

Committee Members:
Justin Gough
Bill Poletti
Frank Menn
Pat Baeske
Harry Zimmerman

A G E N D A
COMMUNITY COMMITTEE
Wednesday, August 17, 2016 – 7:00 p.m.
Council Chambers
Fairview Heights City Hall
10025 Bunkum Road

Public Participation
Approval of Minutes – [July 20, 2016](#)

Planning
Alderman Pat Baeske, Chairman

1. [Land Use & Development Director's Report](#)
2. [PC 10-16 Longacre Drive Storage Development Plan](#)
3. [Home Rule Authority](#)
4. [Demolition Bid 9755 Greenridge Heights](#)

Parks & Recreation
Alderman Justin Gough, Chairman

1. [Parks and Recreation Director's Report](#)
2. [Pavilion Update/Approval](#)
3. [Cahokia Mounds Support Resolution](#)
4. [Recreation Center](#)

Development
Alderman Bill Poletti, Chairman

1. [Economic Development Director's Report](#)

THE CITY OF FAIRVIEW HEIGHTS
COMMUNITY COMMITTEE MINUTES
Wednesday, July 20, 2016 - 7:00 p.m.
City Council Chambers
10025 Bunkum Road, Fairview Heights, IL

Committee Members in attendance – Justin Gough, Bill Poletti, Frank Menn, Pat Baeske, Harry Zimmerman, Mayor Mark Kupsky, Ex-officio

Committee Members absent –

Other Aldermen and Elected Official in attendance – Brenda Wagner, Dennis Baricevic, Pat Peck, City Clerk Karen Kaufhold

Staff in attendance - Parks & Recreation Director Angie Beaston, Land Use Director Tim Tolliver, Economic Development Director Mike Malloy, City Attorney Katherine Porter

Recorder – Cheryl Kleb

Public Participation

None.

Approval of June 22, 2016 Minutes

Motion and second to approve said minutes as written were made by Aldermen Bill Poletti/Harry Zimmerman. The motion carried by voice vote and was unanimous.

Planning Committee

Alderman Pat Baeske, Chairman

Land Use & Development Director's Report

Director Tolliver presented his written report to Committee for review. There were no questions.

There was brief discussion regarding the status of the U.S. Ice Sports Complex building.

PC 10-16 Longacre Drive Development Plan Self-Storage units

Director Tolliver informed Committee that the petitioner requested that PC 10-16 be tabled at this time. No action was taken.

Parks & Recreation Committee

Alderman Justin Gough, Chairman

Parks Director's Report

Director Beaston presented her written report for review by the Committee. There were no questions.

Scoreboard Bid Approval

Director Beaston requested approval to enter into an agreement with National Erectors & Builders, Inc., for the purchase and installation of a Daktronics BA-2127 Scoreboard on George Lanxon Field in the amount of \$18,025.00.

Motion and second to recommend to City Council to approve a Resolution to enter into an agreement with National Erectors & Builders, Inc. for the purchase and installation of a Daktronics BA-2127 Scoreboard on George Lanxon Field in the amount of \$18,025.00 were made by Aldermen Frank Menn/Pat Baeske. The motion carried by voice vote and was unanimous.

Tennis Court Bid Approval

Director Beaston requested approval to enter into an agreement with All Weather Courts, Inc. for the resurfacing of the tennis courts located at Everett Moody Park in the amount of \$113,300.00.

Motion and second to recommend to City Council to approve a Resolution to enter into an agreement with All Weather Courts, Inc. for the resurfacing of the tennis courts located at Everett Moody Park in the amount of \$113,300.00 were made by Aldermen Pat Baeske/Bill Poletti. The motion carried by voice vote and was unanimous.

Recreation Center

Director Beaston gave a brief update on the status of the progress with Phase I of the Recreation Center. No action taken.

Development Committee

Alderman Bill Poletti, Chairman

Economic Development Director's Report

Director Malloy presented his written report to Committee for review. There were no questions.

Adjournment 7:35 p.m.

Submitted By:

Recorder

INTEROFFICE MEMORANDUM

To: City Council
From: Timothy Tolliver
Subject: Director's Report
Date: August 15, 2016

- **Planning Commission met August 9, 2016 with eight members present. Commissioners reviewed proposed revision of Chapter 14 Article 11 Sign Regulations.**
- **Attached are the July residential property maintenance and building permit reports.**
- **Attached are the August 1 reports for commercial building plans under review, commercial projects under construction and commercial occupancy permits issued.**
- **Attached is the Unsafe Structure List as of August 15, 2016.**

ACTIVE BUILDING PERMITS & NEW BUSINESSES REPORT 8/1/2016

NEW COMMERCIAL PROPERTIES UNDER CONSTRUCTION

1. Petco – 6595 North Illinois – Façade Renovation and demolition
Tom George @216-520-1551
2. Fairview City Centre – US 50 & North Illinois – New Construction
Chris Leligdon @216-520-1551
3. AT&T Tower – 6701 North Illinois – Antenna Addition
APPROVAL – Jack Scheidt @ 636-922-3400
4. Christ United Methodist Church – 339 Frank Scott parkway – Addition/Renov.
Will Stadjuhr @394-8400
5. Meineke – 10710 Lincoln Trail – Addition & new Development
Dirk Schaumleffler @781-3742
6. Grace Church – 5151 North Illinois – Exterior renovations
Matt Costello @973-5507
7. Longacre Ponds – 67-69-71-73 Northbrook Circle Re-Construction -Fire Damage
Todd Mayer – CATCO 314-568-5837
8. NCI Information System – 16 Executive Drive Ste 300 – Tenant Renovation
Environs Architect – 344-8699
9. West Route 161 – Excavation-Soil & Sedimentation Control
Ray Miller @660-6567
10. Tinder Box – 10700 B Lincoln Trail – Relocation – Tenant Finish
Kent Scharf @407-2425
11. Cerebral Palsey of South Western IL – 10200 Old Lincoln Trail – Office
Jeanette Haege @233-0210 Ext 15
12. AT&T Tower – 10025 Bunkum Road – Antenna replacements
Sarah temme @636-922-3400
13. NHANES National Health Study–St Clair Sq–Mobile Units – Medical Assembly
Gessi Rincom @301-526-7533
14. Ashland Storage – 19 Ashland Ave – Excavation
Chris Korte @779-4910
15. Shoe Department Encore – St Clair Sq #172 – Retail
Crystal Green @704-782-4143
16. Tucker Allen - 331 Salem Place – Attorney’s Office
Rachael Berry @314-206-7122
17. Ashland Storage – 19 Ashland Ave – Storage Units
Chris Korte @779-4910
18. Bath & Body Works – St Clair Sq #192 & 193 – Retail
Lyn Davies @616-493-9350
19. T Mobile – 296 Monticello – additions to cell tower
Amanda @724-416-2315
20. Fairview Liquor – 5329 North Illinois – Addition – (New Permit)
Hans Koehl @234-6720
21. St Clair Sq – New Food Court Exterior Stairs –
Miranda Stevens @277-8870

CONTINUED:

22. AT&T Tower – 13 Canty Lane – Antenna replacement
Lindsey @636-922-3400
23. Cerebral Palsey of SW IL - 209 Edding Lane -Community Residence Family
Herbert Frentzel @234-8550
24. Palms Carwash – 5922 North Illinois – New Bay Extension to Bay 6
Stephen Tyler @779-4926
25. Ashland Storage - Phase 2 – 19 Ashland – perimeter Bldgs.
Chris Korte @779-4910
26. Tenant Split Old Hobby Lobby – 10850 Lincoln Trail – Elec Utility Split
Jack Aschinger @636-343-1211 Ext 158

NEW UPCOMING COMMERCIAL PROJECTS AND UNDER REVIEW

1. Perfect Finish – 10614 Lincoln Trail – NEW CONSTRUCTION
Hans Koehl @234-6720
2. Ruler Food Store – 10850 Lincoln Trail Suite 12A – Tenant Finish
Chris Flottemesch @513-721-8080
3. Rue 21 – St Clair Sq #122 – Tenant remodel
Cortland Morgan @817-635-5696
4. T-Mobile Sprint-Monticello 296 Monticello – Antenna Replacement
Russell Been @314-989-9810
5. JC Penney – 245 St Clair Square – Renovation
Douglas Thompson @316-268-0217
6. Christopher Banks – St Clair Sq Space #180 – Tenant Finish
Rebecca Olson @651-888-6885
7. NAPA Auto Parts – 10408 Lincoln Trail – New Construction
Scott Boeker @633-2256
8. Sky Zone – 10850 Lincoln Trail Ste 12B – Tenant Finish
Jim Upchurch @314-941-3821
9. Value City – 10705 Lincoln Trail – Interior Renovation
David Chen – 614-898-7100
10. Lizzie Bob's – 832 Lincoln Hwy Ste 2 – Bakery
Elizabeth Toepfer @ 334-4917
11. Best Buy – 26 Plaza Drive – Interior Renovation
Greta Johnson @ 612-524-5375

NEW BUSINESSES – Commercial Inspections & Change of Occupancy in last 30 days

1. Outlet Max – 10850 Lincoln Trail Suite #17 – Retail
Heather Blacketer @913-438-4538
2. PV Promotions – St Clair Sq Multiple Vendors and locations
John Johnston @636-634-0580
3. Rite Business products – 5105 North Illinois – New owners
Tim Pace @407-5466
4. Ray Jay Greasy Spoon – St Clair Square #168
Ray Pennington @305-632-9964
5. Bladez & Fadez – 710 Linc hwy – Barber Shop
Carvetta Garner @ 641-1030
6. The Cave LLC – 10099 Lincoln Trail – Retail – Bldg Permit required.
Cahad Zini @217-918-2259
7. The Lash Loft Salon & Spa LLC – 5400 North Illinois
Natalie Harrison @314-322-5066
8. Heartland Healthcare of Fairview Hgts – 5032 North Illinois Ste A
Stacy Bruno @977-9339
9. Big K Enterprises – 141 Market Place Ste 108 – Office use
Kory best @534-1512
10. TBD – 2 Lexington – Future Tenant
Bob Bruns – 628-2378
11. TBD – 708 Linc Hwy – Future Tenant
Bob Bruns – 628-2378
12. St Clair Sq – Spa Street Works – KIOSK T-60
Alex Shurtless @ 979-9392

VACANT COMMERCIAL BUILDING & TENANT SPACE LIST

as of 8/1/2016

1. 5 Bluff Court – Old Dr London Bldg
2. 10055 Bunkum Road – Old Bank
3. 5 Canty Lane – Old Quality of Life
4. 58 Commerce Lane – old Wooden Ladder
5. 16 Executive Dr – Suites 120 – 200
6. 109 Lanaghan
7. 101 B Frey Lane
8. 10 Linc Hwy Suite 102A & 102B
9. 22 Linc Hwy (old Prime Sole)
10. 51 Lincoln Hwy – Old Logans Roadhouse
11. 321 Linc Hwy
12. 332 Lincoln Hwy – Old Rent A Center
13. 522 Linc Hwy
14. 524 Linc Hwy
15. 525 Lincoln Hwy – Suites 1-2-3-4-5-/7-8-9-10-15-/16-17-18-/22-23 & 31
16. 620 Linc Hwy Suite 5
17. 710 Linc hwy
18. 710A Linc hwy
19. 712 Linc hwy
20. 716 Linc Hwy
21. 815 Linc Hwy Suite 106 & 101
22. 821 Linc Hwy Suites 102-103-104-105-106-107
23. Lincoln Trail – Old Panteras Pizza
24. 10035 Lincoln Trail
25. 10111 Lincoln Trail - Dr. Thomas-West end of Bldg
26. 10218 Lincoln Trail – Suites 2,3,4,5,6,7
27. 10228 Lincoln Trail
28. 10238 Lincoln Trail – Old Beauty Salon
29. 10251 Lincoln Trail – Suites 1-6-7-8-9
30. 10300 Lincoln Trail
31. 10301 Lincoln Trail
32. 10304 Lincoln Trail – 2nd Story suite
33. 10319 Lincoln Trail
34. 10321 Lincoln Trail – Old Joes Carpet
35. 10607 Lincoln Trail – Old Kennedi Auto

74. 455 Salem – Old Piano Distributors

75. Plaza Drive Suites 2 – 8 – 18 – 19 - 20 -21 – 22 & 24

76. 9207 St Clair Ave – Old Davinroy Bldg

77. 10050 St Clair Ave – Old T Mart

UNSAFE STRUCTURES

As of 8/15/2016

1. 9058 Crest Drive – Posted UNSAFE STRUCTURE – Fire Damage – see file. TG – **PENDING COURT ACTION**
2. 632 Deppe Lane – Posted UNSAFE STRUCTURE – Principal & Accessory Structure. Building is vacant and secured. TG
- ~~3. 8 Belle Drive – Posted UNSAFE STRUCTURE. – Building is vacant and secured. TG – **PENDING COURT ACTION**~~
4. 125 South Ruby lane – ICE RINK - Posted UNSAFE STRUCTURE – Mine subsidence. TG
5. 133 Toulon Court – Posted UNSAFE STRUCTURE. TG **PENDING COURT ACTION**
6. 9755 Greenridge Heights – Posted UNSAFE STRUCTURE – MOLD - VACANT. **COURT ORDERED DEMO**
7. 9608 Old Lincoln Trail – Posted UNSAFE STRUCTURE – Fire Damage. TG
8. 9824 Old Lincoln Trail – Posted UNSAFE STRUCTURE – Vacant Building and no utilities. TG
9. 10319 Lincoln Trail – Posted UNSAFE STRUCTURE – Vacant Building & no utilities. TG
10. 9716 Ridge Heights – Posted UNSAFE STRUCTURE – Vacant Building & No utilities. TG **PENDING COURT ACTION**
11. 128 Susan Court – Posted UNSAFE STRUCTURE – Vacant Building & No utilities. TG

