KENDALL COUNTY BOARD
COMMITTEE OF THE WHOLE
Thursday, April 10, 2014 at 4:00 PM
COUNTY OFFICE BUILDING
111 W. Fox Street, Yorkville
County Board Rooms 209-210
AGENDA
REVISED

1. Call to Order and Pledge of Allegiance

2. Roll Call

3. Public Hearing for Residential Aggregation for Electric Rates in Unincorporated County of Kendall
   - Discuss and recommend approval of Ordinance Authorizing Aggregation of Electrical Load and Adopting an Electric Aggregation Plan of Operation and Governance

4. Items of Business

   From Finance Committee:
   - Review Senior Tax Levy funding allocations
   - CASA Presentation – Chris Goerlich Weber, CASA Executive Director

   From Per Diem:
   - Discussion and recommendations establishing Board member and Board Chairman/Liquor Control Commissioner Compensation, Mileage Expense Reimbursement, and Health & Dental Plan Benefits

   From PBZ Committee:
   - Petition 13-29: Text amendment to the Historic Preservation Ordinance to become eligible for Certified Local Government (CLG) status – Presentation by Catherine O’Connor, Illinois Historic Preservation
   - Petition 14-01: Granting an amendment to the Kendall County Building Code to adopt model building codes with certain insertions, deletions and changes

   From Admin HR Committee:
   - Recommendations regarding revisions to Website Transparency Policy
   - Wellness Program/Health Screenings

5. Review Board Action Items

6. Executive Session

7. Public Comment

8. Questions from the Media

9. Adjournment
Kendall County Board
Electric Supply Aggregation
Implementation Plan
April 1, 2014
1. Kendall County - Electric Supply Referendum Results

<table>
<thead>
<tr>
<th>YES</th>
<th>2,836</th>
<th>67.06%</th>
</tr>
</thead>
<tbody>
<tr>
<td>NO</td>
<td>1,393</td>
<td>32.94%</td>
</tr>
</tbody>
</table>

2. Statewide Voting Results on Electric Supply Aggregation

<table>
<thead>
<tr>
<th>VOTED YES - 53 (61%)</th>
<th>VOTED NO - 30 (37%)</th>
<th>Tie - 2 (2%)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Addieville</td>
<td>Bellewood</td>
<td>Farmington</td>
</tr>
<tr>
<td>Albion</td>
<td>Bond County</td>
<td>Wamac</td>
</tr>
<tr>
<td>Algonquin</td>
<td>Butler</td>
<td></td>
</tr>
<tr>
<td>Alma</td>
<td>Carterville</td>
<td></td>
</tr>
<tr>
<td>Bridgeport</td>
<td>Caseyville</td>
<td></td>
</tr>
<tr>
<td>Cisne</td>
<td>DuBois</td>
<td></td>
</tr>
<tr>
<td>Coalton</td>
<td>El Paso</td>
<td></td>
</tr>
<tr>
<td>Cortland Township</td>
<td>Goreville</td>
<td></td>
</tr>
<tr>
<td>Cuba</td>
<td>Jefferson County</td>
<td></td>
</tr>
<tr>
<td>East Gillespie</td>
<td>Johnson County</td>
<td></td>
</tr>
<tr>
<td>Edinburg</td>
<td>Jonesboro</td>
<td></td>
</tr>
<tr>
<td>Farina</td>
<td>Lebanon</td>
<td></td>
</tr>
<tr>
<td>Farmersville</td>
<td>Lawrence County</td>
<td></td>
</tr>
<tr>
<td>Flora Township</td>
<td>Menedesia</td>
<td></td>
</tr>
<tr>
<td>Florence Township</td>
<td>Monmouth</td>
<td></td>
</tr>
<tr>
<td>Crafton</td>
<td>Morrisonville</td>
<td></td>
</tr>
<tr>
<td>Greenview</td>
<td>Mulberry Grove</td>
<td></td>
</tr>
<tr>
<td>Griggsville</td>
<td>Norris City</td>
<td></td>
</tr>
<tr>
<td>Irvington</td>
<td>Orangeville</td>
<td></td>
</tr>
<tr>
<td>Kane County</td>
<td>Raymond</td>
<td></td>
</tr>
<tr>
<td>Kell</td>
<td>Richview</td>
<td></td>
</tr>
<tr>
<td>Ridott</td>
<td>Sycamore Township</td>
<td></td>
</tr>
<tr>
<td>Kent Township</td>
<td>Ullin</td>
<td></td>
</tr>
<tr>
<td>Rock Grove Township</td>
<td>Venedy</td>
<td></td>
</tr>
<tr>
<td>St. Francisville</td>
<td>Victor Township</td>
<td></td>
</tr>
<tr>
<td>Kingston Township</td>
<td>Waggoner</td>
<td></td>
</tr>
<tr>
<td></td>
<td>Windsor</td>
<td></td>
</tr>
</tbody>
</table>

Confidential - Do Not Copy or Distribute. © 2010 Progressive Energy Group – All Rights Reserved.
Electric Supply Aggregation Steps  
(Ameren Territory)

1. Residents Voted on Binding Referendum during Primary Election, March 18, 2014. **COMPLETED**

2. If Binding Resolution is approved, the County Board must have at least two public hearings and information meetings for residents. **Scheduled for April 16th and April 15th 2014**

3. County Board Approves Plan of Governance and Passes Ordinance. Board also gives Board Chairman authorization to sign with legal approval and lower rate – **April 15th 2014**

4. RFP and Rate Negotiation with Suppliers via an energy auction. Multiple Municipalities will be aggregated into one purchasing group. (DePue, Malta, Marseilles, Newark, North Utica, Kendall County – Ameren Territory) **April 16th 2014**

5. Rates are Reviewed by the County Board Chair and Staff to ensure lower pricing than Ameren. If lower, Board Chairman signs to hold rate for two days. Legal begins contract review. **April 22nd 2014**.

6. Board Chairman signs formal agreement (after review by legal) with winning supplier. **April 24th 2014**

7. Customer receives two opt out notices. One by winning Supplier and one by Ameren. **May/June 2014**

8. Customer is billed by Ameren at the new lower rate provided by the Supplier chosen. **Beginning with July 2014 bill**.
Ameren - Aggregation Timeline 2014

- **Referendum Passed by Residents of Unincorporated Kendall County:** March 18th, 2014
- **County Board Posts Notification in paper of record of Public Hearing to take place** April 10th and April 15th
- **County Board Approves Ordinance, Plan of Governance, and gives Board Chairman Authorization to sign if rates are lower than Ameren:** April 15th, 2014
- **RFP Responses sent out April 15, 2014 and are due Tuesday April 22, 2014**

- **County picks winning Supplier and Contract Length. Board Chairman Signs to Hold Price if Lower:** Tuesday April 22, 2014
- **County Attorney Reviews Contract. Board Chairman Signs Supplier Agreement** April 22 – April 24, 2014
- **County and Supplier send “Opt-Out” notices to residents** Late April - Early May 2014
- **Ameren sends out “Opt-Out” notification of Supplier Change** Late May – Early June 2014
- **Residents start with new supplier with July 2014 meter reads**
Key RFP Terms/Expectations
Ameren Territory

Supplier: We expect 4-6 electric suppliers to respond to RFP.
Price: We anticipate pricing to be in $0.040 - $0.045 range from Suppliers and Ameren to be in $0.045 - $0.050 range per kWh. We anticipate savings to be similar to the past 24 months.
Term: 12, 24, and 36 Months (currently, longer term contracts have best pricing)
Aggregation Group: (DePue, Malden, Marseilles, Newark, North Utica, Kendall County)
Reimbursement: County will be reimbursed for all Ameren fee’s and legal fees up to $1,500.
Price Guarantee: Supplier must provide price guarantee to ensure price lower than Ameren
Cancellation Fee: Customers will have ability to leave program at anytime with no cancellation fee.
Billing: Must invoice charges on Ameren invoice.
Electric Supply Aggregation Steps (ComEd Territory)

1. Residents Voted on Binding Referendum during Primary Election, March 18, 2014. **COMPLETED**

2. If Binding Resolution is approved, the County Board must have at least two public hearings and information meetings for residents. **Scheduled for April 10th and April 15th 2014**

3. County Board Approves Plan of Governance and Passes Ordinance. Board also gives Board Chairman authorization to sign with legal approval and lower rate – **April 15th 2014**

4. RFP and Rate Negotiation with Suppliers via an energy auction. Multiple Municipalities will be aggregated into one purchasing group if timing of contracts allows. **May 6th 2014**

5. Rates are Reviewed by the County Board Chair and Staff to ensure lower pricing than ComEd. If lower, Board Chairman signs to hold rate for two days. Legal begins contract review. **May 13th 2014**.

6. Board Chairman signs formal agreement (approved by legal) with winning supplier. **May 15th 2014**

7. Customer receives two opt out notices. One by winning Supplier and one by ComEd. **Late May/June 2014**

8. Customer is billed by ComEd at the new lower rate provided by the Supplier chosen. **Beginning with August 2014 bill.**
ComED - Aggregation Timeline 2014

Referendum Passed By Residents of Unincorporated Kendall County. March 18th, 2014

County Board Posts Notification in paper of record of Public Hearing to take place April 10th and April 15th

County Board Approves Ordinance, Plan of Governance, and gives Board Chairman Authorization to sign if rates are lower than Ameren. April 15th, 2014

RFP Responses sent out May 6th, 2014 and are due Tuesday May 13th, 2014

County picks winning Supplier and Contract Length. Board Chairman Signs To Hold Price if Lower. Tuesday May 13th, 2014

County Attorney Reviews Contract. Board Chairman Signs Supplier Agreement. May 13th – May 15th, 2014

County and Supplier send "Opt-Out" notices to residents Late May – Early June 2014

ComEd sends out notification of Supplier Change Late June 2014

Residents start with new supplier with August 2014 meter reads
Key RFP Terms/Expectations
ComEd Territory

Supplier: We expect 6-10 electric suppliers to respond to RFP.
Price: We anticipate pricing to be in $0.060 - $0.068 range from Suppliers and ComEd to be in $0.070 - $0.078 range per kWh.
Term: 12, 24, and 36 Months (currently, longer term contracts have best pricing)
Aggregation Group: (Big Rock, Burlington, Cortland, Kirkland, Malta, Maple Park, Plano, Shabbona, and Kane County) depending on ability to execute during same timeline. Recommend not delaying if others are not able to meet schedule.
Reimbursement: County will be reimbursed for all ComEd fee’s and legal fees up to $1,500.
Cancellation Fee: Customers will have ability to leave program at anytime with no cancellation fee.
Price Guarantee: Supplier must provide price guarantee to ensure price lower than ComEd
Billing: Must invoice charges on ComEd invoice.
Question: How can the County Board purchase electric power at a potentially lower cost?

Answer: The State of Illinois has deregulated energy markets, allowing competing companies to offer electric power. Municipalities/County Board can leverage residents’ electric accounts to seek competitive bids for lower electric rates.

Questions: Who do I contact if there is a power outage or downed lines? Who do I get billed from?

Answer: Call ComEd/Ameren. By State Law, ComEd/Ameren will continue to be paid to deliver electric power to homes and businesses and handle all emergency repairs. You will continue to be billed by ComEd/Ameren.

Questions: What happens if the County Board cannot obtain bids for better rates than ComEd/Ameren offers?

Answer: Your account would stay with ComEd/Ameren, who would continue to be your power provider and the local distribution company. Either way, ComEd/Ameren will remain your distributor. By voting YES on the referendum, ComEd/Ameren will compete with power suppliers from throughout the Midwest to provide our power.
Frequently Asked Questions

**Question:** What if I don’t want to participate in the program?

**Answer:** Residents will have multiple opportunities to “Opt-Out” of the program, which will be your right by law. You can continue to buy power through ComEd/Ameren, although the rate will be higher.

**Question:** Why is this opportunity available?

**Answer:** This is the last part of the deregulation process. Until this Act was amended, only large industrial, commercial and governmental entities could seek competitive bids for lower rates, and three-quarters of them do. Now residents can, too.

**Question:** Why is the County Board doing this?

**Answer:** The County Board wants to help you buy your power at lower rates. As a governmental organization, we want to take advantage of the new law that was enacted to benefit our residents and small businesses. Based on historical results over 225 Illinois communities have passed this referendum and are expected to save over $120 million dollars per year.
For More Information - Contact

Progressive Energy Group:  Chris Childress  
Managing Partner  
630-800-0173  
chris.childress@progressiveenergygroup.com

www.electricsupplyvote.org

Electric Aggregation Hotline:  1-800-856-3404

Citizens Utility Board:

http://www.citizensutilityboard.org/cubsGuideToMunicipalElectricityAggregation.html

Illinois Commerce Commission (ICC) Plug In Illinois website:

http://www.pluginillinois.org/MunicipalAggregation.aspx
Public Notice
NOTICE OF PUBLIC HEARING
RESIDENTIAL AGGREGATION FOR ELECTRIC RATES
UNINCORPORATED COUNTY OF KENDALL
Public Hearings will be held on April 10, 2014 at 4:00 p.m. and April 15, 2014 at 9:00 a.m. The hearings will be held in the Kendall County Office Building, County Board Room, located at 111 W. Fox Street, Yorkville, IL 60560.
A referendum was passed on March 18, 2014 authorizing the County of Kendall to negotiate for electric rates. The purpose of the hearing is to obtain input on the Electric Residential Aggregation Plan for residents and small businesses of the County. A copy of the proposed plan is available for review in the Office of Administrative Services during regular business hours, 8:30 a.m. to 4:30 p.m., Monday through Friday. Written and oral comments will be accepted.
Public Notice
NOTICE OF PUBLIC HEARING
RESIDENTIAL AGGREGATION FOR ELECTRIC RATES
UNINCORPORATED COUNTY OF KENDALL

Public Hearings will be held on April 10, 2014 at 4:00 p.m. and April 15, 2014 at 9:00 a.m. The hearings will be held in the Kendall County Office Building, County Board Room, located at 111 W. Fox Street, Yorkville, IL 60560.

A referendum was passed on March 18, 2014 authorizing the County of Kendall to negotiate for electric rates. The purpose of the hearing is to obtain input on the Electric Residential Aggregation Plan for residents and small businesses of the County.

A copy of the proposed plan is available for review in the Office of Administrative Services during regular business hours, 8:30 a.m. to 4:30 p.m., Monday through Friday. Written and oral comments will be accepted.
County Of Kendall
ORDINANCE NO. ______

Ordinance Authorizing Aggregation of Electrical Load and Adopting an Electric Aggregation Plan of Operation and Governance.

Recitals

1. Section 1-92 of The Illinois Power Agency Act ("Act"), Chapter 20, Illinois Compiled Statutes, Act 3855, titled Aggregation of Electrical Load by Municipalities and Counties, gives municipalities, townships, and counties the authority to adopt aggregate electrical for residential and small commercial retail consumers.

2. Under the Act, the County may operate an aggregation program as an opt-out program for residential and small commercial retail customers if a referendum is passed by a majority vote of the residents pursuant to the requirements under the Act.

3. The County Board of Kendall County ("County Board") submitted the question in a referendum on March 18, 2014, and a majority of the electors voting on the question voted in the affirmative.

4. The County Board hereby finds that it is in the best interest of the County to operate the aggregation program under the Act as an opt-out program and to implement the program according to the terms of the Act.

5. The Act requires the County Board to adopt an electrical power aggregation plan of operation and governance and hold not less than two (2) public hearings, prior to the implementation of an opt-out electrical aggregation program.

6. The County Board held the required Public Hearings for the Electric Power Aggregation Plan of Operation and Governance on April 10, 2014, and April 15, 2014, and provided the required public notice.

BE IT ORDAINED BY THE COUNTY BOARD OF THE COUNTY OF KENDALL, ILLINOIS, AS FOLLOWS:

Section One: The County Board finds that the recitals set forth above are true and correct and incorporates them herein by reference.

Section Two: The County Board determines that it is in the best interest of the County to operate the Electric Aggregation Program ("Aggregation Program"), under the Act, as an opt-out program.
Section Three: The Aggregation Program

A. The County is hereby authorized to aggregate, in accordance with the terms of the Act, residential and small commercial retail electrical loads located in the unincorporated area within the corporate limits of the County, and for that purpose may solicit bids and enter into service agreements to facilitate the sale and purchase of electricity and related services and equipment for those loads.

B. The County may, in combination with other municipalities or counties, initiate a process jointly to authorize aggregation by a majority vote of the governing body of each particular municipality or county, as required by the Act.

C. The Aggregation Program for Kendall County shall operate as an opt-out program for residential and small commercial retail customers, with a single rate for all customer classes.

D. The Aggregation Program shall be approved by a majority of the members of the County Board.

E. The County Board, with the assistance from the Illinois Power Agency and Progressive Energy Group, has developed a Plan of Operation and Governance for the Aggregation Program, ("Plan"), attached as exhibit A, and has conducted such public hearings and provided such public notice as required under the Act. The Plan provides for universal access to all applicable residential customers and equitable treatment of applicable residential customers, describes demand management and energy efficiency services to be provided to each class of customers, and meets any requirements established by law concerning aggregated service offered pursuant to the Act.

F. As an opt-out program, the County shall inform residential and small commercial retail customers of their right to opt-out of the Aggregation Program with sufficient time for them to exercise that right. The disclosure and information provided to the customers shall comply with the requirements of the Act.

G. The electric aggregation shall occur automatically for each person owning, occupying, controlling, or using an electrical load center proposed to be aggregated in the unincorporated limits of Kendall County, subject to a right to opt-out of the program as described under this ordinance and the Act.

H. The County Board hereby grants the County Board Chairman, or his Vice Chairman in his absence, the authority to execute a contract without further action by the County Board and the authority to bind the County subject to the following limitations:

- The contract term shall be no longer than 48 months.
• The electric supply rate must match or be lower than any applicable Commonwealth Edison or Ameren tariffed rate, and the contract must allow County residents and small businesses to revert back to Commonwealth Edison or Ameren tariffed rates if the Commonwealth Edison or Ameren tariffed rates are ever lower than the contracted price.
• The winning electric supplier must utilize Commonwealth Edison or Ameren as the billing/invoicing agent.
• The contract does not contain early termination fees.
• The contract provides the County is to be reimbursed by the winning electric suppliers for any Commonwealth Edison or Ameren charges and legal fees.

Section Four: The County Board hereby adopts the Plan attached as Exhibit “A,” and incorporated by reference, as if fully set forth herein.

Section Five: This ordinance shall be in full force and effect after its passage by approval of the County Board.

PASSED and APPROVED by the County Board of the County of Kendall, Illinois, on the 15th day of April, 2014, and filed in the Office of the Kendall County Clerk.

SIGNED by the Board Chairman of the Kendall County Board, County of Kendall, Illinois, this 15th day of April, 2014.

__________________________________________________________________________
Board Chairman
County of Kendall, Illinois

ATTEST:

__________________________________________________________________________
County Clerk
County of Kendall, IL
COUNTY OF KENDALL

ELECTRIC POWER
AGGREGATION
PLAN OF OPERATION
AND GOVERNANCE
Kendall County
Electric Power Aggregation
Plan of Operation and Governance

I. INTRODUCTION

Section 1-92 of the Illinois Power Agreement Act Chapter 20, Act 3855 of the Illinois Compiled Statutes ("the Act") allows the corporate authority of a county to adopt an ordinance, in accordance with the Act, to aggregate electrical loads for residential and small commercial retail customers within the unincorporated limits of the county as an opt-out or opt-in program. The Act further authorizes a county to solicit bids, select suppliers of retail electric supply, and enter into service agreements to facilitate the sale and purchase of electricity and related services. The legislation authorizes the Illinois Power Agency ("IPA") to assist a unit of local government in developing a plan of operation and governance.

Large industrial and commercial consumers with sophisticated electric operations use their size and expertise to obtain lower electric power rates. Individual residential and small commercial retail consumers are typically unable to obtain significant price reductions since they lack the same bargaining power, expertise, and economies of scale enjoyed by larger consumers. Aggregation, the combining of multiple electric loads, provides the benefits of retail electric competition for consumers with lower electric usage.

Local government aggregation, the combining of multiple retail electric loads of customers by a unit of local government, provides the means through which county residential and small commercial retail customers may obtain economic benefits of Illinois’ competitive retail electric market. The Kendall County Aggregation Program combines the electric loads of residential and small commercial retail customers to form a buying group ("Aggregation Group"). Kendall County ("County") will act as purchasing agent for the Aggregation Group. Therefore, Kendall County will be a Governmental Aggregator, as described by Illinois law and the rules established by authorized agencies, and shall act on behalf of Commonwealth Edison Company or Ameren, as applicable ("ComEd or Ameren") in Kendall County to obtain the best Power Supply Agreement for the Members of the Aggregation Group.

II. DEFINITIONS

In order to clarify certain terminology, the following terms as used in this Plan shall have the meanings set forth below:

"Aggregation Group" shall mean all the residential and small commercial retail customers of ComEd or Ameren in the unincorporated limits of the County that have not opted-out of the Program and are permitted under the terms of the Act to participate in the Program.

"Aggregation Program" or "Program" means the program developed and implemented by the County, as a Governmental Aggregator under the Act, to provide ComEd or Ameren
residential and small commercial retail customers in the unincorporated limits of the County with retail electric generation services.

"Governmental Aggregator" means the County operating an Aggregation Program under the County's legislative authority to act as an aggregator to provide a competitive retail electric service to residential and small commercial retail customers of ComEd or Ameren, in the unincorporated limits of the County. Pursuant to the Act, a Governmental Aggregator is not a public utility or an alternative retail electric supplier.

"Member" means a person or legal entity enrolled in the unincorporated Kendall County Aggregation Program for competitive retail electric services, and a member of the Aggregation Group.

"Retail Electric Supplier" ("RES" or "Provider") means an entity certified by all required authorities of the State of Illinois to provide competitive retail electric supply service(s), and which is duly selected by the County to be the entity responsible for providing the required retail electrical supply service under an Aggregation Program as defined in the Act, the County Ordinances, and applicable rules and regulations of any authorized agency of the State of Illinois, and has duly executed a Power Supply Agreement with the County.

"Power Supply Agreement" means the agreement entered into between the County and the selected Provider, under the Aggregation Program, for the supply of electricity to the Aggregation Group, the members of which are an intended third-party beneficiary to the agreement.

III. PROCESS

On March 18, 2014, in accordance with the requirements of the Act, County voters approved a referendum to operate an Aggregation Program as an "opt-out" program. Under the opt-out program, all applicable ComEd or Ameren residential and small commercial retail customers in unincorporated Kendall County are automatically included as participants in the Aggregation Program unless they opt-out of the Aggregation Program by providing notice of their intention not to participate as a part of the Aggregation Group. As required by state law, the County Board of Kendall County ("County Board") passed an ordinance authorizing the County’s electorate to determine whether the Aggregation Program shall operate as an opt-out program. Following the approval of the referendum by the electorate, the County passed the Ordinance Authorizing Aggregation of Electrical Load and Adopting an Electrical Aggregation Plan of Operation and Governance on April 15, 2014, authorizing the County to aggregate electric loads for residential and small commercial retail customers in the County and to implement an opt-out program.

In addition to passing the required ordinances, the County may also be required to comply with various rules and regulations established by authorized agencies of the State of Illinois.

As required by the Act, the County Board developed and approved this Aggregation Plan of Operation and Governance ("Plan"). Before adopting this Plan and as required by the Act, the
County Board published a notice in the Kendall County Record, a newspaper of general circulation in the County of Kendall, of public hearings to be held on April 10, 2014 at 4:00 o'clock P.M. and on April 15, 2014 at 9:00 o'clock A.M. The public hearings were held by the County Board at the Kendall County Boardroom, 111 W. Fox Street, Yorkville, Illinois, and provided the residents of the County a meaningful opportunity to be heard regarding the Aggregation Program and the Plan. The County Board considered the concerns of the residents and information disclosed at the hearings in the development of the Plan.

The opt-out notice for the Aggregation Program shall be provided to all eligible electric customers in the unincorporated limits of the County upon approval of this Plan, according to the Opt-out Disclosure Procedure. The opt-out notice and disclosures shall comply with the Act and all applicable rules and regulations of any authorized agency in the State of Illinois, and shall fully inform such customers, in a timely manner, that they have the right to opt-out of the Aggregation Program. The opt-out notice shall disclose all required information, including but not limited to the rates, terms and conditions of the Program, and the specific method to opt-out of the Program.

By majority vote of the County Board, the County may select a Retail Electric Supplier ("RES" or "Provider") to provide the electric power for the County Aggregation Program according to the terms of a written service agreement entered into by and between the Provider and the County. By majority vote of the County Board, the County may determine not to enter into a service agreement with any Provider and in such event the Aggregation Group shall continue to purchase electric power through ComEd or Ameren, as applicable. If the County enters into a service agreement with a Provider, ComEd or Ameren, as applicable, will continue to provide and deliver the electricity purchased from the Provider. ComEd or Ameren, as applicable, will remain responsible for metering, repairs, and emergency service. The County Board has determined that each participant in the Aggregation Group shall receive a single monthly bill from ComEd or Ameren.

IV. OPERATIONAL PLAN

A. Aggregation Services

1. Provider: The County will use a competent entity as a Provider to perform and manage aggregation services for Members of the Aggregation Program. The Provider shall provide adequate, accurate, and understandable pricing, terms, and conditions of service. The Provider will not charge a fee for switching providers and Provider will clearly state the conditions under which a Member may opt-out without penalty. The Provider must provide the County, upon request, an electronic file containing the Members' usage, charges for retail supply service, and such other information reasonably requested by the County.

2. Database: The Provider shall create and maintain a secure database of all Members. The database will include the name, address, ComEd or Ameren account number, Providers' account number of each active Member, and other pertinent information
such as rate code, rider code (if applicable), meter reading cycle, and most recent 12 months of usage and demand. The database will be updated at least quarterly. Accordingly, the Provider will implement and maintain a process, within this database, to accommodate Members who (i) leave the Aggregation Group due to relocation, opting out, etc., (ii) decide to join the Aggregation Group, (iii) relocate anywhere within the unincorporated limits of Kendall County, or (iv) move into unincorporated Kendall County and elect to join the Aggregation Group. The Provider will use this database to perform audits for clerical and mathematical accuracy of Member electric supply bills. The Provider will make the database available to the County any time the County requests it.

3. **Member Education**: The Provider shall develop and implement, with the assistance of the County, as the County may determine in its sole discretion, an educational program that (i) generally explains the Aggregation Program to all residential and small commercial retail customers in the unincorporated limits of the County, (ii) provides updates and disclosures mandated by Illinois law, including applicable rules and regulations, and (iii) implements a process to allow any Member the opportunity to opt out of the Aggregation Program according to the terms of the Power Supply Agreement. See Appendix A for further details.

4. **Customer Service**: Provider shall, (i) hire and maintain an adequate customer service staff, and (ii) develop and administer a written customer service process that will answer questions regarding the Aggregation Program in general, and accommodate Member inquiries and complaints about billing. This written process will include a description of (i) how telephone inquiries will be handled, either internally or externally, (ii) how invoices will be prepared, (iii) how Members may remit payment, and (iv) how collection of delinquent accounts will be addressed. The Provider and the County will enter into a separate customer service plan agreement or the terms shall be included in the Power Supply Agreement.

5. **Billing**: ComEd or Ameren, as applicable, will provide a monthly billing statement to each Member which shall include the charges of the Provider. The Provider will not charge any additional administrative fee.

6. **Compliance Process**: The Provider shall develop internal controls and processes to ensure that the County remains in good standing as a Governmental Aggregator and ensure that the County and the Program comply with the Act and all applicable laws, rules, and regulations as they may be amended from time to time. It will be the Provider’s responsibility to timely deliver reports at the request of the County that will include (i) the number of Members participating in the Program; (ii) a savings estimate or increase from the previous year's baseline; (iii) a comparison of the Members' charge for the supply of electricity from one designated period to another, as identified by the County; and, (iv) such other information reasonably requested by the County. The Provider shall also develop a process to monitor to the Act or any laws, rules or regulations applicable to the Aggregation Program, and shall promptly notify the County, in writing, of any changes or amendments to them.
7. Notification to ComEd or Ameren: The residential and small commercial retail customers of ComEd or Ameren in the unincorporated limits of the County that do not opt-out of the Aggregation Program will be enrolled automatically in the Aggregation Program by the Provider. Members of the Aggregation Group will not be asked to take affirmative steps to be included in the Aggregation Group. To the extent that ComEd or Ameren, as applicable, requires notification of participation; the Provider shall provide such notice to ComEd or Ameren. Further, the Provider will promptly inform ComEd or Ameren, through electronic means, of any new members that it enrolls in the Aggregation Group.

8. Plan Requirements: Pursuant to the Act, the Provider selected by the County and the County will agree to the following:
   a. All applicable residential customers will receive universal access to the Aggregation Program and will be treated equitably under the Aggregation Program;
   
   b. The County is not currently seeking any management or energy efficiency services beyond those identified and described in this Plan or the Power Supply Agreement. To the extent, however, that other management or energy efficiency services become available to the Aggregation Group during the term of the Power Supply Agreement, the customers will promptly receive a description of those services;
   
   c. The County and the Provider will meet any requirements established by law concerning aggregated services offered pursuant to the Act.

9. Solicitation of Bids: Pursuant to the requirements of the Act, the process of soliciting bids for electricity and related services and awarding Power Supply Agreements for the purchase of electricity and other related services by the County, shall be conducted in the following manner:
   a. The County may solicit bids for electricity and other related services.
   
   b. Notwithstanding Section 16-122 of the Illinois Public Utilities Act and Section 2HH of the Illinois Consumer Fraud and Deceptive Business Practices Act, an electric utility that provides residential and small commercial retail electric service in the County must, upon request of the County Board, submit, in an electronic format, the names and addresses of residential and small commercial retail electric customers in the unincorporated limits of the County that are reflected in the electrical utilities records at the time of the request and such other information required by the Act or any applicable rule or regulation of an authorized Illinois agency.
   
   c. The County, upon receiving customer information from an electric utility, shall be subject to the limitations on the disclosure of that information described in Section 16-122 of the Illinois Public Utilities Act and Section 2HH of the Illinois Consumer Fraud and Deceptive Practices Act. An electric utility providing
customer information pursuant to this Section and the Act shall not be held liable for any claims arising out of the providing that information.

B. **Power Supply Agreement**

The Corporate Authorities of the County and the Provider shall duly execute and enter into a Power Supply Agreement to serve the Aggregation Group.

