



VILLAGE OF OAK BROOK
1200 OAK BROOK ROAD
OAK BROOK, IL 60523

**Village Of
Oak Brook**
1200 Oak Brook Road
Oak Brook, IL 60523-2255

NOTICE OF SPECIAL MEETING
OF THE
BOARD OF TRUSTEES

Website
www.oak-brook.org

Samuel E. Dean Board Room
of the Butler Government Center
1200 Oak Brook Road

Administration
630.368.5000
FAX 630.368.5045

Date of Meeting: Tuesday, August 09, 2022 Time of Meeting: 7:00 P.M.

Development Services
630.368.5100
FAX 630.368.5128

1. CALL TO ORDER

Fire Department
630.368.5200
FAX 630.368.5251

2. ROLL CALL

Police Department
630.368.8700
FAX 630.368.8739

3. RESIDENT/VISITOR COMMENT

4. PUBLIC HEARING FOR SPECIAL SERVICE AREA

**Public Works
Department**
630.368.5270
FAX 630.368.5295

A. To consider the creation of the Village of Oak Brook Special Service Area Number 2022-1 (the proposed "SSA"). The boundaries of the proposed SSA shall be:

**Oak Brook
Public Library**

LOT 3 IN THE FRANKLIN SUBDIVISION BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED APRIL 27, 2018, PER DOC. NO. R2018-036669, IN DUPAGE COUNTY, ILLINOIS.

600 Oak Brook Road
Oak Brook, IL 60523
630.368.7700
FAX 630.368.7704

COMMON ADDRESS: 1900 SPRING ROAD, OAK BROOK, ILLINOIS 60523

Oak Brook Sports Core

PIN: 06-23-302-006

Bath & Tennis Club
700 Oak Brook Road
Oak Brook, IL 60523
630.368.6420
FAX 630.368.6439

5. ADJOURNMENT

VILLAGE OF OAK BROOK

Golf Club
2606 York Road
Oak Brook, IL 60523
630.368.6400
FAX 630.368.6419

In accord with the provisions of the American with Disabilities Act, any individual who is in need of a reasonable accommodation in order to participate in or benefit from attendance at this public meeting should contact the Butler Government Center (Village Hall), at 630-368-5010 as soon as possible before the meeting date.



OAK BROOK
Illinois

ITEM 4.A

BOARD OF TRUSTEES MEETING
SAMUEL E. DEAN BOARD ROOM
BUTLER GOVERNMENT CENTER
1200 OAK BROOK ROAD
OAK BROOK, ILLINOIS
630-368-5000

AGENDA ITEM

Regular Board of Trustees Meeting
of
August 9, 2022

SUBJECT: Special Service Area No. 2022-1 in the Village of Oak Brook.

FROM: Rebecca Von Drasek, Development Services Director

BUDGET SOURCE/BUDGET IMPACT: N/A

Background/History:

On January 8, 2019, the Village Board approved Ordinance 2019-ZO-EX-PUD-S-1555, which approved the Planned Development for a residential condominium property on a proposed Lot 4 of the Franklin Subdivision (currently 1900 Spring Road). As a condition of approval, the Board required the establishment of a dormant Special Service Area (SSA) for Lot 3 prior to the issuance of any Building Permit for the development.

The property owner, Franklin 1900 Spring Road, LLC, has submitted a permit application for construction of stormwater facilities on the subject property and now desires to cooperate and participate in the establishment of the dormant SSA as is required to comply with the conditions set forth in 2019-ZO-EX-PUD-S-1555 to proceed with further development.

On May 24, 2022 the Village Board approved Ordinance 2022-DS-SSA-S-1650, proposing the establishment of dormant special service area No. 2022-1 and simultaneously set the date of the tonight's required public hearing. The boundaries of the proposed SSA include a single parcel of land legally described as follows:

LOT 3 IN THE FRANKLIN SUBDIVISION BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED APRIL 27, 2018, PER DOC. NO. R2018-036669, IN DUPAGE COUNTY, ILLINOIS.

COMMON ADDRESS: 1900 SPRING ROAD, OAK BROOK, ILLINOIS 60523

PIN: 06-23-302-006

The SSA would create a property tax intended to fully fund the maintenance, operation, repair, and replacement of the property's storm water and floodplain management facilities in the event that the property owner, or any association that is established, fails to maintain the facilities. The proposed rate of taxes the initial year shall not exceed \$5.00 for every \$100.00 of equalized assessed value and the maximum rate of such taxes to be extended in any year within the proposed special service area shall not exceed \$5.00 for every \$100.00 of equalized assessed value.

The purpose of tonight's public hearing is to consider the creation of the Village of Oak Brook Special Service Area Number 2022-1, as proposed by Ordinance 2022-DS-SSA-S-1650, and allow any of the property owners affected by the SSA an opportunity to be heard. As required by statute, notice of tonight's meeting was published in a newspaper of general circulation not less than 15 days prior, and mailed to all owners of record of each parcel located within the proposed SSA not less than 10 days prior to tonight's meeting. As there is only one parcel of property lying within the proposed SSA, the sole property owner has been working with Village Staff throughout this process and has requested the Board to consider the future possibility of removing Lot 3 of the Franklin Subdivision from the proposed Special Service Area as part of a future approval of the subdivision creating Lot 4. Although no board action will be taken at tonight's hearing related to this request, it will likely be a topic of discussion presented by the property owner, if in attendance.

The Village Board will be presented with an Ordinance to establish the SSA at a future meeting once the affected property owners are given the opportunity to file their objections to its establishment. State statute requires a 60-day window prior to the establishment of the SSA Ordinance after the public hearing; however, as there is only a single property owner impacted, Staff is working with the Village Attorney to review this requirement to determine if the written support of 100% of the affected property owners in favor of the establishment of the SSA could expedite the process.