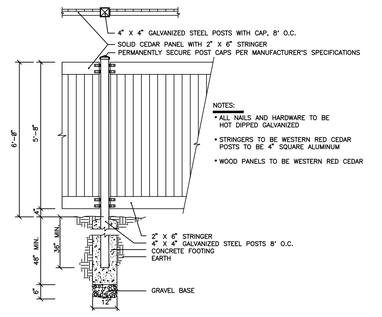
6 PERENNIAL PLANTING LAYOUT

1/4" = 1'-0" P-QU-06



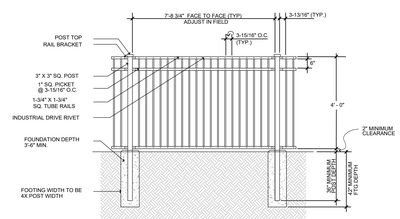
7 4` ORNAMENTAL METAL FENCE ON TOP OF WALL

Not To Scale P-LPD-01



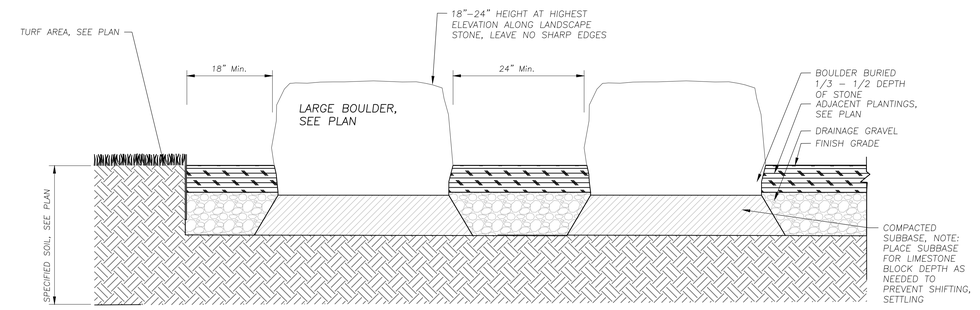
8 6' SOLID WOOD PANEL FENCE WITH STEEL POSTS

NOT TO SCALE 323129.23-33



9 4` ORNAMENTAL METAL FENCE

Not To Scale 323119-94



10 BOULDER OUTCROPPING STONES

3/4" = 1'-0" P-LPD-02

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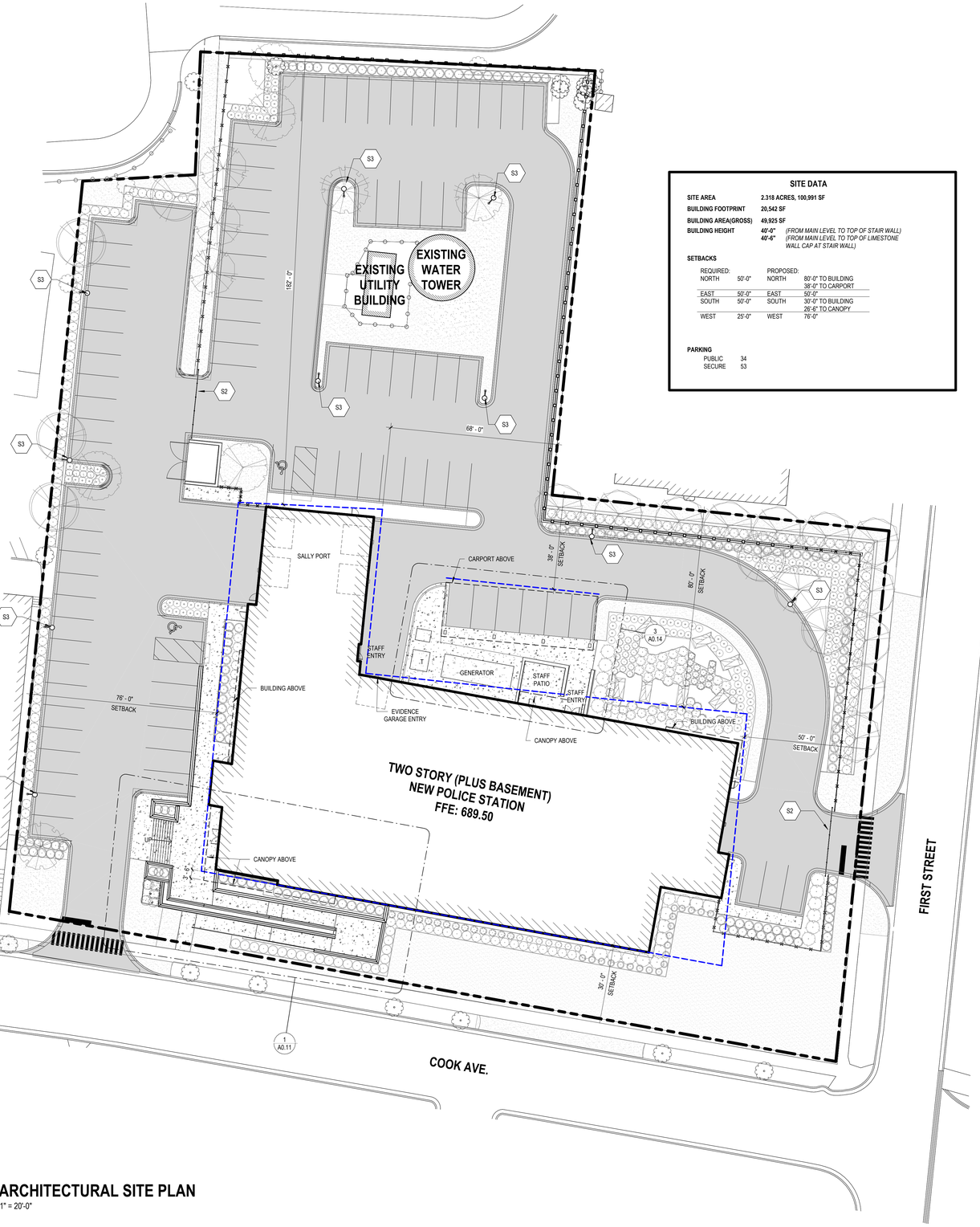
LANDSCAPE DETAILS

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L2.00

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SITE PLAN KEYED NOTES

TAG	DESCRIPTION
S2	MOTORIZED CANTILEVER SLIDING GATE
S3	SITE PLAN NOTE #3



SITE DATA

SITE AREA	**2.318 ACRES, 100,991 SF**
BUILDING FOOTPRINT	**20,542 SF**
BUILDING AREA(GROSS)	**49,925 SF**
BUILDING HEIGHT	**40'-0"** *(FROM MAIN LEVEL TO TOP OF STAIR WALL)* **40'-6"** *(FROM MAIN LEVEL TO TOP OF LIMESTONE WALL CAP AT STAIR WALL)*

SETBACKS

REQUIRED:		PROPOSED:	
NORTH	50'-0"	NORTH	80'-0" TO BUILDING 38'-0" TO CARPORT
EAST	50'-0"	EAST	50'-0"
SOUTH	50'-0"	SOUTH	30'-0" TO BUILDING 26'-6" TO CANOPY
WEST	25'-0"	WEST	76'-0"

PARKING

PUBLIC	34
SECURE	53

SITE PLAN LEGEND

- PROPERTY LINE
- SETBACK LINE (REQUIRED)
- 8'-0" HIGH ALUMINUM FENCE. SEE DETAIL AND SPEC FOR ADDITIONAL INFORMATION.
- 8'-0" HIGH SOLID FENCE. SEE DETAIL AND SPEC FOR ADDITIONAL INFORMATION.
- CONCRETE WALK PATH
- PAVING AREA. SEE CIVIL.

N

1 ARCHITECTURAL SITE PLAN
1" = 20'-0"

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ARCHITECTURAL SITE PLAN

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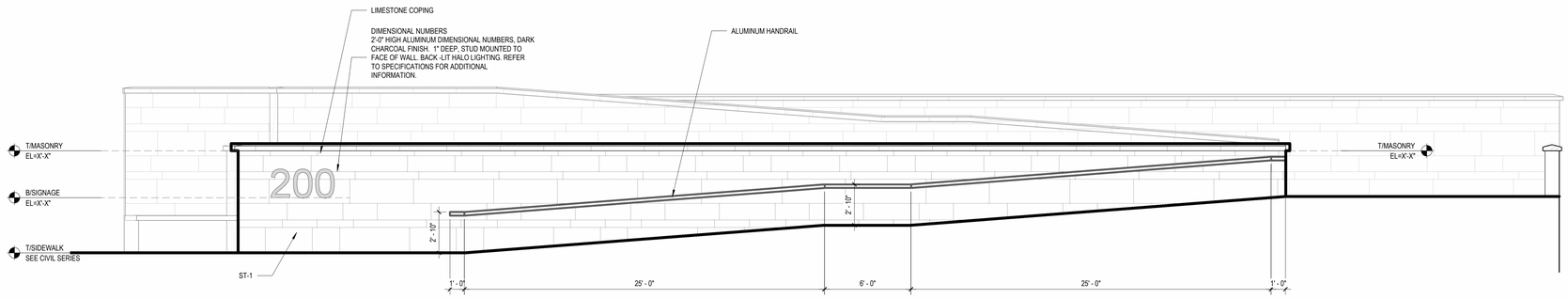
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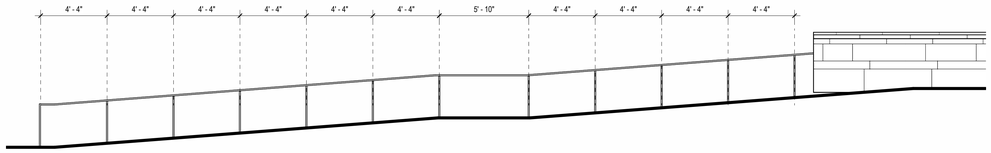
SITE PLAN KEYED NOTES

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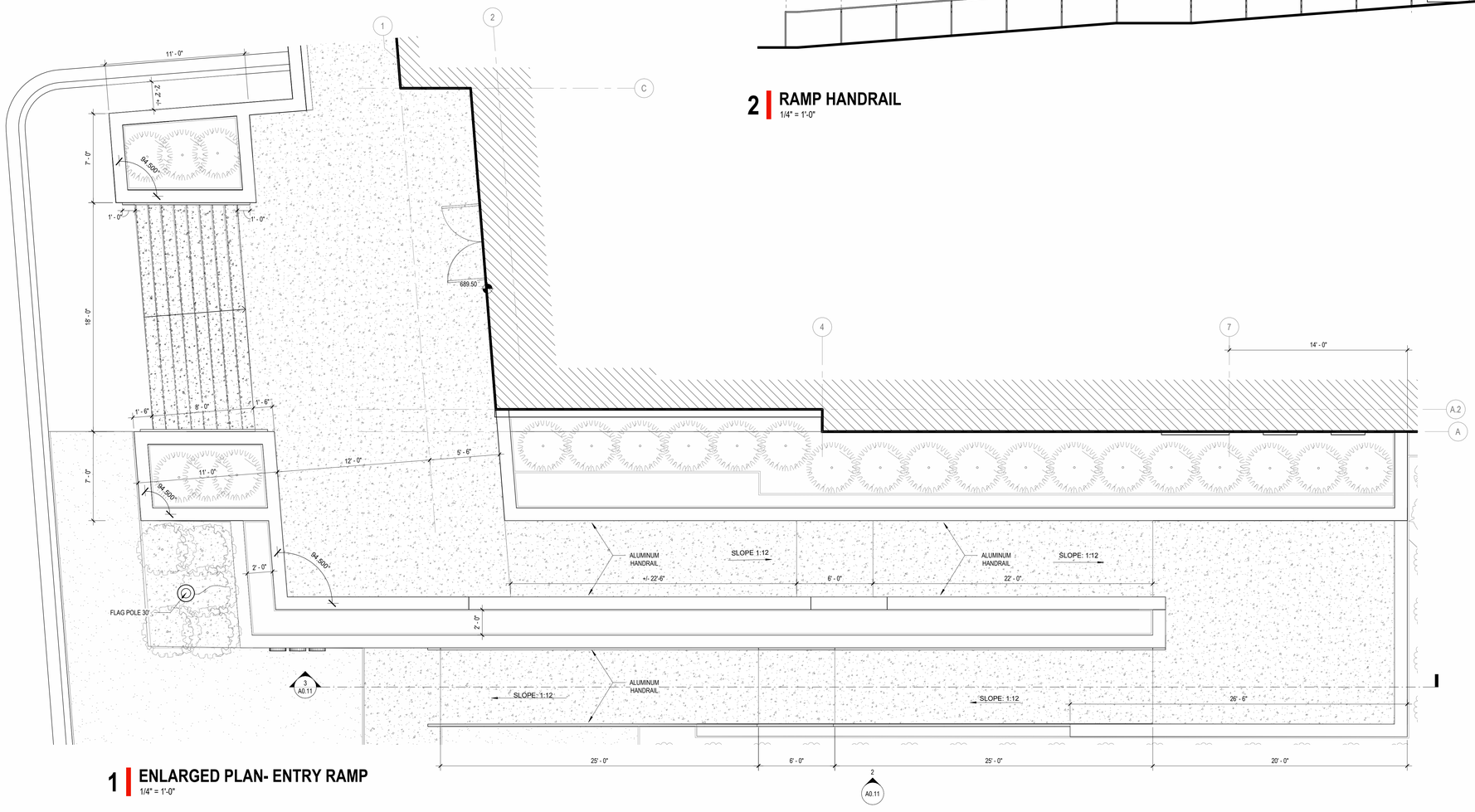


3 RAMP SECTION 1
1/4" = 1'-0"

NOTES:
1. DETAIL SIMILAR FOR STAIR AND RAMP HANDRAIL- MATCH SLOPE.
2. ALL EXTERIOR HANDRAILS SHALL BE ALUMINUM.



2 RAMP HANDRAIL
1/4" = 1'-0"



1 ENLARGED PLAN- ENTRY RAMP
1/4" = 1'-0"

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ENLARGED ARCHITECTURAL SITE PLAN & SITE DETAILS- ENTRY PLAZA

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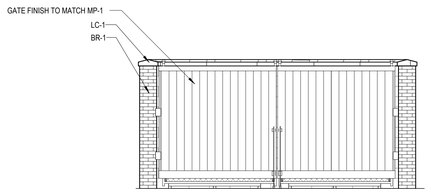
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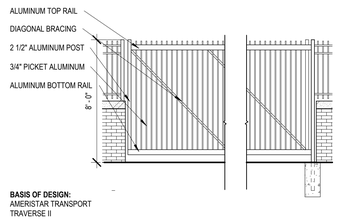
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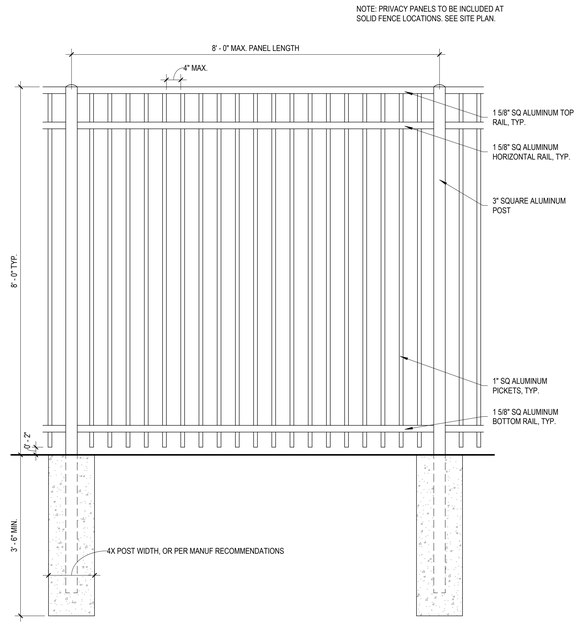
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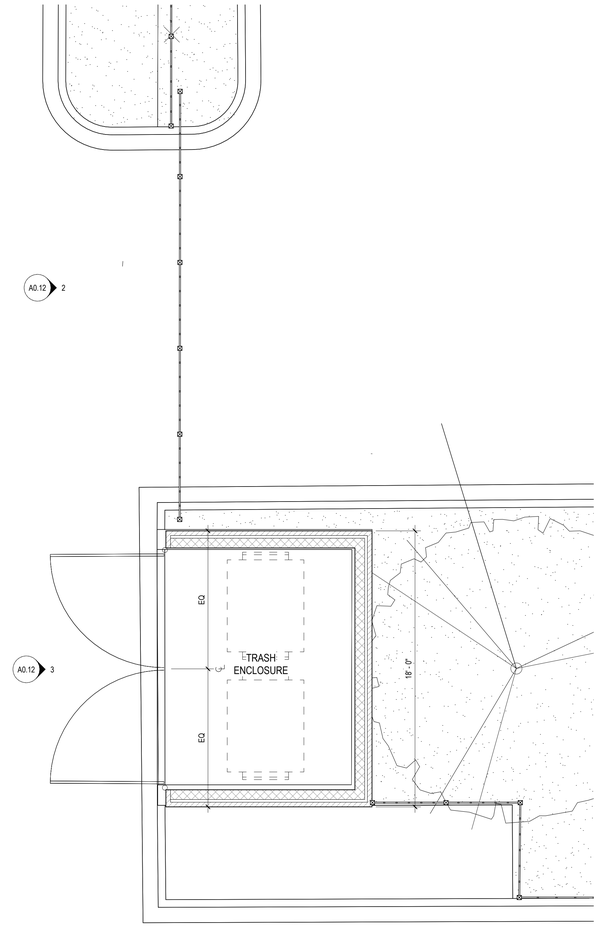
3 GATE ELEVATION- TRASH ENCLOSURE
1/4" = 1'-0"