C. **The County's Provider**

The County may require the Provider to satisfy each of the following requirements in the Power Supply Agreement:

1. Have sufficient sources of power to provide retail firm power to the Aggregation Group;
2. Maintain a license as a Federal Power Marketer with the Federal Energy Regulatory Commission;
3. Maintain any and all other licenses or certifications required by Illinois law, including a certification from the State of Illinois as a certified retail electric supplier;
4. Register as a retail electric supplier with ComEd or Ameren, as applicable;
5. Maintain a Service Agreement for Network Integration Transmission Service under Open Access Transmission Tariff;
6. Maintain a Service Agreement as required under all applicable rate tariffs of the State of Illinois;
7. Maintain the necessary corporate structure to sell retail firm power to the ComEd or Ameren residential and small commercial retail customers in the County;
8. Maintain an Electronic Data Interchange computer network that is fully functional at all times and capable of handling the ComEd or Ameren residential and small commercial retail electric customers in the County;
9. Maintain the marketing ability to reach all ComEd or Ameren residential and small commercial retail customers in the County to educate them on the terms of the Aggregation Program and the Act;
10. Maintain a call center capable of handling calls from Members of the Aggregation Group;
11. Maintain a local or toll-free telephone number for customer service and complaints related to the County's Aggregation Program;
12. Agree to hold the County financially harmless and fully indemnifying the County from any and all financial obligations arising from supplying power to the Aggregation Group;
13. Satisfy the credit requirements of the State of Illinois and the County;
14. Have the binding authority (to the satisfaction of legal counsel for the County) to execute the Power Supply Agreement with the County and be fully bound by all of its terms and conditions;
15. Affirm the Provider, it's parent companies, subsidiaries and affiliates are not barred from entering into this agreement as a result of a violation of either 720 ILCS 5/33E-3 or 5/33E-4 (bid rigging or bid rotating) or as a violation of 820 ILCS 130/1 et seq. (Illinois Prevailing Wage Act);
16. Assist the County in filing all reports required by the Act and any applicable law, rule
or regulation, as may be amended from time to time;
17. Assist the County in developing a Consumer Education Plan; and
18. Assist the County in developing a smart-meter program.

D. **Activation of Service**

After a notice is mailed to all residential and small commercial retail electric customers in the unincorporated limits of County providing an opportunity to opt-out of the Program within a specific period of time, all customers who do not opt-out will be automatically enrolled in the Program. Customer enrollment with the Provider will occur thereafter, without further action by the customer, on terms set forth in the Power Supply Agreement and according to the retail tariffs of Commonwealth Edison or Ameren, as applicable.

E. **Changes, Extension or Renewal of Service**

The Power Supply Agreement with the Provider will identify when service shall begin and end. If the Power Supply Agreement is extended or renewed, Members will be notified as to any change in rates or service conditions and other information required by law. The Power Supply Agreement shall describe the terms upon which a Member or non-member will be given an opportunity to opt into or out of the Program. Members and non-members will receive reasonable notice regarding these opportunities as required by the Act or any applicable law. Members must be permitted to opt-out upon receiving notice of a rate change. Members who opt-out will also be notified of their right to select an alternate retail electric supplier and of their ability to return to ComEd or Ameren provided supply service.

F. **Termination of Service**

In the event that any Power Supply Agreement is terminated for any reason prior to the end of the scheduled term, each Member of the Aggregation Group will receive prompt written notification the Program has been terminated at least sixty (60) days prior to termination of service under the Agreement. If the Agreement is not extended or renewed, Members will be notified in a manner determined by the County and any applicable law, prior to the end of any service. Members will also be notified of their right to select an alternate retail electric supplier and of their ability to return to ComEd or Ameren supply service upon termination of the Agreement.

G. **Opt-In Procedures**

ComEd or Ameren residential and small commercial retail customers will be automatically enrolled in the Aggregation Program after any opt-out period has expired, unless they timely call the Provider’s 800 number or return a form notifying the Provider that they do not want to participate in the Aggregation Program. If directed by the County, the Provider must provide special notice directly to categories of ComEd or Ameren customers and inform such customers of specific potential consequences of their change from existing service to the Program, including but not limited to (i) space heating customers, (ii) Real Time (Hourly) pricing customers, and (iii) customers using an electrical supplier other than ComEd, Ameren,
or the Provider. ComEd or Ameren residential and small commercial retail customers in the unincorporated limits of the County may request to join the Aggregation Group after the expiration of any enrollment period by contacting the Provider, who shall accept them into the Aggregation Program, subject to written policies mutually agreed upon between the County and the Provider in the Power Supply Agreement. The agreed upon policy shall be consistent with ComEd or Ameren's supplier enrollment requirements. Members of the Aggregation Group who move from one location to another within the unincorporated limits of the County shall continue as a Member of the Aggregation Group.

H. **Opt-out Disclosure Procedures**

ComEd or Ameren residential and small commercial retail customers in the County may opt-out of the Aggregation Program at any time during the opt-out period. The Provider may or may not charge an early termination fee. Members of the Aggregation Group will be allowed to switch to a different electric supplier after the expiration of the opt-out period on the terms set forth in the Power Supply Agreement, but Members shall be allowed to opt-out at least every three years. Requirements for notification of intent to opt-out of the Aggregation Group shall be set forth in the Power Supply Agreement. Consumers who opt-out of the Aggregation Group will not be switched from their current supplier or their ComEd or Ameren Standard Service Offer, until the consumer selects an alternate generation supplier. As required by the Act, it shall be the duty of the County or the Provider, if so provided in the Power Supply Agreement, to fully inform residential and small commercial retail customers in the County, in a timely manner, that they have the right to opt-out of the Aggregation Program. Such disclosure shall prominently state the charges the customer may incur in choosing to opt-out of the Program, if any, and shall fully disclose the customer’s option to obtain services through traditional means under Section 16-103 of the Public Utilities Act, including, the cost to obtaining these services, the method of accessing these services, and the fact that these services are available to them without penalty, as long as they are currently receiving services under that section. As further required by the Act, the IPA shall furnish, without charge, to any resident of the County, a list of all supply options available to them in a format that allows comparison of prices and products.

I. **Bid Process**

The County may elect to hold an individual bid or participate in a group bid. If the County elects to participate in a group bid, the County will use a Registered Agent, Broker, Consultant ("A/B/C") to assist with the group bid. The County will not delegate any signing authority to the A/B/C or any other entity, but will make its own decision to accept or reject their individual bid resulting from the group bid. Suppliers will present individual bids to each community participating in the bid group. The A/B/C will create an advisory group, representing and consisting of those communities participating in the bid, to determine the bid winner(s) on the day of the bid. The A/B/C will then recommend that each county, city or village accept the bid winner’s individual bid for that county, city, or village. The County will then decide to accept or reject their individual bid. Whether or not each community participating in the bid accepts or rejects their individual bid will have no impact upon the individual bids of the other communities.

V. **MISCELLANEOUS GOVERNANCE GUIDELINES**
C. The County will require any Provider to disclose any subcontractors that it uses in fulfillment of the services described above in the Power Supply Agreement and require all subcontractors be bound by the terms of the Power Supply Agreement.

D. The County will require the Provider to maintain either a toll-free telephone number, or a telephone number that is local to the Members for purposes of customer service, complaints and general information relating to the Aggregation Program.

VI. LIABILITY

THE COUNTY SHALL NOT BE LIABLE TO RESIDENTIAL AND SMALL COMMERCIAL ELECTRIC RETAIL CUSTOMERS IN THE UNINCORPORATED LIMITS OF THE COUNTY FOR ANY CLAIMS, HOWEVER STYLED, ARISING OUT OF THE AGGREGATION PROGRAM OR THE AGGREGATION SERVICES PROVIDED BY THE COUNTY OR THE PROVIDER. RESIDENTIAL AND SMALL COMMERCIAL ELECTRIC RETAIL CUSTOMERS IN THE UNINCORPORATED LIMITS OF THE COUNTY SHALL ASSERT ANY SUCH CLAIMS SOLELY AGAINST THE PROVIDER PURSUANT TO THE POWER SUPPLY AGREEMENT, UNDER WHICH SUCH RESIDENTIAL AND SMALL COMMERCIAL ELECTRIC RETAIL CUSTOMERS IN THE UNINCORPORATED LIMITS OF THE COUNTY ARE EXPRESS THIRD-PARTY BENEFICIARIES.

VII. INFORMATION AND COMPLAINT NUMBERS

Copies of this Plan shall be available from the County, free of charge. Members and residential and small commercial retail customers of ComEd or Ameren may call Progressive Energy Group office at 630-882-6100 for a copy of the Plan or for more information.
Appendix A -- Education Process

The Provider shall develop the educational program in conjunction with the County. Its purpose will be to (1) explain the Aggregation Program to its members, (2) provide updates and disclosures as mandated by State law and the rules and regulations of any applicable Illinois agency, and (3) provide the opportunity for the Members to opt-out of the Aggregation Program. The following are components of the education program:

1. Each residential and small commercial retail customer of ComEd or Ameren, within the unincorporated limits of the County will receive notification by U.S. Mail stating: (1) the meaning Aggregation Program, (2) the procedure which must be followed to opt-out of the Aggregation Program, (3) the estimated price of electricity for a Member of the Aggregation Program, and (4) the deadline for returning the Opt-out form.

2. The Provider shall cooperate with the County to provide opportunities for educating residential and small commercial retail ComEd or Ameren customers in the unincorporated limits of the County about the Program and their rights under the applicable law, rules and regulations. In addition, the Provider and County will cooperate to provide education about opportunities for energy efficiency measures to help Members reduce energy consumption.

3. The Provider will provide updates and disclosures to the County and Members as mandated by applicable State law, rules, and regulations, as amended from time to time.
CASAC kendall county
Executive overview

Facts

- In its 16 year history, CASA Kendall County has served hundreds of abused and neglected children in our juvenile court system.

- In 2013, CASA’s volunteer child advocates donated more than 4,000 hours of representation. (see page 10)

- In 2013, without CASA, the cost to the County to purchase the equivalent representation from attorneys would have been approximately $600,000.00. (See page 10)

- Each year is a financial challenge and the program always seems at risk. However, the committed determination of the volunteers and a short list of generous donors has kept CASA in existence thus far.

- Due to inadequate funding, CASA Kendall County does not meet minimum staffing requirements according to the Standard for Local CASA/GAL Programs, 2012 Edition. (See page 4)

- To insure the long term success of the program and reduce the risk that the County would have to pay professional attorneys to represent these children, a long term funding solution is necessary.

Opportunity

- In August, 2013, Governor Quinn signed HB 2690 which specifies the means for a long term funding solution. (See page 6)

- Each County in which a CASA program operates may now adopt a court-imposed fee of between $10 and $30 to be paid by the defendant found guilty of a felony; of a Class A, Class B, or Class C misdemeanor; and a number of other offenses. (See page 6)

Proposal

- CASA Kendall County is asking the County Board to resolve to enact the County Fee Bill, imposing a mid-range $20 fee as allowed for in HB 2690.

- This bill will not only aid in the sustainability of CASA Kendall County, but allow CASA to broaden the scope of our services to include community outreach and awareness regarding juvenile abuse and neglect.

- Passage of the County Fee Bill, as presented, will provide CASA Kendall County with a future financial base and lessen the ongoing concern that it could not be able to serve every abused and neglected child in our juvenile court system.
PRESENTATION OF THE COUNTY FEE BILL

FINANCE COMMITTEE OF THE KENDALL COUNTY BOARD

APRIL 10, 2014

2:30 PM
# TABLE OF CONTENTS

<table>
<thead>
<tr>
<th>SECTION</th>
<th>PAGE</th>
</tr>
</thead>
<tbody>
<tr>
<td>I. WHAT IS CASA KENDALL COUNTY?</td>
<td>3</td>
</tr>
<tr>
<td>II. FUNDING NEEDS AND REQUEST</td>
<td>4</td>
</tr>
<tr>
<td>III. OVERVIEW OF ILLINOIS HB 2609</td>
<td>6</td>
</tr>
<tr>
<td>IV. CASA PROGRAMS THROUGHOUT ILLINOIS</td>
<td>7</td>
</tr>
<tr>
<td>V. FINANCIAL DATA</td>
<td>9</td>
</tr>
<tr>
<td>VI. PROPOSED RESOLUTION</td>
<td>11</td>
</tr>
<tr>
<td>VII. BOARD OF DIRECTORS</td>
<td>12</td>
</tr>
<tr>
<td>APPENDIX</td>
<td></td>
</tr>
</tbody>
</table>
CASA KENDALL COUNTY
WHAT IS CASA KENDALL COUNTY?

CASA is an acronym for Court Appointed Special Advocate. CASA Kendall County is an Illinois not for profit organization and a qualified 501(c)(3) charity. CASA Kendall County was founded in 1998 and has been blessed and honored to serve Kendall County for the last 16 years. CASA Kendall County is a charter of Illinois CASA. For more information regarding CASA Kendall County, please visit our website at www.casakendallcounty.org.

Our Mission and Vision

CASA Kendall County’s mission is simple: for our volunteer advocates to provide children in abuse and neglect court proceedings with an attentive and consistent voice. Our vision is to advocate that every abused and neglected child is placed in a safe, permanent and nurturing home.

Our Service to Kendall County

CASA Kendall County recruits, trains and supports our volunteer advocates. In turn, our volunteer advocates are able to effectively and persuasively advocate for the best interests of the children in Kendall County’s juvenile court system. We work alongside the children’s physicians, social workers, therapists, family members, teachers and other support staff. The volunteer advocates submit detailed reports to the Juvenile Court Judge, which outline the advocates’ recommendation regarding the course of rehabilitation and placement of the child.

2013 - Year in Review

In 2013, CASA Kendall County proudly served a total of 66 children in the juvenile court system. Our Advocates spent over 4,000 hours visiting children, writing reports and appearing in court. These hours were spent to ensure that Kendall County’s most vulnerable children had a voice in court.
Funding Needs

In 2013, CASA Kendall County’s annual budget was $60,000. Of that amount, approximately $50,000 went to payroll (2 part-time staff) and the remaining $10,000 went to non-payroll expenses such as utilities, fundraising, supplies and training manuals.

At present, CASA Kendall County does not meet the staffing requirements for local programs that serve over 45 children and support over 30 volunteer advocates. According to the Standards for Local CASA/GAL Programs, 2012 Edition, there shall be one full-time Advocate Supervisor for every 45 cases or 30 advocates. Moreover, Illinois CASA strongly recommends that each local program have a full-time Executive Director. Currently, CASA Kendall County employs a part-time Executive Director (Christine Goerlich Weber) and an Advocate Supervisor (Jennifer Gilbert).

CASA Kendall County is seeking the County Fee Bill to derive additional funding to bring our organization in compliance with Illinois CASA’s staffing requirements. While CASA Kendall County is not the largest CASA program in Illinois, it serves a proportionately large number of children. If the County Fee Bill is passed, CASA Kendall County plans to use the additional funding as set forth below:

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
<tr>
<td>Converting part-time positions to full-time</td>
<td>$25,000</td>
</tr>
<tr>
<td>Advocate Training and Advocate Expense</td>
<td>6,500</td>
</tr>
<tr>
<td>Community Outreach and Prevention</td>
<td>2,500</td>
</tr>
<tr>
<td>Staff Training/continuing education credit</td>
<td>2,500</td>
</tr>
<tr>
<td><strong>Total:</strong></td>
<td><strong>$36,500</strong></td>
</tr>
</tbody>
</table>

The additional funding will bring CASA Kendall County within the staffing requirements of Illinois CASA and will allow us to increase training to our volunteer advocates and increase community awareness regarding abuse and neglect.

---

1 These are recurring, annual operating expenses.
Funding Request

Over the last 16 years, CASA Kendall County has struggled financially to fulfill its mission, despite its continued efforts at fundraising, which consists of individual and corporate donations and community grants.

Passage of the County Fee Bill, as presented, will provide CASA Kendall County with a future financial base and lessen the ongoing concern that we would not be able to serve every abused and neglected child in our juvenile court system. Accordingly, we are requesting that the Kendall County Board pass the proposed resolution which requires a fee of $20.00\(^2\) to be assessed on and paid by the defendants in the Kendall County Circuit Court system.

The additional funding would not only aid in the sustainability of CASA Kendall County, but would allow us to broaden the scope of our services to include community outreach and awareness regarding juvenile abuse and neglect. We do not envision the passage of the proposed resolution as our sole source of funding and we will endeavor to continue to solicit individual and corporate donations and apply for community grants.

\(^2\) Pursuant to HB 2690, local CASA organizations can receive a maximum of $30.00 per defendant and a minimum of $10.00.
CASA KENDALL COUNTY
OVERVIEW OF H.B. 2690
“COUNTY FEE BILL”

What started as a grass roots effort by a local CASA chapter has turned into an Illinois state law. Illinois State Representative Larry Walsh, Jr., 86th District, and Illinois State Senator Pat McGuire, of the 43rd District, sponsored HB 2690 at its inception. Sen. McGuire stated that “[t]his law creates a situation in which the guilty can protect the innocent.”

Sen. McGuire further stated that the reason for the passage of this bill is that “[t]he fines collected from those who do wrong will create a revenue stream so that CASA organizations can continue to remove abused and neglected children from dangerous and harmful environments.”

On August 13, 2013, Governor Quinn signed HB 2690 into public law (as P.A. 98-0331). HB 2690 amended 55 ILCS 5/5-1101, entitled “Additional fees to finance court system”, to include subsection (f-10). Subsection (f-10) specifically states:

(f-10) In each county in which the Court Appointed Special Advocates provide services, the county board may, in addition to any fine imposed under Section 5-9-1 of the Unified Code of Corrections, adopt a mandatory fee of between $10 and $30 to be paid by the defendant on a judgment of guilty or a grant of supervision for a felony; for a Class A, Class B, or Class C misdemeanor; for a petty offense; for a business offense; where a court appearance is required. Assessments shall be collected by the clerk of the circuit court and must be deposited into an account specifically for the operations of the Court Appointed Special Advocates. The clerk of the circuit court shall collect the fees as provided in this subsection and must remit the fees to the Court Appointed Special Advocates Fund that the county board shall create for the receipt of funds collected under this subsection, and from which the county board shall make grants to support the activities and services of the Court Appointed Special Advocates within that county. The term “Court Appointed Special Advocates” is copyrighted and is used with permission of the holder of the copyright. 55 ILCS 5/5-1101(f-10) (2013)

On page 11, is a proposed Resolution which establishes a Court Appointed Special Advocates Fund to collect and remit funds to CASA Kendall County as fees are received.

---

4 See footnote 1.
Currently, there are 36 CASA programs in Illinois. Below is a County map of Illinois with the CASA programs designated in blue. On a national scale, there are over 900 CASA programs in existence.
Illinois is 1 of 7 states that does not directly support and fund its local CASA programs. Below is a graph that lists the various CASA programs in Illinois and the support they receive. As of March 2014, 9 counties have passed legislation incorporating the provisions of HB 2690 also known as the “County Fee Bill”.

1. 14 counties contribute $25,000 to $72,000 directly to their local CASA.
2. 9 counties have passed the County Fee Bill, and project annual funding of $7,000 to $70,000.
3. 11 counties are currently considering the adoption of the County Fee Bill.
4. 7 counties provide significant cash contributions to their local CASA.
5. 2 counties did not contribute to their local CASA.

Although CASA Kendall County receives no direct financial support from Kendall County, CASA Kendall County is provided with a rent and utility free office space at the Kendall County Health and Human Services Building.
# Kendall County CASA Financial Data

<table>
<thead>
<tr>
<th>Annual Expenses to support CASA program in Kendall County</th>
<th>2013</th>
<th>2012</th>
<th>2011</th>
<th>2010</th>
</tr>
</thead>
<tbody>
<tr>
<td>2 Part-time Paid Staff Salary Expense</td>
<td>$ 49,844</td>
<td>$ 48,442</td>
<td>$ 52,616</td>
<td>$ 21,670</td>
</tr>
<tr>
<td>(Executive Director 30 hrs/wk and Advocate Supervisor 20 hrs/wk):</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Other non-payroll expenses requiring cash outlay to perform Advocate role for Kendall County</td>
<td>$ 10,388</td>
<td>$ 8,569</td>
<td>$ 7,713</td>
<td>$ 10,629</td>
</tr>
<tr>
<td>Total Expenses for CASA Advocacy Services</td>
<td>$ 60,232</td>
<td>$ 57,011</td>
<td>$ 60,329</td>
<td>$ 32,299</td>
</tr>
<tr>
<td>1) Provision for standardizing advocate supervisor to 30 hrs weekly per CASA bylaws; part-time administrative assistant; ensuring pay levels are competitive to reduce turnover</td>
<td>$ 25,000</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>2) Training and travel expense for 40 advocates</td>
<td>$ 6,500</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>3) Annual community outreach/prevention</td>
<td>$ 2,500</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4) Annual staff training to region CASA sponsored events</td>
<td>$ 2,500</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td><strong>Total yearly budget needed</strong></td>
<td>$ 96,732</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Current Expense per day</td>
<td>$ 165</td>
<td>$ 156</td>
<td>$ 165</td>
<td>$ 88</td>
</tr>
<tr>
<td>Needed Expense per day</td>
<td>$ 265</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Cash balance at year-end</td>
<td>$ 4,927</td>
<td>$ 25,807</td>
<td>$ 12,421</td>
<td>$ 25,550</td>
</tr>
<tr>
<td>Net Fixed Assets</td>
<td>-</td>
<td>$ -</td>
<td>$ -</td>
<td>$ 384</td>
</tr>
</tbody>
</table>
RESOLUTION AUTHORIZING THE ESTABLISHMENT
OF A COURT APPOINTED SPECIAL ADVOCATES FUND

WHEREAS, Kendall County is a unit of local government exercising power under the Illinois Counties Code (55 ILCS 5/1-100, et seq.); and

WHEREAS, Kendall County, a local government entity established within the great State of Illinois, depends on the state for authority and financial assistance to carry out its responsibilities to effectively meet the needs of its residents; and

WHEREAS, the duly elected Kendall County Board believes it is their obligation to respond to legislation introduced that can adversely or positively impact the residents of their County; and

WHEREAS, the Illinois General Assembly introduced legislation amending the Illinois Counties Code 55 ILCS 5/5-1101, and Governor Quinn has signed the following amended language into law effective August 13, 2013:

In each county in which the Court Appointed Special Advocates provide services, the county board may, in addition to any fine imposed under Section 5-9-1 of the Unified Code of Corrections, adopt a mandatory fee of between $10 and $30 to be paid by the defendant on a judgment of guilty or a grant of supervision for a felony; for a Class A, Class B, or Class C misdemeanor; for a petty offense; for a business offense; where a court appearance is required. Assessments shall be collected by the clerk of the circuit court and must be deposited into an account specifically for the operations of the Court Appointed Special Advocates. The clerk of the circuit court shall collect the fees as provided in this subsection and must remit the fees to the Court Appointed Special Advocates Fund that the county board shall create for the receipt of funds collected under this subsection, and from which the county board shall make grants to support the activities and services of the Court Appointed Special Advocates within that county. The term “Court Appointed Special Advocates” is copyrighted and is used with permission of the holder of the copyright.

NOW, THEREFORE, BE IT RESOLVED, by the Kendall County Board that effective ____, 2014, a fee of $20 will be assessed on and paid by the defendants as set forth in the afore cited language of 55 ILCS 5/5-1101; and

BE IT FURTHER RESOLVED, that a separate, special revenue fund will be established by Kendall County for the purpose of fiscal management of the deposit and disbursement of collected fees; and

BE IT FURTHER RESOLVED, that the disbursement of said funds will occur no less than quarterly and no more than monthly.
CASA KENDALL COUNTY
BOARD OF DIRECTORS

Board President
Andrew R. Smith, Attorney
CDH Law Group, LLC
2000 W. Galena Blvd., Ste. 210
Aurora, IL  60506

Vice-President
Nathan Ewing, Attorney
Nathan Ewing Law Offices
11000 E. Route 34, Ste. 1
Plano, IL  60545

Treasurer
Brenda Van Wyhe, CFO
Rush-Copley Medical Center
301 Prairievlew Drive
Oswego, IL  60543

Secretary
Karen Wiley, Retired
1584 Holiday Drive
Sandwich, IL  60548

Director
Arthur Sheridan
Arthur Sheridan and Associates
1510 W. Downer Place
Aurora, IL  60506

Director
Dawn Carver, Branch Manager
Bridgeview Bank
2121 Murfield Drive
Yorkville, IL  60560

Director
Lisa A. Coffey, Attorney
Law Office of Lisa Coffey, P.C.
5 West Merchants Drive
Oswego, IL  60543

Director
Donna Lindstrom, Flight Attendant
65 Winthrop New Road
Sugar Grove, IL  60554

Director
Nicole Sartori, Attorney
The Satori Law Office
801 N. Bridge St., Ste. C
Yorkville, IL  60560
A. 2013 Independent Auditor's Report for CASA Kendall County
B. Savings and Outcomes of the CASA Program (Illinois statewide)
C. National CASA Brochure
**COUNTY BOARD COMPENSATION 2008-2013**

<table>
<thead>
<tr>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
<th></th>
</tr>
</thead>
<tbody>
<tr>
<td>Board Salaries</td>
<td>21,600</td>
<td>21,600</td>
<td>21,600</td>
<td>21,600</td>
<td>21,600</td>
<td>21,600</td>
</tr>
<tr>
<td>Board Chair Salary</td>
<td>13,200</td>
<td>13,200</td>
<td>13,200</td>
<td>13,200</td>
<td>13,200</td>
<td>13,200</td>
</tr>
<tr>
<td>Per Diems</td>
<td>74,800</td>
<td>86,105</td>
<td>106,335</td>
<td>99,310</td>
<td>96,815</td>
<td>75,225</td>
</tr>
<tr>
<td>Mileage</td>
<td>6,805</td>
<td>10,746</td>
<td>10,985</td>
<td>11,201</td>
<td>14,431</td>
<td>9,805</td>
</tr>
<tr>
<td><strong>Subtotal</strong></td>
<td>116,405</td>
<td>131,651</td>
<td>152,120</td>
<td>145,311</td>
<td>146,046</td>
<td>119,830</td>
</tr>
</tbody>
</table>

| Health & Dental Plan | 51,469 | 61,376 | 61,086 | 40,540 | 35,917 | 34,637 |

**TOTAL**  167,874  193,027  213,206  185,851  181,963  154,467

**COUNTY BOARD MEMBER COMPENSATION 2013**

<table>
<thead>
<tr>
<th>Board Member</th>
<th>Salary</th>
<th>Per diem</th>
<th>Mileage</th>
<th>Health &amp; Dental</th>
<th><strong>TOTAL</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td>Shaw</td>
<td>13,200</td>
<td>0</td>
<td>0</td>
<td>0</td>
<td>13,200</td>
</tr>
<tr>
<td>Cesich</td>
<td>2,400</td>
<td>9,690</td>
<td>78</td>
<td>0</td>
<td>12,168</td>
</tr>
<tr>
<td>Cullick</td>
<td>2,400</td>
<td>9,095</td>
<td>1,384</td>
<td>0</td>
<td>12,879</td>
</tr>
<tr>
<td>Flowers</td>
<td>2,400</td>
<td>3,910</td>
<td>0</td>
<td>7,976</td>
<td>14,286</td>
</tr>
<tr>
<td>Gilmour</td>
<td>2,400</td>
<td>11,985</td>
<td>0</td>
<td>10,917</td>
<td>25,302</td>
</tr>
<tr>
<td>Gryder</td>
<td>2,400</td>
<td>4,250</td>
<td>0</td>
<td>0</td>
<td>6,650</td>
</tr>
<tr>
<td>Koukol</td>
<td>2,400</td>
<td>9,520</td>
<td>1,399</td>
<td>8,029</td>
<td>21,348</td>
</tr>
<tr>
<td>Prochaska</td>
<td>2,400</td>
<td>8,925</td>
<td>1,275</td>
<td>9,661</td>
<td>22,261</td>
</tr>
<tr>
<td>Purcell</td>
<td>2,400</td>
<td>9,520</td>
<td>961</td>
<td>0</td>
<td>12,881</td>
</tr>
<tr>
<td>Wehrli</td>
<td>2,400</td>
<td>7,905</td>
<td>1,709</td>
<td>14,886</td>
<td>26,900</td>
</tr>
<tr>
<td><strong>TOTAL</strong></td>
<td>34,800</td>
<td>74,800</td>
<td>6,805</td>
<td>51,469</td>
<td>167,875</td>
</tr>
</tbody>
</table>
### County Health and Dental Plans - 2014

<table>
<thead>
<tr>
<th>Jan 2014 - Dec 2014</th>
<th><strong>Total Premium Cost 2014</strong></th>
<th><strong>Employee Premium 2014</strong></th>
<th><strong>Employer Cost 2014</strong></th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>Medical Rates HMO BA</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Single</td>
<td>$7,855.68</td>
<td>$785.46</td>
<td>$7,070.22</td>
</tr>
<tr>
<td>Family</td>
<td>$19,638.48</td>
<td>$6,284.20</td>
<td>$13,354.28</td>
</tr>
<tr>
<td><strong>Medical Rates PPO</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Single</td>
<td>$10,327.32</td>
<td>$1,032.72</td>
<td>$9,294.60</td>
</tr>
<tr>
<td>Family</td>
<td>$24,735.96</td>
<td>$7,720.70</td>
<td>$17,015.26</td>
</tr>
<tr>
<td><strong>Medical Rates PPO HSA</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Single</td>
<td>$6,831.00</td>
<td>$683.02</td>
<td>$6,147.98 + $1500</td>
</tr>
<tr>
<td>Family</td>
<td>$16,223.76</td>
<td>$5,038.02</td>
<td>$11,185.74 + $3000</td>
</tr>
<tr>
<td><strong>Dental Rates</strong></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Single</td>
<td>$408.96</td>
<td>$0.00</td>
<td>$408.96</td>
</tr>
<tr>
<td>Family</td>
<td>$1,095.36</td>
<td>$343.20</td>
<td>$752.16</td>
</tr>
</tbody>
</table>
## APPOINTMENT REQUIREMENTS

<table>
<thead>
<tr>
<th>BOARD/COMMITTEE</th>
<th>Statutory Requirement</th>
<th>By-Laws or Ordinance Requirement</th>
<th>Preference of Organization</th>
<th>Discretion of KC Board</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>708 Mental Health Board</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>Required under 405 ILCS 20/3a</td>
</tr>
<tr>
<td>Aurora Visitors Bureau</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>KC does not sit on this Board. If KC did, it would have to be an At-Large member appointed by Aurora Area CVB Chair</td>
</tr>
<tr>
<td>CMAP MPO Policy Committee</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>CMAP strongly prefers the county rep to be either the Chair or Board member but it is not required</td>
</tr>
<tr>
<td>CMAP Transportation Committee</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>Per CMAP, typical county representatives are county engineers</td>
</tr>
<tr>
<td>Farmland Protection</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>County Ordinance 05-48</td>
</tr>
<tr>
<td>Health Department Liaison</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>55 ILCS 5/5-25012 requires one Board of Health member to be a CB member</td>
</tr>
<tr>
<td>Housing Authority</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>The IL Housing Authorities Act does not specify a commissioner must be a CB member. Only states a CB member is eligible.</td>
</tr>
<tr>
<td>ICRMT</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>No by-laws exist, some counties use staff as representatives</td>
</tr>
<tr>
<td>Historic Preservation</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>County Board member may be assigned but is not required</td>
</tr>
<tr>
<td>KenCom</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>Kencom Agreement IGA 11-06</td>
</tr>
<tr>
<td>Mayors/Managers</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>Mayors/Village Presidents/CB Chair and Administrators/Managers typically attend</td>
</tr>
<tr>
<td>Metro Counties</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>CB Chair is the only voting member but may send a Legislative Cmt Chair or County Administrator as a proxy vote</td>
</tr>
<tr>
<td>NWPA Executive Board</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>By-laws state that County Board chairman is only voting member</td>
</tr>
<tr>
<td>Oswego Senior Center</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>Senior Center prefers that County representative is a County Board member</td>
</tr>
<tr>
<td>BOARD/COMMITTEE</td>
<td>Statutory Requirement</td>
<td>By-Laws or Ordinance Requirement</td>
<td>Preference of Organization</td>
<td>Discretion of KC Board</td>
<td>Notes</td>
</tr>
<tr>
<td>---------------------------------</td>
<td>-----------------------</td>
<td>----------------------------------</td>
<td>-----------------------------</td>
<td>------------------------</td>
<td>----------------------------------------------------------------------</td>
</tr>
<tr>
<td>Oswego Visitors Bureau</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>No official membership or appointment to Tourism Bureau (Governed by Village Board)</td>
</tr>
<tr>
<td>PBZ Ad Hoc</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>No ordinance or by-law address committee</td>
</tr>
<tr>
<td>Resource Conservation &amp; Development</td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Group has disbanded</td>
</tr>
<tr>
<td>River Valley WIB</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>CB member not required but preferred by WIB to have one CB member who is involved in business</td>
</tr>
<tr>
<td>Soil &amp; Water Conservation District</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>No official by-laws but SWCD Board prefers &quot;liaison&quot; to be a KC Board member</td>
</tr>
<tr>
<td>UCCI</td>
<td></td>
<td></td>
<td></td>
<td>X</td>
<td>No by-laws exist, some counties use staff as representatives</td>
</tr>
<tr>
<td>UIRVDA</td>
<td></td>
<td></td>
<td>X</td>
<td></td>
<td>Statute established UIRVDA but no requirement that a county rep must be a board member</td>
</tr>
<tr>
<td>VAC Liaison</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>VAC prefers county representative to be CB member</td>
</tr>
<tr>
<td>ZPAC</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>The KC Zoning Ordinance stipulates the PBZ Chair or, designee, from the PBZ Committee shall serve on ZPAC.</td>
</tr>
<tr>
<td>Juvenile Justice Council</td>
<td></td>
<td>X</td>
<td></td>
<td></td>
<td>Article V, Section 8 of By-laws require County Board Chairman, or his/her designee, to sit on the council</td>
</tr>
</tbody>
</table>
County of Kendall Board Member Salary Voucher
Yorkville, Illinois

Pay To: ______________________________________________ Employee No. ________________

Date: ________________________________ Monthly Board Salary $200.00 ________________ 0102-032-6101

**This payment voucher is to be submitted monthly within 30 days of the last day of the month you are requesting payment.**

County Board, Committee of the Whole, Standing Board Committees and Special Appointments: (Check all that you are requesting to be paid.)