CONTINUED

12. 10820 Lincoln Trail – Posted UNSAFE STRUCTURE. Old Denny’s TG
13. 18 Broadstone Drive – Posted UNSAFE STRUCTURE – Fire Damage. Intent is to repair. TG **PENDING COURT ACTION**
14. 9113 South Ave – Posted UNSAFE STRUCTURE – Long outstanding issues – see file. TG
15. ~~5 Bareo – Posted UNSAFE STRUCTURE – Foreclosure and numerous violations.~~ **New Owner to rehabilitate structure**
16. 9902 South Road – Posted UNSAFE STRUCTURE TG
17. 9401 Richfield Rd – Posted UNSAFE STRUCTURE – Vacant. TG **PENDING COURT ACTION**
18. 72 Circle Drive – Posted UNSAFE STRUCTURE – Fire damage. TG
19. 549 St Clair Road – Posted UNSAFE STRUCTURE – Fire Damage. TG
20. 34 Pine trail – Posted UNSAFE STRUCTURE – Abandoned. TG **PROBATE**
21. 30 Charvel Drive – Posted UNSAFE STRUCTURE – Abandoned Home. TG
22. 25 & 27 Sharilane Drive – Posted UNSAFE STRUCTURE – Abandoned duplex. TG
23. 9124 Summit – Posted UNSAFE STRUCTURE -- TG
24. 129 Bayberry drive – Posted UNSAFE STRUCTURE-Abandon. TG

VALUE OF BUILDING PERMITS

2016

MONTH	NEW COMMERCIAL CONSTRUCTION	NEW RESIDENTIAL CONSTRUCTION	MISC. COMMERCIAL ALTERATIONS REMODELS	MISC. RESIDENTIAL CONSTRUCTION OR REMODEL/ALT	TOTALS ACROSS
JAN		\$155,700	\$246,100	\$1,733,300	\$ 2,135,100
FEB		\$911,900	\$108,743	\$201,953	\$ 1,222,596
MAR		\$0	\$1,243,029	\$289,794	\$ 1,532,823
APR	\$32,140	\$294,650	\$104,614	\$67,891	\$ 499,295
MAY	\$0	\$103,600	\$491,110	\$300,150	\$ 894,860
JUN	\$400,000	\$220,000	\$346,143	\$236,806	\$ 1,202,949
JUL*	\$144,600	\$247,700	\$426,055	\$120,201	\$ 938,556
AUG	\$0				\$ -
SEP	\$0				\$ -
OCT	\$0				\$ -
NOV	\$0				\$ -
DEC	\$0				
YTD	\$576,740	\$1,933,550	\$2,965,794	\$2,950,095	\$8,426,179

*Does not include New Commercial Const project cost for 10408 Lincoln Trail--must be added when provided

**OCCUPANCY PERMITS ISSUED
CITY OF FAIRVIEW HEIGHTS
FIGURES INCLUDE PAID PERMITS AND EXEMPTIONS**

	2007		2008		2009		2010		2011		2012		2013		2014		2015		2016	
	Paid	EXMPT																		
JANUARY	54	50	38	39	21	30	33	36	25	29	76	2	75	3	68	1	53	4	46	2
FEBRUARY	45	43	34	27	42	28	35	34	35	37	79	5	88	2	63	1	48	2	68	5
MARCH	48	41	34	39	33	54	40	41	52	43	90	4	66	5	85	1	66	1	78	4
APRIL	29	42	36	41	30	38	47	52	45	31	64	0	91	12	88	1	105	5	74	3
MAY	49	52	46	49	41	37	44	66	49	29	99	2	67	2	86	2	101	5	100	0
JUNE	45	56	45	44	31	43	56	56	73	4	116	4	59	3	85	2	98	2	95	2
JULY	54	64	27	43	38	48	69	52	66	5	137	3	125	4	124	1	110	1	84	2
AUGUST	61	58	60	37	56	55	62	36	106	7	142	6	123	0	83	5	92	3		
SEPTEMBER	60	34	47	49	36	31	43	31	80	5	71	1	88	2	77	2	74	2		
OCTOBER	48	42	55	47	35	33	42	24	73	6	90	5	75	5	61	5	80	4		
NOVEMBER	41	43	39	29	31	20	41	32	62	7	73	2	68	1	72	9	64	3		
DECEMBER	42	25	48	31	34	19	40	22	70	4	51	4	69	4	67	3	45	3		
TOTALS	576	550	509	475	428	436	552	482	736	207	1088	38	994	43	959	33	936	35	545	18

**PROPERTY MAINTENANCE MONTHLY REPORT
2016 INSPECTIONS**

MONTH	APT.	S-F RNT	S-F SOLD	TOTAL
JANUARY - ISSUED	27	8	13	48
INSPECTIONS - COMPLETED	34	19	15	68
FEBRUARY - ISSUED	34	20	19	73
INSPECTIONS - COMPLETED	33	28	37	98
MARCH - ISSUED	40	16	26	82
INSPECTIONS - COMPLETED	29	28	39	96
APRIL - ISSUED	30	23	24	77
INSPECTIONS - COMPLETED	34	35	76	145
MAY -- ISSUED	37	24	39	100
INSPECTIONS - COMPLETED	30	34	58	122
JUNE -- ISSUED	44	26	27	97
INSPECTIONS - COMPLETED	53	30	69	152
JULY -- ISSUED	40	20	26	86
INSPECTIONS - COMPLETED	56	26	56	138
AUGUST - ISSUED				0
INSPECTIONS - COMPLETED				0
SEPT - ISSUED				0
INSPECTIONS - COMPLETED				0
OCTOBER - ISSUED				0
INSPECTIONS - COMPLETED				0
NOVEMBER - ISSUED				0
INSPECTIONS - COMPLETED				0
DECEMBER - ISSUED				0
INSPECTIONS - COMPLETED				0
PAID = OCCUPANCY PERMITS ISSUED			INSPECTIONS = HOUSING INSPECTIONS PERFORMED	
			YTD TOTAL ISSUANCE	563
			YTD TOTAL INSPECTIONS	819



CITY OF FAIRVIEW HEIGHTS

10025 Bunkum Road ♦ Fairview Heights, Illinois 62208 ♦ Phone: (618) 489-2000 ♦ www.cofh.org

June 17, 2016

Fairview Heights City Council
10025 Bunkum Road
Fairview Heights, IL 62208

Dear City Council:

The petition listed below is hereby transmitted for your consideration:

Petition No:	PC10-16
Petitioner:	JQP Properties, LLC
Request:	Development Plan
Area Size:	Approximately 2.9 acres
Location:	XXX Long Acre Drive
Hearing Date:	June 14, 2016
Proponents:	0
Opponents:	0
Recommendation:	Denial
Votes:	Yeas: Mensing, Wesemann, Barkley, Smith, Funk, Correale, McCarthy, Hoppe, & Bramstedt Nays: None Absent: Herrington & Sudja
Report:	Staff Advisory
Ward:	III

Respectfully,

Jim Bramstedt, Chairman
Planning Commission
TT/kt

PC10-16, Development Plan, Longacre Drive, JQP Properties LLC

AREA LAND USE AND ZONING

The subject property is an undeveloped 2.9 acre “L” shaped parcel located with frontage on Long Acre Drive zoned Planned Business District. The property is adjoined by Lincoln Place II Shopping Center to the east, the Lincoln Place storm water basin to the north, and a hair salon to the west all zoned Planned Business District. The properties to the immediate south across Long Acre Drive are zone R-4 Single Family Residential and are developed as such. The Longacre Ponds Apartments are located to the west and are zoned M-2 Multiple Family Residential.

DEVELOPMENT PLAN PROPOSAL

The applicant, JQP Properties, LLC, is requesting approval of a Development Plan to construct a self-storage facility. The facility will contain approximately 51,900 square feet of area in nine (9) structures of which 45,700 square feet will be rentable space with the balance to be utilized for office space and onsite manager’s residence. Approximately 46% of total units will be climate controlled in buildings 1, 2, 3, & 4. Building 1 will also contain the office and a second floor manager’s residence. The buildings fronting Long Acre Drive will have window systems on the facade and sides visible to Long Acre Dr. The facility will be contained by fencing and building walls being setback approximately ten (10) feet from side and rear perimeter property lines except, the western line adjoining the apartment complex being setback approximately 37 feet.

The exterior of the structures will be designed using various architectural features, such as hidden fastener metal panels with a stucco type masonry finish, and glass along with storefront entrance.

Access gate will be computer coded for access; hours of access have not been identified though office will operate 9:00 a.m. to 6:00 p.m. except on Saturday closing is at 5:00 p.m. or Sunday not open.

Applicant is proposing two separate curb cuts onto Long Acre Drive approximately 70’ apart.

PLANNING CONSIDERATIONS

Comprehensive Plan

The 2012 Comprehensive Plan, Section 4 Land Use, has identified the subject parcel as multiple family residential.

Buffer and Setback

Section 14-4-23.1 “Buffer Standards, General Standards” which states that buffers shall be located

on the outer perimeter of a lot or parcel, extending to the lot or parcel boundary line, or between differing land uses on a single parcel, but may not occupy any portion of a dedicated or reserved public or private street or right of way. The table of buffer requirements details the width and density of the planting based on the intensity of the proposed development or use and the uses which are developed on the adjacent properties. Table 14.4.23.1 (D) is attached for reference. The Applicant is required to provide Buffer Yard B on the west side adjoining the multiple family residences, the buffer area is proposed to be approximately 37 at the closest point. In addition to the buffer yard, there is also additional landscaping proposed in front of the western most building fronting Long Acre Dr. and on the east side of the parking area. Detailed landscaping plan has not been submitted at this time type but areas are provided.

The building walls will be setback a minimum of approximately ten (10) feet from side and rear perimeter property lines except, the western line adjoining the apartment complex being setback approximately 37 feet.

The front building No. 2 and adjoining parking area are proposed to be set back 27' from the front property line.

Exterior Building Materials

Section 14-3-35 "Exterior Building Material and Design: Business and Industrial Districts" of the Development Code lists some general requirements for architectural design. This section of the code also lists a specific requirement that "all exterior walls shall consist of a minimum of sixty percent (60%) glass and/or masonry materials (brick, natural clay, natural stone and architectural concrete units, excluding smooth faced block except when used as an accent) on all sides." It also lists other building materials that are acceptable and unacceptable. The self-storage buildings are proposed to be constructed of stucco type material; plaster stucco is a material identified as not acceptable. Applicant proposed split face block as an alternative to the stucco panels.

Parking

Applicant is proposing 8 parking places in the front of the office/ building #1. Parking lot layouts including setback and landscape areas are code compliant. Drive/access aisles are proposed at a minimum of 24'. Parking at buildings 1, 2, 3 & 4 needs explanation since access is via building end doors for multiple interior units as compared to units immediately accessible from the exterior along the aisles.

Signs

Applicant is proposing a signage in compliance with code.

Exhibits

1. Staff Advisory

2. Application
3. Narrative (2)
4. Building Floor Plans w/rental unit table
5. Aerial View
6. Existing Topography
7. Site Plan
8. Building Perspectives (3)
9. Findings of Fact macro
10. Public Notice
11. Surrounding Property Owners

TT/kt

Planning Commissioner McCarthy introduced the following resolution and moved for its adoption:

RESOLUTION PC 010-16

A RESOLUTION ADOPTING FINDINGS OF FACT PC010-16 RELATING TO REQUEST FROM JQP PROPERTIES, LLC TO DENY A DEVELOPMENT PLAN ALLOWING SELF-STORAGE UNITS WITHIN THE PLANNED BUSINESS DISTRICT.

WHEREAS, JQP Properties, LLC, hereinafter referred to as the “Applicant,” has properly applied for a Development Plan approval for a self-storage unit development within the “PB” Planned Business District located on the north side of Long Acre Drive Dr., PIN # 03-28.0-409-021 and legally described as:

Lot 3 of Lincoln Place II, a subdivision according to the plat thereof recorded April 9, 2002, in Plat Book 101 on Page 63.

