

**ORDINANCE NO. 2018-129**

**AN ORDINANCE AMENDING ORDINANCE 2016-049  
GRANTING CERTAIN APPROVALS FOR PROPERTY  
COMMONLY KNOWN AS WOODLAND CHASE LOCATED  
AT THE INTERSECTION OF BUFFALO GROVE ROAD  
AND U.S. ROUTE 45, IN THE VILLAGE OF VERNON  
HILLS, LAKE COUNTY**

**WHEREAS**, representatives from Icon Building Group, in regard to property commonly known as Woodland Chase, have petitioned the Village of Vernon Hills to amend the Woodland Chase PUD previously approved via Ordinance 2016-049 to allow the construction of a 6 foot double sided cedar panel fence in the rear yards of Lots 1-6 and Lots 19-22; and

**WHEREAS**, It has been determined that the Lots adjacent to Willow Lawn Cemetery should be adequately screened from the rear property line of Lots 1-6; and

**WHEREAS**, It has been determined that the Lots adjacent to the residential property to the south of the development should be adequately screened from the rear property line of Lots 19-22.

**NOW THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF VERNON HILLS, LAKE COUNTY, ILLINOIS, AS FOLLOWS:**

**SECTION I:** Pursuant to the Vernon Hills Zoning Ordinance of 1982, as amended, and Ordinance 2016-049, the proposed amendment is hereby approved.

**SECTION II:** The approval of the amendment to Ordinance 2016-049 is subject to the conditions of approval as set forth in Ordinance 2016-049 and the following:

Allow a 6 foot double sided cedar panel fence in the rear yards of Lots 1-6 and Lots 19-22.

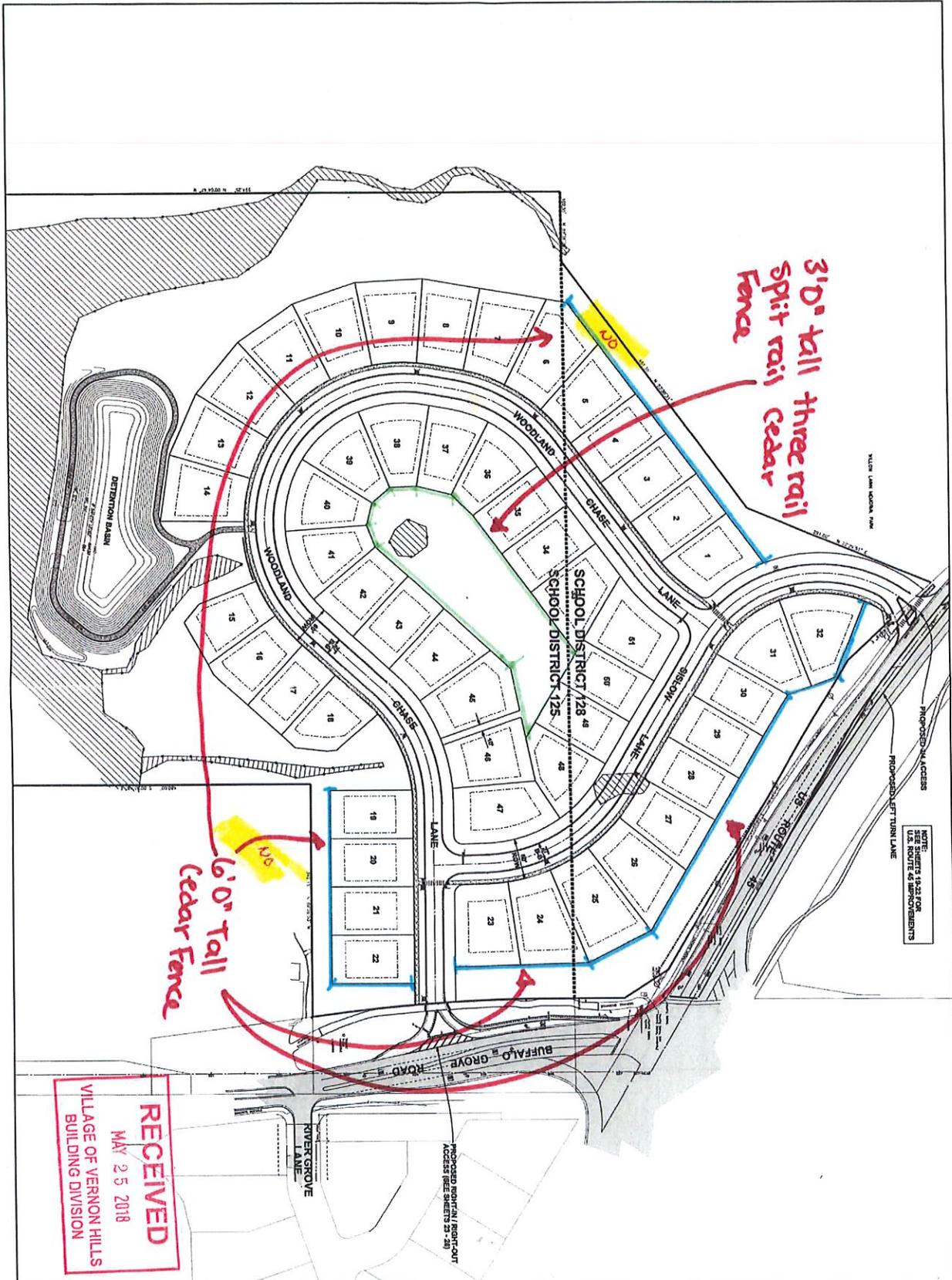
**SECTION III: PENALTY.** Any person violating the terms and conditions of this Ordinance shall be subject to a penalty as provided in Appendix C of the Village Code of Ordinance.