<table>
<thead>
<tr>
<th>Meeting Name</th>
<th>Date</th>
<th>Meeting Name</th>
<th>Date</th>
</tr>
</thead>
<tbody>
<tr>
<td>County Board/Forest Preserve</td>
<td></td>
<td>COW</td>
<td></td>
</tr>
<tr>
<td>County Board/Forest Preserve</td>
<td></td>
<td>Animal Control</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Economic Development</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Facilities Management</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Finance</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>2nd Finance</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Health &amp; Environment</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Highway</td>
<td></td>
</tr>
<tr>
<td></td>
<td><strong>$85.00</strong></td>
<td><strong>$35.00</strong></td>
<td></td>
</tr>
</tbody>
</table>

TOTAL # of County Per Diems ___________ X $85.00 = ___________ #VALUE! ________________ 0102-032-6115

TOTAL # of Forest Pres. Per Diems ___________ X $35.00 = ___________ #VALUE! ________________ 2702-000-6115

TOTAL PAY: #VALUE!

By signing my name below, I hereby affirm that the information provided herein is true and complete to the best of my knowledge and that I have not already been paid for these claims.

__________________________________________ Signature ___________________________

__________________________________________ Date ___________________________
County Board, Board Committee & Special Appointment Attendance Record

1) MEETING NAME
(Meetings of County Board, Standing and Special Board Committees of the County Board)

Date & Time of Meeting: _____/_____/______  ____:____ a.m./p.m.
Date Start Time

Members in attendance:
[Meeting chair responsible to complete attendance record, designate members assigned as alternates to fulfill quorum, and submit form to Treasurer’s Office or Treasurer’s Office interoffice mailbox within two business days after the meeting]

John A. Shaw ___________________________ Scott Gryder ___________________________
Signature Signature

Amy Cesich ___________________________ Dan Koukol ___________________________
Signature Signature

Lynn Cullick ___________________________ Matthew Prochaska ___________________________
Signature Signature

Elizabeth Flowers ___________________________ John Purcell ___________________________
Signature Signature

Judy Gilmour ___________________________ Jeff Wehrli ___________________________
Signature Signature

As meeting chair, I affirm and attest the above information is accurate.

_________________________ ________________________
Signature of Meeting Chair Date

2) SPECIAL APPOINTMENT
(Liaison, Appointment to other Organizations, Special and Ad-Hoc Committees)

Date & Time of Special Appointment Meeting: _____/_____/______  ____:____ a.m./p.m.
Date Start Time

Name of Board Member Appointed & in Attendance:
[Appointed by County Board Chair with advice and consent of County Board- Per County Board Rules of Order - “Special Committee Assignments” Section XII (13). Assigned Board member is responsible to complete attendance record and submit form to Treasurer’s Office or Treasurer’s Office interoffice mailbox within two business days after the meeting.]

Provide Name, Title and Organization of other meeting participant(s):
[Other participant(s) shall not include other County Board members, County elected officials or County staff]

As Special Appointment, I affirm and attest the above information is accurate.

Assigned Board Member ___________________________ ________________________
Signature Date
**MILEAGE LOG**

**KENDALL COUNTY BOARD**

**Name:**

**Department:** County Board

**Vendor #:**

**Line item #:** 0102-032-6205

<table>
<thead>
<tr>
<th>DATE</th>
<th>REASON FOR TRAVEL</th>
<th>PLACE OF DEPARTURE</th>
<th>DESTINATION</th>
<th>TOTAL MILES</th>
</tr>
</thead>
<tbody>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

**TOTAL NUMBER OF MILES**

X .56 =

_By signing my name below, I hereby affirm that the information provided herein is true and complete to the best of my knowledge and that I have not already been paid for these claims._

**BOARD MEMBER SIGNATURE:**

**DATE:**
<table>
<thead>
<tr>
<th>County</th>
<th>County Population</th>
<th>2014 General Fund Budget</th>
<th>2014 Budgeted Board Compensation (salaries, per diems, health ins)</th>
<th>Number of County Board Members</th>
<th>County Board is Forest Preserve Board (Y or N)</th>
</tr>
</thead>
<tbody>
<tr>
<td>Grundy</td>
<td>50,063</td>
<td>$14,647,405</td>
<td>$262,780</td>
<td>18</td>
<td>No Forest Preserve District</td>
</tr>
<tr>
<td>DeKalb</td>
<td>105,160</td>
<td>$27,848,100</td>
<td>$95,000</td>
<td>24</td>
<td>Y</td>
</tr>
<tr>
<td>Macon</td>
<td>110,768</td>
<td>$23,783,654</td>
<td>$46,786</td>
<td>21</td>
<td>N</td>
</tr>
<tr>
<td>Kankakee</td>
<td>113,449</td>
<td>$33,200,686</td>
<td>$86,876</td>
<td>28</td>
<td>N</td>
</tr>
<tr>
<td>LaSalle</td>
<td>113,924</td>
<td>$28,990,000</td>
<td>$253,104</td>
<td>29</td>
<td>No Forest Preserve District</td>
</tr>
<tr>
<td>Kendall</td>
<td>114,736</td>
<td>$26,518,158</td>
<td>$162,530</td>
<td>29</td>
<td>Y</td>
</tr>
<tr>
<td>Tazewell</td>
<td>135,394</td>
<td>$27,419,850</td>
<td>$120,716</td>
<td>22</td>
<td>No Forest Preserve District</td>
</tr>
<tr>
<td>Rock Island</td>
<td>147,546</td>
<td>$26,188,870</td>
<td>$445,955</td>
<td>25</td>
<td>Y</td>
</tr>
<tr>
<td>McLean</td>
<td>169,572</td>
<td>$33,081,144</td>
<td>$131,342</td>
<td>20</td>
<td>No Forest Preserve District</td>
</tr>
<tr>
<td>Peoria</td>
<td>186,494</td>
<td>$44,488,825</td>
<td>$187,315</td>
<td>18</td>
<td>No Forest Preserve District</td>
</tr>
<tr>
<td>Kane</td>
<td>515,269</td>
<td>$80,493,691</td>
<td>$1,131,750</td>
<td>25</td>
<td>Y</td>
</tr>
<tr>
<td>Will</td>
<td>677,560</td>
<td>$186,065,629</td>
<td>$957,710</td>
<td>26</td>
<td>Y</td>
</tr>
<tr>
<td>DuPage</td>
<td>916,924</td>
<td>$173,585,796</td>
<td>$1,908,528</td>
<td>19</td>
<td>N</td>
</tr>
<tr>
<td>Forestry Board Numbers</td>
<td>FP Board Compensation Separate from County Budget (Y or N)</td>
<td>Total Budgeted for FY14 FP Salaries (FY12 Actuals)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>------------------------</td>
<td>----------------------------------------------------------</td>
<td>---------------------------------------------------</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>/A</td>
<td>N/A</td>
<td>N/A</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>4</td>
<td>N*</td>
<td>$6,000 ($6,770) [*from Co. Budget]</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Separate Organization</td>
<td>$0*</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Separate Organization</td>
<td>$3,500 ($3,500)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>/A</td>
<td>N/A</td>
<td>N/A</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>0</td>
<td>Y</td>
<td>$3,500</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>/A</td>
<td>N/A</td>
<td>N/A</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>N*</td>
<td>$6,000- FP President [*from Co. Budget]</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>/A</td>
<td>N/A</td>
<td>N/A</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Y (From FPD Budget)</td>
<td>$13,200 ($9,120)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>5</td>
<td>Y (From FPD Budget)</td>
<td>$25,500 ($19,852)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Separate Organization</td>
<td>$444,568 ($455,626)</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>County</td>
<td>Board Chairman Salary</td>
<td>Board Member Salary</td>
<td>Board Member Per Diem</td>
<td>Board Member Per Diem for Other Committees or Out of County</td>
<td>Mileage Reimbursement</td>
</tr>
<tr>
<td>------------</td>
<td>------------------------</td>
<td>---------------------</td>
<td>------------------------</td>
<td>-------------------------------------------------------------</td>
<td>-----------------------</td>
</tr>
<tr>
<td>Grundy</td>
<td>$42,500</td>
<td>$6,500</td>
<td>$80</td>
<td>Yes</td>
<td>Yes</td>
</tr>
<tr>
<td>DeKalb</td>
<td>$10,200 CB Chair</td>
<td>$110/month for Committee Chair only</td>
<td>$85</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>Macon</td>
<td>$14,560</td>
<td>$2,000</td>
<td>(2,500 for a Committee Chair)</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>Kankakee</td>
<td>$6,000</td>
<td>$0</td>
<td>$74</td>
<td>Yes*</td>
<td>Yes</td>
</tr>
<tr>
<td>LaSalle</td>
<td>$63,000</td>
<td>$0</td>
<td>$60</td>
<td>Yes</td>
<td>Yes</td>
</tr>
<tr>
<td>Kendall</td>
<td>$13,200</td>
<td>$2,400</td>
<td>$85</td>
<td>Yes</td>
<td>Yes</td>
</tr>
<tr>
<td>Tazewell</td>
<td>$23,772</td>
<td>$200/month</td>
<td>$60</td>
<td>Yes</td>
<td>Yes</td>
</tr>
<tr>
<td>Rock Island</td>
<td>$87,000 ($3,500 for Committee Chair only)</td>
<td>$2,400</td>
<td>$100</td>
<td>$60</td>
<td>Yes</td>
</tr>
<tr>
<td>McLean</td>
<td>$9,382 ($5,640 for Committee Chairs)</td>
<td>$4,460</td>
<td>No</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>Peoria</td>
<td>$21,000 ($10,242 for Committee Chairs)</td>
<td>$9,242</td>
<td>No</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>Kane</td>
<td>$105,328</td>
<td>$24,999</td>
<td>No</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>Will</td>
<td>$24,000</td>
<td>$23,000</td>
<td>No</td>
<td>No</td>
<td>No</td>
</tr>
<tr>
<td>DuPage</td>
<td>140,000</td>
<td>$50,079</td>
<td>No</td>
<td>No</td>
<td>Yes</td>
</tr>
</tbody>
</table>

Note: Counties that allow additional compensation for committee chairs typically permit a board member to chair only one committee.
<table>
<thead>
<tr>
<th>Health Insurance</th>
<th>Health Insurance (County's 2014 cost per plan)</th>
<th>Notes</th>
</tr>
</thead>
<tbody>
<tr>
<td>No</td>
<td>$0</td>
<td></td>
</tr>
<tr>
<td>Ve*</td>
<td>$0</td>
<td></td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td>Mileage for out of county meetings is approved as part of other traveling expenses</td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td>*Forest Preserve Board is Appointed and Unpaid</td>
</tr>
<tr>
<td>Yes, but CB must pay full amount</td>
<td>$0</td>
<td>*Per Diem and Mileage Reimbursement for Board members specially assigned to other outside committees</td>
</tr>
<tr>
<td>Yes but only single plans for CB*</td>
<td>$5,464</td>
<td>*Health insurance offered to Board members in same manner as employees but only for specific board member (no family plans)</td>
</tr>
<tr>
<td>Yes, CB same as employees</td>
<td>$7,479 to $17,767</td>
<td>HMO $7,479 or $14,106; PPO-HSA $8,507 or $14,938; PPO $9,703 or $17,767</td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td></td>
</tr>
<tr>
<td>Yes, CB same as employees</td>
<td>$4,802 or $11,765</td>
<td>The objective for Board members who are not committee chairs is to receive $6,000 a year which includes $2,400 and a $100 per diem for 3 committee meetings each month. Only one healthcare plan available</td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td>Board chairman is also allowed a $200/month traveling expense</td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td></td>
</tr>
<tr>
<td>Yes, CB same as employees</td>
<td>$4,995 to 17,327</td>
<td>HMO IL $5,074 or $13,838; Blue Advantage IL PPO $4,995 or $14,170; PPO $5,899 or $17,327</td>
</tr>
<tr>
<td>No</td>
<td>$0</td>
<td></td>
</tr>
<tr>
<td>Yes, CB same as employees</td>
<td>$5,918 to $25,118</td>
<td>HMO $5,918.64 or $15,258; PPO-HSA $7,262 or $21,747; PPO $8,498 or $25,118</td>
</tr>
</tbody>
</table>
There is no specific application period. A local government may apply for certification at any time. Once certified, the CLG is required to file an annual report with the SHPO each year that details their historic preservation activities. The CLG is also monitored by the SHPO periodically to ensure that the CLG is fulfilling its responsibilities as outlined in the certification agreement.

CLG Role in the National Register Nomination Process

Whenever a place within a CLG is proposed for nomination to the National Register, the nomination is automatically forwarded by the SHPO to the chief elected official and the preservation commission for review and comment. The CLG has up to 60 days to review the nomination, solicit public comment, and make its comments to the SHPO. The SHPO forwards the nomination to the next step in the review process if (1) the chief elected official and commission agree that a place is National Register eligible, or (2) if there is disagreement as to a property's eligibility. If they agree that it is not eligible, the nomination dies unless an appeal is filed.

The SHPO will notify the CLG of potential National Register nominations, affording the opportunity for CLGs to work with applicants to develop appropriate nominations.

CLG Grant Eligibility

Each year the SHPO receives an appropriation from the federal Historic Preservation Fund to assist in administering federal preservation programs. At least 10% of the funding received must be set aside for sub-grants to CLGs. The sub-grants may be used for a variety of preservation-related programs, including survey, National Register nominations, preservation education, and preservation plans. The funds must be matched locally. Each CLG may apply for grant funds each year, when they compete only with other CLGs for funding. There is no requirement to award funds to every CLG each year. CLGs are encouraged to discuss their proposed grant project with the SHPO prior to submitting an application.

Additional Information

For additional information on the CLG program, write or call:

Local Government Services Coordinator
Illinois Historic Preservation Agency
1 Old State Capitol Plaza
Springfield, Illinois 62701
217-785-5730
Website: www.state.il.us/hpa

A WALK THROUGH OUR NEIGHBORHOOD IN AURORA

CLG funds may be used to finance educational programs. Aurora produced an educational program on historic buildings for K-3 grades using CLG funds.

The Illinois Historic Preservation Agency does not discriminate in employment or services. Printed by authority of the State of Illinois (2-596-01-09).
Certified Local Government Program

The Certified Local Government (CLG) Program recognizes local governments that, through their own initiative, have established local historic preservation programs. Since 1966, when Congress established a historic preservation program for the United States, the national preservation program has operated as a decentralized partnership of federal government and state government. In 1980 Congress expanded the partnership to provide for the participation of local governments.

Benefits

Municipal and county governments benefit in many ways from designation as a Certified Local Government (CLG). Local governments that participate in the CLG program:

- play a direct role in the National Register of Historic Places nomination process
- are eligible to receive grant funds set aside specifically for CLG projects
- may participate in other state and federal historic preservation programs
- receive direct technical assistance from the State Historic Preservation Office (SHPO)

CLGs are also recognized as having special expertise in historic preservation. They become part of a national network of CLGs that provides state historic preservation offices with valuable local perspectives on statewide plans and programs.

An active survey to identify historic properties is a requirement of the CLG program. Chicago—a Certified Local Government—has undertaken a building-by-building inventory of the entire city, producing coded maps like this one.

Requirements

To qualify as a CLG, a local government must:

- enact a historic preservation ordinance and enforce state and local preservation legislation
- maintain an adequate and qualified historic preservation review commission
- maintain a system for the survey and inventory of historic properties
- provide for public participation in the local historic preservation program, including the process for nominating properties to the National Register

Application Process

The chief elected official of the local government requests certification from the SHPO. The request for certification shall include:

- a written assurance from the chief elected official that the local government fulfills the certification requirements
- a copy of the local historic preservation ordinance
- a listing of areas designated as historic properties under the local ordinance, including statements of significance (copies of the application forms will suffice)
- résumés for each member of the historic preservation commission, showing demonstrated interest, knowledge, or expertise in historic preservation
- a copy of the local historic preservation plan, if available, or a statement describing the local preservation program, including survey, designation, and protection activities.

If the SHPO determines, based upon the application, that the local government meets certification requirements, a written certification agreement will be prepared that lists the specific responsibilities of the CLG. This agreement is signed by the chief elected official and the SHPO and then forwarded to the U.S. Secretary of the Interior. If the Secretary does not take exception to the application within 15 working days of receipt, the local government is regarded as certified and so notified by the Secretary.

Public participation in the local preservation program is an important component of the CLG program. Here, Evanston Commission members lead a tour highlighting historic buildings.

To qualify as a CLG, a local government must maintain an adequate and qualified historic preservation review commission. In Quincy, the city's preservation commission designated the Ernest M. Wood Office and Studio as a local landmark.
Special Conditions

Applications for the Certificate must be submitted within two years of project completion. If the property is sold within the eight-year freeze period, or if its use changes from that of a single-family owner-occupied residence, the Certification will be revoked. Subsequent rehabilitation work must also meet the “Standards” or the Certificate will be revoked. The property owner is required to file an affidavit with the assessor each year verifying ownership and use.

Opt Out Provision

Any taxing district may “opt out” of the Property Tax Assessment Freeze Program by notifying the assessment officer and county clerk at the beginning of each year. The Property Tax Assessment Freeze will not apply then to taxes levied by that taxing district. To determine whether any taxing districts in your area have opted out, contact your assessment officer or county clerk. Properties that have already received Certificates, or where rehabilitation has already begun, will not be affected by a taxing district’s “opt out.”

Additional Information

For additional information on the Property Tax Assessment Freeze Program write or call:

Tax Incentives Coordinator
Illinois Historic Preservation Agency
Old State Capitol
Springfield, IL 62704
(217) 524-6276
Website: www.IllinoisHistory.gov

Belleville home after exterior restoration was completed under provisions of the Property Tax Assessment Freeze Program.
Property Tax Assessment Freeze Program

The Property Tax Assessment Freeze Program provides tax incentives to owner-occupants of certified historic residences who rehabilitate their homes. Through the Property Tax Assessment Freeze Program the assessed valuation of the historic property is frozen for eight years at its level the year rehabilitation began. The valuation then is brought back to market level over a period of four years.

Benefits

The Property Tax Assessment Freeze Program benefits both the owner-occupant and the community by —

— encouraging landmark protection through the promotion, recognition, and designation of historic structures;
— increasing the value of the rehabilitated property;
— upgrading neighborhoods and housing within a community.

Provisions

To qualify for the Property Tax Assessment Freeze a property must —

— be a registered historic structure, either by listing on the National Register of Historic Places, or designated by an approved local historic preservation ordinance

The exterior of this house in Evanston was rehabilitated under provisions of the Property Tax Assessment Freeze Program.

The Evanston house after rehabilitation

— be used as a single-family, owner-occupied residence or condominium, or as a cooperative, or as an owner-occupied residential building with up to six units
— have at least 25% of the property’s market value spent on an approved rehabilitation project
— be a substantial rehabilitation that significantly improves the condition of the historic building
— be rehabilitated in accordance with the Secretary of the Interior’s “Standards for Rehabilitation”

Certification Procedure

Part 1: Contact the Illinois Historic Preservation Agency (IHPA)

— Contact the IHPA or your local landmark commission to determine if your property is a registered historic structure. Individual properties within historic districts will be certified as historic structures by the IHPA if it makes a positive contribution to the historic significance of the district.
— Determine the assessed valuation and market value (or fair cash value) of your property by contacting your assessment officer or by referring to your current property tax bill.

Part 2: Conditional Approval of Rehabilitation Plans

— Provide the IHPA with the proposed rehabilitation plans and photographs showing the condition of the building prior to initiating work. The IHPA will determine if both the interior and exterior rehabilitation plans comply with the Secretary of Interior’s “Standards for Rehabilitation.”
— Once your preliminary plans are approved, proceed with the rehabilitation project. Contact the IHPA if there are changes made to the rehabilitation plans during the course of the project.

Part 3: Final Approval

— When the project is completed, forward to the IHPA photographs showing the completed work and documentation proving that 25% of the property’s market value was spent on rehabilitation (paid bills, cancelled checks). With the exception of landscaping, appliances, and new construction (outside the historic building), any money spent on the physical rehabilitation of the property will qualify.
— Within 45 days of receipt of the complete and correctly drafted application, the IHPA will determine if the project meets all the program requirements, including the guidelines established by the Secretary of Interior’s “Standards.” If the project is approved, a Certificate of Rehabilitation will be issued.
— The Certificate of Rehabilitation is transmitted to the assessment officer and a copy forwarded to the property owner. The assessor then makes the necessary adjustments.

Home in Belleville Historic District before rehabilitation
Local Preservation Ordinances
Fact vs. Fiction

FICTION:  Preservation is an illegal infringement upon property rights.

FACT:  There are many legal and commonly accepted ways in which municipalities place restrictions on what a property owner can do with his or her property. Every community creates and upholds zoning ordinances and building codes that reflect the community's shared values on safety, appearance and community-wide land use. A local preservation ordinance is simply another type of zoning ordinance.

- Courts of every level have upheld preservation ordinances since the 1930s.

- In 1978 the United States Supreme Court regarding Penn Central Trans. Co. v. New York City, ruled that *involuntary preservation ordinances are Constitutional* in that they promote "health, safety, morals or general welfare." They also ruled that such ordinances are not in violation of the Fifth and Fourteenth Amendments, as they allow for "reasonable returns" and adaptive use.

- A preservation ordinance is one type of *zoning ordinance*. To say that it is illegal would mean that zoning laws themselves are illegal.

- Preservation ordinances seek to protect the rights of the community and individual homeowners, especially under threatened circumstances.

FICTION:  Having a local preservation ordinance decreases property values.

FACT:  Countless studies over the years and across the country have shown that, overall, communities that enact a local preservation ordinance experience an *increase* in property values.

- Nationally known economist Donovan Rypkema recently reviewed over fifty communities with preservation ordinances: *not one* showed a reduction in property values.

- A 1998 study of ten historic districts in Maryland showed that buildings in the historic districts actually had a 29% greater appreciation than buildings in adjacent, non-historic districts.

- A 20-year long Fredericksburg, VA study conducted by the Government Finance Research Center found that the value of property inside historic districts had increased 480%, while property values outside the district saw an increase of only 280%.

FICTION:  A preservation ordinance will create financial hardship for property owners.

FACT:  For owners whose property is designated significant via a local preservation ordinance and preservation commission, there are a number of financial advantages.

- Owners of historic properties may be eligible for an 8 to 12 year *tax assessment freeze* through the state of Illinois.

- Tax incentives are available to the owners of historic commercial properties.

- By protecting neighborhood character and scale, historic districts benefit all buildings within the district.
FICTION:  A preservation ordinance will stop development.
FACT:  Preservation ordinances do not stop new construction. Most ordinances do not even review new construction. Ordinances review additions and changes to buildings that are individually landmarked or to buildings that are within a local historic district. Preservation ordinances impact relatively few buildings in a community.

- Development continues in the over 1,500 American cities with preservation ordinances. In fact, some of the fastest growing cities (Atlanta and Phoenix) have found that preservation ordinances inspire both redevelopment and new development. Here in the Chicago area, many suburbs have preservation ordinances and yet their housing stock continues to grow and change with the times. The City of Chicago has one of the most restrictive preservation ordinances in Illinois and yet its real estate market is robust.

- Most teardowns would be permitted under the Hinsdale preservation ordinance.

- The Metropolitan Planning Council of Illinois encourages preservation as an economic development tool.

FICTION:  A preservation ordinance will create another layer of bureaucracy, cost the city money in paying a commission and staff, and require public funds to maintain historic structures.
FACT:  Many communities make preservation a part of their pre-existing zoning process, thus requiring no new staff. Preservation commissions, like nearly all such commissions in local governments, are made up of citizens who volunteer their time.

- The government is not required to make a financial commitment to maintain landmark buildings by any preservation ordinance in Illinois.

FICTION:  A preservation ordinance will prohibit a building owner from modernizing and making improvement and force the restoration of all historic features.
FACT:  Preservation ordinances rarely concern themselves with a landmark building’s interior or outbuildings. Only major alterations affecting the facade or proposing demolition need official approval.

- No ordinance in Illinois mandates restoration beyond current zoning requirements.

- Preservation actually encourages additions and the modernization of buildings in order to protect them and keep them useful and on the tax rolls.

FICTION:  Everything will become a landmark.
FACT:  Most communities only landmark a small number of buildings.

- Specific selection standards for landmarks and historic districts are written into an ordinance.

- Landmarking entails due process requirements similar to other types of zoning ordinances.

**Historic and architectural landmarks define a community’s character, teach its citizens about the lives of their predecessors and serve as a tangible source of historical information. Only a local preservation ordinance can save historic buildings from demolition and help preserve our sense of place.**
CERTIFIED LOCAL GOVERNMENT PROGRAM

The Certified Local Government Program is a preservation partnership between local, state and national governments focused on promoting historic preservation at the grass roots level. The program is jointly administered by the National Park Service (NPS) and the State Historic Preservation Offices (SHPOs) in each state, with each local community working through a certification process to become recognized as a Certified Local Government (CLG). CLGs then become an active partner in the Federal Historic Preservation Program and the opportunities it provides.

Why become a CLG? There are many reasons that are described in depth in the links provided, but the key reason is the access certification provides to the expert technical advice of the State Offices as well as the NPS. Partnerships with the National Alliance of Preservation Commissions, Preserve America, the National Trust for Historic Preservation, and the National Main Street Center are also networks that CLGs have an opportunity to tap into. Of course, access to Federal funding is another benefit, making certified communities able to access the portion of Federal funds set aside by each SHPO for just CLGs annually. Being a CLG also shows your community's commitment to keeping what is significant from the past for future generations. As a certified town, city, or county seeking other opportunities, it becomes easy to demonstrate a readiness to take on a preservation project and be successful.

**BENEFITS OF BECOMING A CERTIFIED LOCAL GOVERNMENT**

- Special grants from the State Historic Preservation Officer
- Local historic preservation expertise recognized by state and Federal agencies
- Technical assistance and training from the State Historic Preservation Office
- Participation in nominations to the National Register of Historic Places
- National historic preservation assistance network: publications, professional assistance
- Information exchange with the State Historic Preservation Office
- Participation in statewide preservation programs and planning

**RESPONSIBILITIES OF A CERTIFIED LOCAL GOVERNMENT**

- Maintain a historic preservation commission
- Survey local historic properties
- Enforce state or local preservation laws
- Provide for public participation
- Other functions delegated or required by the state
WHY HISTORIC PRESERVATION

Historic preservation is often the best, most cost-effective, economic-development tool available today, proven by numerous studies and by the success of an ever-increasing number of communities that have used it. Here’s how.