2 GATE ELEVATION - SLIDING
1/4" = 1'-0"



4 FENCE DETAIL
3/4" = 1'-0"



1 ENLARGED SITE PLAN- WEST GATE & TRASH ENCLOSURE
1/4" = 1'-0"

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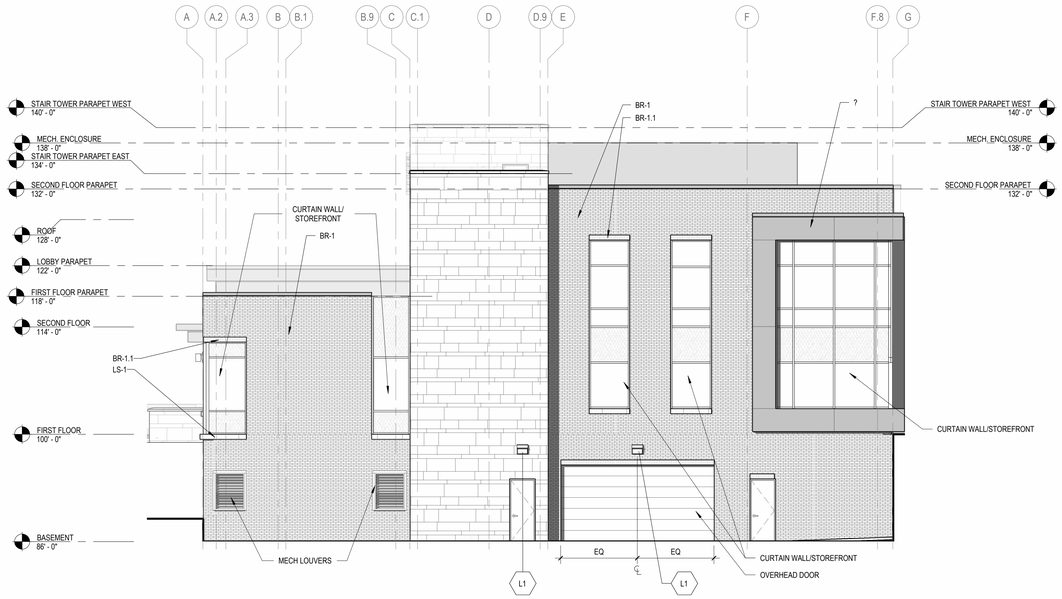
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ENLARGED ARCHITECTURAL SITE PLAN & SITE DETAILS

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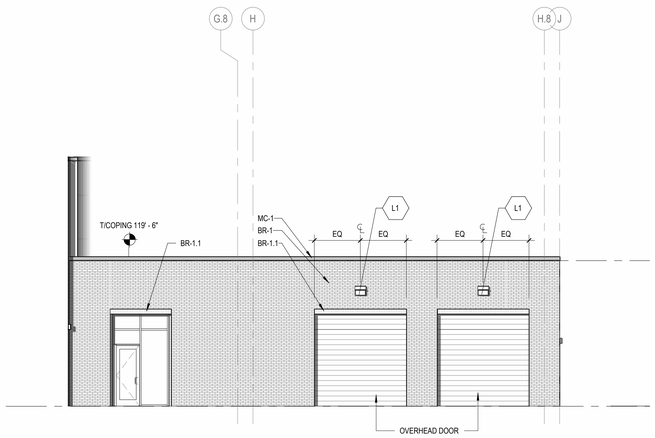


2 EXTERIOR ELEVATION- EAST

1/8" = 1'-0"

EXTERIOR ELEVATIONS KEYED NOTES

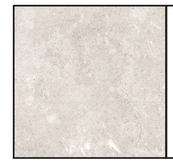
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L1	LIGHT FIXTURE



3 EXTERIOR ELEVATION- EAST

1/8" = 1'-0"

MATERIAL LEGEND



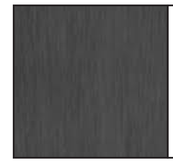
LS-1 & LC-1
LIMESTONE SILLS & CAPS



ST-1 STONE
SMOOTH, LIGHT STONE
VARYING COURSE
HEIGHTS



BR-1 & BR-1.1
BRICK
BELDEN 661, 50% BLEND
VELOUR AND SMOOTH



MP-1 & MC-1
METAL PANEL
DRY SEAL COMPOSITE
METAL PANEL SYSTEM
WITH INTEGRAL COPING

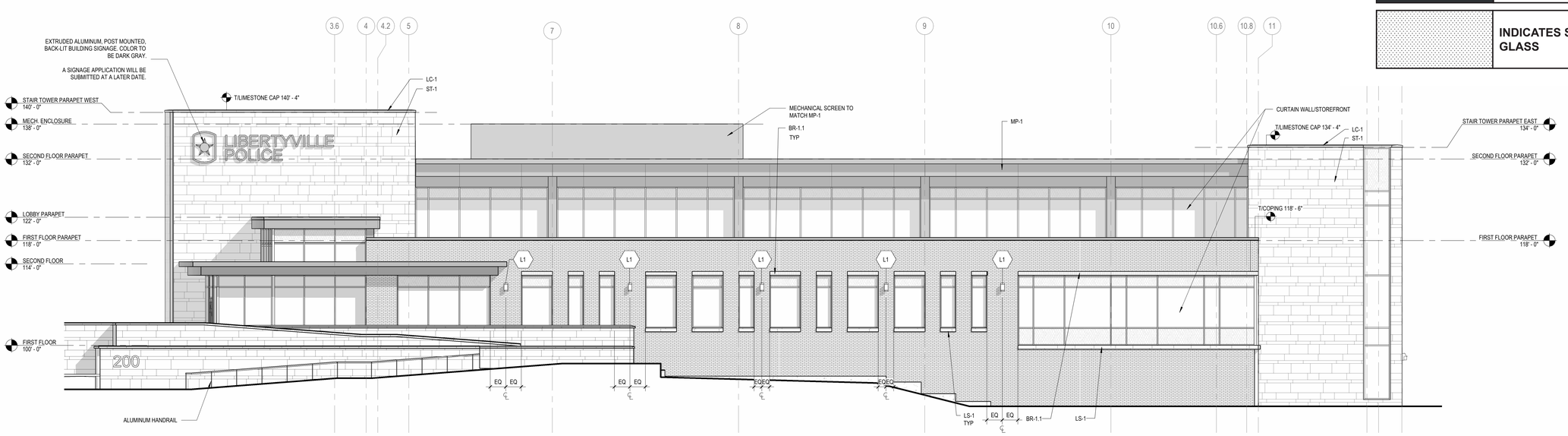
COLOR/TEXTURE:
ZINC CHARCOAL



STOREFRONT & CURTAIN WALL
EXTERIOR THERMAL
STOREFRONT & CURTAIN
WALL

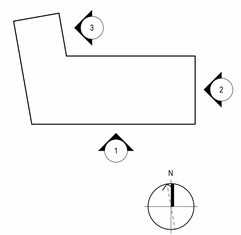
COLOR: DARK GREY

INDICATES SPANDREL GLASS



1 EXTERIOR ELEVATION- SOUTH

1/8" = 1'-0"



FGM Architects
1 Westbrook Corporate Center
Suite 1000
Westchester, Illinois 60154

630.574.8300 OFFICE

ILLINOIS PROFESSIONAL DESIGN
FIRM #184-000350

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Grayslake, IL 60030
847.223.4804 (O)

LANDSCAPE
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Grayslake, IL 60030
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STRUCTURAL
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Naperville, IL 60540
630.717.5399 (O)

MEPFP
Consolidated Consulting Engineers
212 S. Milwaukee Ave.
Wheeling, IL 60090
847.215.0690 (O)

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VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

EXTERIOR ELEVATIONS

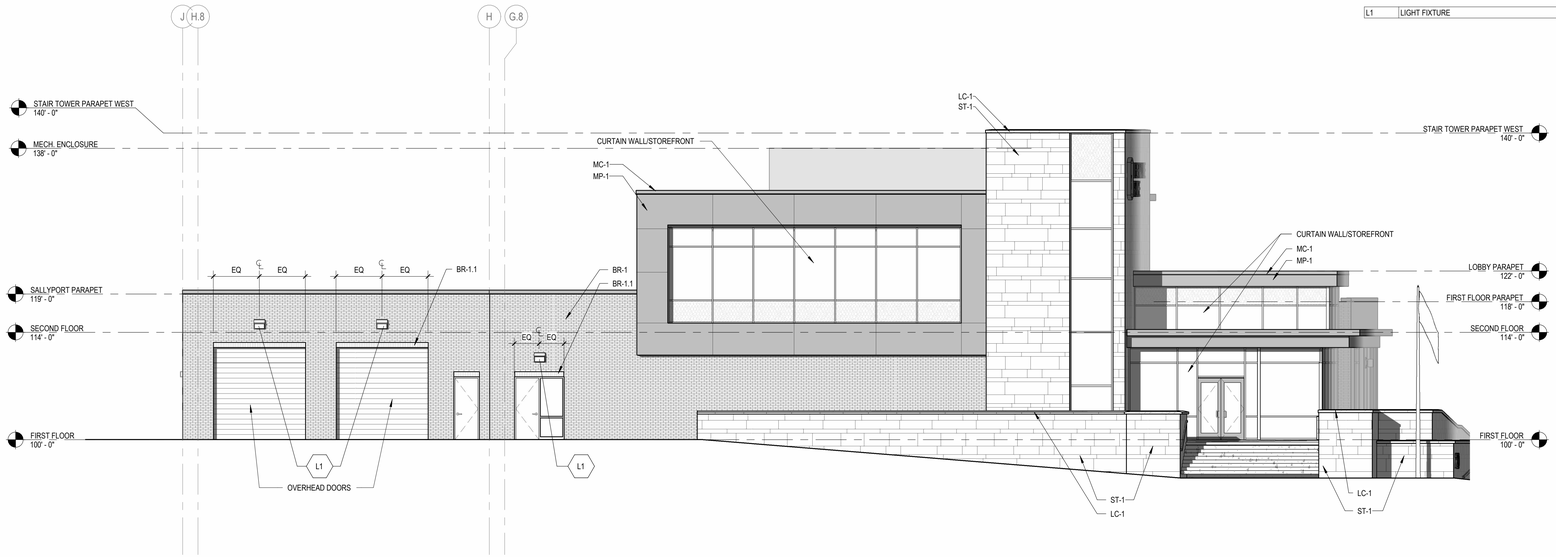
SHEET NO.
A2.00

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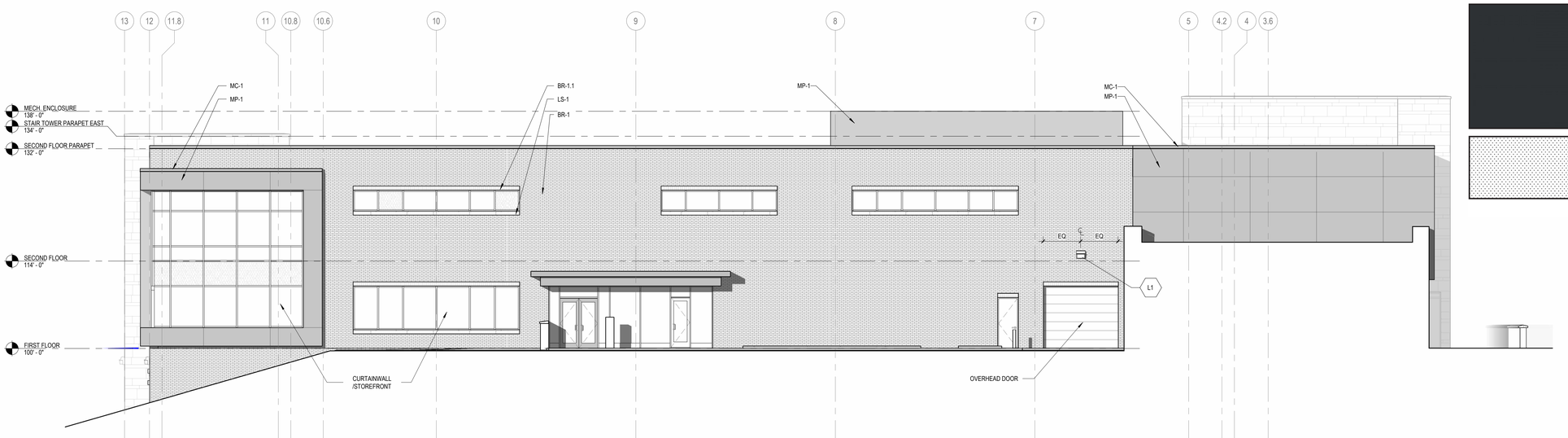
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EXTERIOR ELEVATIONS KEYED NOTES

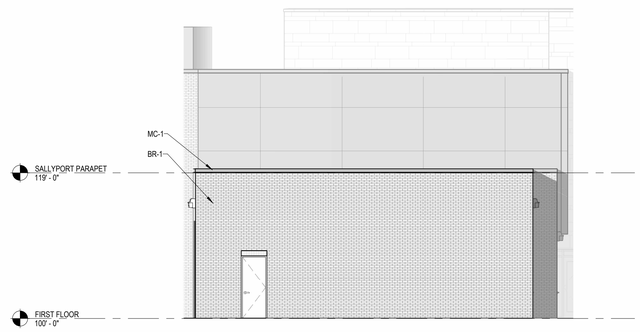
TAG	DESCRIPTION
L1	LIGHT FIXTURE



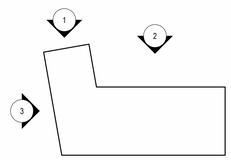
3 EXTERIOR ELEVATION- WEST
1/8" = 1'-0"



2 EXTERIOR ELEVATION- NORTH
1/8" = 1'-0"



1 EXTERIOR ELEVATION- NORTH
1/8" = 1'-0"



N

MATERIAL LEGEND

LS-1 & LC-1
LIMESTONE SILLS & CAPS

ST-1 STONE
SMOOTH, LIGHT STONE
VARYING COURSE
HEIGHTS

BR-1 & BR-1.1
BRICK
BELDEN 661, 50% BLEND
VELOUR AND SMOOTH

MP-1 & MC-1
METAL PANEL
DRY SEAL COMPOSITE
METAL PANEL SYSTEM
WITH INTEGRAL COPING

COLOR/TEXTURE:
ZINC CHARCOAL

STOREFRONT & CURTAIN WALL
EXTERIOR THERMAL
STOREFRONT & CURTAIN
WALL

COLOR: DARK GREY

INDICATES SPANDREL GLASS

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EXTERIOR ELEVATIONS

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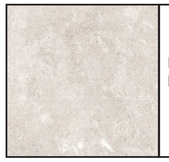
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MATERIAL LEGEND



LS-1 & LC-1
LIMESTONE SILLS & CAPS



ST-1 STONE
SMOOTH, LIGHT STONE
VARYING COURSE
HEIGHTS



BR-1 & BR-1.1
BRICK
BELDEN 661, 50% BLEND
VELOUR AND SMOOTH

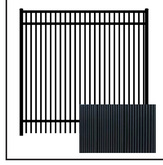
MP-1 & MC-1
METAL PANEL
DRY SEAL COMPOSITE
METAL PANEL SYSTEM
WITH INTEGRAL COPING

COLOR/TEXTURE:
ZINC CHARCOAL

STOREFRONT & CURTAIN WALL
EXTERIOR THERMAL
STOREFRONT & CURTAIN
WALL

COLOR: DARK GREY

INDICATES SPANDREL GLASS



ALUMINUM FENCE

COLOR: BLACK

SOLID PRIVACY PANELS
INCUDED WHERE SOLID
FENCE IS PROVIDED.