NOW THEREFORE, BE IT RESOLVED BY THIS PLANNING COMMISSION OF THE CITY OF FAIRVIEW HEIGHTS, ST. CLAIR COUNTY, STATE OF ILLINOIS that the findings of fact relating to the request are determined to be as follows:

1. That the Applicant appeared before the Planning Commission for a public hearing pursuant to Section 14-10-8 of the City of Fairview Heights Development Code on June 14, 2016, and that said public hearing was properly advertised and that the minutes of said public hearing are hereby incorporated by reference.
2. The subject property is vacant and is zoned “PB” Planned Business District. The subject property is situated on one parcel, PIN# 03-28.0-4098-021 and is identified by the previous legal description.
3. That the Subject Property contains approximately 2.9 acres.
4. That this permit will require any changes to traffic circulation and ingress/egress.
5. That this permit will require any changes to lighting, landscaping, or the existing site usage.
6. That the proposed use will not be unduly dangerous or otherwise detrimental to persons residing or working in the vicinity of the use or to the public welfare.
7. That the proposed use will substantially adversely impair the use, enjoyment, or market value of any surrounding property.

8. That the proposed use will not be hazardous or disturbing to existing neighboring uses.
9. That the proposed use will be served adequately by public facilities and services such as highways and streets.
10. That the proposed use will create excessive additional requirements at public cost for public facilities and services, and it will be detrimental to the economic welfare of the community.
11. That the proposed use will involve activities and uses that will be detrimental to any persons, property, or the general welfare by reason of excessive production of traffic, noise, smoke fumes, glare or odors.
12. The proposed use will not be consistent with the Comprehensive Plan.
13. That this Development Plan denial will not allow for the applicant's use of business zoned property for a 51,900 gross square feet a self-storage facility, including climate controlled space, office and onsite managers residence at the property as it is proposed per the Development Plan by the Applicant.

The motion for the adoption of the foregoing resolution was duly seconded by; Barkley upon vote being taken thereon, the following voted in favor thereof: Smith, Bramstedt, Wesemann, Funk, Correale, McCarthy, Hoppe, Mensing & Barkley

and the following voted against the same: NONE

and the following abstained: NONE

and the following were absent: Herrington & Sudja

whereupon said resolution was declared duly passed and adopted by the Fairview Heights Planning Commission this the 14th day of June 2016.

Planning Commission Chairman

ATTEST:

Land Use Director

APPLICATION FOR SPECIAL USE PERMIT OR DEVELOPMENT PLAN



Land Use and Development Department
Fairview Heights City Hall
10025 Bunkum Road
Fairview Heights, IL 62208
Phone (618) 489-2060

(Do not write in this space - for office use only)	
Case Number Assigned: _____	Date Proof of Public Notice Sign Provided: _____
Date Application Received: _____	Zoning District of Property: _____
Date Set for Hearing: _____	Recommendation of Plan Commission: _____
Name of Newspaper and Publication Date: _____	Date of Final City Council Decision: _____
Publication Fee Paid: _____	Action by City Council: _____

Development Plan: _____ Amended Development Plan: _____
Special Use: _____

All information must be completed and submitted herewith. Applicants are encouraged to visit the Land Use and Development Department for any assistance needed in completing this form.

1. Name of property owner(s): Yogini Bhatia
 Mailing address: 1016 S. Church Belleville IL 62221
 Phone: 618-222-8998
 E-Mail: gsub3@yahoo.com

2. Name of applicant (if other than owner): JQP Properties LLC
 Relationship to owner (contractor, family member, lessee, etc.): contract to purchase
 Mailing address: 801 Midpoint Drive O'Fallon MO 63366
 Phone: (636) 379-0500 or 314 220-3100
 E-Mail: jqp@charter.net

3. Address of property: Long Acre Drive
Parcel (Tax) ID number: 03-28.0-409-021
Present use of property: vacant
Zoning district: PB

4. Type of Development for which permit is requested:
Storage Units

5. (For residential developments only) N/A
Density : _____
Number of structures: _____ Dwelling units per structure: _____
Total number of dwelling units: _____
Estimated number of persons per dwelling unit: _____
Density = Population of development = _____ = _____ persons/acre.

6. A special use permit or development plan approval is requested for the property described above in conformity with the documents submitted herewith.
I certify that all of the above statements and the statements contained in any papers or plans submitted herewith are true and accurate; that I have read and understand the regulations pertaining to Special Uses and Development Plans and I believe to the best of my knowledge that the proposed will not violate any portion of said code.

I also understand that as the Applicant, it is my responsibility to obtain all other permits or licenses required by any applicable regulatory agencies for this Land Use Application.

I consent that the entry in or upon the premises described in this application by any authorized official of Fairview Heights, Illinois for the purpose of inspecting or of posting, maintaining, and removing such notices as may be required by law.

Signature of Owner: [Signature] Date: 5/9/16

Signature of Applicant: [Signature] Date: 5-9-16



801 Midpoint Drive
O'Fallon, MO 63366
Office: (636) 379-0500
Cell: (314) 220-3100
Fax: (636) 379-8141
Email: jqp@charter.net

May 19, 2016

Planning Commission
City of Fairview Heights
10025 Bunkum Road
Fairview Heights, IL 62208

RE: Proposal to develop Safe Lock Storage

Dear Planning Commission:

SAFE LOCK STORAGE is a local self-storage provider which opened its first facility over 20 years ago with locations in Missouri and Illinois. We have been proudly serving St. Clair County at our Shiloh location since 2003. The industry has grown and significantly evolved from the original concept of self-storage. Today's facilities, such as the one proposed, cater to both residential and small business users who need additional space for their storage needs. The facility provides an attractive appearance and service to the community. SAFE LOCK STORAGE is interested in locating a facility within Fairview Heights, and is submitting this proposed Development Plan for consideration.

The proposed project entails the development of an upscale self-storage facility to be constructed on a vacant 2.9 acre site located on Longacre Dr., Fairview Heights, IL 62208. A partial legal description of the parcel is just below, and also please reference the aerial photo previously submitted by TWM Engineers.

Lot 3 of Lincoln Place Phase II subdivision

SAFE LOCK STORAGE'S proposal is to construct nine (9) buildings with a rentable space of approximately 45,700 square feet. The Office and Onsite Manager's residence would also be a part of these buildings. The buildings will be attractively designed using various architectural features, such as hidden fastener metal architectural panels with a stucco type masonry finish, and glass along with a storefront entrance. A sample of the panels can be provided at the plan commission hearing if desired.

The buildings are considered "state of the art" in the industry, equipped with a climate controlled environment and a sophisticated security system. Approximately 46% of the total units will be climate-controlled, comprising 42% of the net rentable space. The user accesses the building through a main entrance and proceeds to their individual unit. The facility is supervised by one or two staff persona and the front office will operate from 9:00 a.m. to 6:00 p.m. Monday through Friday, 9:00 a.m. to 5:00 p.m. on Saturday, and will be closed on Sunday. A typical customer stays with us for 6-8 months during which time they come in, sign their lease and store their goods, paying their rent by credit card or online

through our automatic payment system. This type of customer base gives us very low traffic volume (lowest of any commercial use).

The facility makes limited demands on the municipality and these impacts can be assessed as follows:

Waste There is little to no waste generated both in terms of solid waste and sanitary waste as there are only one to two employees at any given time and a private hauler attends to the limited solid waste.

Noise The noise is limited because the facility has few employees, needs virtually no deliveries or restocking of supplies, and has limited traffic volume. The loading and unloading into the facility is typically done from cars or SUV's since it is primarily used by residential and small business users.

Public Water There is minimal demand on the public water supply since there are only one or two employees, and no water is required for the product or service it provides.

Municipal Services The facility makes minimal demands on the municipal services. i.e. roads, infrastructure and none on the school system. There are no large trucks (18 wheelers) at the site. The customer base we attract typically use a car or SUV.

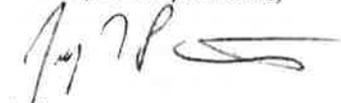
Security For security measures, we will utilize 6' fencing in areas that would prevent access to the grounds other than passing through the computer controlled electronic front gate. Our desire is to use the building itself as an access barrier to a portion of the perimeter. Additionally, we will utilize security monitors on the premises, well-lit driveways and personal access codes designed to open the automated gate.

We would like to begin construction in September 2016 and will likely finish in May 2017.

The sign or monument, as well as signage on the building itself, would be designed to meet City Code.

It is our desire to use the very large Retention Pond located just to the North of the property for any drainage issues. Since the site was once part of the Lincoln Place Phase II, we believe the site was part of the Master Plan to drain into the pond. A large drainage pipe currently exits the North perimeter of the site draining into this retention pond, furthering our belief that it was incorporated into the Plan.

Thank you for your time,

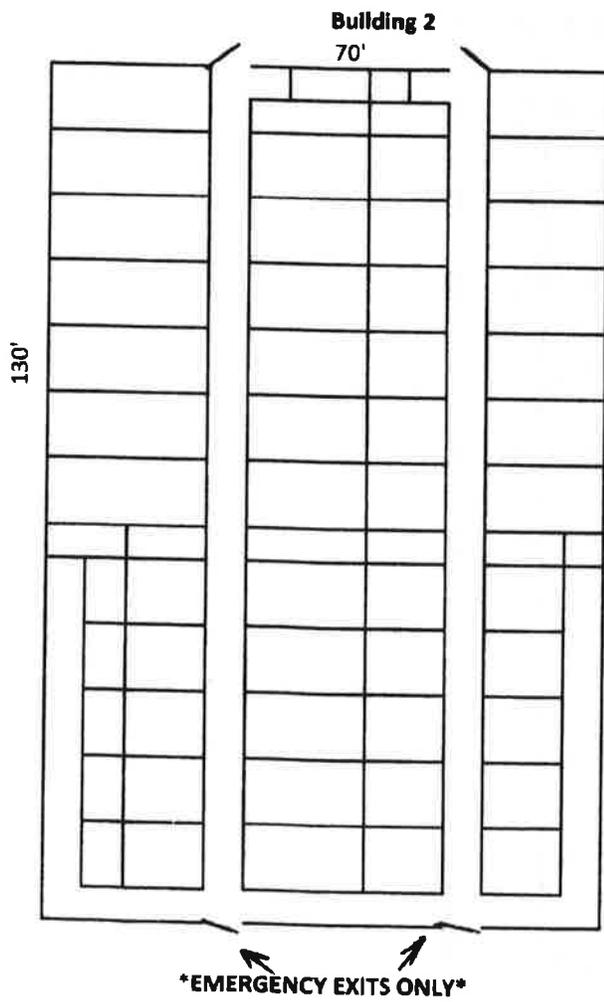
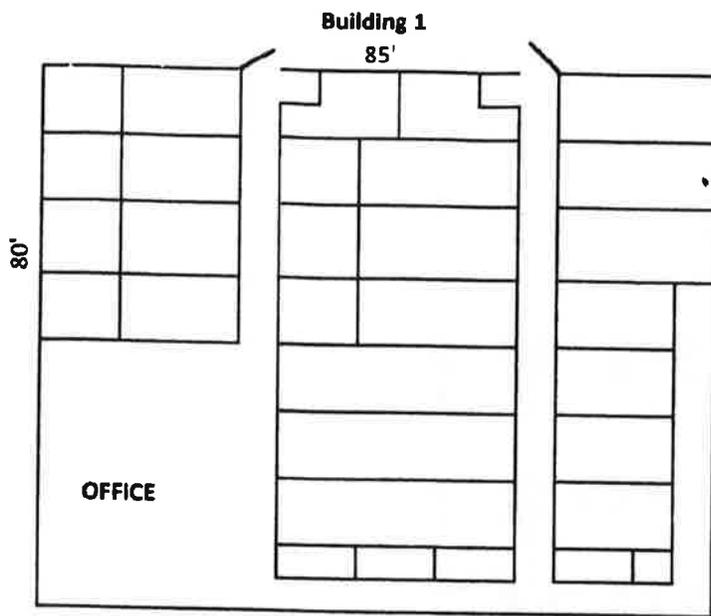


Jeffrey Parrish
Owner
Safe Lock Storage

Climate Controlled	Bldg 1	Bldg 2	Bldg 3	Bldg 4	Bldg 5	Bldg 6	Bldg 7	Bldg 8	Bldg 9	Total	%	Sq Footage
5 x 5	1	2	0	1	0	0	0	0	0	4	1%	100
5 x 10	4	12	0	41	0	0	0	0	0	57	15%	2850
5 x 15	0	2	0	0	0	0	0	0	0	2	1%	150
10 x 10	3	22	10	0	0	0	0	0	0	35	9%	3500
10 x 12.5	2	0	0	0	0	0	0	0	0	2	1%	250
10 x 15	8	17	20	0	0	0	0	0	0	45	12%	6750
10 x 20	6	7	10	0	0	0	0	0	0	23	6%	4600
10 x 25	0	0	0	0	0	0	0	0	0	0	0%	0
10 x 30	3	0	0	0	0	0	0	0	0	3	1%	900
	27	62	40	42	0	0	0	0	0	171	46%	19100