GOVERNMENT

● It is far less costly to provide services to existing properties than to new properties. Streets, sidewalks, lighting, water and sewer, power, parking, and health and safety services are usually in place and paid for.

● When Government looks at a public building, it needs to consider if it meets the need or can be adapted, if the building is safe, and if it can operate efficiently. Department of the Defense studies show that most historic buildings meet this test and provide an additional benefit of having strong support of the community and its users.

● Public policy that encourages rehabilitation vs. new construction produces more jobs and benefits in the community. On average, one million dollars invested in rehabilitation instead of new construction produces 20% more jobs.

● Studies prove that demolition of historic buildings to provide surface parking is a fiscally irresponsible public policy.

● Incentives that encourage the careful rehabilitation of historic buildings are a prudent investment and the mark of a strong, fiscally responsible and community-oriented government.

BUSINESS

● The only way a small business can compete with a “big box” retailer is by providing quality goods and services. Rehabilitated historic buildings project the quality image that the business needs. In industry, marketability is based upon selling the difference. Every building is a unique expression of its time and place in history.

● Historic buildings seldom become truly obsolete. Their reuse may require innovative thinking, careful work, and creative financing, but the results are worth the effort.

● Quality of life is a key ingredient in many of today’s economic decisions. Historic preservation plays a vital role because the quality of efforts reflects community self-image.

● Firms planning to relocate often consider the economic and physical health of the downtown in their decision making.

● Tourism is predicted to become the country’s leading economic generator in the next 15 to 20 years. Historic tourism is a major growth segment in the industry. In every state, among the top five reasons tourists give for traveling is to see historic sites. Visitors in search of historic sites have been shown to stay longer, spend more money, and return more often.

CITIZENS

● Historic preservation creates a bond between citizens and the community. Progressive cities know that they need this participation to survive.

● Historic preservation has been shown to be a key ingredient in stabilizing older neighborhoods and bringing together citizens in towns both large and small.

● Studies show that the primary desire of adults is a sense of stability. Historic buildings can provide that sense and provide a tangible link with the past that all can experience.

● Citizens want to be proud of where they work and live. Successful historic preservation efforts offer a sense of identity and inter-connectedness so necessary to fostering that pride.

● Quality of life is important to every citizen, but it is vital to attracting new corporate citizens.

● Downtowns are the traditional part of a community that belongs to everyone. They must be pedestrian-oriented without excluding traffic, must contain buildings of human scale and interest, and must offer valued goods and services.

● Citizens perceive that efforts in revitalization reflect directly on the institutional leadership of the community.
HISTORIC PRESERVATION FINANCIAL INCENTIVES

Financial incentives fall into four major categories: federal rehabilitation tax credits, local incentives, low-interest loans, and grants. Of these categories, grants are generally only made to non-profit and government entities. Only at the local level are grants generally made to private, for-profit property owners.

FEDERAL REHABILITATION INVESTMENT TAX CREDITS

The federal tax credits reduce the amount of federal tax owed by owners whose buildings have been rehabilitated to meet certain criteria.

- Federal Rehabilitation Investment Tax Credits (ITC) are credits applied to an owner’s federal taxes owed or to future tax liabilities.
- The credit typically is worth a percentage of the cost of the renovation.
- The Passive Activity Limitations, the Alternative Minimum Tax, and the At-Risk Rules all affect the amount of credit an individual can claim in one year.
- Eligible owners may be individuals or businesses and must pay federal income taxes.
- Approximately $9,000 is the maximum credit any one individual can claim in any one year. Larger credit amounts, however, can be divided up and carried to other years.

20% Rehabilitation Tax Credit for Historic Buildings


This incentive reduces the building owners’ federal income taxes by 20% of the project’s budget.

- Program only for income-producing depreciable property:
  - Properties rehabilitated for commercial, agricultural, industrial, rental residential.
- Owner-occupied housing is not eligible.
- Building must be a certified historic structure:
  - Listed on the National Register (individually or as a contributing building within a National Register district); or
  - A contributing building within a local historic district that has been certified by the National Park Service for the tax credits.
  - Individually listed local landmarks are not eligible.
- Project must be certified by the NPS to meet the Secretary of the Interior’s Standards for Rehabilitation.
  - Requires the preservation of as much of the existing significant historic features and materials as possible.
  - Does not require restoring a building or its features to their original appearance.
  - Non-historic features may be removed or retained, if desired.
  - New, compatible alterations or additions may be added.
  - New additions outside the existing building envelope cannot be claimed for the credit.
• Owner must spend more than $5,000 or the Adjusted Basis (explained at the end of this document), whichever is larger, during a 24-month period. Owners may qualify for a 60-month phased project, but it requires more up-front planning.

• Eligible rehabilitation expenditures may include:
  o Architectural and construction costs on the historic building.
  o Soft costs that are depreciable rather than taken as a one-time expense: Architectural and Engineering fees, survey, legal, development fees, construction-related costs.

• Ineligible expenditures include acquisition, furnishings, new additions, or landscape or site improvements.

• It is strongly recommended that applications be filed before work begins to avoid costly mistakes or possible certification denial. At a minimum, the Part 1 must be submitted prior to placing the project in service or the project will be denied.

• Building must be placed in service.

• Owner must retain the building for five years or return a prorated portion of the credits.

• NPS charges a sliding fee for review, ranging from free (for projects with budgets of under $20,000) to $2,500 (for projects with budgets in excess of $1 million).

• Must fill out a three-part application that is reviewed by IHPA and the NPS.
  o Part I: Certifies that the building is indeed “historic.”
  o Part II: Describes the work to be done to the building. Most proposals are described in written format, though architectural drawings and specifications may be included. Photos of the existing conditions of the building are also submitted. It is recommended that Part II be certified before construction begins.
  o Part III: Certifies that the work has been completed, has met the Standards, and lists the value of the renovation. The certified Part III is filed with the IRS for claiming the tax credit in the year the project is completed.

• Approval of proposed work typically takes from 3 to 6 months.

10% Rehabilitation Tax Credit for Non-Historic Commercial Buildings Built Before 1936


This program reduces the building owners’ federal income taxes by 10% of the project’s budget.

• Receive a credit of 10% of the amount spent to rehab a ‘non-historic’ building built before 1936.

• Buildings that are not listed on the National Register are eligible.

• Income-producing residential and owner-occupied housing are not eligible.

• Owner must spend more than $5,000 or the Adjusted Basis (explained at the end of this document), whichever is larger, during a 24-month period.

• Eligible rehabilitation expenditures may include:
  o Architectural and construction costs on the historic building.
  o Soft costs that are depreciable rather than taken as a one-time expense: Architectural and Engineering fees, survey, legal, development fees, construction-related costs.

• Ineligible expenditures include acquisition, furnishings, new additions, or landscape or site improvements.

• Building must pass a physical retention test:
  o 50% of exterior walls must remain as exterior walls; and
  o 75% of exterior walls must remain as exterior or interior walls; and
  o 75% of building’s internal structure must remain.

• No review by IHPA or NPS.

• Applicant submits form to the IRS for IRS review. No application fee.

• Documentation of expenditures must be retained.
50% Disabled Access Tax Credit

Administered by the IRS. Go to the IRS website to download Form 8826 (Disabled Access Credit) and instructions: www.irs.gov/pub/irs-pdf/f8826.pdf Contact the IRS: 800-829-1040.

This program reduces the building owners' federal income taxes by 50% of the amount spent making a business handicap accessible, to a maximum of $5,000 of credit per year.

- Designed for rehabilitation of buildings that house small businesses that
  - pay or incur expenses; and
  - have less than $1 million in gross receipts in preceding year; or
  - have fewer than 30 full-time employees in preceding year.
- The expenses must enable the eligible small business to comply with the Americans with Disabilities Act of 1990. Work must meet current ADA Standards.
- Credit may be taken on work expenditures between $250 and $10,250.
- A maximum of $5,000 of credit may be taken each year.
- Documentation of the expenditures must be retained.
- Eligible expenses include installing ramps, restrooms, elevators, sidewalks or walkways, and the redesign of entries and interior circulation.
- Only work that is necessary for accessibility may be claimed as a tax credit.
- New buildings are not eligible.
- Credits may be claimed in more than one tax year provided that the expenses claimed were made in the current tax year.

New Markets Tax Credits

Contact the U.S. Treasury's Community Development Financial Institutions (CDFI) Fund (www.cdfifund.gov) or the National Trust Community Investment Corporation (http://ntcicfunds.com/).

This program provides a credit to the investor that totals 39% of the cost of the investment and is claimed over a seven year credit allowance period.

U.S. Treasury's Community Development Financial Institutions (CDFI) Fund allocates the New Markets Tax Credit (NMTI) Program, which permits taxpayers to receive a credit (typically 5% to 6% of the amount invested in a distressed area) against Federal income taxes for making qualified equity investments in designated Community Development Entities (CDEs).

- Substantially all of the qualified equity investment must in turn be used by the CDE to provide investments in low-income communities.
- In each of the first three years, the investor receives a credit equal to five percent of the total amount paid for the stock or capital interest at the time of purchase. For the final four years, the value of the credit is six percent annually.
- Investors may not redeem their investments in CDEs prior to the conclusion of the seven-year period.
- The National Trust for Historic Preservation was the recipient of a $53 million allocation of the New Markets Tax Credit on May 31, 2006, which is then to be reallocated to projects.

Syndication of the Federal Tax Credits

Syndication involves the transference of the tax credits to a corporate investor in exchange for additional equity capital that can help finance the project.

There are many large corporate entities that can syndicate federal tax credits. One such entity is the for-profit arm of the National Trust for Historic Preservation: the National Trust Community Investment Corporation (NTCIC,
http://ntciefunds.com/), which makes equity investments in real estate projects that qualify for federal historic tax credits and when available, state historic tax credits and New Markets Tax Credits.

- Syndication requires that the tax credit investor be admitted into a legal entity, such as a limited partnership or limited liability company that will either own the building or hold a long-term operating lease on the building.
- The tax credit investor acts as either the limited partner or investor member while the building owner serves as either the general partner or managing member.

OTHER TAX INCENTIVE PROGRAMS

State Property Tax Assessment Freeze Program

Administered by IHPA, www.state.il.us/hpa/PS/taxfreeze.htm. Contact Mike Ward: 217-785-5042, mike.ward@illinois.gov

This program freezes the assessed value of owner-occupied, historic residences at the pre-rehabilitation rate for 8 years, after which the value is raised in steps over the next 4 years up to the current level.

- Buildings must be owner-occupied housing:
  - Single-family houses
  - Residential buildings with up to six units as long as the building owner resides in one of the units
  - Condominium buildings
  - Cooperatives
- Buildings must be designated as historic in at least one of the following ways:
  - Individually listed on the National Register of Historic Places in any community in Illinois;
  - A contributing property within a National Register Historic District in any community in Illinois;
  - Individually listed on the Illinois Register of Historic Places in any community in Illinois;
  - Designated as an individual local landmark in a community that has an approved preservation ordinance;
  - A contributing property within a local historic district in a community that has an approved preservation ordinance
- Projects must be certified by the IHPA to meet the Secretary of the Interior’s Standards for Rehabilitation.
  - Requires the preservation of as much of the existing significant historic features and materials as possible.
  - Does not require restoring a building or its features to original appearance.
  - Non-historic features may be removed or retained, if desired.
  - New, compatible alterations or additions may be added.
- Project’s eligible expenses must equal or exceed 25% of the property’s “fair cash value,” as determined by the local assessor, for the year the rehabilitation started.
- No application fee.
- It is strongly recommended that applications be filed before work begins to avoid costly mistakes or possible denial.

Cook County Class L Incentive Program

Administered by Cook County Assessor’s Office. For buildings within Chicago city limits, contact Brian Goeken: 312-744-3201. For buildings outside Chicago city limits but still in Cook County, contact Len Motisi: 312-603-7929. www.cookcountyassessor.com/forms/cclsb.pdf

This incentive provides a reduced property tax assessment ratio to a locally designated industrial or commercial property that has undergone a rehabilitation whose budget is at least 50% of the building’s
market value.

- Requires approval of Certified Local Government.
- Only for Cook County.
- For example, real estate taxes for a commercial property with a market value of $1 million prior to rehabilitation would be reduced from $62,000 to $26,150, utilizing the 2007 combined tax rate.

Preservation Easements

Administered by various entities. In Illinois, Landmarks Illinois (www.landmarks.org, 312-922-1742) is a non-profit preservation advocacy organization that accepts preservation easements. Contact Suzanne Germann: germanns@ilpci.org.

A preservation easement is a voluntary legal agreement between a property owner and a preservation organization to preserve and protect all open-air sides of a historic structure. Under current tax laws, an easement donation may qualify as a charitable contribution, with federal income-tax benefits, based on the value of the easement, as determined by a qualified appraiser.

- Building must be a certified historic structure:
  - individually listed on the National Register of Historic Places;
  - a contributing property within a National Register Historic District;
  - a contributing property within a local historic district that has been certified by the National Park Service.
  - Individually listed local landmarks are not eligible.
- The easement is granted in perpetuity and recorded against the deed.
- The portion of the building property rights that are donated are monitored and protected by the preservation organization. The owner seeks approval from the easement holder prior to construction.
- At the time of donation, the donor also gives a one-time, tax-deductible charitable contribution to assist with the costs of monitoring and defending the easement in perpetuity.
- Owners taking the federal tax credit must wait until the 5-year recapture period has elapsed before pursuing an easement donation.

Investment Tax Credit for Low Income Housing


The Tax Reform Act of 1986 established a credit for acquisition, construction, and rehab of low-income housing.

- Owner must retain for 15 years.
- The amount of credit funds is limited and is allocated by IHDA on an annual basis.

The Architectural and Transportation Barrier Removal Deduction

Administered by the IRS. Go to the IRS website to download Form 8826 form and instructions: www.irs.gov/pub/irs-pdf/f8826.pdf. See also Chapter 11 in Publication 535, Business Expenses: www.irs.gov/publications/p535/ch11.html. This is the same program as the 50% Disabled Access Tax Credit

This is a deduction (not a credit) of up to $15,000 per year of the costs of making a facility or public transportation vehicle more accessible to, and usable by persons who are disabled or elderly by removing barriers.

- The cost of an improvement to a business asset is normally a capital expense. However, an owner can
choose to deduct the costs of making a facility or public transportation vehicle more usable.

- Can deduct up to $15,000 per year.
- Cannot deduct costs to completely renovate or build a new facility or public transportation vehicle, or to replace depreciable property in the normal course of business.
- Can add any costs over this limit to the basis of the property and depreciate the annual $15,000 tax deduction.

**LOCAL INCENTIVES**

Local incentives are designed by individual communities to encourage specific renovation programs. They can supplement the federal tax credits and often apply to projects not eligible for the credits. Matching grants are one of the most common local incentives. Grants may be given to eligible applicants for such things as façade renovations, exterior maintenance, new signage and interior remodeling. Grants are commonly matched with private funds in the range of 20% to 50%. Low-interest loans are another common local incentive. The loans are given at reduced interest rate, typically 2 to 5 points below prime. Eligible properties and projects are similar to those of matching grants. Low-interest loans can be given on a matching basis or have a cap on the low-interest portion.

Local governments often have resources available to provide incentives such as grants, low-interest loans, and public investment incentives. The programs can be administered much like any other local incentive program.

Grants and low-interest loans can be funded from special taxes or economic development districts. Tax Increment Financing (TIF) and Special Service Area (SSA) taxing districts are common funding sources. The TIF district collects increased property-tax revenue from a specially defined district over a specific numbers of years. SSAs collect a special tax on properties in the district. The moneys collected must be reused to improve the district in which they were collected. Other communities have been designated as state or local economic development or empowerment zones that can provide for financial incentives for district improvements.

Some cities have offered public improvements as incentives. For example, if a property owner invests a certain amount in a façade renovation, the city will agree to replace sidewalks, add pedestrian amenities, or make improvements in the alley next to the building. Another incentive for building improvements is a property tax freeze on renovated buildings for a specified number of years.

**LOAN PROGRAMS**

Low-interest loans enable owners to borrow money to rehabilitate historic buildings usually at a reduced interest rate.

**Opportunity Illinois**

Administered by Illinois State Treasurer Dan Rutherford: opportunityillinois@treasurer.state.il.us, (312) 814-1244. Though more than one program may apply to a particular project, the Treasurer offers a program specifically for Historic Preservation: http://www.treasurer.il.gov/programs/opportunity-illinois/community-development-loans/historic-preservation.aspx

This program offers low-interest, community development loans for organizations and businesses to restore landmark buildings or historical structures for the benefit of future generations.

- Borrowers can receive up to $10 million.
  - The loan duration is two years with the possibility of a three-year extension.
  - A site visit may be required for approval.
- Interest Rates are indexed daily here or contact the Treasurer’s office at (217) 782-2072.
  - The listed rates are posted to give potential borrowers an indication of current rate figures.
203(k) Rehabilitation Loan Program

Administered by the U.S. Department of Housing and Urban Development (HUD). Contact the loan officer at your bank or mortgage institution to find out if they participate: www.hud.gov/offices/hsg/sfh/203k/203k--df.cfm

This program allows a qualifying private owner to borrow a single, long-term mortgage loan to finance both the acquisition and rehabilitation of an older home.

- The mortgage amount, which is usually at a higher rate than most mortgages, is based upon the projected value of the property with the work completed, taking into account the cost of the work.
- The loan can also be used to refinance the mortgage on a home one already owns in order to rehabilitate it.
- The loan cannot be used for rehabilitating properties for resale.

GRANT PROGRAMS

Most grants are targeted for publicly owned or non-profit-owned buildings and may be geared for specific building or occupancy types. They offer lump sums of money for specific rehabilitations. They can involve stringent qualifying criteria and can be competitive.

Preservation Heritage Fund Grants


This grant and loan program provides monetary assistance to preserve or protect significant structures or sites in the state of Illinois that are under threat of demolition, imminent deterioration, or are of such architectural importance that their preservation will benefit the public and Illinois community.

- Funds (grants or loans) may be applied to one or more of the following services:
  - Engineering, architectural, and feasibility studies
  - Stabilization
  - Legal services
  - Surveys and National Register Nominations
  - Preservation ordinance support
- Grant amounts are determined by need and are awarded on a matching basis.
- Applicants must be not-for-profit organizations or governmental bodies that own or have sufficient legal control of the resource.
- A project must preserve all or part of the resource. Ordinary maintenance expenses are not considered preservation expenses.
A project must comply with the Secretary of the Interior’s Standards for Rehabilitation or Restoration.

Public Museum Grants Program

Administered by the Illinois Department of Natural Resources, Illinois State Museum. Contact Karen Fyfe: 217-782-7388, Fax 217-782-1254, Email: kfyfe@museum.state.il.us
www.museum.state.il.us/programs/musgrants/mgrants.html

This program is designed to assist museums in expanding and upgrading facilities and creating new exhibits to enhance the ability of public museums to meet their missions.

- Provides operating funds and capital project funding.
- Grants given to museums operated by or located on land owned by a unit of local government.
- At the time of application, the museum must have been in existence for 2 years and have professional staff.
- A minimum grant of $10,000 is available for operating expenditures, and it must be matched locally on a 1:1 basis.

Transportation Enhancement Program (ITEP)

Administered by the Illinois Department of Transportation (IDOT): 217-782-7388. For more information visit www.dot.il.gov/opp/itep.html

This program provides funding for community-based projects that expand travel choices and enhance the transportation experience by improving the cultural, historic, aesthetic and environmental aspects of our transportation infrastructure.

- Project sponsors may receive up to 80% reimbursement for project costs.
- Project must qualify as one of the 12 eligible categories listed in the ITEP Guidelines Manual
- Project must relate to surface transportation to be eligible for funding.

Matching Grants from the National Trust for Historic Preservation

Contact the Midwest Office of the National Trust’s Midwest Office in Chicago: 312-939-5547.
http://www.preservationnation.org/

The National Trust has a variety of matching grant programs for non-capital projects, including the Preservation Services Fund, which provides funding to non-profit, public agencies, or educational institutions for consultant services, educational programs, or conferences.

- **Donnelley Preservation Fund for Illinois**: Provides non-profit organizations and public agencies matching grants from $500 to $5,000 (typically from $3,000 to $5,000) for preservation planning and education efforts. Funds may be used to obtain professional expertise in areas such as architecture, archeology, engineering, preservation planning, land-use planning, fund raising, organizational development and law as well as preservation education activities to educate the public, owners, and business owners. Many organizations have found that these funds provided the crucial boost to get a project off the ground and attract other potential contributors to the project. There is one grant round per year on February 1, with an additional round on June 1 and October 1, depending on the availability of funding. The Preservation Fund application is available online at www.preservationnation.org/resources/find-funding/nonprofit-public-funding.html.

**Hart Family Fund for Small Towns**: Assists small town preservation and revitalization initiatives around the country, with a focus on towns with populations of 5,000 or less. The Fund provides nonprofit organizations and public agencies matching grants from $5,000 to $10,000 for preservation
planning and education efforts. Funds may be used to obtain professional expertise in areas such as architecture, archeology, engineering, preservation planning, land-use planning, fund raising, organizational development and law as well as preservation education activities. The Hart Family Fund uses the Preservation Fund application form, which is available for download from the National Trust website at www.preservationnation.org/resources/find-funding/nonprofit-public-funding.html.

- **Johanna Favrot Fund for Historic Preservation**: Provides non-profit organizations and public agencies matching grants ranging from $2,500 to $10,000 for projects that contribute to the preservation or the recapture of an authentic sense of place. Individuals and for-profit businesses may apply only if the project for which funding is requested involves a National Historic Landmark. Funds may be used for professional advice, conferences, workshops and education programs.

- **Cynthia Woods Mitchell Fund for Historic Interiors**: Provides nonprofit organizations and public agencies matching grants ranging from $2,500 to $10,000 to assist in the preservation, restoration, and interpretation of historic interiors. Individuals and for-profit businesses may apply only if the project for which funding is requested involves a National Historic Landmark. Funds may be used for professional expertise, print and video communications materials, and education programs.

- **Jeffris Heartland Fund**: Established by the Jeffris Family Foundation to support the development of important historic preservation projects in the states of Iowa, Illinois, Indiana, Michigan, Minnesota, Missouri, and Ohio. The fund makes grants in the range of $5,000 to $50,000 for Historic Structure Reports and other advanced planning studies. Funds must be matched dollar-for-dollar with cash from sources unrelated to the National Trust and the Jeffris Family Foundation. Established 501(c)(3) non-profit organizations or government agencies in partnership with a 501(c)(3) organization are eligible to apply. Applicants must be able to demonstrate the viability of their project through the submittal of early planning studies, and must be ready for the preparation of a Historic Structure Report, or other advanced planning studies, leading toward a community-centered capital fund drive. Projects in communities with more than 150,000 in population are NOT eligible to apply. Priority will be given to projects located outside of metropolitan areas. Please see the Jeffris Heartland Fund Criteria for Project Selection for more details on eligibility requirements, available at www.preservationnation.org/about-us/regional-offices/midwest/.

### Save America’s Treasures

Administered by the National Park Service: 202-354-2020, ext. 1 for historic building grants;
http://www.cr.nps.gov/bps/treasures/index.htm

This grant program is for preservation and/or conservation work on nationally significant intellectual and cultural artifacts and historic structures and sites.

- Grants are awarded to Federal, state, local, and tribal government entities, and non-profit organizations through a competitive matching-grant program.
- The historic property will be considered to be nationally significant if it meets one of the following criteria:
  - Designated as a National Historic Landmark, or
  - Listed in the National Register of Historic Places for national significance.
- Historic structures and sites include historic districts, sites, buildings, structures, and objects.
- Intellectual and cultural artifacts include artifacts, collections, documents, sculpture, and works of art.

### Illinois Clean Energy Community Foundation

Contact: Illinois Clean Energy Community Foundation (ICECF); email: info@illinoiscleanenergy.org, web: www.illinoiscleanenergy.org

The ICECF has a variety of grants for public and non-profit organizations to make energy efficiency upgrades to their properties. There are also grants for new construction and major renovation.
• There is no specific criteria for historic projects within there overall format, but eligible public buildings include schools, libraries, city halls, etc., any of which could also be historic.
• There is a new program that provides partial funding for “green building” design. Most of the funding categories provide proportional funding related to energy efficiency.

GENERAL INFORMATION

Illinois Historic Preservation Agency (IHPA)
Preservation Services Division
One Old State Capitol Plaza
Springfield, IL 62701-1507
phone: 217-785-4512; fax: 217-524-7525
IHPA, Preservation Services Division: www.illinois-history.gov/ps

Illinois Clean Energy Community Foundation www.illinoiscleanenergy.org/

National Park Service, Heritage Preservation Services www.nps.gov/history/hps/

National Park Service, Save America’s Treasures: www.nps.gov/history/hps/treasures/index.htm

Internal Revenue Service: www.irs.gov, 800-829-1040

Landmarks Illinois www.landmarks.org, 312-922-1742

National Trust for Historic Preservation (NTHP): www.preservationnation.org/

National Trust for Historic Preservation Midwest Office: 312-939-5547
DETERMINING ADJUSTED BASIS & DEPRECIATION

Adjusted Basis is roughly equal to:

Purchase price – land value – annual depreciation + previous capital improvements

Depreciation
- 31.5 years for commercial
- 27.5 for rental residential

Land Value is determined through sales of comparable properties and assessed values. Virtually every commercial property establishes a land value at the time the property is placed in service, as this is necessary to begin claiming the depreciation deduction on income taxes.

The value of previous improvements is also added into the adjusted basis.

EXAMPLE OF 20% INVESTMENT TAX CREDIT FOR HISTORIC BUILDINGS

Owner: Individual, single owner.

Building: Built in 1890, 2 stories, listed as contributing to a National Register District, ground floor retail, second floor former residential unit now used as storage for the store. Owner purchased five years ago for $80,000. The land under the building is valued at $20,000.

Project: Renovate façade, repointing, new roof, interior remodeling.

To roughly calculate the Adjusted Basis, the Depreciation must first be calculated:

Depreciation for commercial floors within a building = ([Purchase Price] – [Land Value]) ÷ [Number of floors in building] + 31.5 X [Number of years of ownership] X [Number of floors of commercial usage]:
($80,000 – $20,000) ÷ 2 total floors ÷ 31.5 X 5 years X 1 commercial floor = $4,762

Depreciation for rental residential floors within a building = ([Purchase Price] – [Land Value]) ÷ [Number of floors in building] + 27.5 X [Number of years of ownership] X [Number of floors of rental residential usage]:
($80,000 – $20,000) ÷ 2 total floors ÷ 27.5 X 5 years X 1 residential floor = $5,455

Add the two depreciation amounts to get the building’s total depreciation = $10,217

Adjusted Basis (roughly):
$80,000 [Purchase Price] – $20,000 [Land Value] – $10,217 [Total Depreciation] + $5,000 [Previous Capital Improvements] = $54,783

Minimum Expenditure:
Since $54,783 is greater than $5,000, the minimum expenditure is $54,783
Must spend Adjusted Basis on rehabilitation within 24 months, or can take up to five years with a phased rehabilitation plan

Project Cost:
$75,000 [Construction] + $5,250 [Professional Fees] + $500 [application fee for the tax credit program] = $80,750

Tax Credit:
$80,750 [Project Cost] x 20% [Credit percentage] = $16,150
Unused credit may be carried forward 15 years
Project Cost After Tax Credit:
$80,750 \{\text{Project Cost}\} - \$16,150 \{\text{Tax Credit}\} = \$64,600

EXAMPLE OF 50% DISABLED ACCESS TAX CREDIT

Owner: Small business with annual gross receipts of $750,000 and 5 employees.

Building: Built in 1915, one-story, not listed on National Register, ground floor commercial.

Project: Replace existing non-accessible restrooms to meet current ADA standards.

Minimum Expenditure: $250
[$10,250 maximum], per year

Project Cost: $8,000

Tax Credit:
50% \times (\$8,000 \{\text{Project Cost}\} - \$250 \{\text{Minimum Expenditure}\}) = \$3,875

Project Cost After Tax Credit:
\$8,000 \{\text{Project Cost}\} - \$3,875 \{\text{Tax Credit}\} = \$4,125

This brief summary was compiled by the Illinois Historic Preservation Agency and is accurate to the best of our knowledge. However, for further information and complete, up-to-date and exact details, and to be certain all information is correct, please contact the sponsoring agency for each funding sources. We apologize for any inaccuracies or omissions. In all cases we recommended working with a knowledgeable tax accountant or attorney regarding the financial aspects these programs.
ARTICLE I

PURPOSES, DEFINITIONS AND GENERAL PROVISIONS

1. PURPOSES & INTENT

The purposes and intent of this Ordinance are as follows:

A) To identify, designate, protect, preserve, and encourage the restoration, rehabilitation, and adaptation for continued use of those properties and structures which represent or reflect the historic, cultural, artistic, social, economic, ethnic or political heritage of the United States of America, State of Illinois, or Kendall County or which may be representative of an architectural or engineering type inherently valuable for the study of style, period, craftsmanship, method of construction or use of indigenous materials;

B) To safeguard the County's historic, aesthetic and cultural heritage as embodied and reflected in such structures and landscape features;

C) To stabilize and improve the economic vitality and value of designated landmarks and historic districts in particular and of the County in general;

D) To foster civic pride in the beauty and noble accomplishments of the past in order that both the pride and the accomplishments themselves may be passed on to future generations;

E) To protect and enhance the County's attractions for tourists and visitors as well as to support and provide stimulus to business and industry;

F) To strengthen the economy of the County;

G) To promote the use of historic districts and landmarks for the education, pleasure, and welfare of the citizens of Kendall County and;

H) To educate the general public, government officials and real estate interests about the value of historic preservation to the economy, and long-term quality of life for those who live and work in the County.

2. DEFINITIONS

For the purposes of this Ordinance, certain words, phrases, and terms shall have the following meanings:

A) Alteration: Any act or process that changes one or more historic, architectural, or physical features of an area, site, landscape, place, and/or structure, including, but not limited to, the erection, construction, reconstruction, or removal of any structure; the expansion or significant modification of agricultural activities;
surface mining; and clearing, grading or other modification of an area, site or landscape that changes its current or natural condition.