fgma
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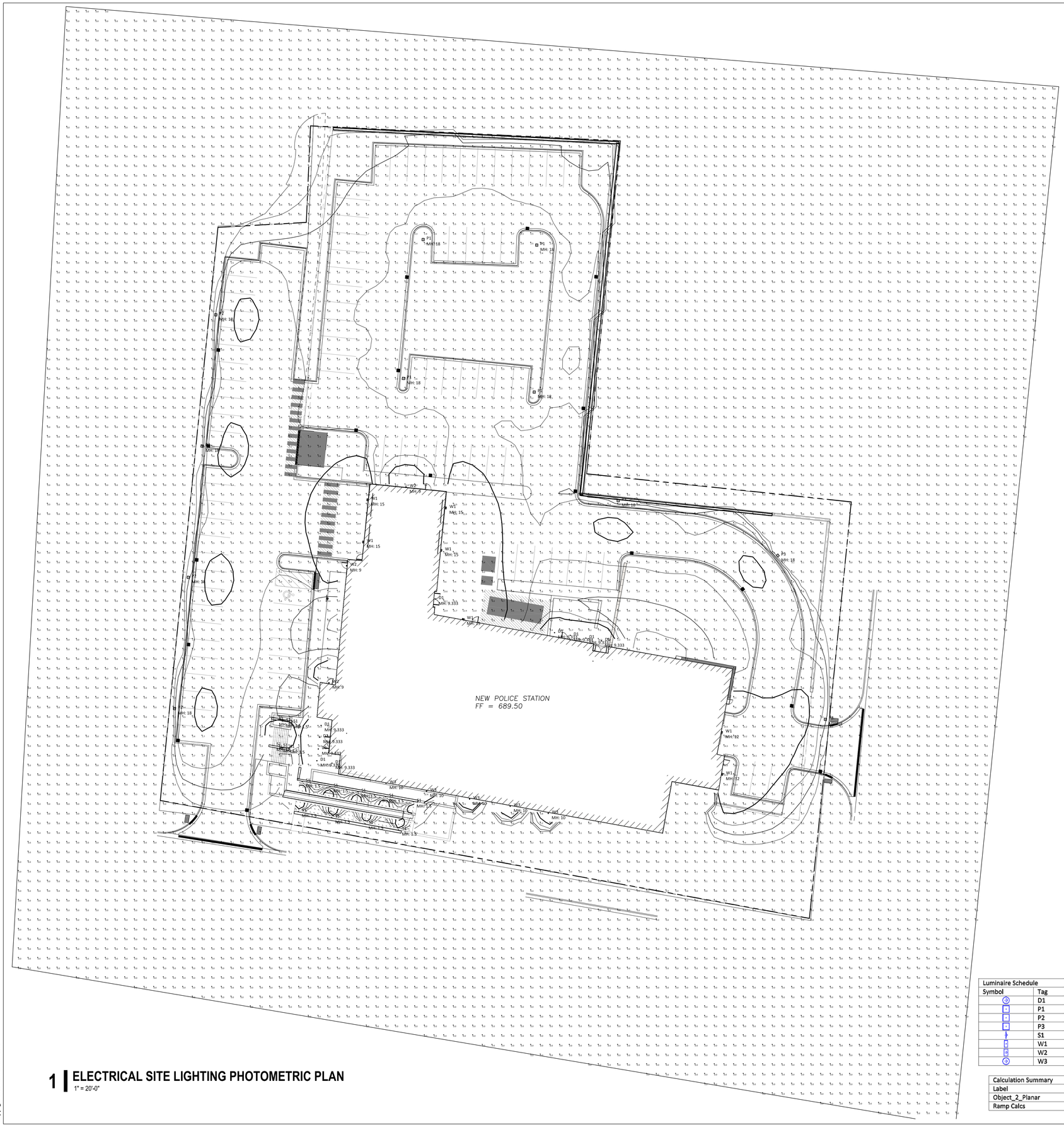
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RENDERINGS

SHEET NO.
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1 | ELECTRICAL SITE LIGHTING PHOTOMETRIC PLAN
1" = 20'-0"

Luminaire Schedule				
Symbol	Tag	Qty	[MANUFAC]	Description
	D1	10	Indy	LLP4 13LM 40K MVOLT G4 80CRI ZT HW WH
	P1	4	Lithonia Lighting	DSX1 LED P4 40K 80CRI T5W
	P2	4	Lithonia Lighting	DSX1 LED P4 40K 80CRI BLC4
	P3	3	Lithonia Lighting	DSX1 LED P4 40K 80CRI BLC4 EGS
	S1	15	BEGA	24 063 K4
	W1	7	Lithonia Lighting	WDGE3 LED P3 70CRI RFT 40K
	W2	3	Lithonia Lighting	WDGE1 LED P2 40K 80CRI VW
	W3	5	BEGA	66 519 K4

Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
Object_2_Planar	Illuminance	Fc	0.82	32.4	0.0	N.A.	N.A.
Ramp Calcs	Illuminance	Fc	2.20	7.0	0.2	11.00	35.00

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Wheeling, Illinois 60090
Tel. (847) 215-0690
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VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

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ELECTRICAL SITE LIGHTING PHOTOMETRIC PLAN AND NOTES

SHEET NO.
E0.02

25-4289.01

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TYPE D1

LLP4-LLPRM4

indy

Type Cat. No.

Project:

Notes:

LOW PROFILE 4" APERTURE
UP TO 4800 LUMENS DELIVERED
LLP4/LLPRM4 SERIES

Extreme Low Profile with No Compromises

- 3000 lumens delivered with as low as 2" plenum space*
- 4800 lumens delivered with as low as 3" plenum space*
- Maintains same 45° cut-off as the standard LS Series fixtures
- Patented Hyperbolic (U.S. Patent No. 10,670,227 B2), Parabolic, and Wall Washer (single, double and corner) distributions
- Patented mechanical design (U.S. Patent No. 10,724,717 B2)
- New Construction, Remodel, and Chicago Plenum versions
- Chicago Plenum is IC rated for 0BLH – 25LM
- Flanged and Flangeless
- Low UGR: UGR of zero for fixtures aimed at nadir with a cut-off equal to or less than 60deg per CIE 117-1995 Discomfort Glare in Interior Lighting.

A+ Capable options indicated by this color background



NEW CONSTRUCTION



REMODEL

As low as 2" *



* Fixture height may vary. See dimensional drawings for details.

ORDERING INFORMATION - COMPLETE FIXTURE

Complete Fixture Catalog# Example: LLP4 08LM 35K MVOLT G4 80CRI ZT HM CD HBTL

Series	Light Engine	CCT	Voltage	Gen	CRI	Driver	Rough-In Options
LLP4 4" LSeries Low Profile New Construction and Remodel Downlight LLPRM4[1,2,3,4] 4" LSeries Low Profile Remodel Downlight	08LM 13LM 19LM 17LM 23LM 28LM 33LM 40LM 45LM	27K 30K 35K 40K 50K	120 277 347 MVOLT (120-277)	G4	80CRI 90CRI	ED4B[5] eldoLED SOLOdrive DALI, Logarithmic dimming to <1% ED2[5] eldoLED 0-10V ECOdrive, Linear dimming to 10% min. EZ1[5] eldoLED 0-10V ECOdrive, Logarithmic dimming to <1% EZB[5] eldoLED 0-10V SOLOdrive, Logarithmic dimming to <1% FD[6,7] Forward or Reverse Phase Dimming Driver ECOD[8,9] Lutron Ecosystem Dimming Driver G2[1] 0-10V Dimming to 1% min. ZT 0-10V Dimming to 10% min	F1[10] Fuse and Fuse Holder CP[2,3,4,10,11] Chicago Plenum rated, IC rated up to 23LM EB[1,10] 600 Lumen Emergency Battery Pack EMT20C[1,10] 600 Lumen Emergency Battery Pack, Title 20 Compliant HBB[1,10] 1000 Lumen Emergency Battery Pack HBBT20C[1,10] 1000 Lumen Emergency Battery Pack, Title 20 Compliant NLTAIR2[12,13,14] nLight® Dimming pack controls, nLCB and nLSB Wireless Control Devices NLTAIRE2[12,13,14] nLight® AIR Dimming Pack Wireless Controls; Controls fixtures on emergency circuit

Trim Style				Finish				Trim Options	Mounting	
HM	Hyperbolic Medium	WPE[1,14]	Parabolic Wide	BD	Black Diffuse	GS	Gold Specular	PF*	White Flange	Blank Flanged
HW	Hyperbolic Wide	WC	Corner Wall Wash	BS	Black Specular	PTD	Pewter Diffuse	WFT*	Wet Location	FW[1] Flangeless, drywall ceilings only
HWS	Hyperbolic Single Wall Wash	WD	Double Wall Wash	CD	Clear Diffuse	PTS	Pewter Specular			
P	Parabolic Medium	WS	Single Wall Wash	CS	Clear Specular	WH	White, White Flange			
				CSS	Clear Semi-Specular	WTD	Wheat Diffuse			
				GD	Gold Diffuse	WTS	Wheat Specular			

Accessories[15]	
FMA4[1,16]	4" Flangeless Adapter for Drywall Ceilings Only
HB28[16]	28" C-Channel Bar Hangers, Pair
HB52[16]	52" C-Channel Bar Hangers, Pair
HBTL[16]	25" Truck Grid Ceiling Bar Hanger, Pair
LB27[16]	27" Linear Bar Hangers, Pair

Ordering Notes

1 Not available with 347V.
2 Not available for NL, NLER, NLTAIR2, NLTAIRE2.
3 120V only. Not available with 40LM.
4 Specify voltage.
5 Not compatible with BR, BR720C, HBR, HBB, HBBT20C.
6 Compatible with Parabolic trim styles only.
7 Not compatible with FM.
8 FMA4 required for FM.
9 PF not available with WH finish. When specifying WH finish, flange is always painted white.
10 Not compatible with LLPRM4.
11 Not recommended for metal ceilings.
12 For 28LM - 45LM, specify voltage. Not available with ZT or G2T for 40LM and 45LM. Not available with NLTAIR2 or NLTAIRE2.
13 LLPRM4 with NLTAIR2 or NLTAIRE2 must be ordered with FD, ED4B, or EZ1 driver.
14 WPE available with CS, CSS, GD, WH finishes only.
15 Not compatible with LLPRM4 at 45LM. Not compatible with CP for 28LM and up.
16 LLPRM4 with NLTAIR2 or NLTAIRE2 requires 3" minimum plenum height.

TYPE P1,P2,P3



D-Series Size 1
LED Area Luminaire

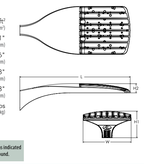
dsseries

Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

EPA: 0.69 ft² (0.06 m²)
Length: 32.71" (83.1 cm)
Width: 14.26" (36.2 cm)
Height H1: 7.88" (20.0 cm)
Height H2: 2.73" (6.9 cm)
Weight: 34 lbs (15.4 kg)



ds Design Select options indicated by this color background.

Introduction

The modern styling of the D-Series features a highly refined aesthetic that blends seamlessly with its environment. The D-Series offers the benefits of the latest in LED technology into a high performance, high efficacy, long-life luminaire.
The photometric performance results in sites with excellent uniformity, greater pole spacing and lower power density. D-Series outstanding photometry aids in reducing the number of poles required in area lighting applications with typical energy savings of 65% and expected service life of over 100,000 hours.

ds design select
Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.
*See ordering tree for details

Ordering Information

EXAMPLE: DSX1 LED P7 40K 70CRI T3M MVOLT SPA NLTAIR2 PIRHN DDBXD

DSX1 LED

Series	LEDs	Color temperature*	Color Rendering Index*	Distribution	Voltage	Mounting
DSX1 LED	Forward optics (this section 70CRI only) P1 P6 P2 P7 P3 P8 P4 P9 P5 Rotated optics P10[1] P12[1] P11[1] P13[1]	30K 3000K 40K 4000K 50K 5000K 27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K	70CRI 80CRI 90CRI	AFR Automotive front row T1S Type I short T2M Type II medium T3M Type III medium T3LG Type III low glare[1] T4M Type IV medium T4LG Type IV low glare[1] T5FTM Forward throw medium T5M Type V medium T5LG Type V low glare[1] T5VM Type V wide BLC3 Type III backlight control[1] BLC4 Type IV backlight control[1] LCCO Left corner cutoff[1] RCCO Right corner cutoff[1]	MVOLT (120V-277V)[2,3] HVOLT (347V-480V)[2,3] XVOLT (277V - 480V)[2,3] 120[4,5] 208[4,5] 240[4,5] 277[4,5] 347[4,5] 480[4,5]	Shipped included SPA Square pole mounting (#8 drilling) RPA Round pole mounting (#8 drilling) SPA5 Square pole mounting (#5 drilling)[1] RPA5 Round pole mounting (#5 drilling)[1] SPABN Square narrow pole mounting (#8 drilling) WBA Wall bracket[6] MA Mast arm adapter (mounts on 2 1/8" OD horizontal tenon)

Control options		Other options		Finish (required)	
Shipped installed		**Shipped installed**		DDBXD Dark Bronze	
NLTAIR2 PIRHN nLight AIR gen 2 enabled with bi-level motion / ambient sensor, 8–40' mounting height, ambient sensor enabled at 2fc[7,8,9,10]	PER7 Seven-pin receptacle only (controls ordered separate)[11,12]	SPD20KV 20kV surge protection		DBLBD Black	
PIR High/low, motion/ambient sensor, 8–40' mounting height, ambient sensor enabled at 2fc[7,8,9,10]	FAO Field adjustable output[13]	HS Houseside shield (black finish standard)[12]		DNAXD Natural Aluminum	
PER NEMA twist-lock receptacle only (controls ordered separate)[11]	BL30 Bi-level switched dimming, 30%[9,11]	L90 Left-rotated optics[1]		DWHXD White	
PIRH High/low, motion/ambient sensor, 8–40' mounting height, ambient sensor enabled at 2fc[7,8,9,10]	BL50 Bi-level switched dimming, 50%[9,11]	R90 Right rotated optics[1]		DSSXD Sandstone	
PERH NEMA twist-lock receptacle only (controls ordered separate)[11]	DMG 0-10v dimming wires pulled outside fixture (for use with an external control, ordered separately)[11]	CCE Coastal Construction[12]		DDBTXD Textured dark bronze	
PIR5 Five-pin receptacle only (controls ordered separate)[11,12]	DS Dual switching[14,15,16]	HA 50°C ambient operation[12]		DBLBXD Textured black	
		BAA Buy America(n) Act and/or Build America Buy America Qualified		DNATXD Textured natural aluminum	
		SF Single fuse (120, 277, 347V)[16]		DWHGXD Textured white	
		DF Double fuse (208, 240, 480V)[16]		DSSTXD Textured sandstone	
		Shipped separately			
		EGSR External Glare Shield (reversible, field install required, matches housing finish)			
		BSDB Bird Spikes (field install required)			

LITHONIA LIGHTING. COMMERCIAL OUTDOOR

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TYPE S1

Recessed wall luminaire · Extended throw

BEGA

Type:
BEGA Product:
Project:
Modified:

Application
Recessed wall luminaire with asymmetric forward throw distribution for superior illumination of ground surfaces from an extremely low mounting height. The optimal mounting height between 1' and 1.5' above finished grade. Separate installation housing allows for seamless coordination into construction and easy maintenance.
Materials
Clear safety glass with printed optical texture
Marine grade, copper free (≤ 0.3% copper content) A360.0 aluminum alloy
BEGA Tricoat ®, a 3-layer finishing technology for increased corrosion protection
Stainless steel screw clamps
Mechanically captive stainless steel fasteners
Composite installation housing
Pure anodized aluminum reflector
NRTL listed to North American Standards, suitable for wet locations
Protection class IP 65
Weight: 1.2 lbs.
Electrical

Operating voltage	120–277V AC
Minimum start temperature	-40° C
LED module wattage	5.1 W
System wattage	6.8 W
Controllability	0-10V dimmable
Color rendering index	Ra > 80
Luminaire lumens	301 lm
LED service life (L70)	60000 hrs

LED color temperature
☐ 4000K (K4)
☐ 3500K (K35)
☐ 3000K (K3)
☐ 2700K (K27)

BEGA can supply you with suitable LED replacement modules for up to 20 years after the purchase of LED luminaires - see website for details
Finish
All BEGA standard finishes are matte, textured powder coat with minimum 3 mil thickness. BEGA Unidure® finish provides superior fade protection in Black, Bronze, and Silver. BEGA standard White is a super durable polyester powder. Optionally available RAL, custom, and premium colors provided in polyester powder and/or liquid paint.
Available colors
☐ Black (BLK)
☐ Silver (SLV)
☐ Natural Bronze (NTB)
☐ CUS:
☐ Bronze (BRZ)
☐ White (WHT)
☐ RAL:

Available options
☐ CUS Custom finish
☐ FSC Fusing
☐ MGU Marine grade undercoat
☐ NTB Natural bronze (premium finish)
☐ RAL RAL Classic, matte finish

Included (available for pre-shipment)
☐ BB24063 Installation housing



Recessed wall luminaire · Extended throw

	LED	A	B	C
B24063	5.1W	6 9/16	2 15/16	5

BEGA 1000 BEGA Way, Carpinteria, CA 93013 (805) 684-0533 info@bega-us.com
Due to the dynamic nature of lighting products and the associated technologies, luminaire data on this sheet is subject to change at the discretion of BEGA North America. For the most current technical data, please refer to bega-us. com
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TYPE W1



WDGE3 LED
Architectural Wall Sconce

Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

Depth (D1): 8"
Depth (D2): 1.5"
Height: 9"
Width: 18"
Weight (without options) 19.5 lbs



Introduction

The WDGE LED family is designed to meet specifier's every wall-mounted lighting need in a widely accepted shape that blends with any architecture. The clean rectilinear design comes in four sizes with lumen packages ranging from 1,200 to 25,000 lumens, providing a true site-wide solution. Embedded with nLight® AIR wireless controls, the WDGE family provides additional energy savings and code compliance.