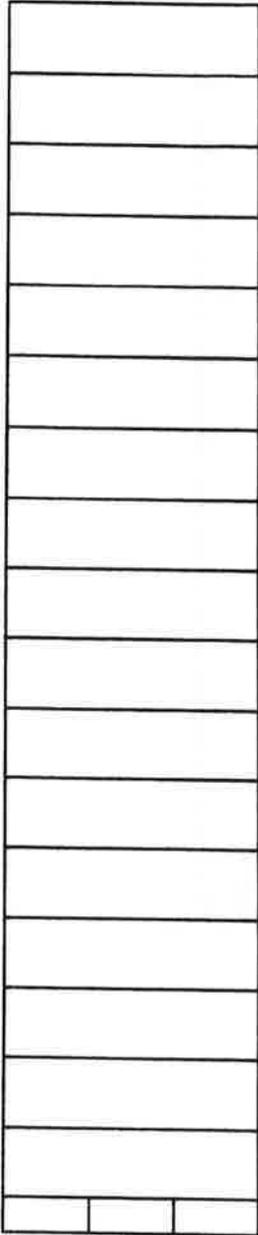
Non-Climate	Bldg 1	Bldg 2	Bldg 3	Bldg 4	Bldg 5	Bldg 6	Bldg 7	Bldg 8	Bldg 9	Total	%	Sq Footage
5 x 5	0	0	2	0	0	0	0	0	0	2	1%	50
5 x 10	0	0	5	2	0	22	12	22	3	66	18%	3300
10 x 10	4	0	10	17	0	6	0	6	0	43	12%	4300
10 x 15	0	0	0	10	3	0	22	0	0	35	9%	5250
10 x 20	0	0	0	0	0	11	0	11	0	22	6%	4400
10 x 25	0	0	0	0	0	0	0	0	0	0	0%	0
10 x 30	0	0	0	0	14	0	0	0	17	31	8%	9300
	4	0	17	29	17	39	34	39	20	199	54%	26600

UNIT TOTALS 31 62 57 71 17 39 34 39 20 370 100% 45700

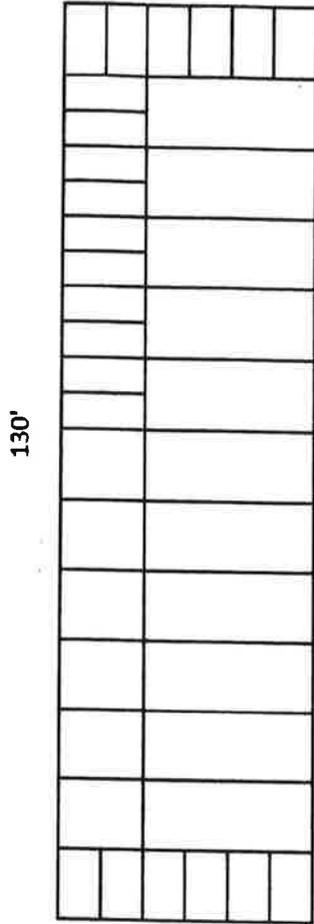


Building 9
30'

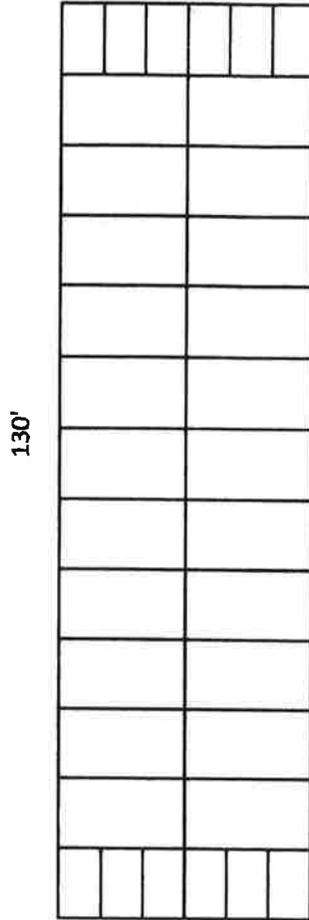
175'



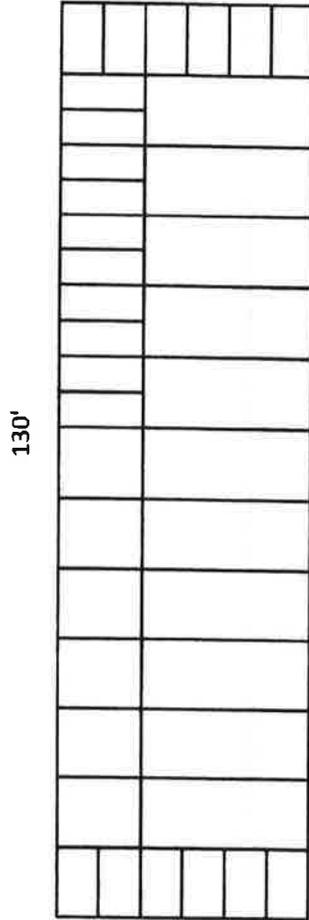
Building 6
30'

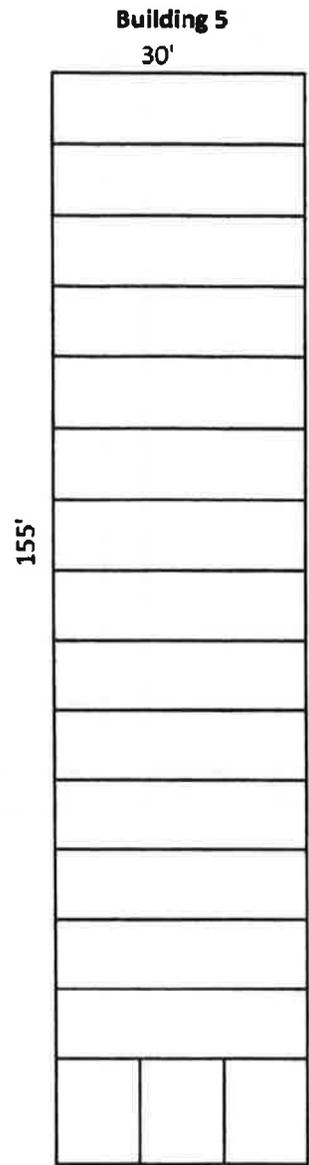
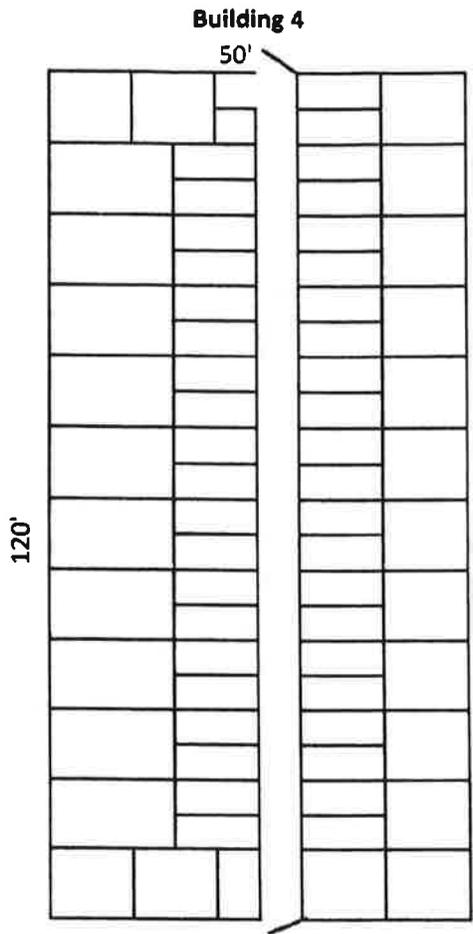


Building 7
30'



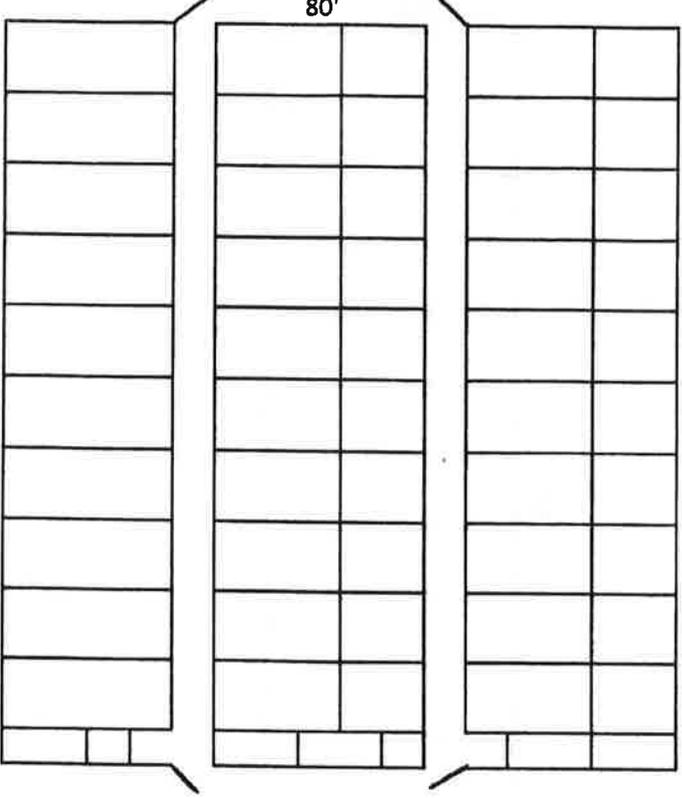
Building 8
30'





Building 3
80'

105'



**Special Use Permit
&
Development Plan Narrative**

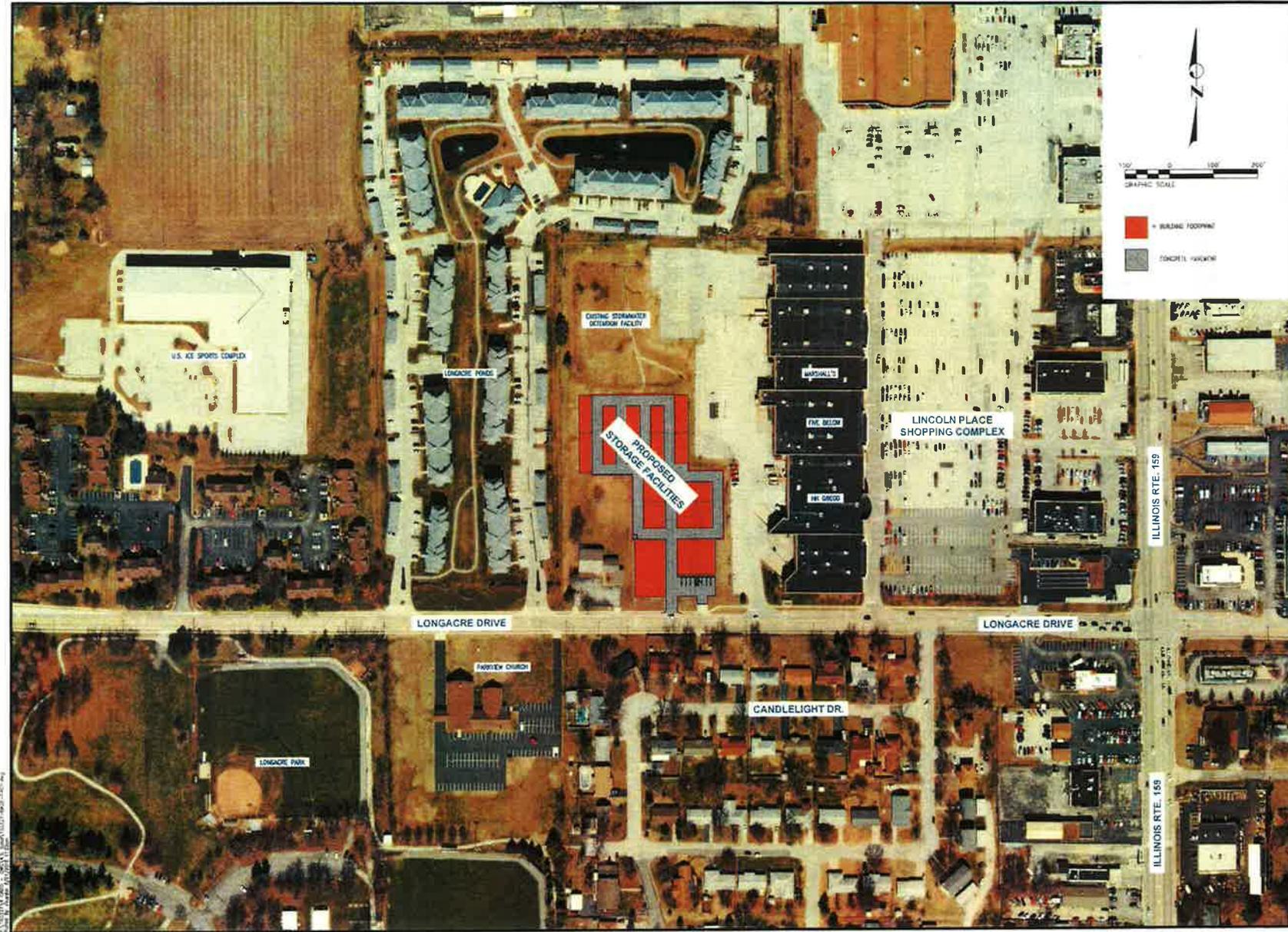
Lincoln Place Phase II

Lot 3

Fairview Heights, Illinois

The proposed special use request is for the development of storage facilities on Lot 3 of Lincoln Place Phase II. The site is 2.9 acres and is currently zoned Planned Business.