B) Architectural Significance: Embodying the distinctive characteristics of a type, period, style or method of construction or use of indigenous materials, or representing the work of an important builder, designer, architect, engineer, or craftsman who has contributed to the development of the community, County, State or Nation.

C) Archaeological Significance: Importance as an area, site, place or landscape that has yielded or is likely to yield information concerning past patterns of human settlement, or artifacts or information concerning previous cultures in Illinois or previous periods of the present culture. Areas, sites or landscapes of archaeological significance may include, but are not limited to, aboriginal mounds, forts, earthworks, burial grounds, historic or prehistoric ruins, locations of villages, mine excavations or tailing.

D) Building: Any structure designed or constructed for residential, commercial, industrial, agricultural or other use.

E) Certificate of Appropriateness: A certificate issued by a Preservation Commission indicating its approval of plans for alteration, construction, demolition, or removal affecting a nominated or designated landmark or property within a nominated or designated historic district.

F) Certificate of Economic Hardship: A certificate issued by the Preservation Commission authorizing an alteration, construction, removal or demolition even though a Certificate of Appropriateness has previously been denied or may be denied.

G) Commissioners: Members of the Preservation Commission.

H) Conservation Right: A term that includes easements, covenants, deed restrictions or any other type of less than full fee simple interest as that term is defined in Illinois Revised Statutes, Section 1 of "An Act relating to conservation rights in real property," approved September 12, 1977, as amended.

I) Construction: The act of adding an addition to a structure or the erection of a new principal or accessory structure on a lot or property.

J) Demolition: Any act or process which destroys in part or in whole a landmark or a building or structure within a historic district.

K) Demolition by Neglect: Neglect in the maintenance of any landmark and/or building or structure within a preservation district resulting in the deterioration of that building to the extent that it creates a hazardous or unsafe condition as determined by the Kendall County Building and Zoning Department or the
Kendall County Department of Health.

L) Design Criteria: Standards of appropriate activity that will preserve the historic, architectural, scenic or aesthetic character of a landmark or historic district.


O) Exterior Architectural Appearance: The architectural character and general composition of the exterior of a building or structure, including but not limited to the kind, color and texture of the building material and the type, design and character of all windows, doors, light fixtures, signs and appurtenant elements.

P) Historic Significance: Character, interest or value as part of the development, heritage, or culture of the community, County, State or Nation; or as the location of an important local, County, State or national event; or through identification with a person or persons who made important contributions to the development of the community, County, State or Nation.

Q) Landmark: A property or structure designated as a "Landmark" by ordinance of the County Board, pursuant to procedures prescribed herein, which is worthy of rehabilitation, restoration, or preservation because of its historic, scenic, or architectural significance.

R) Landscape: A natural feature or group of natural features such as, but not limited to: valleys, rivers, lakes, marshes, swamps, forests, woods, or hills; or a combination of natural features and buildings, structures, objects, cultivated, fields, or orchards in a predominantly rural setting.

S) Object: Any tangible items, including any items of personal property, including, but not limited to: wagons, boats, and farm machinery that may be easily moved or removed from real estate property.

T) Owner: The person or corporation or other legal entity in whose name or names the property appears on the records of the County Recorder of Deeds.

U) Historic district: An area designated as a "historic district" by ordinance of the County Board and which may contain within definable geographic boundaries one or more landmarks and which may have within its boundaries other properties, areas, sites, landscapes or structures, while not of such historic, architectural or scenic significance to be designated as landmarks, nevertheless contribute to the overall visual characteristics of the district.
V) *Removal:* Any relocation of a structure, object or artifact on its site or to another site.

W) *Repair:* Any change that is not construction, alteration, demolition, or removal and is necessary or useful for continuing normal maintenance.

X) *Scenic Significance:* Importance as a result of appearance or character that remains relatively unchanged from and embodies the essential appearance related to a culture from an earlier historic or prehistoric period; or as a result of a unique location, appearance, or physical character that creates an established or familiar vista or visual feature; or as a geologic or natural feature associated with the development, heritage, or culture of the community, County, State, or Nation.

Y) *Site:* The traditional, documented or legendary location of an event, occurrence, action, or structure significant in the life or lives of a person, persons, group, or tribe, including but not limited to cemeteries, burial grounds, campsites, battlefields, settlements, estates, gardens, groves, river crossings, routes, trails, caves, quarries, mines, or significant trees or other plant life.

Z) *Structure:* Anything constructed or erected, the use of which requires permanent or temporary location on or in the ground including (but without limiting the generality of the foregoing) barns, smokehouses, advertising signs, billboards, backstops for tennis courts, bridges, fences, pergolas, gazebos, radio and television antennae, solar collectors, microwave antennae including supporting towers, roads, ruins or remnants (including foundations), swimming pools or walkways.

AA) *Survey:* The systematic gathering of information on the architectural, historic, scenic, and archaeological significance of buildings, sites, structures, areas, or landscapes through visual assessment in the field and historical research, for the purpose of identifying landmarks or districts worthy of preservation.

3. GENERAL PROVISIONS
The following are general provisions propounded to make more clear matters relative to scope and jurisdiction of this Ordinance.

A) No provision herein shall supersede the powers of other local legislative or regulatory bodies or relieve any property owner from complying with the requirements of any other state statute or code or ordinance of Kendall County or individual municipal ordinances or regulations, and any permit or license required there under shall be required in addition to any Certificate of Appropriateness or Economic Hardship which may be required hereunder; provided, however, that where a Certificate of Appropriateness or Economic Hardship is required, no such other permit or license shall be issued by any other agency under the jurisdiction of the Kendall County Board before a certificate has been issued by the
Commission as herein provided.

B) The use of property and improvements which have been designated under this Ordinance shall be governed by the Kendall County Zoning Ordinance, as amended.

G) If any particular section of this Ordinance is declared to be unconstitutional or void, only the particular section is affected, and all other sections of this Ordinance shall remain in full force and effect.

H) For purposes of remedying emergency conditions determined to be dangerous to life, health or property, the Commission may waive the procedures set forth herein and grant immediate approval for a Certificate of Appropriateness. The Commission shall state its reasons in writing for such approval.

I) No member of the Preservation Commission shall vote on any matter that may materially or apparently affect the property, income, or business interest of that member.

ARTICLE II

THE HISTORIC PRESERVATION COMMISSION

1. ORGANIZATION

A) Appointment. The Kendall County Board shall by ordinance appoint members to the Kendall County Preservation Commission from names submitted by the County Board Chair.

B) Composition. The Preservation Commission shall consist of nine (9) members. All members shall be residents of Kendall County. The County Board Chair shall nominate to the Preservation Commission at least one (1) attorney, one (1) historian or architectural historian, one (1) architect/engineer, and one (1) real estate professional knowledgeable in historic preservation; the other members shall be persons with a demonstrated interest in archaeology, Kendall County history, architecture, engineering, preservation and/or the preservation of community character. Commission vacancies shall be posted in a newspaper of general circulation within the county and on the county internet website. Included in the nine (9) voting members, the County Board may appoint one of their members or staff to serve as a voting member of the Commission and liaison to the County Board.

C) Terms. Terms of the initial members shall be staggered so that three serve for one year; three for two years; and three for three years. Successors to initial members shall serve for three year terms. All ex officio members shall serve the term of their elected or appointed office. All members shall serve until their
successors are appointed. Vacancies shall be filled by the Kendall County Board from names submitted by the County Board Chair.

D) **Officers.** Officers shall consist of a Chair, Vice-Chair and a Secretary elected by the Preservation Commission. The Chair shall preside over meetings. In the absence of the Chair, the Vice Chair shall perform the duties of the Chair. If both the Chair and the Vice-Chair are absent, a temporary Chair shall be elected by those present. The Chair, Vice-Chair and secretary shall serve a term of one (1) year and shall be eligible for re-election. No member shall serve as an officer in the same capacity for more than three (3) consecutive years. Once the member has served in the same capacity for three (3) years a one (1) year hiatus from that office must be followed. The Chair shall ensure that the following duties are performed:

   i) That minutes are taken of each Preservation Commission meeting;

   ii) That copies of the minutes, reports, and decisions of the Preservation Commission be published and distributed to the members of the Preservation Commission.

   iii) The Kendall County Board Chair is advised of vacancies on the Preservation Commission and expiring terms of members; and

   iv) That there be prepared and submitted to the Kendall County Board a complete record of the proceedings before the Preservation Commission on any matters requiring County Board consideration. The Kendall County Planning, Building & Zoning Department shall be the official keeper of the records.

E) **Rules and Procedures.** The Historic Preservation Commission shall have the authority to develop and adopt rules and procedures necessary to carry out its functions under the provisions of this Ordinance.

F) **Meetings.** Meetings of the Preservation Commission shall be held no less than monthly, except in those months when no business is pending, and shall be held at such times and places within the County as the Commission shall decide. Special meetings may be called by the Chair or by the consent of three (3) members. All meetings of the Commission shall be open to the public, shall follow all provisions of the Open Meetings Act and shall adhere to Robert's Rules of Order. The Commission shall keep minutes of its proceedings, showing a vote of each member upon every question, or if absent or failing to vote, and shall also keep records of its official actions. Such minutes and records shall be open to the public for inspection at offices of the Kendall County Planning, Building & Zoning Department.

G) **Quorum.** A quorum shall consist of five (5) members. The transaction of
business shall be made by a majority vote of those members in attendance while a quorum is present, except that the adoption, modification or rescission of any rule or part thereof shall require the affirmative vote of five (5) members.

H) Compensation. The members shall serve without compensation, but they shall be reimbursed for their expenses necessarily incurred in the performance of their duties as such and approved by the Director of the Planning, Building & Zoning Department, and if funds are available in the Historic Preservation Commission’s reserves.

I) Annual Report. The Commission shall submit an annual report of its activities to the Kendall County Board.

2. POWERS & AUTHORITIES
The Preservation Commission shall have the following powers and authority.

A) To conduct an ongoing survey of the County to identify buildings, structures, areas, sites and landscapes that are of historic, archaeological, architectural, or scenic significance, and, therefore, potential landmarks or historic districts;

B) To hold public hearings and recommend to the County Board the designation of landmarks or historic districts;

C) To compile information concerning and prepare descriptions of the landmarks and historic districts identified and recommended for designation and the characteristics that meet the standards for designation;

D) To prepare, keep current, and publish a map or maps showing the locations and exact boundaries of proposed and designated landmarks and historic districts and, if the Commission so chooses, the locations and boundaries of designated state or federal landmarks or districts;

E) To keep a register of all designated landmarks and historic districts;

F) To establish an appropriate system of markers or plaques for all designated landmarks, historic districts, and for streets, roads, trails, and highways leading from one landmark or historic district to another and to confer recognition upon the owners of landmarks or property within historic districts by means of certificates, plaques, or markers;

G) To nominate, with owners’ consent, landmarks and historic districts to any state or federal registers of historic places;

H) To advise and assist owners of landmarks and property within historic districts on physical and financial aspects of preservation, renovation, rehabilitation, and reuse, and on procedures for inclusion on any state or federal register of historic
places;

I) To inform and educate the citizens of the County concerning the historic, archaeological, architectural, or scenic heritage of the County by publishing appropriate maps, newsletters, brochures, and pamphlets, and by holding programs and seminars;

J) To hold public hearings and to review applications for construction, alteration, removal, or demolition affecting landmarks or property within historic districts and issue or deny Certificates of Appropriateness for such actions;

K) To consider applications for Certificates of Economic Hardship that would allow the performance of work for which a Certificate of Appropriateness has previously been denied;

L) To develop specific criteria and guidelines for the proper alteration, construction, demolition, or removal of landmarks, or of property within historic districts;

M) To review proposed amendments to zoning regulations and map amendments, applications for special uses or applications for zoning variations that affect any and all landmarks or historic districts. Proposed zoning amendments, applications for special use, or zoning variations that affect any landmark or historic district as defined in this ordinance or any application for demolition of any structure which is more than 50 years old shall be reviewed by support staff and forwarded to the Preservation Commission for review within seven (7) working days.

N) To administer on behalf of the County Board any property, or full or partial interest in real property, including a conservation right, by approval of the County Board;

O) To accept and administer on behalf of the County Board gifts, grants, money or other personal property as may be appropriate for the purpose of this Ordinance. Such money may be expended for publishing maps and brochures, for hiring staff or consultants or performing otherwise appropriate functions for the purpose of carrying out the duties and powers of the Preservation Commission and the purposes of this Ordinance.

P) To administer any system established by the County Board for the transfer of development rights;

Q) To call upon available County agencies and staff as well as other experts for technical advice; costs to be determined prior to activities and paid by petitioner except where included in the existing approved budget;

R) To retain specialists or consultants, or to appoint citizen, neighborhood or area
advisory committees, as may be required, costs to be determined prior to activities and paid by petitioner except where included in the existing approved budget;

S) To testify before all boards, commissions, committees and municipalities on any matter affecting potential or designated landmarks or historic districts;

T) To periodically review any County Land resource management plan and to develop a preservation component in any comprehensive plan of the County and to recommend it to the Regional Plan Commission, the Planning, Building & Zoning Committee and the County Board;

U) To periodically consult the County zoning administrator, review any County zoning ordinance and building code, and to recommend to the County Board any amendments appropriate for the protection and continued use of landmarks or property within historic districts;

V) To undertake any other action or activity necessary or appropriate to the implementation of its powers and duties or the implementation of the purposes of this Ordinance.

W) To recommend to the County Board the adoption of intergovernmental agreements between the County Board and Kendall County municipalities that allow for the nomination and designation by the County Board of individual landmarks and historic districts within incorporated areas and that afford the protection of landmarks and historic districts through the provisions of this Article, and

X) To periodically monitor designated landmarks and preservation districts for demolition by neglect and to refer negligent cases to the appropriate county agency for enforcement.

ARTICLE III

DESIGNATION OF LANDMARKS AND HISTORIC DISTRICTS

1. INVESTIGATION & RESEARCH
The Preservation Commission shall undertake an ongoing investigation and research effort in the County to identify areas, sites, structures, and objects that have historic, cultural, community, architectural or aesthetic importance, interest, or value. As part of the investigation, the Commission shall review and evaluate any prior surveys and studies by any unit of government, private organization or individual and compile appropriate descriptions, facts, and photographs.

The Commission shall make an effort to systematically identify potential landmarks and districts and adopt procedures to nominate them individually or in groups based upon the following criteria:
a) The potential landmarks or districts in one township or distinct geographical area of the County;

b) The potential landmarks associated with a particular person, event, or historical period;

c) The potential landmarks of a particular architectural style or school, or of a particular architect, engineer, builder, designer, or craftsman; or of a particular building material.

d) Such other criteria as may be adopted by the Preservation Commission to assure systematic survey and nomination of all potential landmarks within the County;

2. PRESERVATION PLAN

A) The Historic Preservation Commission shall, through the aforesaid surveys and research, so as to become thoroughly familiarized with buildings, structures, objects, sites, districts, areas and lands within the County which may be eligible for designation as historic landmarks or districts, prepare a "Historic Landmark and District Preservation Plan."

B) The Preservation Plan shall be presented to the Kendall County Planning, Building & Zoning Department for consideration and recommendation to the County Board for possible inclusion in the Kendall County Land Resource Management Plan as amended. From time to time, the Commission shall review the Plan and insert in the Historic Preservation Commission minutes a report of such review and take appropriate action on any amendments to the Plan deemed necessary.

3. NOMINATION OF LANDMARKS AND HISTORIC DISTRICTS

A) Landmarks

The Preservation Commission or any person may propose landmarks for designation by the County Board by filing a nomination including written proof of owner consent, for any property or properties and structures located in an unincorporated area or in an incorporated area by intergovernmental agreement with the appropriate municipality within the geographical boundaries of Kendall County. Nomination forms shall be filed with the Kendall County Planning, Building & Zoning Department.

Such forms shall be provided by the Commission. Nomination forms submitted for landmarks or historic districts shall include or be accompanied by the following information:

a) The name and address, as shown on the tax assessor's rolls, of the — owners of record of the property proposed for designation.
b) The Permanent Index Number (PIN), legal description, and common street address of the property proposed for designation.

c) A map delineating the boundaries and location of the property proposed for designation.

d) A written statement describing the property and setting forth reasons in support of the proposed designation.

e) If nominating an area for designation as a historic district, a list enumerating all properties and improvements previously designated, or currently pending designation, as a landmark by this Commission or listed on any state or federal registers of historic places.

f) The County Board reserves the right to set appropriate fees for administering this ordinance.

a) The name and address of the applicant and owner of record.

b) The legal description and Common Street address of the property.

c) A written statement describing the structure, building, or site and setting forth reasons in support of the proposed designation, including a list of significant exterior architectural features that should be protected.

d) Written documentation and evidence establishing that the applicant is the current owner of record of the nominated property and whether the owner of record consents or objects to the proposed landmark designation. Such documentation or evidence of record ownership shall include a recent title policy in the name of the applicant or other evidence of record ownership acceptable to the Historic Preservation Commission.

e) An overall site plan and photographs of the landmark. The plan shall also include a front, side, and rear elevation drawing.

f) Such other relevant information as requested by the Historic Preservation Commission.

g) The County Board reserves the right to set appropriate fees for administering this ordinance.

B.) Historic Districts
The Preservation Commission or any person may propose historic districts for designation by the County Board by filing a nomination including written proof
of owners' consent, for any property or properties and structures located in an
unincorporated area or in an incorporated area by intergovernmental
agreement with the appropriate municipality within the geographical boundaries
of Kendall County. Nomination forms shall be filed with the Kendall County
Planning, Building & Zoning Department.

Such forms shall be provided by the Commission. Nomination forms submitted
for historic districts shall include or be accompanied by the following
information:

a) The names and addresses, as shown on the tax assessor's rolls, of the
owner of record of the property proposed for designation and a notarized
signed statement of consent of 100% of the owners

b) The Permanent Index Numbers (PIN), legal descriptions, and common
street addresses of the properties proposed for designation.

c) A map delineating the boundaries and location of the properties
proposed for designation.

d) A written statement describing the properties and setting forth reasons
in support of the proposed designation.

e) If nominating an area for designation as a historic district, a list
enumerating all properties and improvements previously designated, or
currently pending designation, as a landmark by this Commission or listed
on any state or federal registers of historic places.

f) The County Board reserves the right to set appropriate fees for
administering this ordinance.

a) The names and addresses of applicants.

b) The names and addresses of all of the owners of record of buildings,
structures, or sites in the area nominated for designation.

c) A vicinity map delineating the boundaries of the area nominated for
designation.

d) A written statement describing the area and structures, buildings, or sites
located in the area nominated for designation as an historic district and setting
forth the reasons in support of the proposed designation, including a list and
photographs of significant exterior architectural features of all structures,
buildings, or sites in the district that should be protected.

e) Written documentation and evidence establishing that applicants are the
current owners of record of property in the area nominated for designation and that such owner comprise the owners of record of at least fifty-one percent (51%) of all sites contained in the nominated area. Such documentation or evidence of record ownership shall include recent title policies in the names of the applicants or other evidence of record ownership acceptable to the Historic Preservation Commission.

f) The name, address, and telephone number of one of the applicants who shall be the designated contact person and liaison for the purposes of the application. The name, address, and telephone number of an additional applicant to serve as an alternative contact person shall also be provided.

g) Such other relevant information as requested by the Historic Preservation Commission.

h) The County Board reserves the right to set appropriate fees for administering this ordinance.

4. CRITERIA FOR DESIGNATION

A.) Landmarks

The Commission may recommend to the County Board the designation of landmarks upon written proof of owner consent. In addition to property owner consent, landmarks shall only be recommended for designation when a thorough investigation results in a determination that the property, structure, improvement or area so recommended meets one (1) or more of the following criteria:

A) It has character, interest, or value which is part of the development, heritage, or cultural characteristics of a local community, the County, the State of Illinois or the Nation;

B) Its location is a site of a significant local, County, State, or National event;

C) It is identified with a person or persons who significantly contributed to the development of the local community, the County, the State of Illinois, or the Nation;

D) It embodies distinguishing characteristics of an architectural style valuable for the study of a period, type, method of construction, or use of indigenous materials;

E) It is identified with the work of a master builder, designer, architect, engineer, or landscape architect whose individual work has influenced the development of the local area, Kendall County, the State of Illinois, or the Nation;

F) It embodies elements of design, detailing, materials, or craftsmanship that render it architecturally significant;
G) It embodies design elements that make it structurally or architecturally innovative;

H) It has a unique location or singular physical characteristics that make it an established or familiar visual feature;

I) It is a particularly fine or unique example of a utilitarian structure with a high level of integrity or architectural significance;

J) It is suitable for preservation or restoration;

K) It is included in the National Register of Historic Places and/or the Illinois Register of Historic Places.

L) It has yielded, or may be likely to yield, information important to pre-history, history or other areas of archaeological significance.

M) It is an exceptional example of an historic or vernacular style or type or one of few remaining in the County.

B.) Historic Districts
The Commission may recommend to the County Board the designation of Historic Districts upon written proof of 100% of property owners’ consent whose property is located within the boundaries of the proposed district. In addition to owners’ consent, where at least fifty-one percent (51%) of the property owners whose property is located within the boundaries of the proposed district consent to designation. Historic Districts shall only be recommended for designation when a thorough investigation results in a determination that the properties, structure, improvement or area so recommended meets one (1) or more of the following criteria:

A) It has character, interest, or value which is part of the development, heritage, or cultural characteristics of a local community, the County, the State of Illinois or the Nation;

B) Its location is a site of a significant local, County, State, or National event;

C) It is identified with a person or persons who significantly contributed to the development of the local community, the County, the State of Illinois, or the Nation;

D) It embodies distinguishing characteristics of an architectural style valuable for the study of a period, type, method of construction, or use of indigenous materials;

E) It is identified with the work of a master builder, designer, architect, engineer,
or landscape architect whose individual work has influenced the development of
the local area, Kendall County, the State of Illinois, or the Nation;

F) It embodies elements of design, detailing, materials, or craftsmanship that
render it architecturally significant;

G) It embodies design elements that make it structurally or architecturally
innovative;

H) It has a unique location or singular physical characteristics that make it an
established or familiar visual feature;

I) It is a particularly fine or unique example of a utilitarian structure with a high
level of integrity or architectural significance;

J) It is suitable for preservation or restoration;

K) It is included in the National Register of Historic Places and/or the Illinois
Register of Historic Places.

L) It has yielded, or may be likely to yield, information important to pre-history,
history or other areas of archaeological significance.

M) It is an exceptional example of an historic or vernacular style or type or one of
few remaining in the County.

5. INITIAL REPORT & RECOMMENDATION OF PRESERVATION
COMMISSION
The Preservation Commission shall, within thirty (30) calendar days from receipt of a
completed application for designation, cause to be written an initial recommendation and
report stating whether the nominated landmark, historic district does or does not meet the
criteria for designation as provided for in Article III, Section 4 herein. The report shall
contain the following information:

A) An explanation of the significance or lack of significance of the nominated
landmark or historic district as it relates to the criteria for designation;

B) A description of the integrity or lack of integrity of the nominated landmark or
historic district;

C) A map showing the location of the nominated landmark or the boundaries of
the nominated historic district.

In addition, in the case of a nominated landmark found to meet the criteria for
designation, the report shall include:
A) A description of the significant exterior architectural features of the nominated landmark that should be protected;

In the case of a nominated historic district found to meet the criteria for designation the report shall include:

A) A list of addresses and Permanent Index Numbers showing which properties are contributing and which are non-contributing;

B) A description of the types of significant exterior architectural features of the structures within the nominated district that should be protected;

In the case of a nominated landmark or historic district the recommendation and report shall be available to the public in the office of the County Planning, Building & Zoning Department.

6. NOTIFICATION OF NOMINATION
The Preservation Commission shall, within thirty (30) days from completion of the initial report and recommendation as described above in Article III, Section 5, cause to be scheduled a public hearing on the nomination. Notice of the date, time, place and purpose of the public hearing shall be sent by certified mail to the owner(s) of record and to the nominators at least fifteen (15) days prior to the date of the hearing. Such notice shall also be published in a newspaper having general circulation in the area surrounding the nominated property or district at least fifteen (15) days prior to the date of the hearing. All notices shall state the street, address and Permanent Index Number or legal description of a nominated landmark or the boundaries of a nominated historic district.

7. HEARING
A public hearing shall be scheduled, and notification made thereof, pursuant to Article III, Section 6, above. Oral or written testimony shall be taken at the public hearing concerning the nomination. The Preservation Commission may solicit expert testimony or present its own evidence regarding the historic, archaeological, or scenic significance of a proposed landmark or of any property within a proposed historic district relative to compliance with criteria for consideration set forth above in Section 4 of this Article. The hearing shall be closed upon completion of testimony.

8. RECOMMENDATION OF PRESERVATION COMMISSION
Within thirty (30) days following the close of the public hearing, the Commission shall make its determination upon the evidence whether the proposed landmark or historic district does or does not meet the criteria for designation. A recommendation to the County Board regarding the proposed landmark or historic district shall be passed by resolution of the Preservation Commission. This recommendation shall be accompanied by a report stating the findings of the Preservation Commission concerning the historic, archaeological, architectural or scenic significance of the proposed landmark or historic district and also include if the property owner(s) objects to the designation. The Preservation Commission shall forward copies of the resolution and report to the
applicant and the owner of the subject property or representative for petitioners of the subject area.

In the case of the property owner’s (owners’) objection to a landmark designation or historic district, the nomination would require the affirmative vote of a super majority of County Board members present.

9. DESIGNATION
The County Board, upon a recommendation from the Preservation Commission that the proposed landmark or historic district should be designated, shall review the report and recommendations of the Preservation Commission.

For individual landmarks or historic district applications, the County Board, after reviewing the report and recommendation, shall, within sixty (60) days from receipt of the recommendation of the Preservation Commission, take one of the following steps:

A) Designate the landmark or historic district by ordinance; or
   (In the case of the property owner(s) objection to a landmark designation or historic district, the nomination would require the affirmative vote of a super majority of County Board members present.)

B) Refer the report and recommendation back to the Preservation Commission with suggestions for revisions, stating its reason for such action.

C) Reject the nomination application.

Upon return of the report and recommendation to the Commission, the Commission shall review and prepare new findings within forty-five (45) days of the County Board’s original decision. The County Board shall designate or not designate the landmark at the next regularly scheduled County Board meeting.

10. RESUBMISSION OF APPLICATION
Resubmission of any application for landmark or historic district designation may be made no sooner than ninety (90) days after County Board action on the nomination. Not more than one re-submission may be made within a twelve (12) month period.

11. NOTICE OF DESIGNATION
Notice of the action of the County Board, including a copy of the ordinance designating the landmark, historic district shall be sent by regular mail to all owners of record, including but not limited to each owner of record of a landmark or property within a historic district. Further, as soon as is reasonably possible, the County Board Chair shall cause to be notified the Kendall County Planning, Building & Zoning Department, the Recorder of Deeds, the County Clerk, and the Kendall County Collector by forwarding to each a copy of the designation ordinance. The Recorder of Deeds shall ensure that the designation be recorded on all directly affected parcels.
12. PUBLICATION OF MAP
A map showing the location of all designated landmarks and historic districts shall be published and amended upon each designation. Copies of the map shall be available to the public at the Kendall County Planning, Building & Zoning office, the same location and in the same manner as any County zoning map.

13. APPEALS
Adoption of an ordinance designating a landmark or historic district by the Kendall County Board shall be a final action reviewable under Section 3-101 of the Illinois Administrative Review Law.

14. INTERIM CODE
No building, zoning, site development, access, utility or other permit shall be issued by the Planning, Building & Zoning Department, the Highway Department or other County department without a Certificate of Appropriateness being issued in accordance with Article IV Section 2 for alteration, construction, demolition, or removal of a nominated landmark or the alteration of any physical feature of a property or structure within a nominated historic district from the date the nomination form is received by the County office until the final disposition of the nomination by the County Board unless such alteration, removal, or demolition is necessary for public health, welfare, or safety.

15. MARKING BY ATTACHMENT OF A PLAQUE
Each designated landmark or historic district may be marked by an appropriate plaque carrying a brief description and account of the historic significance of the property. The plaque shall be provided by the County at the expense of the property owner.

16. AMENDMENT & RECISSION OF DESIGNATION
The County Board, upon recommendation of the Preservation Commission, may amend or rescind designation by the same procedure and according to the same standards and considerations set forth for designation. No amendment or rescission shall be made to a designation of a landmark or historic district based solely on a change in owner's consent.

17. TRANSFER OF JURISDICTIONAL CONTROL
Should a designated landmark or historic district be incorporated into a municipality with a preservation ordinance, that municipality's preservation ordinance shall govern. If a municipality annexes a designated landmark or historic district and does not have a preservation ordinance, the County's preservation ordinance will continue to govern.

ARTICLE IV

ALTERATION, CONSTRUCTION, DEMOLITION, AND MAINTENANCE

1. SCOPE
Work on property and improvements so designated pursuant to this ordinance shall be regulated as follows:
A) *Landmarks*: No significant alterations, exterior construction or exterior demolition or interior alteration which may affect the exterior appearance may be performed on property and structures which have been designated under this ordinance as landmarks, except as shall be approved by a Certificate of Appropriateness.

B) *Historic districts*: No significant alterations, exterior construction or exterior demolition or interior alteration which may affect the exterior appearance may be performed on property and structures located within an area which is designated under this ordinance as a historic district, except as shall be approved by a Certificate of Appropriateness.

2. **CERTIFICATE OF APPROPRIATENESS**

A) A Certificate of Appropriateness from the Preservation Commission established pursuant to this Ordinance shall be required before any significant alteration, construction, demolition or removal that affects pending or designated landmarks or historic districts is undertaken. Such a certificate is required for all such actions from the date a nomination form is submitted to the Preservation Commission.

B) Applications for Certificates of Appropriateness.

   i) Every application submitted to the Kendall County Planning, Building & Zoning Department for a permit wherein the applicant represents and/or delineates plans to commence any action as immediately described above in subsection (A) affecting any such property, improvements or areas therein described, shall be forwarded by the Director of Planning, Building and Zoning to a representative or representatives of the Preservation Commission, within five (5) business days following the receipt of said application by the Planning, Building & Zoning Department.