**SECTION IV: SEVERABILITY.** In the event that any section, clause, provision or part of this Ordinance shall be found and finally determined to be invalid by a Court of competent jurisdiction, all valid parts that are severable from the invalid parts shall remain in full force and effect. If any part of this Ordinance is found to be invalid in any one or more of its applications, all valid applications that are severable from the invalid applications shall remain in effect.

**SECTION V: REPEAL AND SAVINGS CLAUSE.** All ordinances or parts of ordinances in conflict herewith are hereby repealed; provided, however, that nothing herein contained shall affect any rights, actions or causes of action which shall have accrued to the Village of Vernon Hills prior to the effective date of this ordinance.

**SECTION VI: EFFECTIVE DATE.** This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

**SECTION VII. ORDINANCE NUMBER.** This ordinance shall be known as Ordinance Number 2018-129.



RECEIVED  
 MAY 25 2018  
 VILLAGE OF VERNON HILLS  
 BUILDING DIVISION

**OVERALL SITE LAYOUT**

SHEET NUMBER  
**4**  
 OF 28 SHEETS

DATE	BY	DESCRIPTION
5/24/18	AXZ	REVISED PER VILLAGE REVIEW COMMENTS
5/24/18	AXZ	REVISED PER IDOT REVIEW COMMENTS

DESIGNED BY: D.B.H.  
 DRAWN BY: R.C.A.  
 CHECKED BY: A.M.Z.  
 ORIGINAL ISSUED: 8/29/2018

**WOODLAND CHASE**

VERNON HILLS, ILLINOIS  
**PEARSON, BROWN & ASSOCIATES, INC.**  
 CONSULTING ENGINEERS  
 1550 W. WINCHESTER ROAD - SUITE 305  
 LIBERTYVILLE, IL 62448  
 PHONE: (618) 367-9700  
 FAX: (618) 367-2887  
 E-MAIL: ADDRESS@PEARSONBROWN.COM

**NORTH**  
  
 SCALE: 1" = 60'  
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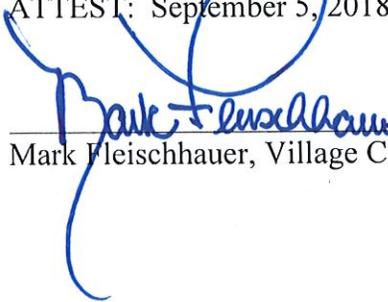
Dated this 5th day of September 2018

Adopted by roll call votes as follows:

AYES: 6 – Brown, Oppenheim, Takaoka, Schultz, Marquardt, Koch  
NAYS: 0 - None  
ABSENT AND NOT VOTING: 0 - None

  
\_\_\_\_\_  
Roger L. Byrne, Village President

PASSED: September 5, 2018  
APPROVED: September 5, 2018  
ATTEST: September 5, 2018

  
\_\_\_\_\_  
Mark Fleischhauer, Village Clerk