- A. Location - The proposed development is located along Longacre Drive just west of the Lincoln Place Shopping Complex. There is an existing entrance that will provide access to the parking lot and a proposed entrance that will serve as the main access to the gated storage area.
- B. Site & Site Characteristics – The site is currently vacant. The proposal includes storage facilities with small office space – Gross Floor Area is 51,900 square feet
- C. Setbacks for the proposed development are being proposed as follows;
 - Front Yard Setback – 27 feet minimum
 - Side Yard Setback – 10.03 feet minimum
 - Rear Yard Setback – 9.79 feet minimum
- D. The infrastructure for the project will consist of concrete drives and parking lot. Private utility services will be provided for the development. Storm water detention shall be provided in the existing detention facility adjacent to the northerly property line.
- E. There will be some small tree removal and site grading to establish the finish floor elevations for the proposed structures.



THOUVENOT, WADE & MOERCHEN, INC.
ENGINEERS • ARCHITECTS • PLANNERS



- ☒ CORPORATE OFFICE
4540 OLD COVINGTON BLVD.
SPRINGFIELD, ILLINOIS 62226
TEL: (618) 674-4488
FAX: (618) 674-0688
- ☒ MAINTENANCE OFFICE
172 SOUTH PEAR STREET
MONTICELLO, ILLINOIS 62280
TEL: (618) 538-2055
FAX: (618) 538-3638
- ☒ EDWARDSVILLE OFFICE
1000 DECATUR BLVD. WILM. 5201
EDWARDSVILLE, ILLINOIS 62025
TEL: (618) 451-4810
FAX: (618) 451-4243
- ☒ ST. LOUIS OFFICE
720 SOUTH ST. SUITE 1000
ST. LOUIS, MISSOURI 63101
TEL: (314) 241-6200
FAX: (314) 241-2384
- ☒ ST. CHARLES OFFICE
450 N. 14TH STREET, SUITE 101
ST. CHARLES, MISSOURI 63304
TEL: (636) 734-8800
FAX: (636) 734-8004

DESCRIPTION	AREA (SQ. FT.)	PERCENTAGE
EXISTING BUILDING FOOTPRINT	10,000	100%
PROPOSED BUILDING FOOTPRINT	10,000	100%
EXISTING PARKING	10,000	100%
PROPOSED PARKING	10,000	100%
EXISTING LANDSCAPE	10,000	100%
PROPOSED LANDSCAPE	10,000	100%
EXISTING UTILITIES	10,000	100%
PROPOSED UTILITIES	10,000	100%
EXISTING TOTAL	10,000	100%
PROPOSED TOTAL	10,000	100%

AERIAL VIEW

LINCOLN PLACE PHASE II, LOT 3
CITY OF FAIRVIEW HEIGHTS
ST. CLAIR COUNTY
ILLINOIS

NO.	DATE	DESCRIPTION
1	11/15/11	ISSUED FOR PERMIT
2	11/15/11	REVISED
3	11/15/11	REVISED
4	11/15/11	REVISED
5	11/15/11	REVISED
6	11/15/11	REVISED
7	11/15/11	REVISED
8	11/15/11	REVISED
9	11/15/11	REVISED
10	11/15/11	REVISED

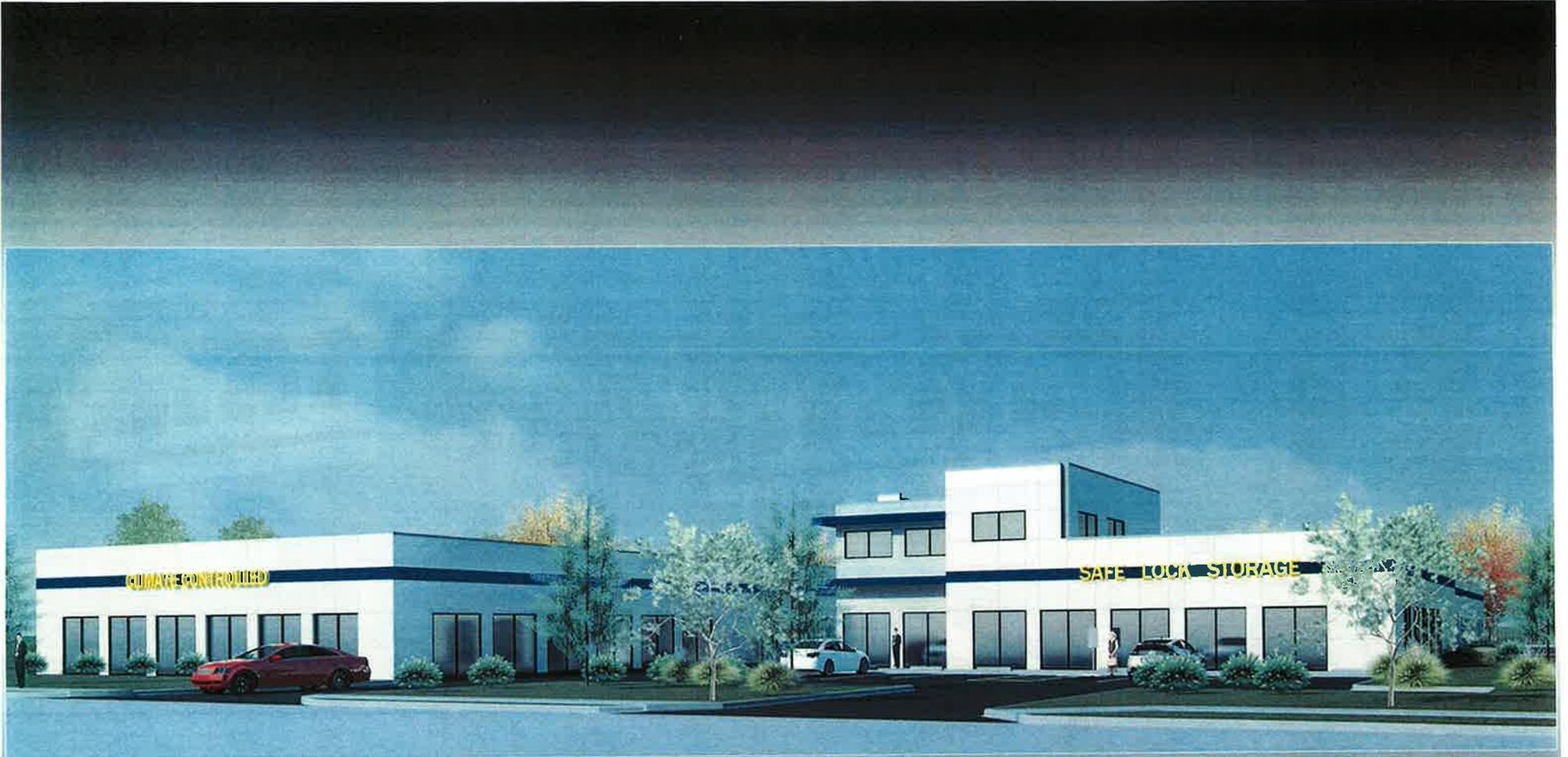
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SAFE LOCK STORAGE

Fairview Heights, Illinois

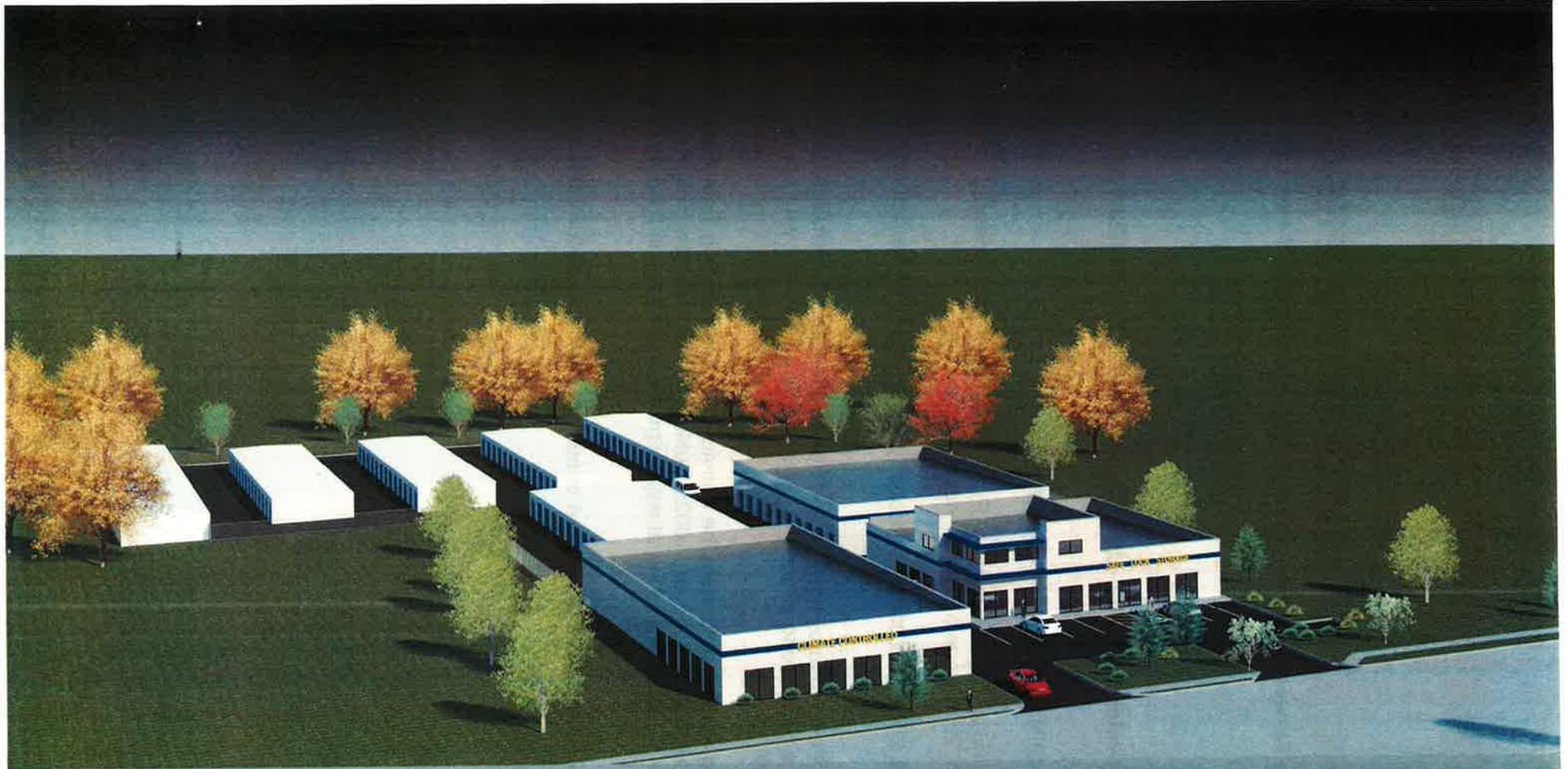




SAFE LOCK STORAGE

Fairview Heights, Illinois





SAFE LOCK STORAGE

Fairview Heights, Illinois





CITY OF FAIRVIEW HEIGHTS

10025 Bunkum Road ♦ Fairview Heights, Illinois 62208 ♦ Phone: (618) 489-2000 ♦ www.cofh.org

May 26, 2016

RE: PC10-16, Development Plan- JQP Properties LLC, PIN #03-28.0-409-021

DEAR SURROUNDING PROPERTY OWNERS:

Enclosed please find a copy of "Notice of Public Hearing" which appeared in the Thursday, May 26, 2016 issue of the Fairview Heights Tribune.

Please advise that this notice concerns property in the vicinity of the property owned by you.

We cannot contact everyone by mail, so feel free to share this information with your neighbors. You are welcome to attend the public hearing and voice your opinions regarding the case.

The public hearing will be held before the Fairview Heights Planning Commission in the Fairview Heights Municipal Complex, 10025 Bunkum Road, Fairview Heights, Illinois, on Tuesday, June 14, 2016 beginning at approximately 7:00 p.m., in the City Council Chambers.

If you have any questions, please feel free to contact this office at 489-2063 or 489-2060.

Sincerely,

Kendra Tucker
Recording Secretary
Enclosure
PC10-16



CITY OF FAIRVIEW HEIGHTS

10025 Bunkum Road ♦ Fairview Heights, Illinois 62208 ♦ Phone: (618) 489-2000 ♦ www.cofh.org

PUBLIC NOTICE

Notice is hereby given that a public hearing will be held before the Fairview Heights Planning Commission on Tuesday, June 14, 2016 at approximately 7:00 p.m. in the Fairview Heights Municipal Complex, 10025 Bunkum Road, Fairview Heights, Illinois, at which time and place the Commission will consider a Development Plan within the Planned Business to operate self-storage mini warehousing units containing approximately 51,900 square feet including climate controlled space on approximately 2.9 acres of ground for property located on 4X Longacre Drive, adjacent to Longacre Ponds Apartments, Property Identification Number 03-28.0-409-021 and legally described as follows:

Lot 3 of Lincoln Place II, a subdivision according to the plat thereof recorded April 9, in Plat book 101 on Page 63.