   The Planning, Building & Zoning Department shall not issue the building or demolition permit until a Certificate of Appropriateness has been issued by the Preservation Commission. Any applicant may request a meeting with the Preservation Commission before the application is sent by the Director of Planning, Building and Zoning to the Preservation Commission or during the review of the application.

   ii) Application for review of construction, alteration, demolition, or removal not requiring a building permit for which a Certificate of Appropriateness is required shall be made on a form prepared by the Preservation Commission and available at the office of Kendall County Planning, Building & Zoning Department. The Preservation Commission may schedule, provide notice and conduct a public hearing concerning the
application in the manner previously described in Article III, Section 6 and 7.

iii) If a public hearing is not scheduled, the Commission may consider the completed application at its next regular meeting and may grant a Certificate of Appropriateness at that time. The Commission may further designate support staff to be responsible for reviewing routine applications for Certificates of Appropriateness when the proposed work is clearly appropriate and in accordance with the criteria set forth in Article IV, Sections 2(c) and (d) below, and the purposes of this Ordinance.

iv) The Commission may seek technical advice from outside its members on any application for a Certificate of Appropriateness. The applicant and each commissioner shall receive a copy of the consultant’s written opinion at least seven (7) days before a determination is to be made on the application. The costs for this technical advice will be paid by petitioner unless included as part of the annual approved budget for the Commission.

v) The Commission shall act promptly and in a reasonable manner in its judgment of plans for new construction or for alteration, removal, or demolition of structures in historic districts that have little historic value, except where such construction, alteration, removal, or demolition would seriously impair the historic or architectural value of surrounding structures or the surrounding area.

C) Design Guidelines. The Commission shall consider the following factors in reviewing applications for Certificates of Appropriateness:

i) **Height:** The height of any proposed alteration or construction should be compatible with the style and character of the landmark and with surrounding structures in a historic district.

ii) **Proportions of Windows and Doors:** The proportions and relationships between doors and windows should be compatible with the architectural style and character of the landmark and with surrounding structures within a historic district.

iii) **Relationship of Building Masses and Spaces:** The relationship of a structure within a historic district to open space between it and adjoining structures should be compatible or similar to relationships commonly found between similar structures in the district.

iv) **Roof Shape:** The design of the roof should be compatible with the architectural style and character of the landmark and surrounding structures which are similar in design in a historic district.
v) *Landscaping*: Landscaping should be compatible with the architectural character and appearance of the landmark and of surrounding structures and landscapes in historic districts.

vi) *Scale*: The scale of the structure after alteration, construction, or partial demolition should be compatible with its architectural style and character and with surrounding structures in a historic district.

vii) *Directional Expression*: Facades in historic districts should blend with other structures with regard to directional expression. Structures in a historic district should be compatible with the dominant horizontal or vertical expression of surrounding structures or of its stylistic design. The directional expression of a landmark after any alteration, construction, or partial demolition should be compatible with its original architectural style and character.

viii) *Architectural Details*: Architectural details, including materials and textures, should be treated so as to make a landmark compatible with its original architectural style or character.

D) Standards for Review. The Commission, in considering the appropriateness of any alteration, demolition, new construction, or removal to any property or structures designated or pending designation as a landmark, or any area designated or pending designation as a historic district, shall be guided by the following general standards and any design guidelines in the ordinance designating the landmark or historic district as well as conformance to applicable zoning classification, height, and area limitation:

i) Every reasonable effort shall be made to provide a compatible use for a property that requires minimal alteration of the building, structure, or site and its environment, or to use a property for its originally intended purpose.

ii) The distinguishing original qualities or character of a building, structure, site, and its environment shall not be destroyed. The removal or alteration of any historic material or distinctive architectural feature should be avoided whenever possible.

iii) All buildings, structures, and sites shall be recognized as products of their time. Alterations that have no historical basis or that seek to create an earlier/later appearance shall be discouraged.

iv) Changes that may have taken place in the course of time are evidence of the history and development of a building, structure, or site and its environment. These changes may have acquired significance in their own right, and this significance shall be recognized and respected.
v) Distinctive stylistic features or examples of skilled craftsmanship that characterize a building, structure, or site shall be treated with sensitivity.

vi) Deteriorated architectural features shall be repaired rather than replaced, wherever possible. In the event replacement is necessary, the new material should match the material being replaced in composition, design, color, texture, and other visual qualities. Repair or replacement of missing architectural features should be based on accurate duplication of features substantiated by historic, physical, or pictorial evidence, rather than on conjectural designs or the availability of different architectural elements from other buildings or structures.

vii) The surface cleaning of structures shall be undertaken with the utmost care and consideration. Sandblasting and other cleaning methods that will damage the historic building materials shall not be undertaken.

viii) Every reasonable effort shall be made to protect and preserve archaeological resources affected by or adjacent to any project.

ix) Contemporary design for alterations and additions to existing properties shall not be discouraged when such alterations and additions do not destroy significant historical, architectural, or cultural material, and such design is compatible with the size, scale, color, material, and character of the property, neighborhood, or environment.

x) Wherever possible, new additions or alterations to structures should be done in such a manner that if such additions or alterations were to be removed in the future, the essential form and integrity of the structure would not be impaired.

E) Determination by Preservation Commission. Within fifteen (15) business days after support staff review, or from the date of the regular meeting, or from the close of a public hearing concerning an application for a Certificate of Appropriateness, or within such further time as the applicant for said certificate (and/or permit) approves in writing, the Commission shall determine whether:

i) The proposed construction, alteration, demolition, removal or other modification will be appropriate to the preservation of the particular landmark or historic district and a Certificate of Appropriateness may be issued; or

ii) Such proposed modification is inappropriate to the preservation of the particular landmark or historic district and a Certificate of Appropriateness may be denied.
Written notice of the approval or denial of the application for a Certificate of Appropriateness shall be provided the applicant, sent by certified mail with return receipt requested, and to the Kendall County Planning, Building & Zoning Department within seven (7) days (Saturdays, Sundays, and legal holidays excluded) following the determination and shall be accompanied by a Certificate of Appropriateness in the case of an approval.

F) Denial of Certificate of Appropriateness. A denial of a Certificate of Appropriateness shall be accompanied by a statement of the reasons for the denial. The Preservation Commission shall make recommendations to the applicant concerning changes, if any, in the proposed action that would cause the Preservation Commission to reconsider its denial and shall confer with the applicant and attempt to resolve as quickly as possible the difference(s) between the applicant and the Commission. The applicant may resubmit an amended application or reapply for a building or demolition permit that takes into consideration the recommendations of the Preservation Commission.

G) Decision Binding on Planning, Building & Zoning Department. The Director of the Kendall County Planning, Building & Zoning Department shall be bound by the determination of the Commission and approve, if in conformance with other provisions of the Building Code, or disapprove any application for the proposed construction, alteration, removal of an exterior architectural feature, or demolition of any building or structure in a historic district or any landmark in accordance with said determination.

H) Failure of Commission to Review Application in a Timely Manner. Failure of the Commission to act upon an application for Certificate of Appropriateness within ninety (90) days shall constitute approval and no other evidence shall be needed. This time limit may be waived only by mutual consent of the applicant and the Commission.

I) Demolitions. Pursuant to Article IV, Sections 2(c) and (d) above, the Preservation Commission may deny any application for a Certificate of Appropriateness where demolition is proposed upon a finding that such proposed action will adversely affect the historic, archeological, architectural, or scenic significance of a landmark or historic district. Upon receipt of an application for a Certificate of Appropriateness for demolition, the Preservation Commission shall as soon as possible make a determination, supported by written findings, whether one or more of the following criteria are met:

i) The structure or visual resource is of such interest or quality that it would reasonably meet national, state or local criteria for designation as an historic or architectural landmark.

ii) The structure or visual resource is of such unusual or uncommon design, texture or materials that it could not be reproduced, or could be
reproduced only with great difficulty and expense.

iii) Retention of the structure or visual resource would aid substantially in preserving and protecting another structure or visual resource which meets criteria (i) or (ii) hereinabove.

Where the Preservation Commission determines that one or more of these criteria are met, no Certificate of Appropriateness shall be issued and the application shall be denied.

If a demolition permit is issued, the Preservation Commission shall require the applicant to submit for review and consideration post-demolition plans which shall include drawings and sketches with sufficient detail to show, as far as they relate to exterior appearance, the architectural design of any and all improvements incorporated in such plans.

J) Compliance with Certificate. A Certificate of Appropriateness will become void if:

i) If there is any change in the scope of work pursuant to the approved application subsequent to the issuance of the Certificate; or

ii) If twelve (12) months have elapsed after issuance of the Certificate and no building permit has been issued.

K) Appeals. A denial of a Certificate of Appropriateness is an administrative decision as defined in Section 3-101 of the Illinois Administrative Review Law, and it shall be subject to judicial review pursuant to provisions of said Administrative Review Law and all amendments and modifications thereof, and the rules adopted thereto.

3. ECONOMIC HARDSHIP
A) The Preservation Commission may issue a Certificate of Economic Hardship upon determination that the failure to issue a Certificate of Appropriateness has denied, or will deny the owner of a landmark or of a property within a historic district all reasonable use of, or return on, the property. Application for a Certificate of Economic Hardship shall be made on a form and in the manner as prescribed by the Preservation Commission. The Preservation Commission may schedule a public hearing concerning the application and provide notice in the same manner as prescribed in Article III, Section 6, of this Ordinance and conduct the hearing in the same manner as prescribed in Article III, Section 7, of this Ordinance.

B) The Preservation Commission may solicit expert testimony and the applicant for a Certificate of Economic Hardship shall submit all of the following information in order to assist the Preservation Commission in its determination on
the application:

i) An estimate of the cost of the proposed construction, alteration, demolition, or removal, and an estimate of any additional cost that would be incurred to comply with the recommendations of the Preservation Commission for changes necessary for the issuance of a Certificate of Appropriateness;

ii) A report from a licensed engineer or architect with experience in rehabilitation as to the structural soundness of any structures on the property and their suitability for rehabilitation;

iii) Estimated market value of the property in its current condition; after completion of the proposed construction, alteration, demolition, or removal; after any changes recommended by the Preservation Commission; and, in the case of a proposed demolition, after renovation of the existing property for continued use;

iv) In the case of a proposed demolition, an estimate from a person or entity experienced in rehabilitation as to the economic feasibility of rehabilitation or reuse of the existing structure on the property;

v) Amount paid for the property, the date of purchase, and the party from whom purchased, including a description of the relationship, of any, between the owner of record or applicant and the person from whom the property was purchased, and any terms of financing between the seller and buyer;

vi) If the property is income-producing, the annual gross income from the property for the previous two (2) years; itemized operating and maintenance expenses for the previous two (2) years; and depreciation deduction and annual cash flow before and after debt service, if any, during the same period;

vii) Remaining balance on any mortgage or other financing secured by the property and annual debt service, if any, for the previous two (2) years;

viii) Any listing of the property for sale or rent, price asked and offers received, if any, within the previous two (2) years;

ix) Assessed value of the property according to the two (2) most recent assessments;

x) Real estate taxes for the previous two (2) years;

xi) Form of ownership or operation of the property, whether sole
 proprietorship, for profit or not-for-profit corporation, limited partnership, joint venture, or other.

xii) Any other information, including the income tax bracket of the owner, applicant, or principal investors in the property considered necessary by the Preservation Commission to make a determination as to whether the property does yield or may yield a reasonable return to the owners.

C) Determination of Economic Hardship. Within sixty (60) days from receiving a request for a Certificate of Economic Hardship, the Commission, upon a determination that the denial of a Certificate of Appropriateness has denied, or will deny the owner of a landmark or of a property within a historic district all reasonable use of or return on the property, may undertake one of the following actions:

i) Offer the owner of the property reasonable financing, tax or other incentives sufficient to allow a reasonable use of, or return on, the property; or

ii) Offer to purchase the property at a reasonable price or institute eminent domain proceedings pursuant to Article VII of the Illinois Code of Civil Procedure; or

iii) Issue a Certificate of Appropriateness for the proposed construction, alteration, demolition or removal.

Written notice of the determination shall be provided in the same manner as required by Article IV, Section 2(e) of this Ordinance. This time limit may be waived only by mutual consent of the applicant and the Commission.

D) Appeals. A denial of a Certificate of Economic Hardship is an administrative decision as defined in Section 3-101 of the Illinois Administrative Review Law, and it shall be subject to judicial review pursuant to provisions of said law and all amendments and modifications thereof, and the rules adopted thereto.

4. MAINTENANCE OF HISTORIC PROPERTIES
Nothing in this Article shall be construed to prevent the ordinary maintenance of any exterior elements of a property or structures designated or nominated as a landmark or located within a designated or nominated historic district.

5. PUBLIC SAFETY EXCLUSION
None of the provisions of this ordinance shall be construed to prevent any measures of construction, alteration, or demolition necessary to correct or abate the unsafe or dangerous condition of any structure, other feature or part thereof, where such condition has been declared unsafe or dangerous by the Director, Kendall County Planning, Building & Zoning Department, the Kendall County Health Department or any Fire
Protection District and where the proposed measures have been declared necessary, by such department or departments to correct the said condition; provided, however, that only such work as is reasonably necessary to correct the unsafe or dangerous condition may be performed pursuant to this Section.

In the event any structure or other feature shall be damaged by fire or other calamity, or by Act of Nature or by the public enemy, to such an extent that, in the opinion of the aforesaid department or departments, it cannot reasonably be repaired and restored, it may be removed in conformity with normal permit procedures and applicable laws.

6. DEMOLITION BY NEGLECT
It is the intent of this section to preserve from deliberate or inadvertent neglect the features of landmarks and contributing buildings and structures within designated historic districts.

Periodically, the Commission shall, in conjunction with its ongoing survey operations, survey the exterior of each designated landmark and each property within a historic district to ensure that the property is not suffering from demolition by neglect, as defined in the ordinance. The Commission's Secretary shall document the performance of each annual neglect survey.

Any owner who fails to maintain their building or structure in compliance with this section shall be subject to remedial procedures. Upon a finding by the Commission that a historic landmark or a contributing building or structure within a historic district is threatened by demolition by neglect, the Commission shall:

(a) Notify the County Board so that they or the appropriate county agency will require the owner to repair all conditions contributing to demolition by neglect.

(b) If the owner does not make repairs within a reasonable period of time the County Board or their agents may make such repairs as are necessary to prevent demolition by neglect. The costs of such work shall be charged to the owner, and may be levied as a special assessment or lien against the property.

ARTICLE V
ENFORCEMENT, PENALTIES AND EQUITABLE RELIEF

1. ENFORCEMENT
The Kendall County Planning, Building & Zoning Department shall give written notification, sent by certified mail, return receipt, postage prepaid requested, of any violation of this Ordinance to the owner of record, lessor, the trustee, or other legally responsible party for such property, stating in such notification that they have inspected the property and have found it in violation of this Ordinance. They shall state in the notification, in clear precise terms, a description or explanation of the violation. The property owner of record, trustee, lessor, or legally responsible party shall have thirty (30) days from the date he receives the notice in which to correct such violation or to give satisfactory evidence that he has taken steps that will lead to correcting such violation within a stated period of time, which time must be agreeable to the Planning, Building &
Zoning Department as being fair and reasonable.

Upon petition of the Preservation Commission, the Circuit Court for Kendall County may restrain and/or enjoin any construction, removal, alteration, or demolition in violation of this Act and may order the removal in whole or part of any exterior architectural feature existing in violation of this Ordinance and may further order such reconstruction as may be necessary or desirable to redress any alteration or demolition in said violation.

2. PENALTIES
Any person, firm, or corporation who violates, disobeys, omits, neglects, or refuses to comply with, or who resists enforcement of any provisions of this Ordinance, shall be subject to a fine of not less than twenty-five dollars ($25.00) nor more than five hundred dollars ($500.00) for each offense. Each day a violation is permitted to exist after notification thereof shall constitute a separate offense.

In the case of an unauthorized demolition of a landmark or any property within a designated preservation district, the Kendall County Building and Zoning Department will refuse to issue a building permit for the subject property for a period of five (5) years after the date of demolition.

The owner or tenant of any building, structure, or land, and any architect, planner, surveyor, engineer, realtor, attorney, builder, contractor, agent, or other person who commits, participates in, assists in, or maintains such violation may be found guilty of a separate offense and suffer the penalties herein provided.

Nothing herein contained shall prevent the County from taking such other lawful action as is necessary to prevent or remedy any violation.

3. EQUITABLE RELIEF
In addition to other remedies provided by law, Kendall County may institute any appropriate action or proceeding to prevent, restrain, abate or correct a violation of this Ordinance, including, but not limited to, requiring the restoration of property and improvements to its appearance prior to the violation.
**KENDALL COUNTY BUILDING CODE**

**KENDALL COUNTY BUILDING REGULATIONS**

**TABLE OF CONTENTS**

<table>
<thead>
<tr>
<th>ORDINANCE</th>
<th>2010-11 2014</th>
</tr>
</thead>
<tbody>
<tr>
<td>SECTION 1</td>
<td>IN GENERAL 3</td>
</tr>
<tr>
<td>Adoption</td>
<td>3</td>
</tr>
<tr>
<td>Scope</td>
<td>3</td>
</tr>
<tr>
<td>Intent</td>
<td>3</td>
</tr>
<tr>
<td>Violation Penalties</td>
<td>3</td>
</tr>
<tr>
<td>Means of Appeal</td>
<td>5</td>
</tr>
<tr>
<td>Saving Clause</td>
<td>5</td>
</tr>
</tbody>
</table>

| SECTION 2                     | International Building Code 2006 2012  |
| Permit Application            | 6                                     |
| Form of Permit Application    | 6                                     |
| Site Plan                     | 7                                     |
| Permit Documents              | 8                                     |
| Fees                          | 8                                     |
| Violation Penalties           | 9                                     |
| Unlawful Continuance          | 9                                     |
| Private Garages Attached to Rooms | 10                               |
| Timber Footings & Wood Foundations | 10                               |
| Concrete Trench Foundations   | 10                                    |

| SECTION 3                     | International Residential Code 2006 2012 |
| Attached Garage Opening Protection | 11                              |
| Attached Garage Separation Required | 11                              |
| Exit Required                 | 11                                    |
| Miscellaneous – Wood Foundations | 12                                |

<table>
<thead>
<tr>
<th>SECTION 4</th>
<th>NATIONAL ELECTRIC CODE 2005 2011</th>
</tr>
</thead>
<tbody>
<tr>
<td>SECTION 5</td>
<td>ILLINOIS STATE PLUMBING CODE 2004</td>
</tr>
<tr>
<td>As mandated by the State of Illinois</td>
<td>14</td>
</tr>
</tbody>
</table>

| SECTION 6                     | INSPECTIONS International Mechanical Code 2012 |

*Formatted: Font color: Red, Strikethrough*
KENDALL COUNTY BUILDING CODE

SECTION 7
International Fuel Gas Code 2012

SECTION 8
International Energy Conservation Code 2012
As mandated by the State of Illinois

SECTION 9
Inspections

SECTION 10
Fees

SECTION 11
MISCELLANEOUS COUNTY PROVISIONS

- Attached Garages
- Basement Escape Exit
- Basement Window Wells
- Crawl Spaces
- Doors
- Fireplaces, Factory-Built
- Gutters
- Insulation Requirements
- Light & Ventilation Schedule
- Piers - Concrete
- Patios
- Smoke Detectors
- Pools, Temporary Fences
- Portable Toilets
- On-Site Refuse/Construction Debris Containers
- Elevators
- Agriculture and Farm Residence Exemptions
- Campgrounds
- Concrete Trench Foundations
- Plats of Survey
- Site Plans
SECTION 1 - IN GENERAL

ADOPTION
The County of Kendall adopts as the building code of the County, the following documents with certain insertions, deletions, amendments and changes as listed in the Kendall County Building Regulations and also other County Ordinances or parts of Ordinances in conflict herewith are hereby repealed. Should a conflict arise between codes, then the most stringent requirement shall apply.

International Building Code 2006-2012  
International Residential Code 2006 2012, Including Appendix F and Appendix G  
Illinois State Plumbing Code 2004 as mandated by the State of Illinois  
International Mechanical Code 2006-2012  
International Fuel Gas Code 2012  
International Energy Conservation Code 2012 as mandated by the State of Illinois  
Illinois Accessibility Code

SCOPE
The Kendall County Building Code shall be applicable to all buildings and structures constructed, enlarged, erected, repaired, altered, demolished, relocated or change of use or occupancy or moved within the jurisdiction of the County of Kendall.

INTENT
The intent of the Building Code of Kendall County is to insure public safety health and welfare insofar as they are affected by building construction through structural strength, adequate means of egress facilities, sanitary equipment, light and ventilation and fire safety and, in general, to secure safety to life and property from all hazards incidental to the design, erection, repair, removal demolition or occupancy of buildings, structures or premises.

VIOLATION PENALTIES
Violations of this Code shall be processed in the manner prescribed for all other ordinance violations as established by the County Board. Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of an ordinance violation, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Any person who shall continue any work in or about the structure after having been served
with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

Nothing herein shall prevent the Kendall County State’s Attorney from taking such other lawful action to prevent or remedy any violations. All costs connected therewith shall accrue to the person or persons responsible
MEANS OF APPEAL shall be replaced in its entirety with the following: shall be replaced with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the this ordinance Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zoning subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

SAVING CLAUSE
Nothing in this ordinance or in the building codes hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited on page 1 of this ordinance, nor shall any just or legal right or remedy of any character be lost, impaired or affected by this Ordinance.

DATE OF EFFECT
July 1, 1994

PURPOSE
The purpose of this Section is to establish minimum regulations governing the design, construction, alteration, enlargement, repair, demolition, removal, maintenance and use of structures providing for the issuance of permits, collection of fees, making of inspection and providing penalties for the violations thereof.

ADOPTION
For the above-mentioned purpose, the County of Kendall in the State of Illinois, ADOPTS as part of the County Building Code the International Building Code 2006. Each and all of the regulations, provisions, penalties, conditions and terms of said International Building Code 2006 herein referred to is adopted and made a part hereof as if fully set out in this document with the additions, insertions, deletions and changes as follows:

IBC Section 101.1 "Title" shall be replaced in its entirety with the following: Insert "Kendall County"

Title: These regulations shall be known as the building code of Kendall County, Illinois hereinafter referred to as "this code."

Section 101.4.3 “Plumbing”. Delete - International Plumbing Code and insert State of Illinois Plumbing Code as most recently published.

IBC Section 102.1 “General” shall be hereby amended to include:

General: Decks and sheds located in approved campgrounds shall meet all applicable building codes, all applicable requirements of the Kendall County Campground Regulations and all requirements of the applicable Special Use Ordinance, but shall not require a building permit, and shall only be subject to an inspection during the annual campground inspection period.

Section 101.4.4 “Property maintenance”. Delete this section in its entirety

IBC Section 105.2 “Work exempt from permit” This section shall be eliminated in its entirety. Delete 1. Under Building:

IBC Section 105.3 "Form of application" shall be replaced in its entirety with the following:
The application for a permit shall be submitted in such written form and shall be accompanied by such information as the Code Official prescribes and shall also be accompanied by the required fee as listed in Section 7 of this code.

The following information shall accompany and be a part of the application:

1. Legal Description of property
2. Descriptive material, in drawn and written form, as to location and design of building, structures, plumbing or electrical installation, etc., as required by the building officer to assure compliance with this code.
3. Two (2) original plots of survey or building plot showing existing and proposed buildings, structures and well & septic systems that will serve the proposed new structures along with locations of existing adjacent well and septic systems to show the 75-foot separation as required by the State of Illinois Private Sewage Disposal Licensing Act and Code.
4. For construction, alterations and other work two (2) copies of construction plans (more if required by code official) drawn at an appropriate scale, specifications and tests to show compliance with this code.
4.(a) Commercial construction shall require the plans to be stamped by an Illinois registered architect or engineer.
5. Where construction is to occur on a lot with a designated flood plain area, the code official may require the elevation of the first floor of proposed building be shown on the plot along with the Base Flood Elevation and its location on the site.
6. The Code Official shall have the authority to specify required foundation elevations on lots or parcels of land that have soils with seasonal high water tables, drainage problems, or that may be subject to localized flooding. In such a case, the Code Official shall also have the authority to require a site grading plan. The plan shall show existing topographic features, ground contours and drainage patterns as well as proposed building elevation(s), site improvements, ground contours and drainage design. Elevation information shall be on national geodetic vertical datum (NGVD). Verification of the finished improvements shall be drawn on a plot of survey showing the building location, finished foundation elevation(s), ground contours and drainage improvements.

IBC Section 105.5 “Expiration” shall be replaced in its entirety with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

IBC Section 106.2 "Site Plan" shall be replaced in its entirety with the following.
GRADING PLANS: All new permits need to be accompanied with a grading plan that needs to be completed by a licensed person or agency such as a surveyor or engineer. If the drawing is not done by a licensed person/agency, we would then need to send it to Kendall County’s consulting engineer for review. An “as-built” grading plan will be required for the entire lot prior to issuance of an occupancy certificate. These requirements would not apply if the structure is a) Ag exempt, or b) situated such that no grading was required within 100 feet of an adjacent property or right of way.

IBC Section 106.3-107.3 “Examination of Documents” shall be replaced in its entirety with the following:

(a) An examination of a complete building permit application and the accompanying plans shall be made within twenty (20) working days or less of receipt of said application and plans, by or under direction of the Code Official.

(b) No building permit shall be issued for a building to be constructed on any lot, piece, parcel or tract of land that does not conform with provisions of all laws compiled in Chapter 765 ILCS 205 of the Illinois Revised Statutes, Kendall County Subdivision Regulations and Zoning Ordinance and other applicable ordinances in force from time to time in this county. No permit shall be issued unless and until the roadbase, for required roads in any subdivision, has been installed and approved by the proper authority. No permit shall be issued for any public building or facility used by the public, unless plans and specifications for such building, or facility, meet the standards promulgated pursuant to the provision of the Illinois Accessibility Act, April 24, 1997.

(c) A permit shall be denied if plans or proposed work do not conform to requirements of this code or other pertinent laws and ordinances. A denial with reasons shall be given in writing upon request to the applicant.

(d) If proposed work conforms to requirements of this code and other pertinent laws and ordinances, a permit shall be issued in writing to proceed with work. One (1) set of plans and specifications, endorsed by the Code Official, will be kept at the County Office and the second set, also endorsed by the code official, shall be kept on the job for all required inspections and re-inspections as indicated in Section 7-10 of this code.

AND ALSO, all other County Ordinances or parts of ordinances in conflict herewith are hereby repealed—May 14, 2009 Ordinance No. 24

IBC Section 108.2 “Schedule of Permit Fees” shall be replaced in its entirety by the following:

A fee for each plan examination, building permit and inspection shall be paid in accordance with the fee schedule listed in Section 7 of this ordinance.
IBC Section 412 113 "Board of Appeals" shall be replaced in its entirety with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zoning subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

IBC Section 413.4 114.4 "Violation Penalties" shall be replaced in its entirety by the following:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

IBC Section 414.3 115.3 "Unlawful Continuance" shall be replaced in its entirety with the following:
Any person who shall continue any work in or about the structure after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

Chapter 35 Referenced Standards

Change International Plumbing Code to Illinois Plumbing Code
Delete International Property Maintenance Code
Delete International Existing Building Code
Delete International Private Sewage Code
For all accessibility issues refer to Illinois Accessibility Code

IBC Section 406.1.4 (1) "Separation" shall be replaced in its entirety with the following:

Private garages attached side-by-side to rooms in occupancies in Use Group R-1, R-2, R-3 or I-1 shall be completely separated from the interior spaces and the attic area by means of 5/8" gypsum board or the equivalent applied to the garage side. Doors shall be self-closing and self-latching.

Comment [ss9]: Included in body of code

IBC Section 1805.4.5 "Timber Footings"

This section shall be eliminated in its entirety. Kendall County does not permit timber footings or wood foundations. Only concrete footings and concrete and masonry foundations are permitted.

Comment [ss10]: Allow

IBC Section 1805.4.6 "Wood Foundations"

This section shall be eliminated in its entirety. Kendall County does not permit timber footings or wood foundations. Kendall County does accept post-frame construction for accessory structures. Only concrete footings and concrete and masonry foundations are permitted.

Comment [ss11]: Allow

IBC – Add Section 1805.5.1.4 "Concrete Trench Foundations" which shall read as follows:

All trench foundations shall not be less than ten (10) inches in thickness, and forty-two (42) inches in depth and must be built out to twelve (12) inches at the base, and must be at clean, solid, undisturbed soil that will provide the required PSI's prescribed by code to

Comment [ss12]: Moved to Miss County Provisions
sustain the superimposed structure placed upon which shall not exceed one story (fourteen feet) at the highest point.

IBC—Add Section 3001.5 "Elevators"

Comment [a13]: In Kendall County Code

See Kendall County Building Code, Section 8, Elevators.
SECTION 3 INTERNATIONAL RESIDENTIAL CODE 2006 2012

PURPOSE
The purpose of this Section is to establish minimum regulations governing the design, construction, alteration, enlargement, repair, demolition, removal, maintenance and use of all one and two family dwellings and related structures; providing for the issuance of permits, collection of fees, making of inspection and providing penalties for the violations thereof.

ADOPTION OF INTERNATIONAL RESIDENTIAL CODE 2006
For the above-mentioned purpose, the County of Kendall in the State of Illinois,ADOPTS as part of the County Building Code the International Residential Code 2006. Each and all of the regulations, provisions, penalties, conditions and terms of said International Residential Code 2006 hereon referred to is adopted and made a part thereof as if fully set out in this document with the additions, insertions, deletions and changes as follows:

Section 101.1 “Title” Insert “Kendall County”

IRC— Section 105.2 “Work exempt from permit” This section shall be eliminated in its entirety.

IRC Section 105.5 “Expiration” This section shall be eliminated in its entirety. Shall be replaced in its entirety with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 day after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

IRC— Section 209.2 “Separation required” shall be replaced in its entirety by the following:

The garage shall be completely separated from the residence and its attic area by means of 1½” gypsum board or equivalent applied to the garage side.

IRC— Section 310.1 “Emergency escape and rescue required” to hereby amended to include the following:
Each living unit shall be provided with two (2) exits without passing through any other living unit or through an attached garage. These exits shall be placed as remote from each other as practicable and shall be arranged to provide direct egress in separate directions from any point in the area served.