WDGE3 has been designed to deliver up to 12,000 lumens through a precision refractive lens with wide distribution, perfect for augmenting the lighting from pole mounted luminaires.

ds design select
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*See ordering tree for details

WDGE LED Family Overview

Luminaire	Optics	Standard EM, 0°C	Cold EM, -20°C	Sensor	Approximate Lumens (4000K, 80CRI) P0	P1	P2	P3	P4	P5	P6
WDGE1 LED	Visual Comfort	4W		--	750	1,200	2,000	--	--	--	--
WDGE2 LED	Visual Comfort	10W	18W	Standalone / nLight	--	1,200	2,000	3,000	4,500	6,000	--
WDGE2 LED	Precision Refractive	10W	18W	Standalone / nLight	700	1,200	2,000	3,200	4,200	--	--
WDGE3 LED	Precision Refractive	15W	18W	Standalone / nLight	6,000	7,500	8,500	10,000	12,000	--	--
WDGE4 LED	Precision Refractive			Standalone / nLight	--	12,000	16,000	18,000	20,000	22,000	25,000

Ordering Information

EXAMPLE: WDGE3 LED P3 40K 70CRI R3 MVOLT SRM DDBXD

Series	Package	Color Temperature	CRI	Distribution	Voltage	Mounting
WDGE3 LED	P0 P1 P2 P3 P4	30K 3000K 40K 4000K 50K 5000K	70CRI 80CRI	R2 Type 2 R3 Type 3 R4 Type 4 RT1 Forward Throw	MVOLT 347[1] 480[1]	Shipped included SRM Surface mounting bracket ICW Indirect Canopy/Ceiling Washer bracket (dry/damp locations only)[2] Shipped separately AWS 3/8 inch Architectural wall spacer[3] PBBW Surface-mounted back box (top, left, right conduit entry). Use when there is no junction box available.[3]

Options		Finish
E10WH Emergency battery backup, Certified in CA Title 20 MAIDRS (10W, 3°C min)	**Standalone Sensors/Controls**	DDBXD Dark bronze
E20WC Emergency battery backup, Certified in CA Title 20 MAIDRS (18W, -20°C min)	PIR Bi-level (100/35%) motion sensor for 8-15' mounting heights. Intended for use on switched circuits with external dusk to dawn switching.	DBLBD Black
PE Photocell, Button Type[4]	PIRH Bi-level (100/35%) motion sensor for 15-30' mounting heights. Intended for use on switched circuits with external dusk to dawn switching.	DNAXD Natural aluminum
DMG 0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)[1]	PIR1FC3V Bi-level (100/35%) motion sensor for 8-15'mounting heights with photocell pre-programmed for dusk to dawn operation.	DWHXD White
BCE Bottom conduit entry for back box (PBBW). Total of 4 entry points.	PIRH1FC3V Bi-level (100/35%) motion sensor for 15-30' mounting heights with photocell pre-programmed for dusk to dawn operation.	DSSXD Sandstone
SPD10KV 10kV Surge pack[4]	**Networked Sensors/Controls**	DDBTXD Textured dark bronze
CCE Coastal Construction[1]	NLTAIR2 PIR Embedded wireless controls by nLight with Passive Infrared Occ sensor and on/off photocell for 8-15' mounting heights.	DBLBXD Textured black
	NLTAIR2 PIRH Embedded wireless controls by nLight with Passive Infrared Occ sensor and on/off photocell for 15'-30' mounting heights.	DNATXD Textured natural aluminum
	NLTAIRE2 PIR Embedded wireless controls by nLight with ULI924 listed emergency operation, Passive Infrared Occ sensor and on/off photocell for 8-15' mounting heights	DWHGXD Textured white
	NLTAIRE2 PIRH Embedded wireless controls by nLight with ULI924 listed emergency operation, Passive Infrared Occ sensor and on/off photocell for 15'-30' mounting heights	DSSTXD Textured sandstone
	See page 4 for out of box functionality	

Accessories Ordered and shipped separately.	
WDGEAWS DDBXD	WDGE 3 Inch Architectural Wall Spacer (specify finish)
WDGEPBBW DDBXD U	WDGE3 surface-mounted back box (specify finish)

NOTES

1 347V and 480V not available with E10WH and E20WC.
2 Not qualified for DLC. Not available with emergency battery backup or sensors/controls.
3 For PBBW and AWS with CCE option, require an RFA.
4 PE not available in 480V and with sensors/controls.
5 DMG option not available with sensors/controls.
6 Not available with E20WC option.
7 Available with MVOLT only and only rated to 25C ambient.

LITHONIA LIGHTING. COMMERCIAL OUTDOOR

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TYPE W2



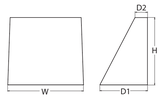
WDGE1 LED
Architectural Wall Sconce

Catalog Number
Notes
Type

Hit the Tab key or mouse over the page to see all interactive elements.

Specifications

Depth (D1): 5.5"
Depth (D2): 1.5"
Height: 8"
Width: 9"
Weight (without options) 9 lbs



Introduction

The WDGE LED family is designed to meet specifier's every wall-mounted lighting need in a widely accepted shape that blends with any architecture. The clean rectilinear design comes in four sizes with lumen packages ranging from 1,200 to 25,000 lumens, providing true site-wide solution.

WDGE1 delivers up to 2,000 lumens with a soft, non-pixelated light source, creating a visually comfortable environment. The compact size of WDGE1, with its integrated emergency battery backup option, makes it an ideal over-the-door wall-mounted lighting solution.

ds design select
Items marked by a shaded background qualify for the Design Select program and ship in 15 days or less. To learn more about Design Select, visit www.acuitybrands.com/designselect.
*See ordering tree for details

WDGE LED Family Overview

Luminaire	Optics	Standard EM, 0°C	Cold EM, -20°C	Sensor	Approximate Lumens (4000K, 80CRI) P0	P1	P2	P3	P4	P5	P6
WDGE1 LED	Visual Comfort	4W		--	750	1,200	2,000	--	--	--	--
WDGE2 LED	Visual Comfort	10W	18W	Standalone / nLight	--	1,200	2,000	3,000	4,500	6,000	--
WDGE2 LED	Precision Refractive	10W	18W	Standalone / nLight	700	1,200	2,000	3,200	4,200	--	--
WDGE3 LED	Precision Refractive	15W	18W	Standalone / nLight	6,000	7,500	8,500	10,000	12,000	--	--
WDGE4 LED	Precision Refractive			Standalone / nLight	--	12,000	16,000	18,000	20,000	22,000	25,000

Ordering Information

EXAMPLE: WDGE1 LED P2 40K 80CRI VF MVOLT SRM PE DDBXD

Series	Package	Color Temperature	CRI	Distribution	Voltage	Mounting
WDGE1 LED	P0 P1 P2	27K 2700K 30K 3000K 35K 3500K 40K 4000K 50K 5000K	80CRI 90CRI	VF Visual comfort forward throw VW Visual comfort wide	MVOLT 347[1]	Shipped included SRM Surface mounting bracket ICW Indirect Canopy/Ceiling Washer bracket (dry/damp locations only)[2] Shipped separately AWS 3/8inch Architectural wall spacer[3] PBBW Surface-mounted back box (top, left, right conduit entry) Use when there is no junction box available.[3]

Options		Finish	
E4WH Emergency battery backup, Certified in CA Title 20 MAIDRS (4W, 0°C min)[4]		DDBXD Dark bronze	DDBTXD Textured dark bronze
PE Photocell, Button Type[4]		DBLBD Black	DBLBXD Textured black
DS Dual switching (comes with 2 drivers and 2 light engines; see page 3 for details)[5]		DNAXD Natural aluminum	DNATXD Textured natural aluminum
DMG 0-10V dimming wires pulled outside fixture (for use with an external control, ordered separately)		DWHXD White	DWHGXD Textured white
BCE Bottom conduit entry for back box (PBBW). Total of 4 entry points.		DSSXD Sandstone	DSSTXD Textured sandstone
DSLE Dual Switching (1 Driver, 2 Light Engines)			
CCE Coastal Construction[6]			

NOTES

1 Not available with E4WH.
2 Not available with sensors/controls.
3 For PBBW and AWS, require an RFA.
4 Not available in 480V and with sensors/controls.
5 DMG option not available with sensors/controls.
6 Not available with E4WH option.
7 Available with MVOLT only and only rated to 25C ambient.

LITHONIA LIGHTING. COMMERCIAL OUTDOOR

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TYPE W3

Wall luminaire · Narrow beam upward · Narrow beam downward

BEGA

Type:
BEGA Product:
Project:
Modified:

Application
Wall luminaires with directed narrow beam light distribution on two sides. Arranged individually or in groups, they are great design elements for a host of lighting applications.
Materials
Clear safety glass
Marine grade, copper free (≤ 0.3% copper content) A360.0 aluminum alloy
High temperature silicone gasket
Mechanically captive stainless steel fasteners
Pure anodized aluminum reflector
NRTL listed to North American Standards, suitable for wet locations
Protection class IP 65
Weight: 11.5lbs.
Electrical

Operating voltage	120-277V AC
Minimum start temperature	-30° C
LED module wattage	25.0 W
System wattage	29.0 W
Controllability	0-10V, TRIAC, and ELV dimmable
Color rendering index	Ra > 80
Luminaire lumens	2465 lm
LED service life (L70)	60000 hrs

LED color temperature
☐ 4000K (K4)
☐ 3500K (K35)
☐ 3000K (K3)
☐ 2700K (K27)

BEGA can supply you with suitable LED replacement modules for up to 20 years after the purchase of LED luminaires - see website for details
Finish
All BEGA standard finishes are matte, textured powder coat with minimum 3 mil thickness. BEGA Unidure® finish provides superior fade protection in Black, Bronze, and Silver. BEGA standard White is a super durable polyester powder. Optionally available RAL, custom, and premium colors provided in polyester powder and/or liquid paint.
Available colors
☐ Black (BLK)
☐ Silver (SLV)
☐ Natural Bronze (NTB)
☐ CUS:
☐ Bronze (BRZ)
☐ White (WHT)
☐ RAL:

Available options
☐ CUS Custom finish
☐ FSC Fusing
☐ MGU Marine grade undercoat
☐ NTB Natural bronze (premium finish)
☐ RAL RAL Classic, matte finish

Available accessories
☐ B79547 Surface mounted wiring box

See individual accessory spec sheet for details.

Included (available for pre-shipment)
☐ B19537 Narrow opening wiring box





Wall luminaire · Narrow beam upward · Narrow beam downward

	LED	β	A	B	C	D
B66519	25.0W	18°	6	21 1/4	7 1/4	1 1/2

BEGA 1000 BEGA Way, Carpinteria, CA 93013 (805) 684-0533 info@bega-us.com
Due to the dynamic nature of lighting products and the associated technologies, luminaire data on this sheet is subject to change at the discretion of BEGA North America. For the most current technical data, please refer to bega-us. com
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fgma
FGMARCHITECTS

FGM Architects
1 Westbrook Corporate Center
Suite 1000
Westchester, Illinois 60154

630.574.8300 OFFICE

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Grayslake, IL 60030
847.223.4804 (O)

LANDSCAPE
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145 Commerce Dr. Suite A
Grayslake, IL 60030
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STRUCTURAL
McCluskey Engineering Corporation
1887 High Grove Lane
Naperville, IL 60540
630.717.5399 (O)

MEPFP
Consolidated Consulting Engineers
232 S. Milwaukee Ave.
Wheeling, IL 60090
847.215.0690 (O)

NOT FOR CONSTRUCTION

FOR REVIEW ONLY

Not for regulatory approval, permit or construction.

The information on this document is preliminary or incomplete, not for construction, recording purposes, or implementation.

ISSUANCE		
NO	DATE	DESCRIPTION
	10/10/25	PLANNING & ZONING

LIBERTYVILLE POLICE STATION
VILLAGE OF LIBERTYVILLE
200 E COOK AVE.
LIBERTYVILLE, ILLINOIS 60048

PLANNING & ZONING SUBMITTAL - FINAL

EXTERIOR LIGHTING CUT SHEETS

SHEET NO.
E0.03

JOB NO. 25-4289.01

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10/9/2025 2:00:41 PM
Autodesk Docs://Libertyville Police Station/25-4289.01_LibertyvillePD_2024 DD.rvt
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Stormwater Management Report

Libertyville Police Station
200 East Cook Avenue
Libertyville, IL 60048

October 8th, 2025

Prepared by:

Gabrielle Walters, EIT

Eriksson Engineering Associates, Ltd.

Checked by:

Mike Renner, PE

Eriksson Engineering Associates, Ltd.



ERIKSSON ENGINEERING ASSOCIATES, LTD.

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FLOOD PROTECTION AREAS 2
WETLAND PROTECTION AREAS 2
PROPOSED CONDITIONS 2
STORMWATER MANAGEMENT METHODOLOGY 2
CONCLUSION 3

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APPENDIX I – EXISTING CONDITIONS INFORMATION

APPENDIX II – STORMWATER CALCULATIONS

APPENDIX III – STORMWATER EXHIBITS

PROJECT NARRATIVE

The proposed project for a new police station, for the Village of Libertyville is located at 200 East Cook Avenue in Libertyville, Illinois 60048. This project consists of site improvements such as a new police station, a new parking lot, new sidewalks, and stormwater improvements. Stormwater management shall be provided and designed in compliance with the requirements of the Village of Libertyville Stormwater Management Regulations and Lake County Watershed Development Ordinance.

EXISTING CONDITIONS

The project area is located north of East Cook Avenue, east of a commercial area, south of residential areas, and west of 1st Street. The Libertyville Police Station's property is approximately 2.32 acres. The existing site includes a police station, parking lot, and grass areas.

The existing site consists of approximately 1.44 acres of impervious area and 0.89 acres of pervious area for a total of 2.33 acres of development.

FLOOD PROTECTION AREAS

FEMA FIRM map, panel number 17097C0162K, effective 9/18/2013, identifies the property as lying entirely within a "Zone X" flood hazard area. "Zone X" areas are defined as areas of "Minimal Flood Hazard" and are not Special Flood Hazard Areas. Therefore, no special accommodation is required for the project area.

WETLAND PROTECTION AREAS

No existing wetland areas have been identified within the project limits per the U.S. Fish and Wildlife Service National Wetlands Inventory maps included in Appendix I.

PROPOSED CONDITIONS

Of the 2.33 acres of development area, 1.68 acres is proposed impervious area, and 0.65 acres is proposed pervious area. The development will result in 0.24 acres of net new impervious area. This project will include a new parking lot, a new police station, new concrete patios and sidewalks, and new utilities. New drainage structures, storm sewer systems, and an underground detention facility will route drainage to the existing storm sewers in 1st Street.

STORMWATER MANAGEMENT METHODOLOGY

Stormwater management shall be provided in compliance with the requirements of Lake County Watershed Development Ordinance (WDO). The Village of Libertyville has adopted the Lake County Ordinance to regulate stormwater management; with an amendment Appendix P – Stormwater Management Regulations to provide guidance and requirements for smaller developments that would otherwise not be regulated for detention.