Request was made by JQP Properties LLC, 801 Midpoint Dr., O'Fallon MO, 63366.

All persons desiring to appear and be heard for or against said proposal may appear at said hearing and be heard thereon.

Dated the 25th Day of May, 2016.

FAIRVIEW HEIGHTS PLANNING COMMISSION

Jim Bramstadt, Chairman

PC10-16

OWNER	ADDRESS	ADDRESS2	CITYST	ZIP
YOGINI BHATIA	1016 S CHURCH		BELLEVILLE, IL	62220
COLE MT FAIRVIEW HEIGHTS II LL	ATTN:ASSET MANAGER	16767 N PERIMETER DR SUITE 210	SCOTTSDALE, AZ	85260
PARKVIEW CHURCH OF NAZARENE	50 LONG ACRE DR		FAIRVIEW HTS, IL	62208
JACQUELINE MAE WELLS	237 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
ANDREW J VELIZ	5709 BONITA BLVD		FAIRVIEW HEIGHTS, IL	62208
GARY E ADAMS	504 N 5TH ST		BALDWIN, IL	62217
JOHN RILEY	225 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
AGNES M LE RUEZ	213 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
H3 HOMES	310 E HIGHWAY 50 STE 4		OFALLON, IL	62269
DANIEL HARMS	217 CANDLELIGHT DR		FAIRVIEW HEIGHTS, IL	62208
SHAVONDA GIBBS	3121 BROMLEY LN		AURORA, IL	60502
KATHRYN R ESTRADA	209 CANDLEIGHT DR		FAIRVIEW HEIGHTS, IL	62208
ANGELIQUE R & ERIC M TAMMONS	205 CANDLELIGHT DR		FAIRVIEW HEIGHTS, IL	62208
JOHN E & JULIE E DALHAUS	228 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
MICHAEL HILL	224 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
MARY FAUSZ	1915 LLEWELLYN RD		SWANSEA, IL	62223
JASON D & VICTORIA L SNELL	606 HALLECK CT		DAYTON, OH	45433
VIRGINIA F CURTIS	212 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
LONGACRE PONDS LLC	622 N WATER ST		MILWAUKEE, WI	53202
RESIDENT	41 LONGACRE DR		FAIRVIEW HTS, IL	62208
RESIDENT	5905 N ILLINOIS ST		FAIRVIEW HTS, IL	62208
RESIDENT	5909 N ILLINOIS ST		FAIRVIEW HTS, IL	62208
RESIDENT	233 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
RESIDENT	219 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
RESIDENT	211 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
RESIDENT	220 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
RESIDENT	216 CANDLELIGHT DR		FAIRVIEW HTS, IL	62208
Fairview-Caseyville Fire Protection	214 ASHLAND AVE		FAIRVIEW HTS, IL	62208
Pontiac District #105	400 ASHLAND AVE		FAIRVIEW HTS, IL	62208
Belleville HS #201	920 N ILLINOIS ST		BELLEVILLE, IL	62220

CHAPTER 36 TAXATION ARTICLE I – SALES TAX – HOME RULE

36-1-1 POWER. The City of Fairview Heights, through its duly elected Corporate Authorities, ~~shall possess and exercise only those~~ **as a Home Rule Community** powers and functions that are necessary to ~~shall~~ impose a tax upon all persons engaged in the business of selling tangible personal property other than an item of tangible personal property titled or registered with an agency of this State's government at retail in this City at a rate percent of the gross receipts from such sales made in the course of such business of making sales of service at a rate percent of the selling price of any tangible personal property transferred by such serviceman as an incident to a sale of service.

~~**36-1-2 RESTRICTION.** The City of Fairview Heights shall exercise no other Home Rule powers and functions other than those specifically set forth in **Section 36-1-1** herein.~~

36-1-32 (1%) TAX. A tax hereby imposed upon all persons engaged in the business of selling tangible personal property, other than an item of tangible personal property titled or registered with an agency of this State's government, at retail, in this municipality at the rate of **one percent (1%)** of the gross receipts from such sales made in the course of such business while this Code is in effect; and a tax is hereby imposed upon all persons engaged in this municipality in the business of making sales of service, at the rate of **one percent (1%)** of the selling price of all tangible personal property transferred by such serviceman as an incident to a sale of service. The City shall hereby utilize no less than **thirty-five percent (35%)** of the Home Rule Tax collected for infrastructure improvement; these improvements shall include for the improvement/replacement of City streets, sidewalks, drainage, infrastructure, maintenance of City owned property and purchase of equipment and material for these items. The remaining **sixty-five percent (65%)** of Home Rule funds shall be designated by City Council in the annual City Budget. These funds may be utilized for the operation of the City, with priority towards maintaining our City's infrastructure. These funds shall provide for the hiring of a City Administrator for the day-to-day operation of the City as approved by Council. Upon approval of this Chapter, the City shall include a City Administrator in the next annual City Budget, and the Personnel Committee, with advice and consent of Council shall outline the hiring process, reporting

structure, as well as the salary and benefits. The salary, benefits and support cost for a City Administrator shall be paid from these Home Rule funds. Any surplus in Home Rule funds shall be designated for Infrastructure Improvement.

TAXATION 36-1-4

The imposition of these Home Rule taxes are in accordance with **Sections 5/811-1 and 8-11-5** of the Illinois Municipal Code, respectively (**65 ILCS 5/8-11-1 and 65 ILCS 5/8-11-5**). (**Ord. No. 1689-15; 04-09-15**)

36-1-43 PROCEDURE. The taxes hereby imposed, and all civil penalties that may be assessed as an incident thereto, shall be collected and enforced by the Department of Revenue of the State of Illinois. The Department of Revenue shall have full power to administer and enforce the provisions of this Code.

36-1-54 DIRECTION. The Municipal Clerk is hereby directed to file a certified copy of this Code with the Illinois Department of Revenue on or before the **first (1st) day of September, 2004**. (**Ord. No. 1203-04; 08-17-04**)

36-1-65 VALIDITY. That in the event any section or provision of this Code or any portion thereof shall be held to be unconstitutional, unenforceable or void by the highest reviewing court upon the exhaustion of all appeals, the Corporate Authorities shall pass a Resolution calling for a referendum at the next scheduled regular election in which the voters of the City of Fairview Heights shall elect whether or not to remain a Home Rule Unit.

INTEROFFICE MEMORANDUM

To: City Council
From: Tim Tolliver
Subject: 9755 Greenridge Heights
Date: August 15, 2016

The City has advertised for demolition bids of 9755 Greenridge Heights in the Belleville News Democrat. Bid opening is Wednesday, August 17 at 2:00 PM. The results with recommendation will be available at Community Committee.

Action Requested: Legislation to enter into contract for demolition.

PARKS AND RECREATION DEPARTMENT

INTER OFFICE MEMO

TO: Elected Officials

FROM: Angela Beaston, Director of Parks and Recreation

DATE: August 15, 2016

SUBJECT: Parks & Recreation Committee Agenda Overview

Director's Report

The following is a synopsis of the Parks and Recreation Department:

Up Coming Events: August is a very busy month for the Parks and Recreation Department. The labors are preparing for the large events such as the Fairview Heights Homecoming which was held at Everett Moody Park on August 12 & 13 and the Midwest Salute to the Arts which will be at Everett Moody Park on August 26-28, 2016.

The Recreation Department just distributed the Fall Newsletter to over 8,000 homes in our community. This newsletter is filled with the upcoming programs and events sponsored by the Parks and Recreation Department.

Current Projects: This is a brief description of the projects the Parks and Recreation Department is currently working on: signage in front of the Municipal Complex, installation and removal of the scoreboard at Moody Park – George Lanxon Field, resurfacing tennis courts at Moody Park, developing the new Lexington Park, possible grant opportunity for new pavilion at Moody Park, preparing bid information for Pavilion #5 renovations, bike/multi-purpose trails and Feasibility Study for the Recreation Center.

Agenda Review

Agenda Item #1 – Director's Report: General discussion regarding items in report.

Agenda Item #2 – Pavilion Update/Approval: Recommend a Resolution to City Council recommending the Mayor on behalf of the City to enter into an agreement with EWR Architects for the architectural and engineering design services for Pavilion #5 replacement at Everett Moody Park in the amount of \$29,250.00.

Agenda Item #3 – Cahokia Mounds Support Resolution: Recommend a Resolution to City Council recommending the Mayor on behalf of the City pass a resolution supporting the effort to bring Cahokia Mounds into the National Park Service.

Agenda Item #4 – Recreation Center: Update on the status of the Recreation Center.



Angela Beaston
Director of Parks & Recreation

City of Fairview Heights
10025 Bunkum Road
Fairview Heights, IL 62208
(618) 489-2040 - Office
(618) 489-2047 - Fax
www.cofh.org



**AGREEMENT FOR PROVIDING LIMITED PROFESSIONAL SERVICES
BETWEEN EWR ARCHITECTS, INC., ARCHITECTS (EWR) AND THE CLIENT**

Client:

 City of Fairview Heights

 10025 Bunkum Rd.

 Fairview Heights, IL 62208

General:
 The following fee proposal is based upon EWR Associates providing design services for the referenced project, as generally prescribed by the terms of AIA B101 Owner-Architect Agreement and as modified herein.

Project Description:

 Provide architectural design services for a

 New Main Park Pavilion and Concession

 Building at Moody Park per attached scope

 Of work and proposal

Scope of Services:
 The work shall consist of Design Services as marked (X) below only.

- Pre-Design:**
- Soil Testing
 - As-Built Conditions/Survey
 - Topographic Survey
 - Site Master Planning
 - Feasibility Analysis
 - Zoning Assistance
 - Programming

- Design Services:**
- Schematic Design
 - Architectural Design Development
 - Construction Documents
 - Bidding Services
 - Construction Services
 - Shop Drawings
 - Regular Observation
 - Pay Request Review
 - Final Punch List
 - Change Order Preparation
 - As-Built Drawings
 - Interior Design
 - Consulting _____

- General Services Included:**
- Cost Estimating
 - Outline Specifications
 - Complete Specifications
 - Rendering(s)

- Disciplines Included:**
- Civil Engineering
 - Architectural
 - Structural
 - HVAC/PLMG/FP Engineering
 - Electrical Engineering
 - Food Service Planning
 - Interior Design
 - Surveying

Fees:
 Retainer: none

- Compensation shall be as follows:**
- Fixed Fee \$29,250.00
 - Plus reimbursables
 -
 -
 -

Payment Terms:
 Due upon receipt of monthly invoice.

Reimbursable Costs:
 All printing, photographs, renderings & deliveries shall be extra costs at EWR standard billing rates. (See attached sheet.)

Billing rates for construction administration services and other agreed upon additional services will be at the following rates:

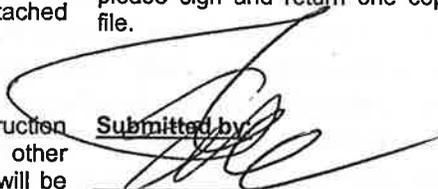
Principal	\$ 185.00
Sr. Architect	124.00
Project Manager	94.00
Sr. Project Architect	94.00
Project Architect	88.00
Staff Architect I	80.00
Architectural Grad. II	72.00
Architectural Grad. I	65.00
Technician I	65.00
Jr. Technician	60.00
Sr. Technician	76.00
Sr. Designer	88.00
Designer	65.00
Secretary	55.25
Administrative	86.00

Project Name: Main Pavilion
 Moody Park Fairview Heights
Project No.: 216146
Location: Moody Park
 Fairview Heights, Illinois 62208
Date: 8/5/2016

Limits of Liability:
 The Client agrees to limit the Design Professional's liability to the Owner and to all construction contractors and subcontractors on the project due to the Design Professional's negligent acts, errors, or omissions, such that the total aggregate liability of the Design Professional to all those named shall not exceed Fifty Thousand Dollars (\$50,000.00) or the Design Professional's total fee for services rendered on this project, whichever is greater.

Notice to Proceed:
 We are prepared to commence immediately upon return receipt of this Agreement & Receipt of Retainer.

If you are in agreement with this proposal, please sign and return one copy for our file.

Submitted by: _____

E. William Reichert III, A.I.A.
President, EWR Architects, Inc.

Accepted by: City of Fairview Heights

Signature

Name

Title

Date

EWR invoices monthly based on work completed.
 This proposal is subject to renegotiation if not accepted within 60 days, or if all work is not completed within 12 months.

The Terms & Conditions on the reverse of this form are incorporated as a part of this agreement.