**Comment [ss19]: Included in the body of the code**

** IRC - Miscellaneous **

The following sections shall be eliminated in their entirety as Kendall County does not permit timber footings or wood foundations. Only concrete footings and concrete and masonry foundations are permitted.

- R-402.1 Wood Foundations
- R-404.2 Wood Foundation Walls
- R-405.2 Wood Foundations
- R-406.3 Damp Proofing for Wood Foundations
- Figure 402.1 (2) Typical Details for Wood Firn Bsmt Walls
- Figure 403.1 (3) Typical Details - Wood Firn Crawl Spt Walls
- Table 404.2.3D Plywood Grade and Thickness for Wdn Firn Const
- R-504 Treated Wood Floors

**Comment [ss20]: Allow**

Section R112  “Board of Appeals” – Amend to read:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the this ordinance Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney, and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in
the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Section R113.4 “Violation Penalties” – Amend to read:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section R114.2 “Unlawful Continuance” – Amend to read:

Any person who shall continue any work in or about the structure after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

IRC – Section 309.1 "Opening Protection" Add the following sentence:

A four inch (4") masonry or concrete gas curb shall be provided between habitable space and garage.

Section R313 “Automatic Fire Sprinkler Systems” – Delete in its entirety

Section R501.3 “Fire Protection of Floors” – Delete in its entirety.

Section E3902.12 “Arc Fault Circuit Interrupter Protection” – Change location to bedrooms only.

Section E3905.8 “Boxes at Fan Outlets” – Delete 2nd paragraph.
Section E4002.14 "Temper Resistant Receptacles" – Delete in its entirety.

For all accessibility issues refer to Illinois Accessibility Code.

Replace Chapters 25-34 Plumbing with Illinois State Plumbing Code.
SECTION 4 - NATIONAL ELECTRIC CODE 2005-2011

PURPOSE
The purpose of this section is to establish the minimum regulations governing the design, installation and construction of all electrical conductors and equipment by providing reasonable safeguards to protect the public health, safety and welfare against the hazards of inadequate or defective electrical installations.

ADOPTION
For the above-mentioned purpose, the County of Kendall in the State of Illinois, ADOPTS as part of the County Building Code the National Electrical Code 2005. Each and all of the regulations, provisions, conditions and terms of said National Electric Code herein referred to is adopted and made a part hereof as if fully set out in this document.

Section 210.12(A) "Arc Fault Circuit Interrupter Protection" – Change location to bedroom only.

Section 314.27(c) "Boxes at Ceiling – Suspended (paddle) Fan Outlets" – Delete paragraph 2.

Section 406.12 "Tamper resistant Receptacles in Dwelling Units" - Delete in its entirety.
SECTION 5—ILLINOIS STATE PLUMBING CODE 2004 ILLINOIS PLUMBING CODE AS MANDATED BY THE STATE OF ILLINOIS

PURPOSE

The purpose of this Section is to establish the minimum regulations governing the design, installation and construction of plumbing systems, by providing reasonable safeguards for sanitation to protect the public health against the hazards of inadequate, defective or unsanitary plumbing installations.

ADOPTION

For the above-mentioned purpose, the County of Kendall, State of Illinois, ADOPTS as part of the County Building Code the Illinois State Plumbing Code 2004 Edition. Each and all of the regulations, provisions, conditions and terms of said Illinois State Plumbing Code herein referred to is adopted and made a part hereof as if fully set out in this document with the additions, insertions, deletions and changes as follows:
SECTION 6 – INTERNATIONAL MECHANICAL CODE 2012

Section 101.1 “Title” insert “Kendall County”

Section 106.4.3 “Expiration” Replace with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 day after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section 106.5 “Fees” Delete

Section 108.4 “Violation Penalties” Replace with the following:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section 109 “Means of Appeal” Replace with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the this ordinance Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ
committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Chapter 15 Referenced Standards – Change the following:

Delete – International Existing Building Code
Change International Plumbing Code to Illinois Plumbing Code
SECTION 7 – INTERNATIONAL FUEL GAS CODE 2012

Section 101.1 “Title” insert “Kendall County”

Section 106.5.3 “Expiration” Replace with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 day after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section 106.6 “Fees” - Delete

Section 109 “Means of Appeal” Replace with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the this ordinance Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such
fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Chapter F Referenced Standards — Change the following:

Delete International Existing Building Code
Change International Plumbing Code to Illinois Plumbing Code
SECTION 8 – INTERNATIONAL ENERGY CONSERVATION CODE 2012

Section 101.1 “Title” insert “Kendall County”

Chapter 5 Referenced Standards – Change the following:

Change International Plumbing Code to Illinois Plumbing Code
SECTION 69 - INSPECTIONS

INSPECTIONS

The following listed inspections are generally required. The owner or contractor shall request the designated inspection 48 hours in advance of the time when such inspection is to be made. An approved set of building plans shall be on the job site for all inspections. Plans not available on the site will be reason for a failed inspection. For all inspections a representative of the property owners should be present.

Following is a list of the usual inspections required for new construction.

1. Site Inspection

At the time the permit is applied for the owner or builder shall put clearly visible stakes at the corners and offsets of all new construction and shall clearly mark the property boundary stakes. This inspection is conducted to satisfy the County zoning, flood plain and storm water management requirements before the permit is issued.

2. Footing Inspection

This inspection is conducted after excavation when all the footing forms are in place and ready for the concrete to be poured.

3. Foundation Wall Inspection

This inspection is conducted when forms are set and any reinforcement is in place before concrete walls are poured.

4. Backfill Inspection

This inspection is to be done not less than 7 days after concrete has been poured. Foundation walls must be stripped of forms. Damp proofing should be applied and visible down to the footing. Perimeter drain tile must be in place and covered with gravel as required by code. Drain tile should be uncovered and visible at one point on each wall and at point of distribution. Anchor bolts should also be in place and visible. During or after backfill an “as-built” (including top of foundation and distance to lot lines) survey must be submitted and approved by the Code Official prior to framing.

5. Meter-Socket-Inspection Electrical Service Inspection

This inspection is scheduled prior to power being provided by supplier.
6 Framing and Wiring

This inspection is done after the structure is framed, roofed and rough wiring is installed. This is done before any lath or inside wall covering or insulation is installed.

7. Underfloor Plumbing Inspection

This inspection is done when all the under concrete floor plumbing is installed. All underfloor plumbing must be left uncovered so that it can be visibly inspected.

8. Rough Plumbing

This inspection is done when all plumbing is installed and before insulation and drywall is in place.

9. Insulation Inspection

This inspection is done when all the insulation is installed. We will check to see all the insulation is installed as required for energy conservation. We would also check to see that all draft stopping is properly installed and complete at every level.

10. Slab Inspection

This inspection is done prior to pouring concrete for a basement floor, garage floor or crawl space floor. The depth for concrete, placement of wire mesh and vapor barrier will be checked.

11. Final Plumbing Inspection before occupancy.

This inspection is done during the final occupancy inspection. All plumbing must be complete and operable.

12. Final or Occupancy Permit Inspection

Before calling the building office for a final inspection and occupancy permit, construction must be complete including heating, lighting, water and sanitary hookups, gutters, down spouts, steps, handrails, porches and all exterior finish. Final approvals of well, septic, and site development permits are also required before the release of the Certificate of Occupancy.
SECTION 7–10– FEES

The following fee schedule shall be applicable to the Kendall County Building Code:

Please Note: A $50.00 Zoning Certificate is required on ALL building permits.

SECTION 1:

1. Single Family Residential Construction  $1,250.00–$1,800.00
2. Garage—Detached
   a. 121–599 square feet  $100.00
   b. ≥600 square feet  $50.00/inspection + .08/sq.ft. – review
3. Accessory Structure
   a. ≤ 120 square feet  n/a $50.00 Zoning Certificate
   (Zoning Certificate required - $50.00)
   b. 121–599 square feet  $190.00–$150.00 +$150.00 Plumbing/Inspection + .08/sq.ft. – review
   c. ≥600 square feet (residential)  $50.00/inspection - Plumbing $150.00/Inspection + .08/sq.ft. – review
   d. ≥600 square feet (commercial)  $75.00/inspection – Plumbing $150.00/Inspection + .08/sq.ft. – review
4. Sign
   1. Non-illuminated  $100.00 + 1.00/sq.ft.
   2. Illuminated  $150.00 + 1.00/sq.ft
   3. Temporary Sign  n/a $50.00 Zoning Certificate
5. Deck
   (no additional fee when a deck is constructed concurrently with the house)  $125.00–$150.00
6. Swimming Pool  $190.00–$150.00
7. Demolition  $75.00–$100.00
8. Communication Tower  $500.00–$1,000.00
9. Moving or raising a structure, etc.  $75.00–$100.00
10. Service Upgrades  $100.00
11. Driveway  $125.00–$150.00
12. Patios, New & Expansion of Existing (R-5, R-6, R-7 Only)  $50.00 Zoning Certificate
13. Reinspection
   1. Residential, agricultural, etc.  $50.00
   2. Other  $75.00
   3. Plumbing  $150.00
14. Other, Residential, Agricultural
   $50.00/inspection + .08/sq.ft. – review +
   1. Addition  $50.00/Inspection
   2. Remodeling  $50.00/Inspection
   3. Plumbing  $150.00/Inspection
   4. Electrical  $50.00/Inspection
   5. Miscellaneous  $50.00/Inspection
15. Permits other than Residential/Agricultural $75.00/inspection +.08/sq.ft. – review +
   1. Addition $75.00
   2. Remodeling $75.00
   3. Plumbing $150.00
   4. Electrical $75.00
   5. Miscellaneous $75.00
15. Change of Occupancy $125.00 $150.00
16. Certificate of Occupancy $125.00 $150.00
   (When requested separately from the building permit)
17. Zoning Certificate (REQUIRED ON ALL PERMITS) $50.00

Notes to the Fee Schedule:

1. The permit fees for an attached garage or a driveway, and similar appurtenances constructed in conjunction with the construction of the house are included in the permit fee for the house.
2. The permit fee for a driveway constructed in conjunction with the construction of a garage is included in the permit fee for the garage.

SECTION 2: Zoning Certificate Required

A Zoning Certificate shall be approved before a building permit may be issued and requires the payment of a separate fee.

SECTION 3: Address Required

The fee for assigning an address to a property shall be $25.00-$50.00.

SECTION 4: Time of Payment

All permit fees shall be due and payable prior to the beginning of construction. All reinspection fees shall be due and payable prior to each reinspection.

SECTION 5: Additional Review Fees

In addition to the fees set forth in this Ordinance, all applicants seeking the approval of a building permit shall reimburse Kendall County for all reasonable costs incurred as a result of the review of the application by a legal, engineering, or other special consultant. The applicant shall provide a deposit to cover the estimated consulting and review fees. Payment of the additional review fees shall be made prior to the issuance of the certificate of occupancy, EXCEPT, when the payment is fully and completely secured by a deposit, the actual payment may occur after the issuance of the certificate of occupancy.
SECTION 6: Waivers and Refunds

No waiver and no refund shall be made for any fee paid pursuant to this Ordinance without the approval of the Planning Building and Zoning Committee of the County Board, EXCEPT all fees for actions or activities by Kendall County or the Kendall County Forest Preserve District are hereby waived and all fees for non-profit organizations shall be charged half of the normal fees for permits; provided they show proof of non-profit status as determined by the Planning Building and Zoning department and that the permit be used only by the organizations itself. All other government entities shall be charged half of the normal fee for permits as determined by the Code Official.
SECTION 8.11 - MISCELLANEOUS COUNTY PROVISIONS

ATTACHED GARAGES

(1) Construction requirements shall be the same as required for the attached dwelling.

(2) If door opening occurs between garage and dwelling a 4" curb will be provided at the connecting door or the garage floor shall be 4" lower than the adjoining dwelling floor.

(3) Fuel burning appliances may be installed on the floor of a residential garage provided a door of the garage opens to an adjacent ground or driveway level that is at, or below, the level of the garage floor. Where this condition does not exist, appliances shall be installed not less than eighteen (18) inches above the floor, such appliances shall be located, or reasonably protected so that they are not subject to physical damage by a moving vehicle.

(4) Hot air heat duct openings shall be a minimum of 4 feet over floor of garage with a fusible link fire damper. Cold air returns are not permitted.

BASEMENT ESCAPE EXIT

Basements shall be provided with direct access to outside at grade by a door or window having an opening at least two (2) feet wide and thirty (30) inches high, with sill not more than forty-four inches (44") above the floor.

BASEMENT WINDOW WELLS

Each basement window that has a bottom sill that is below grade shall be protected by a window well of sufficient size to allow proper light and ventilation. Each window well shall have a 4" diameter drain at the bottom that rests on the footing tile. The well shall be backfilled level with the drain with washed stone.

CRAWL SPACES

At least three (3) inches of granular fill or two (2) inches of concrete on top of the vapor barrier shall be provided. The distance between top of said granular fill or concrete and bottom of joist and girders shall be not less than twenty-four and not more than forty-eight (48) inches. Top of crawl space shall be insulated to the R-5 factor.
FRONT DOORS-ENTRY

The front entry door shall have at least a 4' x 5' concrete stoop with a concrete footing and foundation or wood equivalent. No wing walls.

FIREPLACES, FACTORY BUILT

(1) The exterior wall around a fireplace/chimney system shall be insulated as required for the dwelling to the ceiling line (in the case of cathedral ceilings, to the roof line). Insulation must be secured to prevent shifting of material.

GUTTERS

All new dwellings are required to have gutters and down spouts unless in the opinion of the code official an acceptable alternate method of roof storm water runoff has been designed and installed.

INSULATION REQUIREMENTS — Replaces International Residential Code 2006 — Table N1102.1

The minimum insulation requirements shall be:

Walls — R-13
Ceilings — R-30
Crawl space walls or top of crawl space — R-5

Whenever blown insulation is used, a label must be placed adjacent to the access opening to the attic, stating how many inches have been installed uniformly and its R-value.

LIGHT & VENTILATION SCHEDULE

All building plans submitted for review shall contain a light and ventilation schedule to show compliance with International Residential Code 2006 Section 303 "Light and Ventilation."

PIERS - CONCRETE

Piers are acceptable for open porches and decks only. The minimum pier sizes in inches shall
KENDALL COUNTY BUILDING CODE

be 12" diameter by 42" deep for attached structures.

Exception—an enclosed screened room or porch will be allowed only if the prints are stamped and sealed by an Illinois State licensed architect or engineer.

PATIOS

Construction of new patios or expansions of existing patios which increase hard surface coverage in the R-5, R-6, and R-7 zoning districts shall require a building permit. Replacement of an existing patio that does not increase the size or amount of existing hard surface coverage will not require a permit.

SMOKE DETECTORS

The Illinois State Smoke Detector Act of 1988, Public Act 85-143, shall be applicable hereto.

POOL TEMPORARY FENCES

A temporary fence shall be installed around all in ground swimming pools during excavation and construction. The design should be approved by the code official.

PORTABLE TOILETS

Each new single or multi family dwelling and commercial structures under construction shall have a portable toilet on site or other means approved by the code official.

ON-SITE REFUSE/CONSTRUCTION DEBRIS CONTAINERS

In all Residential, Business and Manufacturing Districts, an appropriately sized refuse container shall be placed on new construction sites to contain construction debris in a neat and orderly manner and to prevent the blowing or washing away of materials onto surrounding properties or into the public way. The refuse container will need to be in place prior to approval of a foundation through completion of all construction activity and shall be emptied as needed to prevent overfilling and provide adequate waste containment during the construction process.
ELEVATORS

Permanent mechanical devices for the conveyance of passengers; including elevators, escalators, automobile lifts, man lifts, personnel hoists and moving sidewalks shall conform to all adopted codes of the County and the Office of the State Fire Marshall except as modified as follows:

The following shall be certified as conforming to all applicable codes.

1. Construction documents
2. Acceptance test
3. Periodic tests and inspections

Such certification shall be submitted by an ‘approved agency’. Such agency is hereby defined as a certified member of the National Association of Elevator Safety Authorities, or the American Society of Mechanical Engineers, or an equivalent approved by the Code Official.

Periodic tests and inspections shall be done at intervals of not more than six months or as otherwise required by the Code Official.

Elevators in residential structures shall be exempted from the periodic test and inspection requirements.

AGRICULTURE AND FARM RESIDENCE EXEMPTIONS

A. All uses defined as ‘agriculture’ and ‘farm residence’ in the Kendall County Zoning Ordinance and located on zoning lots of 5 acres and larger agricultural structures and buildings shall not be required to conform to the standards of the Kendall County Building Ordinance Code nor shall they be required to pay any building fees pursuant to (ILCS) chapter 55 Section 5/5-12001. An owner affidavit is required to identify the agricultural use. A site plan is required from the owner to confirm setbacks and flood plain compliance.

B. Owners of exempt ‘agriculture’ and ‘farm residence’ to be constructed may chose to voluntarily conform to the Kendall County Building Ordinance Code including plan submittal, inspections, certificate of occupancy, payment of fees, and all other procedures otherwise required of non-exempt construction.

CAMPGROUNDS

Decks and sheds located in approved campgrounds shall meet all applicable building codes, all applicable requirements of the Kendall County Campground
Regulations and all requirements of the applicable Special Use Ordinance, but shall not require a building permit, and shall only be subject to an inspection during the annual campground inspection period.

CONCRETE TRENCH FOUNDATION

All trench foundations shall not be less than ten (10) inches in thickness, and forty-two (42) inches in depth and must bell out to twelve (12) inches at the base, and must be on clean, solid, undisturbed soil that will provide the required PSI's prescribed by code to sustain the superimposed structure placed upon which shall not exceed one story (fourteen feet) at the highest point.

PLATS OF SURVEY

All building permits will require two (2) original plats of survey, certified by an Illinois State Licensed Surveyor showing existing and proposed buildings. Structures, water well and septic systems envelope that will serve the proposed new structures along with locations of existing adjacent well and septic systems demonstrating separation distances as required by State and County Health Codes and Ordinances. This may be waived at the discretion of Code Official if documents are not necessary to show compliance.

SITE PLANS

Where construction is to occur on a lot with a designated flood plain area, the code official may require the elevation of the first floor of proposed building be shown on the along with the Base Flood Elevation and its location on the site. The Code Official shall have the authority to specify required foundation elevations on lots or parcels of land that have soils with seasonal high water tables, drainage problems, or that may be subject to localized flooding. In such a case, the Code Official shall also have the authority to require a site grading plan. The plan shall show existing topographic features, ground contours and drainage patterns as well as proposed building elevation(s), site improvements, ground contours and drainage design. Elevation information shall be on national geodetic vertical datum (NGVD). Verification of the finished improvements shall be drawn on a plat of survey showing the building location, finished foundation elevation(s), ground contours and drainage improvements.
Ordinance 2014 -

AMENDMENT TO THE KENDALL COUNTY BUILDING CODE

BUILDING CODE ADOPTION ORDINANCE

WHEREAS, in order to ensure public safety, health and welfare insofar as they are affected by building construction, through structural strength, adequate means of egress facilities, sanitary equipment, light and ventilation, and fire safety; and WHEREAS, in order to secure safety to life and property from all hazards incidental to the design, erection, repair, removal, demolition or occupancy of buildings, structures or premises; and WHEREAS, in order to provide penalties for the violation of the Kendall County Building Code;

NOW THEREFORE, BE IT ORDAINED, THAT THE COUNTY BOARD OF THE COUNTY OF KENDALL THAT: the following published editions are HEREBY ADOPTED as the Building Code of the County of Kendall, State of Illinois, for the control of buildings and structures and each and all of the regulations, provisions, penalties, conditions and terms of these documents hereby referred to are made a part of this ordinance as if fully set out in this ordinance with certain insertions, deletions and changes as listed in the Kendall County Building Code, attached hereto as Exhibit “A”.

International Residential Code, 2012 Edition Including Appendix F and G
Illinois State Plumbing Code,( most recently published)
International Mechanical Code, 2012 Edition

ADOPTED this ________ day of ____________ 2014.

EFFECTIVE this 1st day _____, 2014.

________________________________________
John Shaw
Chairman, County Board of Kendall County

ATTEST

________________________________________
Debbie Gillette
Kendall County Clerk
KENDALL COUNTY BUILDING CODE

KENDALL COUNTY BUILDING REGULATIONS

TABLE OF CONTENTS

<table>
<thead>
<tr>
<th>ORDINANCE</th>
<th>2014</th>
</tr>
</thead>
<tbody>
<tr>
<td>SECTION 1</td>
<td>IN GENERAL</td>
</tr>
<tr>
<td>Adoption</td>
<td>3</td>
</tr>
<tr>
<td>Scope</td>
<td>3</td>
</tr>
<tr>
<td>Intent</td>
<td>3</td>
</tr>
<tr>
<td>Violation Penalties</td>
<td>3</td>
</tr>
<tr>
<td>Means of Appeal</td>
<td>4</td>
</tr>
<tr>
<td>Saving Clause</td>
<td>4</td>
</tr>
<tr>
<td>SECTION 2</td>
<td>International Building Code 2012</td>
</tr>
<tr>
<td></td>
<td>6</td>
</tr>
<tr>
<td>SECTION 3</td>
<td>International Residential Code 2012</td>
</tr>
<tr>
<td></td>
<td>8</td>
</tr>
<tr>
<td>SECTION 4</td>
<td>National Electric Code 2011</td>
</tr>
<tr>
<td></td>
<td>11</td>
</tr>
<tr>
<td>SECTION 5</td>
<td>Illinois Plumbing Code</td>
</tr>
<tr>
<td></td>
<td>12</td>
</tr>
<tr>
<td></td>
<td>As mandated by the State of Illinois</td>
</tr>
<tr>
<td>SECTION 6</td>
<td>International Mechanical Code 2012</td>
</tr>
<tr>
<td></td>
<td>13</td>
</tr>
<tr>
<td>SECTION 7</td>
<td>International Fuel Gas Code 2012</td>
</tr>
<tr>
<td></td>
<td>15</td>
</tr>
<tr>
<td>SECTION 8</td>
<td>International Energy Conservation Code 2012</td>
</tr>
<tr>
<td></td>
<td>17</td>
</tr>
<tr>
<td></td>
<td>As mandated by the State of Illinois</td>
</tr>
<tr>
<td>SECTION 9</td>
<td>Inspections</td>
</tr>
<tr>
<td></td>
<td>18</td>
</tr>
<tr>
<td>SECTION 10</td>
<td>Fees</td>
</tr>
<tr>
<td></td>
<td>20</td>
</tr>
<tr>
<td>SECTION 11</td>
<td>MISCELLANEOUS COUNTY PROVISIONS</td>
</tr>
<tr>
<td></td>
<td>23</td>
</tr>
<tr>
<td>Gutters</td>
<td>23</td>
</tr>
<tr>
<td>Piers - Concrete</td>
<td>23</td>
</tr>
<tr>
<td>Patios</td>
<td>23</td>
</tr>
<tr>
<td>Pools, Temporary Fences</td>
<td>23</td>
</tr>
<tr>
<td>Portable Toilets</td>
<td>23</td>
</tr>
</tbody>
</table>
KENDALL COUNTY BUILDING CODE

On-Site Refuse/Construction Debris Containers 23
Elevators 24
Agriculture and Farm Residence Exemptions 24
Campgrounds 24
Concrete Trench Foundations 25
Plats of Survey 25
Site Plans 25
SECTION 1 - IN GENERAL

ADOPTION

The County of Kendall adopts as the building code of the County, the following documents with certain insertions, deletions, amendments and changes as listed in the Kendall County Building Regulations and also other County Ordinances or parts of Ordinances in conflict herewith are hereby repealed. Should a conflict arise between codes, then the most stringent requirement shall apply.

International Building Code 2012
International Residential Code 2012, Including Appendix F and Appendix G
National Electric Code 2011
Illinois Plumbing Code as mandated by the State of Illinois
International Mechanical Code 2012
International Fuel Gas Code 2012
International Energy Conservation Code 2012 as mandated by the State of Illinois
Illinois Accessibility Code

SCOPE

The Kendall County Building Code shall be applicable to all buildings and structures constructed, enlarged, erected, repaired, altered, demolished, relocated or change of use or occupancy within the jurisdiction of the County of Kendall.

INTENT

The intent of the Building Code of Kendall County is to insure public safety health and welfare insofar as they are affected by building construction through structural strength, adequate means of egress facilities, sanitary equipment, light and ventilation and fire safety and, in general, to secure safety to life and property from all hazards incidental to the design, erection, repair, removal demolition or occupancy of buildings, structures or premises.

VIOLATION PENALTIES

Violations of this Code shall be processed in the manner prescribed for all other ordinance violations as established by the County Board. Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of an ordinance violation, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Any person who shall continue any work in or about the structure after having been served
with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

Nothing herein shall prevent the Kendall County State’s Attorney from taking such other lawful action to prevent or remedy any violations. All costs connected therewith shall accrue to the person or persons responsible.

MEANS OF APPEAL shall be replaced with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

SAVING CLAUSE

Nothing in this ordinance or in the building codes hereby adopted shall be construed to affect any suit or proceeding impending in any court, or any rights acquired, or liability incurred, or
any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited on page 1 of this ordinance, nor shall any just or legal right or remedy of any character be lost, impaired or affected by this Ordinance.

DATE OF EFFECT
July 1, 1994
SECTION 2 – INTERNATIONAL BUILDING CODE 2012

Section 101.1 "Title" Insert "Kendall County"

Section 101.4.3 “Plumbing” Delete - International Plumbing Code and insert State of Illinois Plumbing Code as most recently published.

Section 101.4.4 “Property Maintenance” Delete this section in its entirety

Section 105.2 “Work exempt from permit” Delete 1. Under Building:

Section 105.5 “Expiration” shall be replaced in its entirety with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section 113- "Board of Appeals" shall be replaced in its entirety with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.
The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Section 114.4 "Violation Penalties" shall be replaced in its entirety by the following:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section 115.3 "Unlawful Continuance" shall be replaced in its entirety with the following:

Any person who shall continue any work in or about the structure after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

Chapter 35- Referenced Standards

- Change International Plumbing Code to Illinois Plumbing Code
- Delete International Property Maintenance Code
- Delete International Existing Building Code
- Delete International Private Sewage Code
- For all accessibility issues refer to Illinois Accessibility Code
SECTION 3- INTERNATIONAL RESIDENTIAL CODE 2012

Section 101.1 "Title" Insert "Kendall County"

Section 105.2 "Work exempt from permit" This section shall be eliminated in its entirety.

Section 105.5 "Expiration" Shall be replaced in its entirety with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 days after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section R112 "Board of Appeals" – Amend to read:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee
members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Section R113.4 "Violation Penalties" – Amend to read:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section R114.2 "Unlawful Continuance" – Amend to read:

Any person who shall continue any work in or about the structure after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable to a fine of not less than $50.00 or more than $1,000.

Section 309.1 "Opening Protection" - Add the following sentence:

A four inch (4") masonry or concrete gas curb shall be provided between habitable space and garage.

Section R313 "Automatic Fire Sprinkler Systems" – Delete in its entirety

Section R501.3 "Fire Protection of Floors" – Delete in its entirety

Section E3902.12 “Are Fault Circuit Interrupter Protection” – Change location to bedrooms only.

Section E3905.8 “Boxes at Fan Outlets” – Delete 2nd paragraph.

Section E4002.14 “Temper Resistant Receptacle” – Delete in its entirety.
For all accessibility issues refer to Illinois Accessibility Code.

Replace Chapters 25-34 Plumbing with Illinois State Plumbing Code.
SECTION 4 - NATIONAL ELECTRIC CODE 2011

Section 210.12(A) “Arc Fault Circuit Interrupter Protection” – Change location to bedroom only

Section 314.27(c) “Boxes at Ceiling Suspended (Paddle) Fan Outlets” – Delete paragraph 2

Section 406.12 “Tamper Resistant Receptacles in Dwelling Units” – Delete in its entirety
SECTION 5 - ILLINOIS PLUMBING CODE

AS MANDATED BY THE STATE OF ILLINOIS.
SECTION 6 – INTERNATIONAL MECHANICAL CODE 2012

Section 101.1 “Title” insert “Kendall County”

Section 106.4.3 “Expiration” Replace with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 day after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section 106.5 “Fees” – Delete

Section 108.4 “Violation Penalties” Replace with the following:

Any person who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, construct, alter or repair a building or structure in violation of an approved plan or directive of the code official, or of a permit or certificate issued under the provisions of this code, shall be guilty of a petty offense, punishable by a fine of not less than $50 nor more than $1,000. Each day that a violation continues after due notice has been served shall be deemed a separate offense.

Section 109 “Means of Appeal” Replace with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ
committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Chapter 15 Referenced Standards – Change the following:

Delete – International Existing Building Code
Change International Plumbing Code to Illinois Plumbing Code
SECTION 7 – INTERNATIONAL FUEL GAS CODE 2012

Section 101.1 “Title” insert “Kendall County”

Section 106.5.3 “Expiration” Replace with the following:

Every permit issued shall become invalid unless the work on the site authorized by such permit is commenced within 180 days after its issuance, or if the work authorized on the site by such permit is suspended or abandoned for a period of 180 day after the time the work is commenced. The Kendall County Planning, Building and Zoning Committee is authorized to grant in writing an extension or extensions to permits which have been open for a period exceeding two years. The extension shall be requested in writing and justifiable cause demonstrated.

Section 106.6 “Fees” - Delete

Section 109 “Means of Appeal” Replace with the following:

An appeal may be taken to the County Planning, Building & Zoning Committee by any person aggrieved, from any order, requirement, decision or determination made by the Building Officer in his/her interpretation of the Kendall County Building Code. Such appeal shall be taken within twenty (20) days of the date of the action from which it is taken by filing with the Code Official and with the County Planning, Building & Zoning Committee a notice of appeal, specifying the grounds thereof. The County Planning, Building & Zoning Committee shall thereupon set a reasonable date, time, and place for a hearing of said appeal, and shall cause written notice thereof to be mailed to the appealing party, or his attorney and to the Code Official. The Kendall County Planning, Building and Zoning Committee shall appoint a subcommittee, approved by the County Board by this ordinance, as needed that would include two qualified individuals based upon experience and training on matters pertaining to building construction and one member of the PBZ committee.

The County Planning, Building & Zoning subcommittee may reverse or affirm, wholly or partially, or may modify the order, requirement, decision or determination as in its opinion ought to be done or made in the premises, and to that end shall have all the powers vested in the Code Official by this Ordinance.