The project meets the qualifications of a Regulated Development as outlined in the Lake County WDO as it hydrologically disturbs 5,000 square feet or more and shall meet the minimum Performance

Standards of the WDO. The project shall be categorized as a Minor Development from the WDO, as it meets all the qualifiers of a Minor Development. The project does not meet any of the qualifiers to require detention per the WDO. However, detention shall be provided to meet Libertyville's amendment to the WDO as the net increase of 10,502 sf (0.24 acres) is within the range of 400 sf to 0.5 acres where Libertyville's amendment is applicable. The project is not located within the designated areas of Exhibit 1 nor the Special Drainage Areas of Exhibit 2 of the Stormwater Management Regulations.

The release rate was found through following Libertyville's Worksheet P-2, which follows the method of multiplying the net increase in impervious area by a 100-year, 24-hour storm event release rate of 0.15 cfs which results in an allowable release rate of 0.036 cfs. This resulted in a required detention volume of 0.075 ac-ft (3,253 cf) of detention to satisfy Libertyville's detention requirements, as detention is not required by the WDO. The detention requirement shall be met through the underground detention storage, which shall provide 0.082 ac-ft (3,571 cf) of storage.

Runoff Volume Reduction (RVR) is also required by Section 503.02 of the WDO, as the redevelopment shall hydrologically disturb greater than one acre. The total development area is 2.33 acres, with 1.68 acres of impervious area, resulting in a 72.3% impervious surface. Section 504.02 of the Lake County WDO states that at least the first 0.01 inch of runoff for every 1% of impervious surface shall be detained. This results in a requirement of 0.73-inch will be detained (73 * 0.01-inch), or 0.102 acre-ft (4,423 cf) found through the calculation of 0.73-inch * 73,395 sf/12 in/43560 sf. The runoff volume reduction shall be provided in 14-inches of the underground storage facility and in the 14-inches of stone, where 0.119 ac-ft (5,164 cf) of Runoff Volume Reduction shall be provided.

	Detention (ac-ft)	RVR (ac-ft)
Required	0.075	0.102
Provided	0.082	0.201

CONCLUSION

Based on the calculations provided, the proposed project shall meet the requirement of both Libertyville's Stormwater Management Regulations and the WDO. All stormwater requirements shall be satisfied through the volumes provided in the underground vault. Libertyville's detention requirement of 0.075 ac-ft will be met by the 0.082 ac-ft provided, and the WDO's RVR requirement of 0.102 ac-ft will be met by the 0.201 ac-ft provided.

APPENDIX I – EXISTING CONDITIONS INFORMATION

FEMA FIRMette

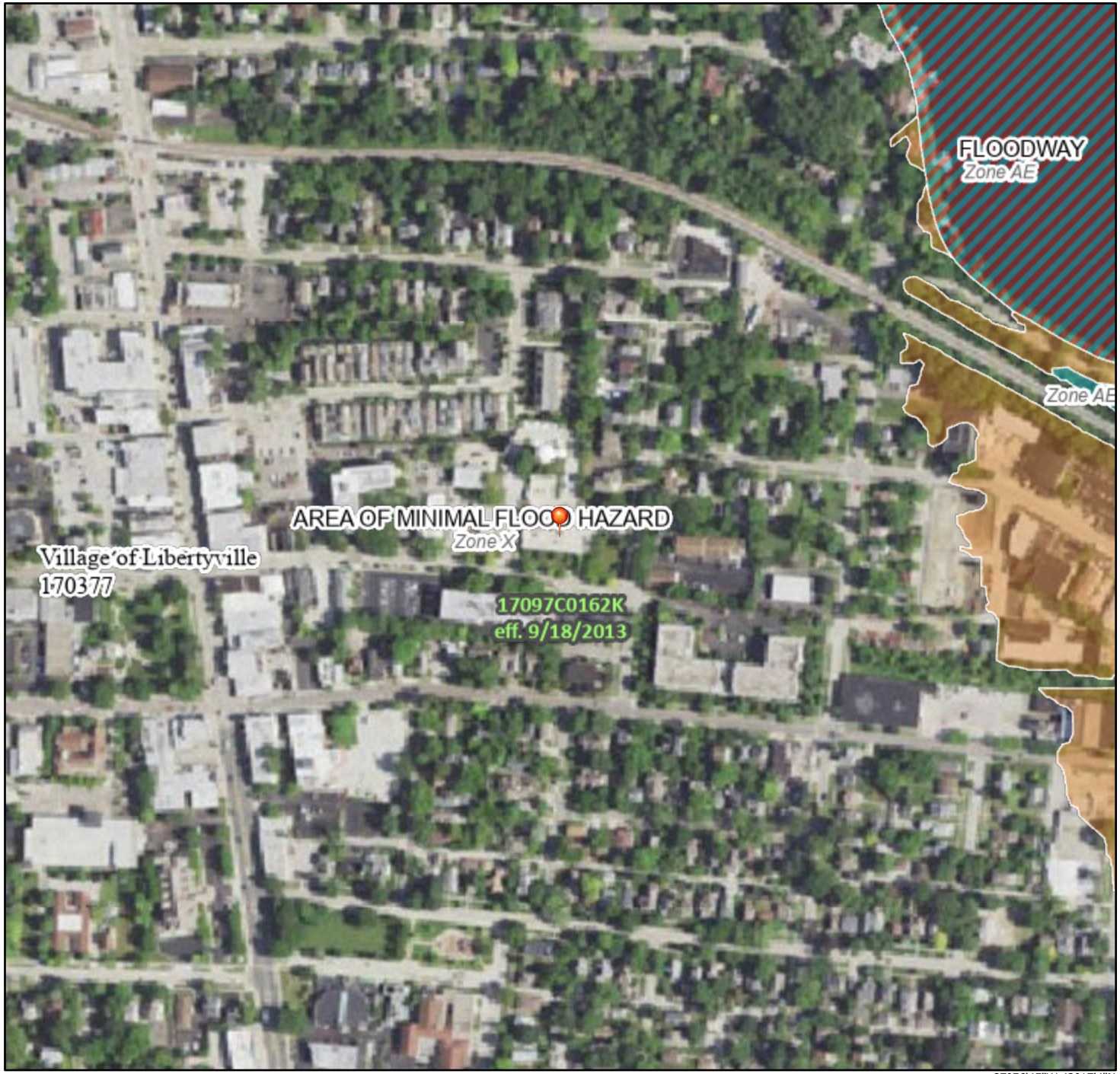
NRCS Soil Data

FWS Wetland Map

National Flood Hazard Layer FIRMette

FEMA

87°57'22"W 42°17'30"N



87°56'45"W 42°17'4"N

Feet

0 250 500 1,000 1,500 2,000

1:6,000

Basemap Imagery Source: USGS National Map 2023

Legend

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

SPECIAL FLOOD HAZARD AREAS
- Without Base Flood Elevation (BFE) *Zone A, V, A99*
- With BFE or Depth *Zone AE, AO, AH, VE, AR*
- Regulatory Floodway

OTHER AREAS OF FLOOD HAZARD
- 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile *Zone X*
- Future Conditions 1% Annual Chance Flood Hazard *Zone X*
- Area with Reduced Flood Risk due to Levee. See Notes. *Zone X*
- Area with Flood Risk due to Levee *Zone D*

OTHER AREAS
- NO SCREEN — Area of Minimal Flood Hazard *Zone X*
- Effective LOMRs
- Area of Undetermined Flood Hazard *Zone D*

GENERAL STRUCTURES
- Channel, Culvert, or Storm Sewer
- Levee, Dike, or Floodwall

OTHER FEATURES
- 20.2 — Cross Sections with 1% Annual Chance
- 17.5 — Water Surface Elevation
- Coastal Transect
- 513 — Base Flood Elevation Line (BFE)
- Limit of Study
- Jurisdiction Boundary
- Coastal Transect Baseline
- Profile Baseline
- Hydrographic Feature

MAP PANELS
- Digital Data Available
- No Digital Data Available
- Unmapped

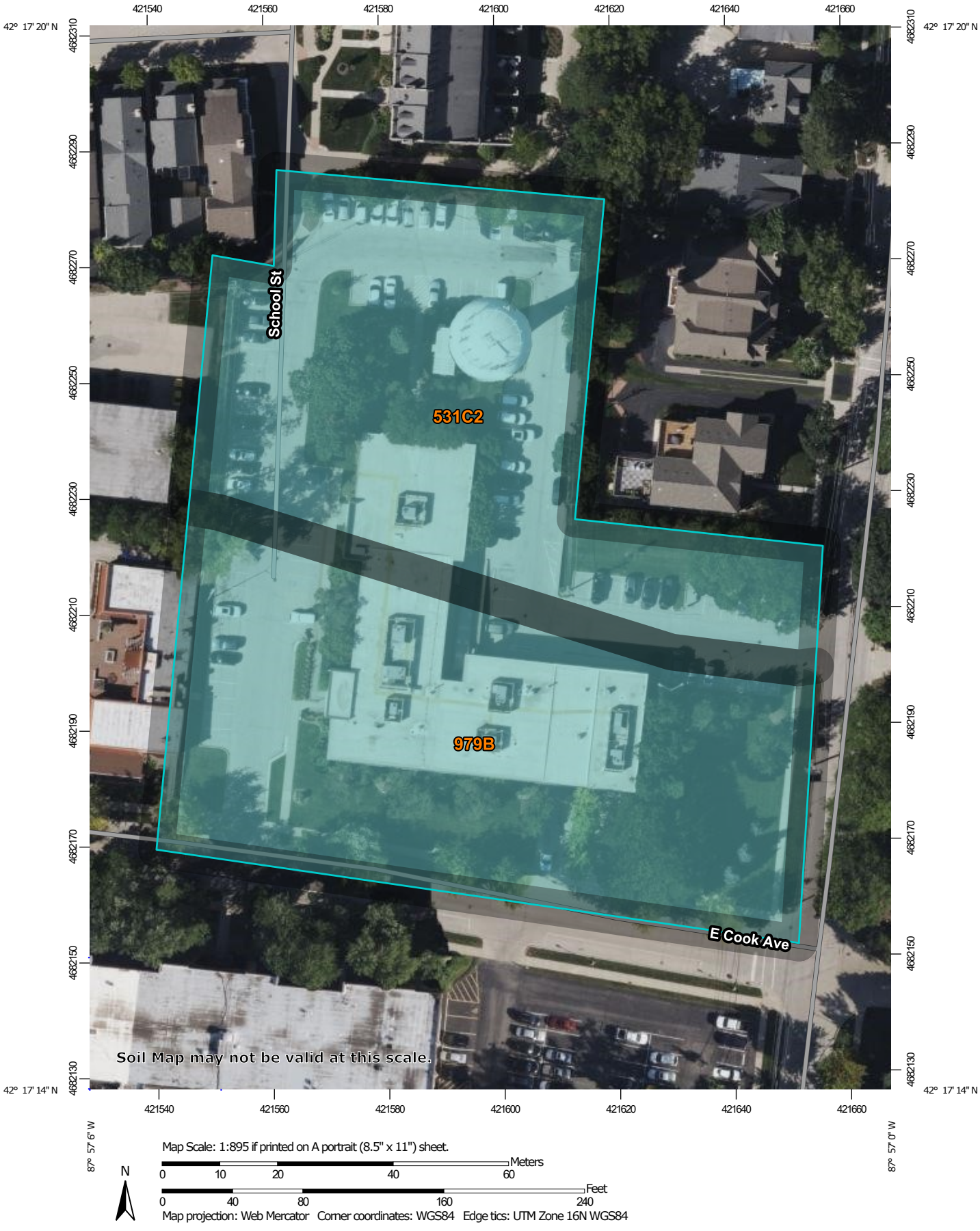
N

The pin displayed on the map is an approximate point selected by the user and does not represent an authoritative property location.

This map complies with FEMA's standards for the use of digital flood maps if it is not void as described below. The basemap shown complies with FEMA's basemap accuracy standards

The flood hazard information is derived directly from the authoritative NFHL web services provided by FEMA. This map was exported on 9/29/2025 at 4:15 PM and does not reflect changes or amendments subsequent to this date and time. The NFHL and effective information may change or become superseded by new data over time.

This map image is void if the one or more of the following map elements do not appear: basemap imagery, flood zone labels, legend, scale bar, map creation date, community identifiers, FIRM panel number, and FIRM effective date. Map images for unmapped and unmodernized areas cannot be used for regulatory purposes.



Map Scale: 1:895 if printed on A portrait (8.5" x 11") sheet.

N

Meters
0 10 20 40 60

Feet
0 40 80 160 240

Map projection: Web Mercator Corner coordinates: WGS84 Edge tics: UTM Zone 16N WGS84

MAP LEGEND

Area of Interest (AOI)

- Area of Interest (AOI)

Soils

Soil Rating Polygons

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Lines

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Soil Rating Points

- A
- A/D
- B
- B/D
- C
- C/D
- D
- Not rated or not available

Water Features

- Streams and Canals

Transportation

- Rails
- Interstate Highways
- US Routes
- Major Roads
- Local Roads

Background

- Aerial Photography

MAP INFORMATION

The soil surveys that comprise your AOI were mapped at 1:12,000.

Warning: Soil Map may not be valid at this scale.

Enlargement of maps beyond the scale of mapping can cause misunderstanding of the detail of mapping and accuracy of soil line placement. The maps do not show the small areas of contrasting soils that could have been shown at a more detailed scale.

Please rely on the bar scale on each map sheet for map measurements.

Source of Map: Natural Resources Conservation Service
Web Soil Survey URL:
Coordinate System: Web Mercator (EPSG:3857)

Maps from the Web Soil Survey are based on the Web Mercator projection, which preserves direction and shape but distorts distance and area. A projection that preserves area, such as the Albers equal-area conic projection, should be used if more accurate calculations of distance or area are required.

This product is generated from the USDA-NRCS certified data as of the version date(s) listed below.

Soil Survey Area: Lake County, Illinois
Survey Area Data: Version 19, Aug 21, 2024

Soil map units are labeled (as space allows) for map scales 1:50,000 or larger.

Date(s) aerial images were photographed: Aug 19, 2022—Sep 30, 2022

The orthophoto or other base map on which the soil lines were compiled and digitized probably differs from the background imagery displayed on these maps. As a result, some minor shifting of map unit boundaries may be evident.

Hydrologic Soil Group

Map unit symbol	Map unit name	Rating	Acres in AOI	Percent of AOI
531C2	Markham silt loam, 4 to 6 percent slopes, eroded	C	1.3	46.9%
979B	Grays and Markham silt loams, 2 to 4 percent slopes	C	1.4	53.1%
Totals for Area of Interest			**2.7**	**100.0%**

Description

Hydrologic soil groups are based on estimates of runoff potential. Soils are assigned to one of four groups according to the rate of water infiltration when the soils are not protected by vegetation, are thoroughly wet, and receive precipitation from long-duration storms.

The soils in the United States are assigned to four groups (A, B, C, and D) and three dual classes (A/D, B/D, and C/D). The groups are defined as follows:

Group A. Soils having a high infiltration rate (low runoff potential) when thoroughly wet. These consist mainly of deep, well drained to excessively drained sands or gravelly sands. These soils have a high rate of water transmission.

Group B. Soils having a moderate infiltration rate when thoroughly wet. These consist chiefly of moderately deep or deep, moderately well drained or well drained soils that have moderately fine texture to moderately coarse texture. These soils have a moderate rate of water transmission.

Group C. Soils having a slow infiltration rate when thoroughly wet. These consist chiefly of soils having a layer that impedes the downward movement of water or soils of moderately fine texture or fine texture. These soils have a slow rate of water transmission.

Group D. Soils having a very slow infiltration rate (high runoff potential) when thoroughly wet. These consist chiefly of clays that have a high shrink-swell potential, soils that have a high water table, soils that have a claypan or clay layer at or near the surface, and soils that are shallow over nearly impervious material. These soils have a very slow rate of water transmission.

If a soil is assigned to a dual hydrologic group (A/D, B/D, or C/D), the first letter is for drained areas and the second is for undrained areas. Only the soils that in their natural condition are in group D are assigned to dual classes.