Architecture • Interiors • Planning

August 5, 2016

Ms. Angela Beaston, Director
Parks and Recreation Department
City of Fairview Heights
10250 Bunkum Road
Fairview Heights, Illinois 62208

**Re: AE Proposal for a New Main Pavilion
Moody Park**

Dear Ms. Beaston:

EWR Architects, Inc. (Architect) is pleased to submit our proposal to the City of Fairview Heights (Owner) to provide architectural and engineering design services for the proposed New Main Pavilion Replacement at Moody Park. We understand the scope of the project includes assisting you in exploring options to design and configuration, and subsequently to fully designing and preparing construction documents for the reconstruction of the pavilion and concession building therein. The project will include the demolition of the existing pavilion and concession building and outfitting the new concession building with new cabinetry and equipment. We will prepare several options to you for the new pavilion layout and exterior design concept. We will include structural, electrical, plumbing and mechanical engineering services. We will design the project to fit and blend into the previously developed master plan and development as completed of the central park pavilion space, accomplished recently by the City under the design by Planning Design Studio.

SUMMARY OF BASIC SERVICES:

Our professional services shall include the following phases, and this proposal letter shall be incorporated into the contract, which shall be an EWR Architects Standard Limited services agreement form, attached. The services provided will include architectural and engineering as necessary.

(SD) Schematic Design Phase - This phase includes:

1. Attend a kick-off meeting with City staff to confirm the design criteria and space

- program requirements more fully.
2. Prepare conceptual space plans and sketches of several possible solutions to the new [pavilion design and reconfiguration.
 3. Review alternative design layouts and options with Owner.
 4. Prepare a final preliminary concept plan for review and approval.
 5. Perform a preliminary code analysis to assure compliance.
 6. Prepare a statement of probable construction cost of the selected concept.
 7. Prepare an outline spec and narrative of building systems and major materials.
 8. Issue final SD submittal including building plan(s) and elevations/sketches documenting the project solution as accepted.

(DD) Design Development and (CD) Construction Document Phase - Bidding and Construction Period Phases

Schematic Design, Design Development and Construction Documents Preparation Phases as well as Bidding and Construction Period services shall be provided as are typically required and as defined under the AIA B101 Owner – Architect Agreement and as accepted by the design profession and the construction industry.

Design Development – EWR shall proceed with developing the selected design in more detail, including structural design and calculations, lighting and electrical power components, defining construction materials in depth, determining the demolition scope, and advancing the drawings to a 35% complete stage for all disciplines.

Construction Documents Phase – EWR shall complete the design drawings for all architectural and engineering of the new pavilion, concession building and the site work required for suitable purpose of bidding and construction.

Bidding Phase – EWR shall assist the City in preparing the advertisement, issuing plans to bidders, receiving bids and evaluating same and recommending an award of contract through public bidding procedures to a responsible contractor to construct the facility and prepare the contract for construction.

Construction Period Phase – EWR shall acting as the owner's agent, administer all correspondence, construction observation, submittal reviews, contractor pay request reviews, any RFI responses or changes in the work and document same for owner approval and final inspection and substantial completion approval.

DELIVERABLES:

The following documents, in the following quantities, will be provided by Architect at the end of each phase:

Three (3) copies of narratives, specifications, estimates and drawings for the Owner's review and retention.

ASSUMPTIONS:

1. AutoCAD or REVIT will be utilized for project drawings. Master Spec will be used for specifications and project manual. AIA documents shall form the basis for contractual documents and with added sections for City bidding requirements.
2. This proposal is based upon use of existing plans as available, for site planning and detailing of site construction features, including existing plans of the PDS project.

SCHEDULE & FEE BREAKDOWN:

We are prepared to start our work on this project immediately following our receipt of a signed copy of this proposal and contract. We fully expect to be able to provide our work to you within the schedule indicated.

Schematic Design Phase – 30 calendar days – 15% of Total Fee

Design Development Phase – 21 Days – 20% of Total Fee

Construction Documents Phase – 40 days – 45% of Total Fee

Bidding Phase – 30 days – 5% of Total Fee

Construction Period Phase – 180 days – 15% of Total Fee

OWNER'S RESPONSIBILITIES:

The Owner agrees that it is their responsibility to:

1. Review documents submitted by the Architect for review, and to make decisions which affect design work in a timely manner to avoid schedule delays.
2. Provide full information regarding requirements for the project.
3. Designate a representative authorized to act in the Owner's behalf with respect to the project.

FEES:

EWR Associates, Inc. (Architect) proposes to perform the above scope of work for a total fixed sum fee of Twenty-nine Thousand Two Hundred Fifty Dollars (\$29,250.00) for basic services. Any additional services shall be at EWR standard hourly rates.

REIMBURSABLE EXPENSES:

The Architect shall be compensated for reimbursable expenses incurred in performance of the services described herein, over and above the lump sum fee amount stated above. Reimbursable expenses shall be invoiced at Architect's actual cost, except printing which shall be at EWR's reimbursable rates, attached hereto.

Reimbursable expenses include the following:

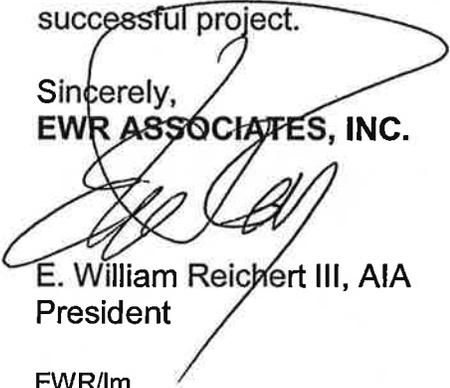
1. Reproduction of plans, specifications and other documents including those listed in this Proposal as Deliverables
2. Mileage and telecom services are not a reimbursable, but included in the fee.
3. If Geotechnical services are required, these will be reimbursable.

Attachments:

EWR Limited services agreement.

If this proposal is acceptable, please sign in the appropriate spaces and return one signed original of this proposal and the contract to our office. We greatly appreciate the opportunity to provide this proposal, and look forward to working with you to make a successful project.

Sincerely,
EWR ASSOCIATES, INC.



E. William Reichert III, AIA
President

EWR/lm

Enclosures

ACCEPTED: City of Fairview Heights

By: _____

Title: _____

Date: _____

PRESERVING THE MISSISSIPPIAN MOUNDS CULTURE BY
ELEVATING THE NATIONAL STATUS OF CAHOKIA MOUNDS AND
ASSOCIATED MOUNDS COMPLEXES.

WHEREAS, long before Lewis and Clark, our region was home to the ancient societies of Mississippian Culture and the beginnings of urbanism in the eastern Woodlands. It was from these societies that today's great Indian Nations sprang. With cultural connections from the Great Lakes to the Gulf of Mexico and along the mighty Mississippi, their beginnings of this urban civilization was spread over six counties of Eastern Missouri and Southwestern Illinois; and

WHEREAS, here at the sea of verdure, the fertile American Bottom stretches bluff to bluff as the confluence of America's greatest rivers – the Mississippi and Missouri Rivers; and

WHEREAS, dating from the Mississippian period (800-1350AD) Cahokia Mounds, covering 3,950 acres, is the earliest and largest pre-Columbian archaeological site north of Mexico; and it is the pre-eminent example of a cultural, religious and economic center of the prehistoric Mississippian cultural tradition, which extended throughout the Mississippi Valley and the south-eastern United States; and

WHEREAS, with its peak between 1050 and 1150AD, Cahokia Mounds is an early and exceptional example of the pre-urban/urban structuring, graphically demonstrating the existence of a society in which a powerful political and economic hierarchy was responsible for the organization of labor, agriculture and trade; and this is reflected in the size and layout of the settlement and the nature and structure of the public and private buildings; and

WHEREAS, Cahokia Mounds' unique role in the nation's history was recognized by the National Park Service through its designation as a National Historic Landmark in 1964 and its placement on the National Register of Historic Places in 1966; and

WHEREAS, Cahokia Mounds' global significance was recognized by the United Nations Education Scientific and Cultural Organization (UNESCO) through its designation as a World Heritage Site in 1982; and

WHEREAS, since 1925 state, local and private funds have been invested in the Cahokia Mounds Historic Site of acquisition and protection, and a formal national park service designation would capitalize on this investment; and

WHEREAS, Cahokia Mounds and its ancient non-contiguous satellite settlements are today in desperate need of additional protection to secure the most significant remnants of the largest Native American civilization in the North American Continent north of Mexico from active and passive threats; and

WHEREAS, since 2012 with guidance from the Indian Nations, federal agencies, Illinois and Missouri state agencies and local units of governments Heartland Conservancy developed a thorough, compelling and rigorous study, *The Mounds – America's First Cities Feasibility Study*, that met the National Park Services' standards and criteria demonstrating the feasibility of elevation the status and national designation of the Cahokia Mounds, the surrounding mound complexes in the region and their significance, suitability, and feasibility as a potential formal unit of the National Park Service, which would ensure that these precious ancient archaeological resources are protected and accessible for all people to experience; and

WHEREAS, conducting thirteen public meetings, media interviews, stakeholder meetings, outreach to eleven tribes/nations, over 890 surveys and over 1,000 letters of support, HeartLands Conservancy

received support for the study's recommendations and the local programs to teach about the Mississippian Culture, the ancestral significance, and the numerous historic traces and cultural themes associated with it; and

WHEREAS, the study captured the significance of the region and its ancient history by demonstrating through cooperative protection and partnerships, it can remain thematically connected and intact in order to be properly interpret remaining sites as well as it will offer opportunities to protect, enhance and interpret the natural environment along the Mounds Heritage Trail; and

WHEREAS, there are no other mounds within the National Park Service that represent the Mississippian Culture as holistically and uniquely as Cahokia Mounds. Combined with the surrounding satellite mound centers, Cahokia emerges as the most significant and unsurpassed example of its time period; and

WHEREAS, our great region of Southwestern Illinois and Eastern Missouri will, with the assistance of Native American Tribes and Nations, become a center of cultural outreach and enrichment by embracing our nation's earliest heritage and reengaging our ancient past as a foundation for the 21st century; and

WHEREAS, legislation will be introduced in Congress to create the Mississippian Culture National Historical Park in Southwestern Illinois and Eastern Missouri with thematically-connected non-contiguous mound complexes in the St. Louis Metro Region; recognizing the significance of the Mississippian Culture and the unique national significance through its representation of agriculture, ancestral and America's first cities; and

WHEREAS, there is strong consensus that now is the time for immediate action to develop the site to realize its full potential, now more than ever, urgency is of great concern. With new transportation access across the Mississippi River completed and the rebound of the economy the area is under even greater development pressure.

NOW, THEREFORE, BE IT RESOLVED AS FOLLOWS:

RESOLVED, that suitable copies of this Resolution be delivered to Governor Pat Quinn, U.S. Senators Richard Durbin and Mark Kirk, members of the Illinois Congressional Delegation, Secretary of the Interior Sally Jewell, National Park Service Director Jonathan Jarvis and President Barack Obama; and be it further

RESOLVED, that _____ joins the Governor of Illinois Bruce Rauner and the Illinois Historic Preservation Agency in asking the Illinois citizens and communities to actively join HeartLands Conservancy in the Mississippian Culture initiative that we urge Congress to pass a bill establishing Cahokia Mounds and thematically-connected Mound Complexes deemed to be suitable, nationally significant and in public ownership as the Mississippian Culture National Historical Park and/or call upon President Barack Obama to exercise his authority by executive order under the Antiquities Act to designate them as a National Monument.

MEMORANDUM

TO: Elected Officials

FROM: Mike Malloy, Director of Economic Development

DATE: August 11, 2016

SUBJECT: Development Committee Agenda Overview

Economic Development Director Report:

There are no items on the Development Committee agenda that require action.

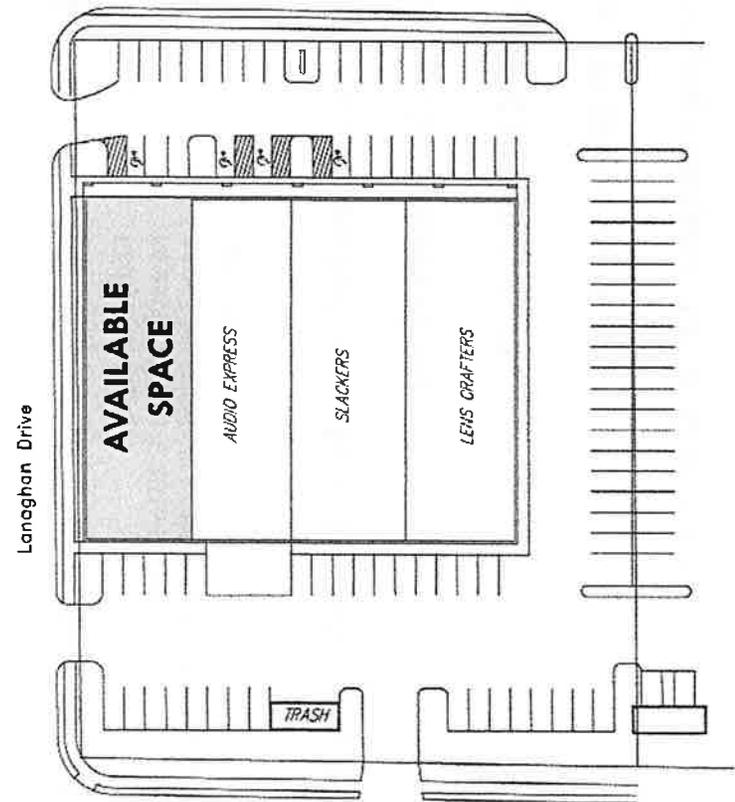
Further, I will not be attending the meeting since I will be on vacation from August 12th-19th. I will be back in the office August 22nd.