The concurring vote of the majority of the Planning, Building & Zoning subcommittee members shall be necessary to reverse, in whole or part, or to modify, any orders, requirements, decisions or determinations of the Code Official. The County Planning, Building & Zoning subcommittee shall keep minutes of its proceedings hereunder, showing
the vote of each member upon every question, or, if absent or failing to vote, indication such fact, and shall also keep records of its examinations and other official actions.

All decisions of the County Building & Zonings subcommittee hereunder shall be reduced to writing, filed with the clerk of the County Board, and a copy thereof mailed to the appealing party and to the building officer.

Chapter F Referenced Standards – Change the following:

Delete International Existing Building Code
Change International Plumbing Code to Illinois Plumbing Code
SECTION 9 - INSPECTIONS

INSPECTIONS

The following listed inspections are generally required. The owner or contractor shall request the designated inspection 48 hours in advance of the time when such inspection is to be made. An approved set of building plans shall be on the job site for all inspections. Plans not available on the site will be reason for a failed inspection. For all inspections a representative of the property owners should be present.

Following is a list of the usual inspections required for new construction.

1. Site Inspection
   At the time the permit is applied for the owner or builder shall put clearly visible stakes at the corners and offsets of all new construction and shall clearly mark the property boundary stakes. This inspection is conducted to satisfy the County zoning, flood plain and storm water management requirements before the permit is issued.

2. Footing Inspection
   This inspection is conducted after excavation when all the footing forms are in place and ready for the concrete to be poured.

3. Foundation Wall Inspection
   This inspection is conducted when forms are set and any reinforcement is in place before concrete walls are poured.

4. Backfill Inspection
   This inspection is to be done not less than 7 days after concrete has been poured. Foundation walls must be stripped of forms. Damp proofing should be applied and visible down to the footing. Perimeter drain tile must be in place and covered with gravel as required by code. Drain tile should be uncovered and visible at one point on each wall and at point of distribution. Anchor bolts should also be in place and visible. During or after backfill an “as-built” (including top of foundation and distance to lot lines) survey must be submitted and approved by the Code Official prior to framing.

5. Electrical Service Inspection
   This inspection is scheduled prior to power being provided by supplier.

6. Framing and Wiring
   This inspection is done after the structure is framed; roofed and rough wiring is installed. This is done before any lath or inside wall covering or insulation is installed.
7. **Underfloor Plumbing Inspection**
   This inspection is done when all the under concrete floor plumbing is installed. All underfloor plumbing must be left uncovered so that it can be visibly inspected.

8. **Rough Plumbing**
   This inspection is done when all plumbing is installed and before insulation and drywall is in place.

9. **Insulation Inspection**
   This inspection is done when all the insulation is installed. We will check to see all the insulation is installed as required for energy conservation. We would also check to see that all draft stopping is properly installed and complete at every level.

10. **Slab Inspection**
    This inspection is done prior to pouring concrete for a basement floor, garage floor or crawl space floor. The depth for concrete, placement of wire mesh and vapor barrier will be checked.

11. **Final Plumbing Inspection before occupancy.**
    This inspection is done during the final occupancy inspection. All plumbing must be complete and operable.

12. **Final or Occupancy Permit Inspection**
    Before calling the building office for a final inspection and occupancy permit, construction must be complete including heating, lighting, water and sanitary hookups, gutters, down spouts, steps, handrails, porches and all exterior finish. Final approvals of well, septic, and site development permits are also required before the release of the Certificate of Occupancy.
# SECTION 10 – FEES

The following fee schedule shall be applicable to the Kendall County Building Code.  
Please Note: a $50.00 Zoning Certificate is required on ALL building permits.

1. **Single Family Residential Construction**  
   $1,800.00

2. **Accessory Structures**
   - **≤ 120 square feet**  
     $50.00 Zoning Certificate
   - **121-599 square feet**  
     $150.00 – Plumbing $150.00/Insp
   - **≥ 600 square feet (residential)**  
     $50.00/inspection – Plumbing $150.00/Insp  
     + .08/sq.ft. for plan review
   - **≥ 600 square feet (commercial)**  
     $75.00/inspection – Plumbing $150.00/Insp  
     + .08/sq.ft. for plan review

3. **Signs**
   - **Non-illuminated**  
     $100.00 + 1.00 per square foot
   - **Illuminated**  
     $150.00 + 1.00 per square foot
   - **Temporary**  
     $50.00 Zoning Certificate

4. **Deck**  
   $150.00

5. **Swimming Pool**  
   $150.00

6. **Demolition**  
   $100.00

7. **Communication Tower**  
   $1,000.00

8. **Moving or raising a structure**  
   $100.00

9. **Service Upgrades**  
   $100.00

10. **Driveway**  
    $150.00

11. **Patios – New & Enlarging (R-5, R-6, R-7 Only)**  
    $50.00 Zoning Certificate

12. **Re-inspection Fee**
    - **Residential**  
      $50.00
    - **Commercial**  
      $75.00
    - **Plumbing**  
      $150.00

13. **Other Residential/Agricultural**
    - **Addition**  
      $50.00/inspection
    - **Remodeling**  
      $50.00/inspection
    - **Plumbing**  
      $150.00/inspection

   \[
   \text{.08/sq.ft. for plan review} + \]

---

KENDALL COUNTY BUILDING CODE

20
Electrical $50.00/inspection
Miscellaneous $50.00/inspection

14. Permits other than Residential /Agricultural
   Addition $75.00/inspection
   Remodeling $75.00/inspection
   Plumbing $150.00/inspection
   Electrical $75.00/inspection
   Miscellaneous $75.00/inspection

15. Change of Occupancy $150.00
16. Certificate of Occupancy $150.00
17. Zoning Certificate – **REQUIRED ON ALL PERMITS** $50.00

**Notes to the Fee Schedule**
The permit fees for an attached garage, deck, or a driveway and similar appurtenances constructed in conjunction with the construction of the house are included in the permit fee for the house.
The permit fee for a driveway constructed in conjunction with the construction of a garage is included in the permit fee for the garage.

**Zoning Certificate Required**
A zoning certificate shall be approved before a building permit may be issued and requires the payment of a separate fee.

**Address Required**
The fee for assigning an address to a property shall be $50.00.

**Time of Payment**
All permit fees shall be due and payable prior to the beginning of construction. All re-inspection fees shall be due and payable prior to each inspection.

**Additional Review Fees**
In addition to the fees set forth in this Ordinance, all applicants seeking the approval of a building permit shall reimburse Kendall County for all reasonable costs incurred as a result of the review of the application by a legal, engineering or other special consultant. The applicant shall provide a deposit to cover the estimated consulting and review fees. Payment of the additional review fees shall be made prior to the issuance of the certificate of occupancy, **EXCEPT**, when the payment is fully and completely secured by a deposit, the actual payment may occur after the issuance of the certificate of occupancy.
Waivers and Refunds
No waiver and no refund shall be made for any fee paid pursuant to this Ordinance without the approval of the Planning, Building and Zoning Committee of the County Board, EXCEPT, all fees for actions or activities by Kendall County or the Kendall County Forest Preserve District are hereby waived and all fees for non-profit organizations shall be charged half of the normal fees for permits; provided they show proof of non-profit status as determined by the Planning, Building and Zoning department and that the permit be used only by the organization itself. All other government entities shall be charged half of the normal fee for permits as determined by the Code Official.
SECTION 11- MISCELLANEOUS COUNTY PROVISIONS

FRONT DOOR-ENTRY
The front entry door shall have at least a 4' x 5' concrete stoop with a concrete footing and foundation or wood equivalent. No wing walls.

GUTTERS
All new dwellings are required to have gutters and down spouts unless in the opinion of the code official an acceptable alternate method of roof storm water runoff has been designed and installed.

PIERS - CONCRETE
Piers are acceptable for open porches and decks only. The minimum pier sizes in inches shall be 12” diameter by 42” deep for attached structures.
Exception – an enclosed screened room or porch will be allowed only if the prints are stamped and sealed by an Illinois State licensed architect or engineer.

PATIOS
Construction of new patios or expansions of existing patios which increase hard surface coverage in the R-5, R-6, and R-7 zoning districts shall require a building permit.
Replacement of an existing patio that does not increase the size or amount of existing hard surface coverage will not require a permit.

POOL TEMPORARY FENCES
A temporary fence shall be installed around all in ground swimming pools during excavation and construction. The design should be approved by the code official.

PORTABLE TOILETS
Each new single or multi family dwelling and commercial structures under construction shall have a portable toilet on site or other means approved by the code official.

ON-SITE REFUSE/CONSTRUCTION DEBRIS CONTAINERS
In all Residential, Business and Manufacturing Districts, an appropriately sized refuse container shall be placed on new construction sites to contain construction debris in a neat and orderly manner and to prevent the blowing or washing away of materials onto surrounding properties or into the public way. The refuse container will need to be in place prior to approval of a foundation through completion of all construction activity and shall be emptied as needed to prevent overfilling and provide adequate waste containment during the construction process.
ELEVATORS
Permanent mechanical devices for the conveyance of passengers; including elevators, escalators, automobile lifts, man lifts, personnel hoists and moving sidewalks shall conform to all adopted codes of the County and the Office of the State Fire Marshall except as modified as follows:

The following shall be certified as conforming to all applicable codes.
1. Construction documents
2. Acceptance test
3. Periodic tests and inspections

Such certification shall be submitted by an ‘approved agency’. Such agency is hereby defined as a certified member of the National Association of Elevator Safety Authorities, or the American Society of Mechanical Engineers, or an equivalent approved by the Code Official.

Periodic tests and inspections shall be done at intervals of not more than six months or as otherwise required by the Code Official.

Elevators in residential structures shall be exempted from the periodic test and inspection requirements.

AGRICULTURE AND FARM RESIDENCE EXEMPTIONS
All agricultural structures and buildings shall not be required to conform to the standards of the Kendall County Building Code nor shall they be required to pay any building fees pursuant to (ILCS) chapter 55 Section 5/5-12001. An owner affidavit is required to identify the agricultural use. A site plan is required from the owner to confirm setbacks and flood plain compliance.

Owners of exempt ‘agriculture’ and ‘farm residence’ to be constructed may chose to voluntarily conform to the Kendall County Building Code including plan submittal, inspections, certificate of occupancy, payment of fees, and all other procedures otherwise required of non-exempt construction.

CAMPGROUNDS
Decks and sheds located in approved campgrounds shall meet all applicable building codes, all applicable requirements of the Kendall County Campground Regulations and all requirements of the applicable Special Use Ordinance, but shall not require a building permit, and shall only be subject to an inspection during the annual campground inspection period.
CONCRETE TRENCH FOUNDATION
All trench foundations shall not be less than ten (10) inches in thickness, and forty-two (42) inches in depth and must bell out to twelve (12) inches at the base, and must be on clean, solid, undisturbed soil that will provide the required PSI's prescribed by code to sustain the superimposed structure placed upon which shall not exceed one story (fourteen feet) at the highest point.

PLATS OF SURVEY
All building permits will require two (2) original plats of survey, certified by an Illinois State Licensed Surveyor showing existing and proposed buildings. Structures, water well(s) and septic system envelope and well & septic systems that will serve the proposed new structures along with locations of existing adjacent well and septic systems demonstrating separation distances as required by State and County Health Codes and Ordinances. This may be waived at the discretion of Code Official if documents are not necessary to show compliance.

SITE PLANS
Where construction is to occur on a lot with a designated flood plain area, the code official may require the elevation of the first floor of proposed building be shown on the along with the Base Flood Elevation and its location on the site.
The Code Official shall have the authority to specify required foundation elevations on lots or parcels of land that have soils with seasonal high water tables, drainage problems, or that may be subject to localized flooding. In such a case, the Code Official shall also have the authority to require a site grading plan. The plan shall show existing topographic features, ground contours and drainage patterns as well as proposed building elevation(s), site improvements, ground contours and drainage design. Elevation information shall be on national geodetic vertical datum (NGVD). Verification of the finished improvements shall be drawn on a plat of survey showing the building location, finished foundation elevation(s), ground contours and drainage improvements.
County of Kendall
County Board Policy

Policy Subject: County Website Transparency
Date Adopted: April 16, 2013
Adopted revisions: April 15, 2014

I. Purpose
This policy provides guidance as to how the County Board presents public information in a transparent and accountable manner, with emphasis on openness, ethics, and fiscal responsibility. This policy is a minimum standard and should not inhibit other public information presented on the County’s website by Kendall County departments, Kendall County elected officials, Kendall County Board of Health, and Kendall County Forest Preserve District.

II. Effective Date
The provisions of this Policy shall be applicable on or after April 16, 2013.

III. Procedures/Guidelines
As part of the commitment of the County Board to open, transparent and honest government, the County website at www.co.kendall.il.us shall include the following information and documents accessed by a link named “Transparency” on the website homepage.

1. Elected & Administrative Officials
The County website shall include contact information, including name, department or office, job title, mailing address, facsimile number, telephone number, and an electronic contact method for all elected County Board members, elected officials, appointed administrators, directors and department heads for all County operations.

2. Meeting Information
The County website shall comply with the Illinois Open Meetings Act. The County website shall include the annual meeting schedule and monthly calendar for all meetings of the County Board and its advisory committees. The County website shall also identify the current County Board committee assignments. The monthly calendar will be available for viewing in electronic format and printable in—pdf format. The updated electronic monthly calendar shall present agendas for all meetings of the County Board’s advisory committees. The website shall also include agendas, packets, minutes, audio and video recordings of all open sessions of County Board meetings. The video provision shall only come into effect when the County Board passes a video
policy that deals with the recording of, and disposal of video records. Meeting dates may be changed, and meetings may be canceled, subject to the requirements of the Open Meetings Act. The County shall use its best efforts to promptly update the County’s website to notify the public of any canceled or rescheduled meetings.

The County Board meeting agendas, packets and minutes shall remain available on the County’s website for a minimum of four years after completion of the County Board meeting. Audio and video recordings of open sessions of County Board meetings shall remain on the County’s website for at least one calendar year after completion of the County Board meeting. Once per year, the County Clerk shall remove all audio and video recordings for the prior calendar year that have been on the County’s website for at least one calendar year. Subsequently, the County Clerk shall apply to the Illinois Records Commission for disposal of all audio and video recordings of open sessions that have been removed from the County’s website.

3. Public Records
The County website shall include the name, department or office, job title, mailing address, telephone number, and an electronic contact method for all County Freedom of Information Act (FOIA) Officers, along with the mailing address, facsimile number, and electronic submission method for FOIA requests.

4. Budgets
The County website shall include the detailed budget for the current fiscal year, along with the detailed budgets for a minimum of four prior fiscal years.

5. Financial Audits
The County website shall include the County’s Annual Audited Financial Reports for a minimum of four years after the County’s auditor presents the Audited Financial Report to the County Board.

6. Expenditures
The County website shall include the County’s bi-monthly claims reports starting April 16, 2013 showing County expenditures approved by the County Board to all individuals and third-party vendors. The claims reports should include the name of the payee, a brief description of expenditure, the amount of expenditure, and the line item account number. Bi-monthly claims will remain on the County’s website for a minimum of four years after the County Board has approved the claims.

7. Salary & Benefits
Starting with Fiscal Year 2013, the County website shall display total compensation for each County budgeted position per fiscal year in accordance with Public Act 97-0609. Each County budgeted position will be displayed by position and department or office. County paid benefits shall be shown in separate categories, including, total compensation, budgeted salary, clothing allowance, health and dental insurance, life insurance, pension, FICA, and Medicare. In addition, annual vacation days, annual
personal and sick days, and annual number of holidays will be shown for each County budgeted position. This information shall be updated within six (6) business days after the beginning of each fiscal year and shall remain available on the County’s website for a minimum of three years after the information has been posted on the County’s website.

8. Contracts
The County website shall include a list of all vendor contracts over $30,000 approved by the County Board starting April 16, 2013. The vendor’s name, the awarding office or agency, the dollar value of the contract, and a brief description of the goods or services provided shall be listed on the County website. The list of vendor contracts shall remain available on the County’s website for three years after the contracts have been executed by the parties.

The County website shall also display the current union contracts for all bargaining units. The union contract will remain posted on the website until a new union contract is approved and ratified by the bargaining unit, the Kendall County Board and the respective elected official.

9. Lobbying
The County Board does not currently have a contract with a certified lobbyist. The County Board, Elected Officials and multiple departments have memberships with various associations. Each January, the County website shall be updated to include all association memberships provided by the Kendall County Board, Kendall County elected officials and Kendall County departments.

10. Taxes and Fees
Each January, the County website shall be updated to include the current fee schedule submitted by Kendall County elected officials and Kendall County departments, the prior year’s actual property tax rate, the following year’s estimated property tax rate, and Kendall County sales tax rates for public safety and transportation. This information will be listed on the County website in a user-friendly format.
County of Kendall

RESOLUTION 2014-_______

A RESOLUTION ADOPTING REVISIONS TO THE
KENDALL COUNTY WEBSITE TRANSPARENCY POLICY

WHEREAS, the Kendall County Board recognizes the importance and the need for an open and transparent government to serve its residents; and

WHEREAS, the Kendall County Board is committed to transparency in the conduct of the public's business; and

WHEREAS, the Kendall County Board has developed standards for the Kendall County website to provide the public with information in an accountable and transparent manner; and

NOW, THEREFORE, BE IT RESOLVED BY THE COUNTY BOARD OF KENDALL COUNTY, ILLINOIS, as follows:

The Kendall County Website Transparency Policy as revised, attached hereto and made a part of as Exhibit "A", is hereby adopted by the County Board of Kendall County.

ADOPTED BY THE COUNTY BOARD OF TRUSTEES OF KENDALL COUNTY THIS _____ DAY OF __________________, 2014.

Attest:

______________________________  ______________________________
John Shaw                        Debbie Gillette
County Board Chairman            County Clerk
EXHIBIT A

KENDALL COUNTY WEBSITE TRANSPARENCY POLICY
County of Kendall
County Board Policy

Policy Subject: County Website Transparency
Date Adopted: April 16, 2013
Adopted revisions: April 15, 2014

I. Purpose
This policy provides guidance as to how the County Board presents public information in a transparent and accountable manner, with emphasis on openness, ethics, and fiscal responsibility. This policy is a minimum standard and should not inhibit other public information presented on the County’s website by Kendall County departments, Kendall County elected officials, Kendall County Board of Health, and Kendall County Forest Preserve District.

II. Effective Date
The provisions of this Policy shall be applicable on or after April 16, 2013.

III. Procedures/Guidelines
As part of the commitment of the County Board to open, transparent and honest government, the County website at www.co.kendall.il.us shall include the following information and documents accessed by a link named “Transparency” on the website homepage.

1. Elected & Administrative Officials
The County website shall include contact information, including name, department or office, job title, mailing address, facsimile number, telephone number, and an electronic contact method for all elected County Board members, elected officials, appointed administrators, directors and department heads for all County operations.

2. Meeting Information
The County website shall comply with the Illinois Open Meetings Act. The County website shall include the annual meeting schedule and monthly calendar for all meetings of the County Board and its advisory committees. The County website shall also identify the current County Board committee assignments. The monthly calendar will be available for viewing in electronic format and printable format. The updated electronic monthly calendar shall present agendas for all meetings of the County Board’s advisory committees. The website shall also include agendas, packets, minutes, audio and video recordings of all open sessions of County Board meetings. Meeting dates may be changed, and meetings may be canceled, subject to the
requirements of the Open Meetings Act. The County shall use its best efforts to promptly update the County's website to notify the public of any canceled or rescheduled meetings.

The County Board meeting agendas, packets and minutes shall remain available on the County's website for a minimum of four years after completion of the County Board meeting. Audio and video recordings of open sessions of County Board meetings shall remain on the County's website for at least one calendar year after completion of the County Board meeting. Once per year, the County Clerk shall remove all audio and video recordings that have been on the County's website for at least one calendar year. Subsequently, the County Clerk shall apply to the Illinois Records Commission for disposal of all audio and video recordings of open sessions that have been removed from the County's website.

3. Public Records
The County website shall include the name, department or office, job title, mailing address, telephone number, and an electronic contact method for all County Freedom of Information Act (FOIA) Officers, along with the mailing address, facsimile number, and electronic submission method for FOIA requests.

4. Budgets
The County website shall include the detailed budget for the current fiscal year, along with the detailed budgets for a minimum of four prior fiscal years.

5. Financial Audits
The County website shall include the County's Annual Audited Financial Reports for a minimum of four years after the County's auditor presents the Audited Financial Report to the County Board.

6. Expenditures
The County website shall include the County's bi-monthly claims reports starting April 16, 2013 showing County expenditures approved by the County Board to all individuals and third-party vendors. The claims reports should include the name of the payee, a brief description of expenditure, the amount of expenditure, and the line item account number. Bi-monthly claims will remain on the County's website for a minimum of four years after the County Board has approved the claims.

7. Salary & Benefits
Starting with Fiscal Year 2013, the County website shall display total compensation for each County budgeted position per fiscal year in accordance with Public Act 97-0609. Each County budgeted position will be displayed by position and department or office. County paid benefits shall be shown in separate categories, including, total compensation, budgeted salary, clothing allowance, health and dental insurance, life insurance, pension, FICA, and Medicare. In addition, annual vacation days, annual personal and sick days, and annual number of holidays will be shown for each County
budgeted position. This information shall be updated within six (6) business days after the beginning of each fiscal year and shall remain available on the County's website for a minimum of three years after the information has been posted on the County's website.

8. Contracts
The County website shall include a list of all vendor contracts over $30,000 approved by the County Board starting April 16, 2013. The vendor’s name, the awarding office or agency, the dollar value of the contract, and a brief description of the goods or services provided shall be listed on the County website. The list of vendor contracts shall remain available on the County’s website for three years after the contracts have been executed by the parties.

The County website shall also display the current union contracts for all bargaining units. The union contract will remain posted on the website until a new union contract is approved and ratified by the bargaining unit, the Kendall County Board and the respective elected official.

9. Lobbying
The County Board does not currently have a contract with a certified lobbyist. The County Board, Elected Officials and multiple departments have memberships with various associations. Each January, the County website shall be updated to include all association memberships provided by the Kendall County Board, Kendall County elected officials and Kendall County departments.

10. Taxes and Fees
Each January, the County website shall be updated to include the current fee schedule submitted by Kendall County elected officials and Kendall County departments, the prior year’s actual property tax rate, the following year’s estimated property tax rate, and Kendall County sales tax rates for public safety and transportation. This information will be listed on the County website in a user-friendly format.
For Administration Committee on March 7, 2013

County Board Video/Audio Recording Project Scope:

Create a non-produced, one-view video/audio recording of County Board meetings using current meeting attendees with fail-safe procedures and minimal procedural changes in order to record, save, and display the video/audio recordings.
<table>
<thead>
<tr>
<th>Number</th>
<th>Office</th>
<th>Project</th>
<th>Budget</th>
<th>Target</th>
<th>Notes</th>
<th>**Adjusted Total</th>
</tr>
</thead>
<tbody>
<tr>
<td>1</td>
<td>ADM</td>
<td>County Board - Video Recording Equipment</td>
<td>$4,000.00</td>
<td>3/14</td>
<td>Quote 10795-03 --&gt; Axle P3367-V dome camera + cables $1,278</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Video Software $109</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Laptop $1,057</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>Labor - config and install (16 hours @ $90) $1,440</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td></td>
<td></td>
<td></td>
<td>**Quote Total $3,884</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>1 Sure SM58 microphone</td>
<td></td>
<td></td>
<td>$110</td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>**Project Total $3,994</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Reductions</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>laptop from Tech Services $1,057</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>Install from Facilities 4 hours @ $90 $360</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td></td>
<td>**Adjusted Total $2,577</td>
<td></td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>
Six Pillars of an Effective and Measurable Wellness and Risk Management System

Outcomes and Quality Assurance

Engagement and Recognition

Benefit Plan Design and Intervention

Data Analysis and Strategic Plan

Sustainable Operating Environment

Organizational Commitment

CBIZ Wellness Solutions Differentiators:

- Delivery of outcome-based metrics and costs associated with health risks
- Health and Productivity Scorecard tied to strategic business objectives
- Participation and vendor evaluation

- Integration and coordination of initiatives and data
- Engagement and participation strategies
- Effective incentive design and recognition strategies

- Benefit plan assessment, gap analysis and recommendations
- Value-based benefit plan design expertise
- Customized evidenced-based interventions for your workforce

- Identify relatable data sets and data collection from multiple sources
- Data repository access to comprehensively analyze data
- Development of wellness strategic plan and communication strategies

- Workplace community assessment and strategies that enable access
- Policies and physical environment assessment and analysis
- Wellness team establishment, including on-site wellness coordinator

- Cornerstone: Executive commitment to culture of health
- Return on Investment estimator
- Company wellness profile assessment

© Copyright 2011 – CBIZ, Inc. NYSE listed: CBZ. All rights reserved.
The CBIZ Wellness Solutions Process & Overview

Organizational Commitment
CBIZ Begins with an assessment of the current state of the organization's commitment to wellness, communications, and previous experience and benefits—all are quantified to create a baseline company wellness profile and an opportunity assessment.

Sustainable Operating Environment
CBIZ delivers an assessment tool and provides quantitative analysis of the organization's policies, workforce community, physical environment, the presence of existing health and productivity programs and any informal or formal internal wellness group.

Data Analysis and Strategic Plan
CBIZ next examines a range of data sets, including but not limited to, demographic information, health risk assessments, biometrics and claims histories, to develop a clear understanding of the root causes of risk and costs influencing health care spending. CBIZ then works with the employer to craft a customized 3-year wellness strategic plan.

Outcome and Quality Assurance
An outcome and goal-based health and productivity scorecard tied to the company's strategic business objectives is co-developed with the employer. Periodic, on-going reviews of employee health are used to assess progress toward goals and to allow for course corrections as the initiative matures.

Engagement and Recognition
Incentive and recognition design annually; engagement strategies to drive participation, improvement and achievement of outcomes and behavior change. Personalized communication support

Benefit Plan Design and Interventions
A key component of our approach is the development of a value-based benefit design that creates employee stewardship for his or her own health. We analyze existing intervention offerings, from multiple vendors to determine the tools that most effectively match the company's needs, design and then facilitate their coordination and integration.

© Copyright 2011 – CBIZ, Inc. NYSE listed: CBZ. All rights reserved.
1. Call to Order
2. Roll Call
3. Determination of a Quorum
4. Approval of Previous Month’s Minutes
5. Approval of Agenda
6. Special Recognition
   A. John Schneider, Kendall County Plumbing Inspector
7. Correspondence and Communications—County Clerk
8. Citizens to Be Heard
9. Executive Session
10. Old Business
11. New Business
12. Elected Officials Report and Other Department Reports
   A. Sheriff
   B. County Clerk
   C. Treasurer
   D. Clerk of the Court
   E. State’s Attorney
   F. Coroner
   G. Health Department
   H. Supervisor of Assessments
13. Standing Committee Reports
    A. Planning, Building & Zoning
       1. Petition 14-01: Granting an amendment to the Kendall County Building Code to adopt model building codes with certain insertions, deletions and changes
       2. Petition 13-29: Granting a text amendment to the Historic Preservation Ordinance to eliminate the language for owner’s consent, change the percentage for a historic district from 100% to 51% and add language about if an owner objects
       3. Petition 14-07: Granting a text amendment to the Kendall County Land Cash Ordinance to update the Fair Market Value
       4. Resolution opposing Illinois Senate Bill 3263 (Wind Energy Facilities Construction and Deconstruction Act)
    B. Public Safety
    C. Administration/HR
       1. Approval of Ordinance Authorizing Aggregation of Electrical Load and Adopting an Electric Aggregation Plan of Operation and Governance
    D. Highway
       1. Resolution to award the following bids for highway and bridge construction:
          a. Ridge Road from Wheeler Road to Route 126 to Hardin Paving Services in the amount of $2,905,905.00
          b. Intersection Improvement at Ridge Road & Caton Farm Road to Austin Tyler Construction in the amount of $427,517.95
          c. Galena Road Bridge over Big Rock Creek to D Construction, Inc. in the amount of $565,839.82
          d. Resurfacing of Orchard Road to Hardin Paving Services in the amount of $909,909.00
          e. Resurfacing of Millbrook Road to Hardin Paving Services in the amount of $251,651.00
          f. Resurfacing of Ridge Road from Caton Farm Road to Wheeler Road to D Construction, Inc. in the amount of $357,910.86
          g. Big Grove Road District Bituminous Surface Treatment to Steffen’s 3-D Construction in the amount of $55,281.10
          h. Kendall Road District Resurfacing to D Construction, Inc. in the amount of $51,287.00
          i. Lisbon Road District Bituminous Surface Treatment to Beniach Construction Company in the amount of $75,482.50
          j. Little Rock Road District Resurfacing to Hardin Paving Services in the amount of $128,821.00
          k. Na-Au-Say Road District Bituminous Surface Treatment to Steffen’s 3-D Construction in the amount of $28,887.25
          l. Oswego Road District Resurfacing to Hardin Paving Services in the amount of $310,310.00
       2. Phase II Engineering Agreement between Kendall County and HR Green for professional engineering services on the Eldamain Road Extension project in an amount not to exceed $2.9 Million.
       3. Supplemental Engineering Agreement for professional engineering services between Kendall County and H.W. Lochner, Inc. for completion of Phase II Engineering on the Ridge Road at Route 126 project in an amount not to exceed $55,000.
E. Facilities Management
F. Finance Committee
   1. Approve Claims in an amount not to exceed $15,250
   2. Resolution approving Senior Tax Levy Grant Awards
      a. Community Meals for Seniors $15,250
      b. Community Nutrition Network $16,500
      c. Fox Valley Family YMCA $1,000
      d. Fox Valley Older Adult Services $54,250
      e. Kendall County Health & Human Services $59,178
      f. Oswegoland Seniors Inc $38,000
      g. Prairie State Legal Service $7,000
      h. Senior Services Associates, Inc $119,000
      i. Visiting Nurse Association $8,000

G. Judicial/Legislative
H. Animal Control
I. Health & Environment
J. Committee of the Whole
K. Standing Committee Minutes Approval

14. Special Committee Reports
A. Public Building Commission
B. VAC
C. Historic Preservation Commission
D. Board of Health
E. 708 Mental Health Board
F. River Valley Workforce Investment Board
G. Per Diem Ad Hoc

15. Other Business
16. Chairman’s Report

   Appointments
   Announcements

17. Citizens to be Heard
18. Questions from the Press
19. Adjournment