Rating Options

Aggregation Method: Dominant Condition

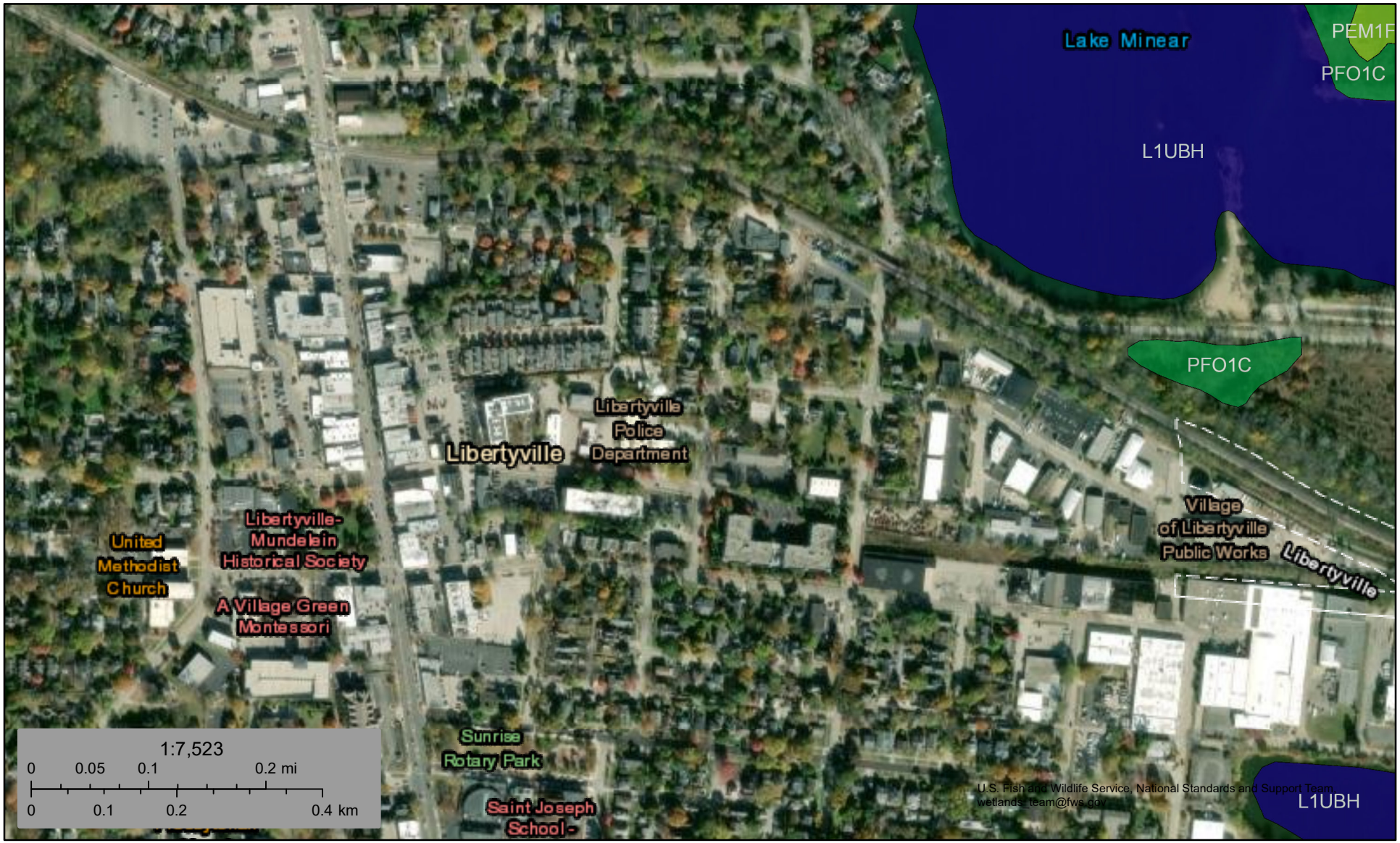
Component Percent Cutoff: None Specified

Tie-break Rule: Higher

U.S. Fish and Wildlife Service

National Wetlands Inventory

Libertyville Police Department



September 29, 2025

Wetlands

- Estuarine and Marine Deepwater
- Estuarine and Marine Wetland
- Freshwater Emergent Wetland
- Freshwater Forested/Shrub Wetland
- Freshwater Pond
- Lake
- Other
- Riverine

This map is for general reference only. The US Fish and Wildlife Service is not responsible for the accuracy or currentness of the base data shown on this map. All wetlands related data should be used in accordance with the layer metadata found on the Wetlands Mapper web site.

ERIKSSON ENGINEERING ASSOCIATES, LTD.

APPENDIX II – STORMWATER CALCULATIONS

Libertyville Worksheet P-2 Calculations

Site Information And Calculations

Restrictor Sizing Calculations

Libertyville
spirit of independence

Worksheet P-2

= Represents Cell to be entered by user

C-Factor (Impervious) = 0.95

EXISTING CONDITIONS

Existing Impervious Surface Area (SQ FT)= **62,893**

PROPOSED CONDITIONS		Weighted Area (SQ FT)	Weighted Factor
Proposed Impervious - Standard (SQ FT)=	**73,395**	73,395	100%
Proposed Impervious - Semi-Pervious Pavement (SQ FT)=		0	50%
Proposed Impervious - Open-Grid Deck (SQ FT)=		0	50%
Total Proposed Impervious Surface Area (SQ FT)=		**73,395**	

NET INCREASE

Net Increase of Impervious Surface Area = **10,502** SQ FT
0.241 ACRE(S)

Allowable Release Rate [0.15 cfs * Net Increase (Acre)] = 0.036

ILLINOIS BULLETIN 70 100 YEAR ROUTING TABLES:

REQUIRED DETENTION VOLUME

TIME (HR.)	INTENSITY (IN/HR)	RUNOFF (CFS)	STORED (CFS)	VOLUME (AC-FT)
0.08	9.36	2.144	2.108	0.014
0.17	8.22	1.883	1.847	0.026
0.25	7.04	1.612	1.576	0.033
0.50	4.82	1.104	1.068	0.044
1.00	3.06	0.701	0.665	0.055
2.00	1.88	0.431	0.394	0.066
3.00	1.39	0.318	0.282	0.071
6.00	0.81	0.186	0.149	0.075
12.00	0.47	0.108	0.071	0.071
18.00	0.34	0.078	0.042	0.063
24.00	0.27	0.062	0.026	0.051

REQUIRED DETENTION VOLUME = 0.075 AC-FT

3,253 CF

Site Information And Calculation Summary

Libertyville Police Station 10/7/2025

By: GFW

Total Area =	2.33	acres		
Impervious Area =	1.68	acres		
Req. RVR=	0.102	ac-ft	4,423	cf
Req. Detention Storage =	0.075	ac-ft	3,267	cf
Total Req. Storage =	0.177	ac-ft	7,690	cf

Runoff Volume Reduction

Area Provided =	3,381	sf		
Void Ratio Of Stone Above Inv of Underdrain (Vc) =	0.36 * 0.5 =	0.18		
Void Ratio Of Stone Below Inv of Underdrain (Vd) =	0.36			
Top of Stone =	669.57			
Underdrain Invert =	669.24			
Depth of Stone =	14.00	in	1.17	ft
Bottom of RVR Storage =	668.40			
Storage In Vault				
Depth of RVR In Vault =	14	in	1.17	ft
Top of RVR =	671.23			
RVR Provided In Vault =	3,944.50	cf	0.09	ac-ft
Stone Storage Above Invert				
Depth of Stone Above Invert of Underdrain =	0.33	ft		
RVR Provided Above Invert =	200.83	cf	0.00	ac-ft
Stone Storage Below Invert				
Depth of Stone Below Invert of Underdrain =	0.84	ft		
RVR Provided Below Invert =	1018.36	cf	0.02	ac-ft
Total RVR Provided =	**5,163.69**	**cf**	**0.12**	**ac-ft**

Underground Vault

Lowest Surface Elev =	674.15	
Depth To T/Vault =	673.15	
T/Storage =	672.65	
Depth Of Vault =	2.58	ft
B/Storage Elev =	670.07	
Inv Underdrain =	669.24	

Summary

Volume Provided =	**0.201**	**ac-ft**	**8,734**	**cf**
Detention Provided =	**0.082**	**ac-ft**	**3,571**	**cf**
RVR Provided =	**0.119**	**ac-ft**	**5,164**	**cf**

Restrictor Sizing Calculations

Libertyville Police Station 10/07/25

By: GFW

ERIKSSON ENGINEERING ASSOCIATES, LTD.

Site high water elevation =	672.65	
C_D =	0.61	(constant)
G =	32.20	ft/sec^2
Inv. restrictor =	669.91	
$Q_{allowable}$ =	0.036	c.f.s.

$\triangle h$ = hwe - Inv. - 1/2 Dia.

= 2.66 ft.

$Q = C_D A(2gh)^{1/2}$

$A_{restrictor} = (Q_{allowable}) / (C_D(2gh)^{1/2})$

$A_{restrictor}$ =	0.65	in^2
$D_{restrictor}$ =	0.91	in
=> Restrictor diameter =	**2.0**	**inches**

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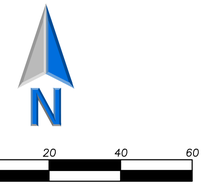
APPENDIX III – STORMWATER EXHIBITS

CX-00 EXISTING IMPERVIOUS AREA

CX-01 PROPOSED IMPERVIOUS AREA

CX-02 EX. VS PROPOSED IMPERVIOUS AREA





Scale: 1"=20'

EXISTING SITE CONDITIONS

Existing Property Area
Area = 100,991 sf
= 2.32 acres

Development Area
Area = 101,346 sf
= 2.33 acres

Existing Impervious Area
Area = 62,893 sf
= 1.44 acres

Existing Pervious Area
Area = 38,453 sf
= 0.89 acres

Stormwater Overland Flow Path

ERIKSSON ENGINEERING ASSOCIATES, LTD.
145 COMMERCE DRIVE, SUITE A
GRAYSLAKE, ILLINOIS 60030
PHONE (847) 223-4804
FAX (847) 223-4864
EMAIL INFO@EEA-LTD.COM
PROFESSIONAL DESIGN FIRM
LICENSE NO. 184-003220
EXPIRES: 04/30/2027

LIBERTYVILLE POLICE DEPARTMENT

200 E COOK AVE
LIBERTYVILLE, ILLINOIS 60048

Reserved for Seal:



No.	Date	Description
	10/10/25	PLANNING & ZONING

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Design By:	Approved By:	Date:
GW	MR	10/07/25

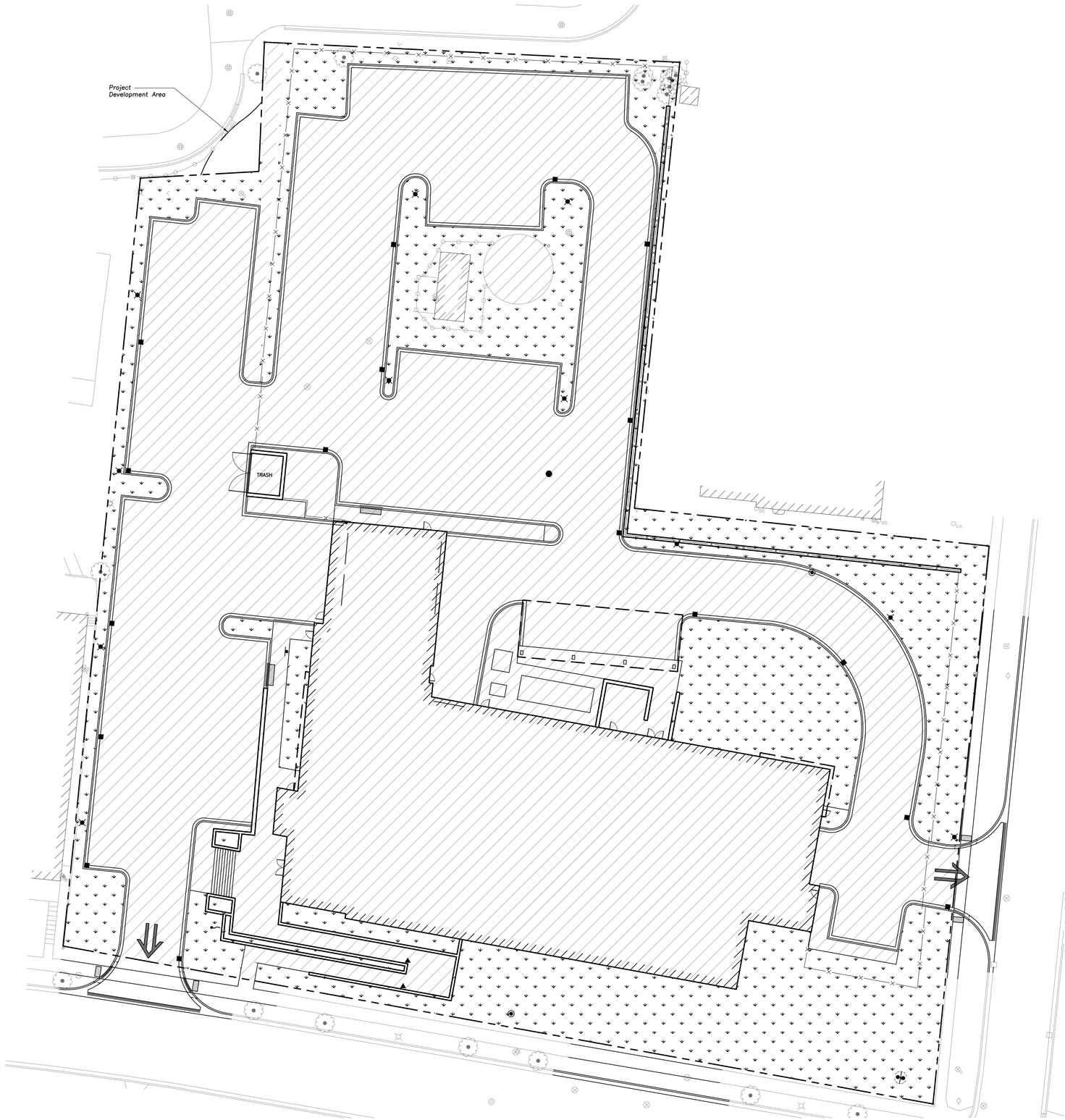
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EXISTING IMPERVIOUS AREA

Sheet No:

CX-00

EEA – P:\25128 – FGM – Libertyville Police Station\Drawings\Libertyville PD_SITEPLAN NEW.dwg
Plotted: 10/07/25 @ 8:51am By: gwalters



N

20 0 20 40 60

Scale: 1"=20'

PROPOSED SITE CONDITIONS

Existing Property Area
Area = 100,991 sf
= 2.32 acres

Development Area
Area = 101,346 sf
= 2.33 acres

Proposed Impervious Area
Proposed Structure Area = 20,557 sf
Pavement Area = 52,838 sf
Total Area = 73,395 sf
= 1.68 acres

Proposed Pervious Area
Area = 27,951 sf
= 0.65 acres

Stormwater Overland Flow Path

CURVE NUMBER

C: 0.73
Release Rate: 0.15 cfs/acre
Allowable Release Rate = 0.036 cfs

See Stormwater Management Report
For Supporting Calculations

RUNOFF VOLUME REDUCTION

Impervious Area Percentage: 72.3%
Required = 0.10 ac-ft
Provided = 0.12 ac-ft

DETENTION VOLUME

Required = 0.075 ac-ft
Provided = 0.082 ac-ft

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LIBERTYVILLE POLICE DEPARTMENT

200 E COOK AVE
LIBERTYVILLE, ILLINOIS 60048

Reserved for Seal:

MICHAEL J. REMINGER
062-046570
LICENSED PROFESSIONAL ENGINEER
ILLINOIS

No.	Date	Description
	10/10/25	PLANNING & ZONING

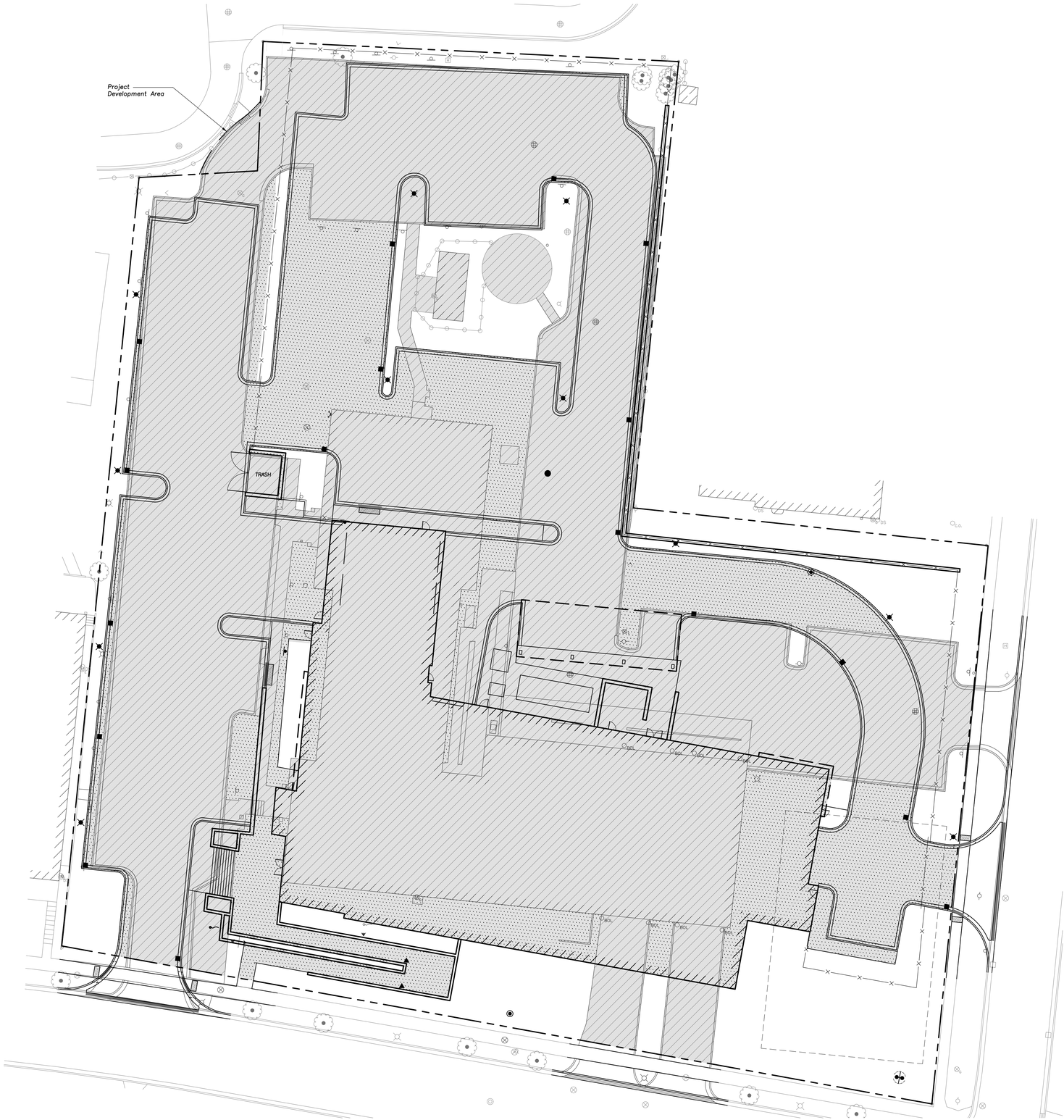
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GW	MR	10/07/25

Sheet Title:
PROPOSED IMPERVIOUS AREA

Sheet No:
CX-01

EEA – P:\25128 – FGM – Libertyville Police Station\Drawings\Libertyville PD_SITEPLAN NEW.dwg
Plotted: 10/07/25 @ 1:07pm By: gwalters



N

20 0 20 40 60

Scale: 1"=20'

PROPOSED SITE CONDITIONS

Existing Property Area
Area = 100,991 sf
= 2.32 acres

Disturbance Limits
Area = 101,346 sf
= 2.33 acres

Existing Impervious Area
Area = 62,893 sf
= 1.44 acres

New Impervious Area
Area = 19,600 sf
= 0.45 acres

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Reserved for Seal:

MICHAEL J. REINARZ
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LICENSED
PROFESSIONAL
ENGINEER
ILLINOIS

No.	Date	Description
	10/10/25	PLANNING & ZONING

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Design By:	Approved By:	Date:
GW	MR	10/07/25

Sheet Title:
EX. VS PROPOSED IMPERVIOUS AREAS

Sheet No:
CX-02

EEA – P:\25128 – FGM – Libertyville Police Station\Drawings\Libertyville PD_SITEPLAN NEW.dwg
Plotted: 10/07/25 @ 1:08pm By: gwalters

For Inclusion With Stormwater Pollution Prevent Plan (SWPPP)

Libertyville Police Department

200 East Cook Avenue,
Libertyville, IL

October 9, 2025

Prepared by:

Gabrielle Walters, EIT

Eriksson Engineering Associates, LTD.

Approved By:

Mike Renner, PE

Eriksson Engineering Associates, LTD.



ERIKSSON ENGINEERING ASSOCIATES, LTD.

145 Commerce Drive, Ste A, Grayslake, IL 60030

847.223.4804

www.eea-ltd.com

For Inclusion With
Stormwater Pollution Prevention Plan (SWPPP)

Site Erosion Control Measures and Maintenance

1) Project Summary
2) List of Project Control Measures
3) Structural And Stabilization Control Measures And Maintenance
4) Intended Sequence Of Soil Erosion Control Measures
5) Owner Certification Statement
6) Contractor/Subcontractor Certification Statement

Project Summary

For inclusion with

Storm Water Pollution Prevention (SWPP) Plan

Project Name: Libertyville Police Department

Project Location: 200 East Cook Avenue, Libertyville, IL

Date: October 9, 2025

Project Description: The project consists of:

- Demolition of the existing building and structures
- New building and grounds structures
- Construction of new parking facilities and utilities
- New storm sewer facilities
- New underground detention basin

Total Disturbed Area: 2.33 Acres

Site Specific Information

Receiving Waters: Des Plaines River

Direct Connection To Receiving Water: No

If yes, is the receiving water an "Impaired Water" For suspended solids, turbidity or siltation: N/A

Proposed Runoff Coefficient: C = 0.73

Existing Soil Type(s): Markham Silt Loam
Grays and Markham Silt Loams

Impacted Wetland Area: N/A

Designed Controls

Structural/Stabilization Controls – Temporary Control (Illinois Urban Manual Practice Standard)

- ☐ Coffer Dam (803)
- ☐ Construction Road Stabilization (806)
- ☒ Dewatering (813)
- ☒ Dust Control (825)
- ☒ Inlet Protection (861)
- ☐ Polyacrylamide Soil Stabilization (893)
- ☐ Portable Sediment Tank (895)
- ☐ Silt Curtain (917)
- ☐ Sodding (925)
- ☐ Sump Pit (950)
- ☒ Concrete Washout Facility (954)
- ☐ Temporary Sediment Trap (960)
- ☐ Temporary Slope Drain (970)
- ☐ Temporary Stream Diversion (976)
- ☒ Tree/Vegetation Protection (990)
- ☐ _____
- ☐ Compost Filter Sock (805)
- ☐ Perf Riser/Culvert Inlet Protection (808)
- ☐ Ditch Check (814)
- ☒ Erosion Control Blanket (830)
- ☒ Mulching (875)
- ☐ Polyacrylamide Turbidity Reduction (894)
- ☐ Right-Of-Way Diversion (900)
- ☒ Silt Fence (920)
- ☒ Stabilized Construction Entrance (930)
- ☐ Surface Roughening (953)
- ☐ Temporary Diversion (955)
- ☒ Temporary Seeding (965)
- ☐ Temporary Stream Crossing (975)
- ☐ Temporary Swale (980)
- ☐ Tree/Vegetation Protection, Augering (991)

Structural/Stabilization Controls (Permanent)

- ☐ Urban Stormwater Wetlands (800)
- ☒ Turf Reinforcement Mat (831)
- ☒ Grass Lined Channel (840)
- ☐ Level Spreader (870)
- ☐ Open Channel (878)
- ☒ Permanent Seeding – Turf Grass (880b)
- ☐ Rock Check Dam (905)
- ☐ Structural Streambank Stabilization (940)
- ☐ Tree And Forest Ecosystem Pres. (984)
- ☐ Vegetative Streambank Stabilization (995)
- ☐ _____
- ☐ Diversion (815)
- ☐ Filter Strip (835)
- ☐ Infiltration Trench (847)
- ☐ Lined Channel or Outlet (872)
- ☒ Permanent Seeding – Native (880a)
- ☐ Permeable Pavement (890)
- ☐ Rock Outlet Protection (910)
- ☐ Subsurface Drain (945)
- ☐ Tree And Shrub Planting (985)
- ☐ Well Decommissioning (996)

STRUCTURAL AND STABILIZATION CONTROL MEASURES AND MAINTENANCE

The design of this site will be in accordance with recommended standards for Best Management Practices ("BMP's) of stormwater drainage and conveyance. The following are all BMP's which have been incorporated into the design of the project, which include referenced to standard practices as detailed in the Illinois Urban Manual:

TEMPORARY MEASURES

Dewatering (IUM Practice Standard 813)

Description: The removal of water from construction sites.

Purpose: To facilitate construction in areas with surface water or a high water table. Dewatering prevents erosion and sediment transporting downstream and prevents pollution to groundwater or surface waters while preserving down gradient natural resources and property. It also provides worksite safety.

Maintenance: The frequency of inspections shall depend on the dewatering method, amount of discharge, potential damage, and quality of the receiving bodies of water. Inspections shall be conducted to ensure proper operation and compliance with any permits or water quality standards. Accumulated sediment shall be removed from the flow area and temporary diversions shall be repaired, as required. Outlet areas shall be checked and repairs shall be made in a timely manner, as needed. Pump outlets shall be inspected for erosion, and sumps shall be inspected for accumulated sediment. Dewatering bags shall be removed and replaced when half full of sediment or when the pump discharge has reduced to an impractical rate. If the receiving area is showing any signs of cloudy water, erosion, or sediment accumulation, discharges shall be stopped immediately and only resume once safety and property damage concerns have been addressed. Sediment shall be disposed in accordance with all applicable laws and regulations.

Dust Control (IUM Practice Standard 825)

Description: Control of dust blowing and movement on construction sites and roads.

Purpose: The purposes of this practice area to prevent blowing and movement of dust from exposed soil surfaces, to reduce on and off-site damage, to minimize health hazards, and to improve traffic safety.

Maintenance: When temporary dust control measures are used, repetitive treatment should be applied as needed to accomplish control.

Erosion Control Blanket (IUM Practice Standard 830)

Description: Application of a preformed protective blanket of straw or other plant residue, or plastic fibers formed into a mat, usually with a plastic mesh on one or both sides. Erosion control blanket will be placed in all swales and on all slopes greater than 6:1.

Purpose: To protect the soil surface from raindrop impacts and overland flow during the establishment of grass or other vegetation. It also reduces soil moisture loss due to evaporation.

Maintenance: Inspect all erosion blanket periodically and after rainstorm to check for damage due to water running under the blanket or if the blankets that have been displaced. Where water has flowed under the blanket, more staples may be needed per given area or more frequent anchoring trenches installed. If significant erosion has occurred under the blanket then reseeding may be needed. Any erosion blankets that have been displaced will need to be put back and re-stapled.

Inlet Protection (IUM Standard 861, Storm Water Inlet Protection Baskets)

Description: A temporary sediment control barrier formed around or in a storm drain inlet in paved areas.

Purpose: To help prevent sediment from entering storm drains during construction operations. This practice allows early use of the storm drainage system.

Maintenance: Each inlet protection practice or device shall be inspected after every runoff event. Accumulated sediment shall be removed per manufacturers' directions but not less than when the capacity

for sediment storage has been reduced by half. Sediment that has been removed shall be placed such that it will not reenter the storm drain system. Repairs or replacement of inlet protection devices shall be made immediately. For devices to be kept in place in the winter season, areas shall be cleared of any sediment accumulation and prepared or protected for snow removal operations. Inlet protection practices shall be removed upon job completion.

Mulching (IUM Practice Standard 875)

Description: Application of a protective cover of wood or other vegetative matter over soil.

Purpose: To prevent erosion and surface compaction or crusting by protecting the soil surface from raindrop impact and reducing the velocity of overland flow. It also fosters the growth of vegetation by conserving available moisture and providing insulation against extreme heat and cold.

Maintenance: All mulches should be inspected periodically, in particular after rainstorms, to check for rill erosion. Where erosion is observed, additional mulch should be applied. Nets should be inspected after rainstorms for dislocation or failure. If washouts or breakage occur, re-install netting as necessary after repairing damage to the slope. Inspections should occur until grasses are firmly established. Where mulch is used in conjunction with ornamental plantings, inspect periodically throughout the year to determine if mulch is maintaining coverage of the soil surface; repair as needed.

Silt Fence (IUM Practice Standard 920)

Description: A temporary barrier of entrenched geotextile fabric (filter fabric) stretched across and attached to supporting posts used to intercept sediment-laden runoff from small drainage areas of disturbed soil.

Purpose: Cause deposition of transported sediment load from sheet flows leaving disturbed areas.

Maintenance: Silt fence shall be removed once upslope areas have been permanently stabilized. Silt fence shall be inspected no less frequently than every week during construction. Should the fabric decompose or become ineffective prior to the end of the expected usable life and the fence still is necessary, the fabric or the entire system shall be replaced promptly. Sediment deposits must be removed when the level of deposition reaches approximately one-half the height of the silt fence. Any sediment deposits remaining in place after the silt fence is no longer required shall be dressed to conform to the existing grade, a seedbed prepared and the site vegetated.

Stabilized Construction Entrance (IUM Practice Standard 930)

Description: An existing driveway entrance to the site will be preserved and utilized as a temporary construction entrance during construction.

Purpose: To reduce or eliminate the tracking of sediment onto public right-of-ways or streets.

Maintenance: The entrance shall be maintained in a condition, which will prevent tracking of sediment onto public right-of-ways or streets. This may require periodic top dressing with additional aggregate. All sediment spoiled, dropped, or washed onto public right-of-ways must be removed immediately. Periodic inspection and needed maintenance shall be provided after each rain.

Concrete Washout Facility (IUM Practice Standard 954)

Description: A device used to manage liquid and solid wastes from concrete usage on construction sites.

Purpose: The purpose of this practice is to control concrete wastes to prevent both on-site and off-site pollution.

Maintenance: Temporary concrete washout facilities shall be maintained to provide adequate holding capacity with a minimum freeboard of 4 inches for above grade facilities and 12 inches for below grade facilities. Maintaining temporary concrete washout facilities shall include removing and disposing of hardened concrete or slurry and returning the facilities to a functional condition. Existing facilities must be cleaned, or new facilities must be constructed and ready for use once the washout is two-thirds full. Temporary concrete washout facilities shall be inspected for damage (IE tears in plastic liner, missing sand bags, etc.). Damaged facilities shall be repaired promptly.

Temporary Seeding (IUM Practice Standard 965)

Description: Planting rapid growing annual grasses or small grains, to provide initial, temporary cover for erosion control on disturbed areas.

Purpose: To temporarily stabilize denuded areas that will not be brought to final grade or on which construction will be stopped for a period of more than 14 working days. Temporary seeding helps reduce runoff and erosion until permanent vegetation or other erosion control measures can be established. In addition, it provides residue for soil protection during seedbed preparation and reduces problems of mud and dust production from bare soil surfaces during construction.

Maintenance: Reseed areas where seedling emergence is poor, or where erosion occurs, as soon as possible. Protect from vehicular and foot traffic. Control weeds by mowing.

Tree/Vegetation Protection (Illinois Urban Manual Practice Standard 990)

Description: The use of various barrier materials, flagging, pruning and other methods to identify and protect vegetation to be preserved.

Purpose: To preserve and protect trees and vegetation during construction to provide future use in erosion prevention.

Maintenance: Prior to construction, clearly flag and provide temporary construction fencing to prevent damage to any vegetation to be preserved. See plans for pruning instructions for work adjacent to the drip line of trees.

PERMANENT MEASURES

Turf Reinforcement Mat (IUM Practice Standard 830)

Description: Protective reinforced materials formed into a non-degradable mat.

Purpose: The purposes of this practice are to reinforce vegetation against medium to high flow conditions, ice, wave action, and to protect the soil surface from rain drop impact.

Maintenance: When mowing, mower decks shall remain raised all season until TRM has either dropped down into the soil or incorporated into the root structure. Inspect all TRMs periodically during establishment. Repair or replace any areas that may be failing. If the TRM has failed due to high flow, more substantial TRMs or hard armament may be needed.

Permanent Seeding – Native (IUM Practice Standard 800a)

Description: Establishing permanent vegetative cover to stabilize disturbed or exposed areas.

Purpose: To permanently stabilize disturbed or exposed areas in a manner that adapts to site conditions and allows selection of the most appropriate plant materials. It also creates a landscape that enhances soil permeability and the filtering of runoff pollutants while improving wildlife habitat.