1. Staff prepared Intergovernmental Agreements for all taxing districts in the newly created Ludwig Drive TIF and State Route 159 TIF.
2. The Bead Company has opened at 5500 North Illinois.
3. Director continues to work with Public Works, Oates and Associates, and shopping center owners on necessary land needing to be acquired to construct Phase I of the Streetscape Project.
4. Staff continues to work with two (2) existing restaurants to relocate in Fairview Heights.
5. Director has contacted five (5) property owners whose property is in the preferred alignment of the South Corridor Trail and continues to work with Caseyville Township on locating a portion of the trail on the wastewater treatment property.
6. Staff is working with owners of Bob and Lizzie's Bakery to allow an opening by October 1, 2016.
7. Director is working with Baseline Investments out of Denver to purchase Winchester Plaza.
8. Baseline Investments has informed the city it will be making façade improvements to Midway Plaza (Lenscrafters).
9. Director is working with SCS to develop a scope of work for a mine remediation study for the newly created 72 acre State Route 159 TIF. The proposal is presently scheduled to be considered by the Administration/Finance Committee on August 10th.
10. Director working with other Department Heads to revise and simplify the Hotel/Motel Application Evaluation Sheet.
11. Worked with Tourism Bureau to create radio spots on KMOX for Salute to the Arts and WingFest.

12. Listing of news businesses are attached.
13. Latest unemployment figures are attached.
14. Perfect Finish has started construction on expansion project.

Mike Malloy
Director of Economic Development

SITE PLAN/PROPOSED RENOVATION



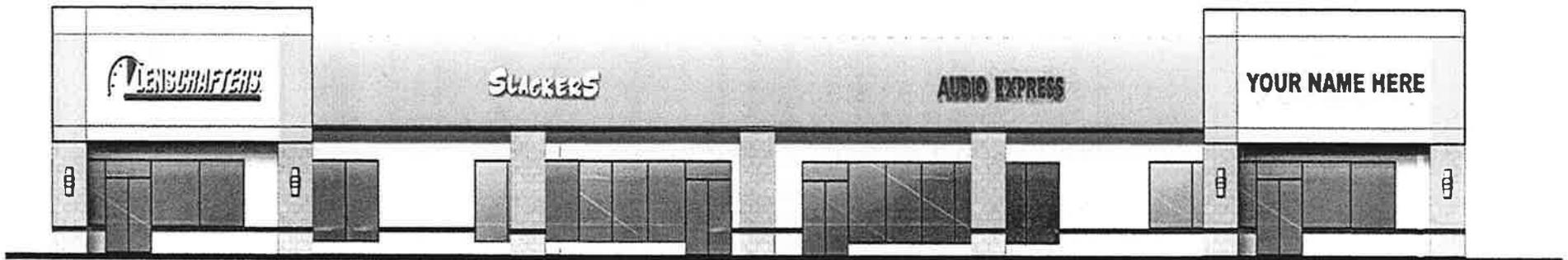
SITE PLAN

SCALE: 1" = 50'



109004 Lincoln Trail	Lens Crafters	6,250 sq. ft.
109008 Lincoln Trail	Slackers	7,000 sq. ft.
109000 Lincoln Trail	Audio Express	6,450 sq. ft.
109000 Lincoln Trail	AVAILABLE	7,500 sq. ft.
TOTAL		27,200

- 7,000 SF END CAP WITH PRIME VISIBILITY LOCATED DIRECTLY ACROSS FROM NEWLY REDEVELOPED FAIRVIEW CITY CENTRE
- NEW HOBBY LOBBY BEING BUILT DIRECTLY ACROSS THE STREET
- CENTRALLY LOCATED IN A SUPER-REGIONAL TRADE AREA
- SURROUNDING RETAILERS INCLUDE LOWE'S, KOHL'S, HOBBY LOBBY, SPORTS AUTHORITY, PETCO, FRESH THYME FARMERS MARKET, HOMEGOODS
- THE REGION'S NUMBER ONE GROSSING MALL, ST. CLAIR SQUARE, IS LOCATED EAST OF THIS PROPERTY
- OVER 50,000 CARS PER DAY BETWEEN LINCOLN TRAIL AND HIGHWAY 159
- ASKING RATES: \$16.00 PSF NNN



L³ CORPORATION

COMMERCIAL REAL ESTATE

211 N. LINDEBORN BLVD
 SAINT LOUIS, MISSOURI
 314.429.7400 WWW.L3CO

12.
Mike Malloy

From: Kathy Frawley
Sent: Monday, August 1, 2016 9:04 AM
To: Amber Hopkins; Mike Malloy; John Vitale (jvitale@mwregionalbank.com)
Subject: New Businesses

Below you will find the new businesses for the month of July 2016.

Lam Lua massage, 5900 North Illinois

Outlet Max, 10850 Lincoln Trail, #17

Barber Shop, 710 Lincoln Highway

Trend Spider Jump Enterprise, 134 St. Clair Square

Heartland Healthcare of Fairview Heights, 5032 North Illinois, Ste. A

BigK Enterprises, Inc., 141 Market Place, Ste. 108

Sea Street Soap Works, 134 St. Clair Square, T-60

The Lash Loft Salon & Spa, LLC, 5400 North Illinois, Ste. 104

*Kathy Frawley
City Clerk's Office*

*City of Fairview Heights
10025 Bunkum Road
Fairview Heights, IL 62208
618-489-2003
Fax 618-489-2099
frawlka@colh.org*



NEWS RELEASE

Bruce Rauner, Governor
Jeff Mays, Director

For Immediate Release
Thursday, July 28, 2016

Anjali Julka
Phone: 312.793.9635

Vicki Niederhofer
Phone: 618.277.8491

Jobs Up in Eight Metros; Down in Six Areas

Average Unemployment Rate in Illinois Metro Areas Higher than Midwest

Not Seasonally Adjusted Unemployment Rates

Metropolitan Area	June 2016	June 2015	Over-the-Year Change
Bloomington	5.4%	5.0%	0.4
Carbondale-Marion	6.1%	6.1%	0.0
Champaign-Urbana	5.3%	5.4%	-0.1
Chicago-Naperville-Arlington Heights	6.2%	6.1%	0.1
Danville	7.1%	7.0%	0.1
Davenport-Moline-Rock Island, IA-IL	5.6%	5.3%	0.3
Decatur	6.8%	7.1%	-0.3
Elgin	5.2%	5.5%	-0.3
Kankakee	6.1%	6.6%	-0.5
Lake-Kenosha, IL-WI	4.9%	5.1%	-0.2
Peoria	6.3%	6.2%	0.1
Rockford	6.3%	6.6%	-0.3
Springfield	4.7%	5.0%	-0.3
St. Louis (IL-Section)	5.7%	6.0%	-0.3
Illinois Statewide	6.0%	6.0%	0.0

** Data subject to revision.*

CHICAGO—Eight of Illinois’ 14 metropolitan (metro) areas experienced decreases in their over-the-year unemployment rate and eight of the metro areas had increases in nonfarm jobs, according to preliminary data released today by the U.S. Bureau of Labor Statistics (BLS) and the Illinois Department of Employment Security (IDES).

“One metropolitan area losing jobs is one too many,” said IDES Director Jeff Mays. “While we boost our efforts to help employers connect with qualified candidates, we also need effective policies in place to realize robust job growth in Illinois.”

Illinois businesses added jobs in eight metro areas, in which the largest increases were seen in: Lake-Kenosha (+2.4 percent, +10,000), Rockford (+2.0 percent, +3,100), and Springfield (+1.8 percent, +2,000). Total nonfarm jobs in the Chicago-Naperville-Arlington Heights Metro Division increased (+1.2 percent or +43,700). Illinois businesses lost jobs in six metro areas including the Quad Cities (-2.9 percent, -5,500), Bloomington (-1.6 percent, -1,500), and Peoria (-1.3 percent, -2,400). The industry sectors recording job growth in the majority of metro areas were:

Education and Health Services (11 of 14), Leisure and Hospitality (11 of 14), Retail Trade (10 of 14), and Professional and Business Services (nine of 14).

Not seasonally adjusted data compares June 2016 with June 2015. The not seasonally adjusted Illinois rate was 6.0 percent in June 2016 and stood at 12.2 percent at its peak in this economic cycle in January 2010. Nationally, the not seasonally adjusted unemployment rate was 5.1 percent in June 2016 and 10.6 percent in January 2010 at its peak. The unemployment rate identifies those who are out of work and looking for work, and is not tied to collecting unemployment insurance benefits.

Total Nonfarm Jobs (Not Seasonally Adjusted) – June 2016

Metropolitan Area	June 2016*	June 2015**	Over-the-Year Change
Bloomington MSA	92,300	93,800	-1,500
Carbondale-Marion MSA	55,300	55,600	-300
Champaign-Urbana MSA	106,700	105,500	1,200
Chicago-Naperville-Arlington Heights Metro Division	3,737,800	3,694,100	43,700
Danville MSA	29,500	29,400	100
Davenport-Moline-Rock Island MSA	181,400	186,900	-5,500
Decatur MSA	51,400	51,700	-300
Elgin Metro Division	262,900	258,400	4,500
Kankakee MSA	44,900	45,000	-100
Lake-County-Kenosha County Metro Division	425,200	415,200	10,000
Peoria MSA	178,400	180,800	-2,400
Rockford MSA	157,300	154,200	3,100
Springfield MSA	115,200	113,200	2,000
Illinois Section of St. Louis MSA	236,500	234,800	1,700
Illinois Statewide	6,056,300	6,016,600	39,700

**Preliminary **Revised*

(continued)



**Not Seasonally Adjusted Unemployment Rates
(percent) for Local Counties and Areas**

	June 2016	June 2015	Over-the- year Change
IL Section of St. Louis	5.7%	6.0%	-0.3%
Bond	5.0%	5.2%	-0.2%
Calhoun	5.5%	5.8%	-0.3%
Clinton	4.2%	4.3%	-0.1%
Jersey	5.5%	6.1%	-0.6%
Macoupin	5.7%	6.1%	-0.4%
Madison	5.9%	6.0%	-0.1%
Monroe	4.0%	4.4%	-0.4%
St. Clair	6.1%	6.6%	-0.5%
Cities:			
Alton	7.4%	8.9%	-1.5%
Belleville	6.5%	6.6%	-0.1%
Collinsville	5.9%	6.2%	-0.3%
East St. Louis	10.5%	11.9%	-1.4%
Edwardsville	4.5%	4.4%	-0.1%
Granite City	9.1%	8.1%	+1.0%
O'Fallon	4.8%	5.6%	-0.8%
Counties:			
Greene	5.6%	6.0%	-0.4%
Randolph	5.1%	5.4%	-0.3%
Washington	3.7%	3.6%	+0.1%
Other Areas:			
LWA 21	5.5%	5.9%	-0.4%
LWA 22	5.9%	6.0%	-0.1%
LWA 24	5.5%	5.9%	-0.4%
Southwestern Economic Development Region	5.7%	5.9%	-0.2%

Metro East Highlights

Help Wanted

Area employers advertised for 4,800 openings in June and approximately 83 percent sought full-time employment, according to Help Wanted OnLine data compiled by the Conference Board. It is a global, independent business membership and research association. Employers actually need more workers than the help wanted ad indicates because some industries, such as construction, typically do not advertise job openings.

The June 2016 unemployment rate for the Illinois Section of the St. Louis Metropolitan Statistical Area was 5.7 percent, a decrease of (-0.3) from the June 2015 rate of 6.0 percent. The data is not seasonally adjusted.

The number of employed individuals increased by 3,301 to 329,396 in June 2016 from 326,095 in June 2015. The labor force increased by 2,358 to 349,432 in June 2016 from 347,074 in June 2015. In June 2016, there were 20,036 unemployed people in the labor force. This is a decrease of 943 compared to the June 2015 total unemployed, 20,979.

Over the year, nonfarm payrolls increased by (+1,700). Employment increased in Retail Trade (+1,100), Transportation, Warehousing and Utilities (+400), Professional and Business Services (+500), Educational and Health Services (+400), Leisure and Hospitality (+200), Wholesale Trade (+100), Other Services (+100), and Government (+100).

Manufacturing (-1,100), and Financial Activities (-100) posted job losses while the Mining and Construction and Information sectors showed no year over year change.

Note:

- Monthly 2015 unemployment rates and total non-farm jobs for Illinois metro areas were revised in February 2016, as required by the U.S. Dept. of Labor, Bureau of Labor Statistics (BLS). Comments and tables distributed for prior metro area news releases should be discarded as any records or historical analysis previously cited may no longer be valid.
- LWA—Local Workforce Area 21 is composed of Calhoun, Greene, Jersey, Macoupin, Montgomery, Morgan, Scott and Shelby Counties.
LWA—Local Workforce Area 22 is composed of Bond and Madison Counties.
LWA—Local Workforce Area 24 is composed of Clinton, Monroe, Randolph, St. Clair and Washington Counties.

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