Maintenance: Generally, a stand of vegetation cannot be determined to be fully established until soil cover has been maintained for one full year from planting. Protect the planted area from human, animal and vehicular traffic until the stand is adequately established. Inspect all planted areas for failures and make necessary repairs, replacements, reseedings, and re-mulching within the planting season, if possible. If a stand has less than 40% cover, re-evaluate the choice of plant materials, quantities of lime and fertilizer, seeding or planting methods, time of seeding or planting and available light and moisture. Re-establish the stand following the original specifications, but with modifications based on the evaluation. Where an adequate water supply is available, irrigate to keep the seedbed moist for 7 to 10 days after seeding. This may require watering daily the first week, especially during hot weather, and less frequently thereafter. Seedings should be fertilized one year after planting to insure proper stand density. Mow only as needed to control weeds. Mowing should be done before weeds go to seed. Keep mowing height above the height of the seed plants. Herbicides may also be used for weed control. Apply all herbicides according to rates specified on the label.

Permanent Seeding – Turf Grass (IUM Practice Standard 880b)

Description: Establishing permanent vegetative cover to stabilize disturbed or exposed areas.

Purpose: To permanently stabilize disturbed or exposed areas in a manner that adapts to site conditions and allows selection of the most appropriate plant materials.

Maintenance: Generally, a stand of vegetation cannot be determined to be fully established until soil cover has been maintained for one full year from planting. Protect the planted area from human, animal and vehicular traffic until the stand is adequately established. Inspect all planted areas for failures and make necessary repairs, replacements, reseedings, and re-mulching within the planting season, if possible. If a stand has less than 40% cover, re-evaluate the choice of plant materials, quantities of lime and fertilizer, seeding or planting methods, time of seeding or planting and available light and moisture. Re-establish the stand following the original specifications, but with modifications based on the evaluation. Where an adequate water supply is available, irrigate to keep the seedbed moist for 7 to 10 days after seeding. This may require watering daily the first week, especially during hot weather, and less frequently thereafter. Seedings should be fertilized one year after planting to insure proper stand density. Do not mow high-maintenance turf seedings until the stand is at least 6 inches tall. Do not mow closer than 3 inches during the year of establishment. Mowing should be done before weeds go to seed. Keep mowing height above the height of the seed plants. Vine and shrub type ground covers may need hand weeding until the area is well covered. Herbicides may also be used for weed control. Apply all herbicides according to rates specified on the label.

Intended Sequence of Soil Erosion and Sediment Control Measures

1. Install stabilized construction entrance
2. Install all down slope and side slope perimeter controls before commencement of any ground disturbing activity.
3. Do not disturb an area until it is necessary for construction to proceed.
4. Cover and stabilize disturbed areas as soon as possible.
5. When practical, time construction activities to limit impact from seasonal climate changes or weather events.
6. Perform grading operations and installation of site infrastructure and pavement.
7. Install permanent seeding and plantings.
8. Remove accumulated sediment from basins and along silt fence.
9. Construction of infiltration measures shall take place following stabilization of upstream drainage areas.
10. Remove temporary sediment and erosion control measures following final stabilization of all disturbed areas.

CERTIFICATIONS

Owner Certification Statement

I certify under penalty of law that this document and all attachments were prepared under my direction and supervision in accordance with a system designed to assure that qualified personnel properly gather and evaluate the information submitted. The information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment.

Print Name	Company
Signature	Date

CERTIFICATIONS (continued)

Contractor /Subcontractor Certification Statement

I certify under penalty of law that I understand the terms and conditions of the general National Pollutant Discharge Elimination System (NPDES) permit that authorizes the stormwater discharges associated with industrial activity from the construction site identified as part of this certification.

General Contractor/Construction Manager

Print Name	Company
Signature	Date

Subcontractor(s)

Print Name	Company
Signature	Date

Print Name	Company
Signature	Date

Print Name	Company
Signature	Date

Print Name	Company
Signature	Date

IV.D.2.b. **Stabilization Practices**

The storm water pollution prevention plan shall include a description of interim and permanent stabilization practices, including site-specific scheduling of the implementation of the practices. Site plans should ensure that existing vegetation is preserved where practicable and that disturbed portions of the site are stabilized. Stabilization practices may include: temporary seeding, permanent seeding, mulching, geotextiles, sod stabilization, vegetative buffer strips, protection of trees, preservation of mature vegetation, staged or staggered development, and other appropriate measures. A record of the dates when major grading activities occur, when construction activities temporarily or permanently cease on a portion of the site, and when stabilization measures are initiated, shall be included in the plan. Stabilization of disturbed areas must, at a minimum, be initiated immediately whenever any clearing, grading, excavating or other earth disturbing activities have permanently ceased on any portion of the site, or temporarily ceased on any portion of the site and will not resume for a period exceeding 14 calendar days. Stabilization of disturbed areas must be initiated within 1 working day of permanent or temporary cessation of earth disturbing activities and shall be completed as soon as possible but not later than 14 days from the initiation of stabilization work in an area. Exceptions to these time frames are specified as provided in paragraphs (i) and (ii) below:

(i) Where the initiation of stabilization measures is precluded by snow cover, stabilization measures shall be initiated as soon as practicable.

(ii) On areas where construction activity has temporarily ceased and will resume after 14 days, a temporary stabilization method can be used. Temporary stabilization techniques and materials shall be described in the SWPPP.

(iii) Stabilization is not required for exit points at linear utility construction sites that are only used episodically and for very short durations over the life of the project, provided other exit point controls are implemented to minimize sediment track-out.

Stormwater Construction Site Inspection Report

General Information			
Project Name	Libertyville Police Department		
NPDES Tracking No.	ILRXXXXX	**Location**	Libertyville, IL
Date of Inspection		**Start/End Time**	
Inspector's Name(s)			
Inspector's Title(s)			
Inspector's Contact Information			
Inspector's Qualifications			
Describe present phase of construction			

Type of Inspection:
❑ Regular ❑ Pre-storm event ❑ During storm event ❑ Post-storm event

Weather Information

Has there been a storm event since the last inspection? ❑Yes ❑No
If yes, provide:
Storm Start Date & Time: Storm Duration (hrs): Approximate Amount of Precipitation (in):

Weather at time of this inspection?
❑ Clear ❑Cloudy ❑ Rain ❑ Sleet ❑ Fog ❑ Snowing ❑ High Winds
❑ Other: Temperature:

Have any discharges occurred since the last inspection? ❑Yes ❑No
If yes, describe:

Are there any discharges at the time of inspection? ❑Yes ❑No
If yes, describe:

Site-specific BMPs

- *Number the structural and non-structural BMPs identified in your SWPPP on your site map and list them below (add as many BMPs as necessary). Carry a copy of the numbered site map with you during your inspections. This list will ensure that you are inspecting all required BMPs at your site.*
- *Describe corrective actions initiated, date completed, and note the person that completed the work in the Corrective Action Log.*

	BMP	BMP Installed?	BMP Maintenance Recommended	Notes
1	Silt Fence	❑Yes ❑No	❑Yes ❑No	
2	Inlet Protection	❑Yes ❑No	❑Yes ❑No	
3	Concrete Washout	❑Yes ❑No	❑Yes ❑No	
4	EC Blanket	❑Yes ❑No	❑Yes ❑No	
5	Temp Stabilization	❑Yes ❑No	❑Yes ❑No	
6	Tree Protection	❑Yes ❑No	❑Yes ❑No	
7	Stab. Const Ent	❑Yes ❑No	❑Yes ❑No	
8	Turf Seeding	❑Yes ❑No	❑Yes ❑No	
9	Native Seeding	❑Yes ❑No	❑Yes ❑No	
10		❑Yes ❑No	❑Yes ❑No	
11		❑Yes ❑No	❑Yes ❑No	
12		❑Yes ❑No	❑Yes ❑No	
13		❑Yes ❑No	❑Yes ❑No	

	BMP	BMP Installed?	BMP Maintenance Recommended	Notes
14		❑Yes ❑No	❑Yes ❑No	
15		❑Yes ❑No	❑Yes ❑No	
16		❑Yes ❑No	❑Yes ❑No	
17		❑Yes ❑No	❑Yes ❑No	
18		❑Yes ❑No	❑Yes ❑No	
19		❑Yes ❑No	❑Yes ❑No	
20		❑Yes ❑No	❑Yes ❑No	

Overall Site Issues

Below are some general site issues that should be assessed during inspections. Customize this list as needed for conditions at your site.

	BMP/activity	Implemented?	Maintenance Recommended	Notes
1	Are all slopes and disturbed areas not actively being worked properly stabilized?	❑Yes ❑No	❑Yes ❑No	
2	Are natural resource areas (e.g., streams, wetlands, mature trees, etc.) protected with barriers or similar BMPs?	❑Yes ❑No	❑Yes ❑No	
3	Are perimeter controls and sediment barriers adequately installed (keyed into substrate) and maintained?	❑Yes ❑No	❑Yes ❑No	
4	Are discharge points and receiving waters free of any sediment deposits?	❑Yes ❑No	❑Yes ❑No	
5	Are storm drain inlets properly protected?	❑Yes ❑No	❑Yes ❑No	
6	Is the construction exit preventing sediment from being tracked into the street?	❑Yes ❑No	❑Yes ❑No	
7	Is trash/litter from work areas collected and placed in covered dumpsters?	❑Yes ❑No	❑Yes ❑No	
8	Are washout facilities (e.g., paint, stucco, concrete) available, clearly marked, and maintained?	❑Yes ❑No	❑Yes ❑No	

	BMP/activity	Implemented?	Maintenance Recommended	Notes
9	Are vehicle and equipment fueling, cleaning, and maintenance areas free of spills, leaks, or any other deleterious material?	❑Yes ❑No	❑Yes ❑No	
10	Are materials that are potential stormwater contaminants stored inside or under cover?	❑Yes ❑No	❑Yes ❑No	
11	Are non-stormwater discharges (e.g., wash water, dewatering) properly controlled?	❑Yes ❑No	❑Yes ❑No	
12	(Other)	❑Yes ❑No	❑Yes ❑No	

Notes:

CERTIFICATION STATEMENT

"I certify under penalty of law that this document and all attachments were prepared under my direction or supervision in accordance with a system designed to assure that qualified personnel properly gathered and evaluated the information submitted. Based on my inquiry of the person or persons who manage the system, or those persons directly responsible for gathering the information, the information submitted is, to the best of my knowledge and belief, true, accurate, and complete. I am aware that there are significant penalties for submitting false information, including the possibility of fine and imprisonment for knowing violations."

Print name and title: _____

Signature:_____ Date:_____

RECORD OF DATES

Date	Activity Occurring (Major Grading/Cessation or Start of Work/Stabilization Process)	Initials

October 09, 2025

ERIKSSON ENGINEERING ASSOCIATES, LTD.

Illinois State Agency Historic Resources Preservation Act Compliance

Dear Permitting Official,

The proposed improvements at the Libertyville Police Station, located at 200 East Cook Avenue in Libertyville, IL, consist of the demolition of the existing building, construction of a new police station, and the development of a new parking lot. Improvements associated with the new building include site grading, re-paving of the existing site, utility installation, storm sewer placement, and stormwater management system components.

Please find for your review the following information:

1. Project address, i.e. street address or nearest cross street, city, country, legal location, section/township/range.
2. Complete description of all elements of proposed undertaking.
3. Names of all funding, licensing or permitting agencies.
4. Name, email address, phone, and mailing address of the project contact.
5. Any relevant permit, project or previous SHPO log numbers.
6. Total acreage involved in the project.
7. Year of original construction for each structure on the project site.
8. Description of any prior non-agricultural ground disturbance in the project area.
9. Any known historical information, architectural significance, significance to community, or association with a significant individual for any cultural resources within the project area.
10. Map clearly indicates project location, i.e., city maps, county maps, (USGS 7.5 minute topographic maps required for archaeological projects).
11. Project site plans and specifications, if applicable.

Additionally, a geometric plan which shows the anticipated scope of work has been for the project for reference. Should any further questions about the project come up, or any additional information for the review process be required, please do not hesitate to contact me via either 847-250-2612 or at gwalters@eea-ltd.com.

Thanks,

Eriksson Engineering Associates, Ltd.

Gabrielle Walters
Design Engineer

Initial Documentation Required for IHPA Review –
Libertyville Police Station – 2025

1. Project address: 200 East Cook Avenue, Libertyville, IL 60804; Lake County, township 44N, range 11E, section 16.
2. Complete description of all elements of proposed undertaking: Consist of the demolition of the existing building, construction of a new police station, and the development of a new parking lot. Improvements associated with the new building include site grading, re-paving of the existing site, utility installation, storm sewer placement, and stormwater management system components.
3. Names of all funding, licensing or permitting agencies: Funding from Village of Libertyville and permitting from the Village of Libertyville.
4. Project contact information:
   Gabrielle Walters, EIT
   Email: gwalters@eea-ltd.com Phone: (847) 250-2612
5. Any relevant permit, project, or previous SHPO log numbers: N/A
6. Total acreage involved in the project: 2.33 acres
7. Year of original construction for each structure in the project area: Originally constructed in 1968. Expansion of the police station in 1995.
8. Description of any prior non-agricultural ground disturbance in the project area: No known uses outside of usage as a police station and municipal building.
9. Any known historical information, architectural significance, significance to community, or association with a significant individual for any cultural resources within the project area: No known significance.
10. Map clearly indicating project location (area shown within red box):



Initial Documentation Required for IHPA Review –
Libertyville Police Station – 2025

11. Project site plans and specifications: Geometric plan that show anticipated scope of work included in this submittal.

Photos of the existing police station façade that will be demolished as part of the proposed improvements have been included in this submittal.



Initial Documentation Required for IHPA Review –
Libertyville Police Station – 2025





Initial Documentation Required for IHPA Review –
Libertyville Police Station – 2025





EcoCAT
Ecological Compliance Assessment Tool

ILLINOIS DEPARTMENT OF NATURAL RESOURCES

Applicant: Eriksson Engineering Associates
Contact: Gabrielle Walters
Address: 135 S Jefferson St
Suite 135
Chicago, IL 60661

IDNR Project Number: 2606326
Date: 10/09/2025

Project: Libertyville Police Station
Address: 200 East Cook Avenue, Libertyville

Description: Replacement of existing police station

Natural Resource Review Results

Consultation for Endangered Species Protection and Natural Areas Preservation (Part 1075)

The Illinois Natural Heritage Database contains no record of State-listed threatened or endangered species, Illinois Natural Area Inventory sites, dedicated Illinois Nature Preserves, or registered Land and Water Reserves in the vicinity of the project location.

Consultation is terminated. This consultation is valid for two years unless new information becomes available that was not previously considered; the proposed action is modified; or additional species, essential habitat, or Natural Areas are identified in the vicinity. If the project has not been implemented within two years of the date of this letter, or any of the above listed conditions develop, a new consultation is necessary. Termination does not imply IDNR's authorization or endorsement.

Location

The applicant is responsible for the accuracy of the location submitted for the project.

County: Lake

Township, Range, Section:
44N, 11E, 16



IL Department of Natural Resources Contact
Isabella Newingham
217-785-5500
Division of Ecosystems & Environment

Government Jurisdiction
IL Environmental Protection Agency
Bureau of Water
1021 North Grand Avenue East
PO Box 19276
Springfield, Illinois 62794

Disclaimer

The Illinois Natural Heritage Database cannot provide a conclusive statement on the presence, absence, or condition of natural resources in Illinois. This review reflects the information existing in the Database at the time of this inquiry, and should not be regarded as a final statement on the site being considered, nor should it be a substitute for detailed site surveys or field surveys required for environmental assessments. If additional protected resources are encountered during the project's implementation, compliance with applicable statutes and regulations is required.

Terms of Use

By using this website, you acknowledge that you have read and agree to these terms. These terms may be revised by IDNR as necessary. If you continue to use the EcoCAT application after we post changes to these terms, it will mean that you accept such changes. If at any time you do not accept the Terms of Use, you may not continue to use the website.

1. The IDNR EcoCAT website was developed so that units of local government, state agencies and the public could request information or begin natural resource consultations on-line for the Illinois Endangered Species Protection Act, Illinois Natural Areas Preservation Act, and Illinois Interagency Wetland Policy Act. EcoCAT uses databases, Geographic Information System mapping, and a set of programmed decision rules to determine if proposed actions are in the vicinity of protected natural resources. By indicating your agreement to the Terms of Use for this application, you warrant that you will not use this web site for any other purpose.

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3. IDNR reserves the right to enhance, modify, alter, or suspend the website at any time without notice, or to terminate or restrict access.

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Unauthorized use, tampering with or modification of this system, including supporting hardware or software, may subject the violator to criminal and civil penalties. In the event of unauthorized intrusion, all relevant information regarding possible violation of law may be provided to law enforcement officials.

Privacy

EcoCAT generates a public record subject to disclosure under the Freedom of Information Act. Otherwise, IDNR uses the information submitted to EcoCAT solely for internal tracking purposes.

Libertyville
spirit of independence

Tree Locations at the Schertz Building

GIS Consortium

