



# Village of Maple Park

302 Willow Street ♦ P.O. Box 220 ♦ Maple Park, Illinois 60151

Village Hall: 815-827-3309

Fax: 815-827-4040

Website: <http://www.villageofmaplepark.com>

## FINANCE AND PR&D COMMITTEE

### AGENDA

**TUESDAY, OCTOBER 22, 2019**

**MAPLE PARK CIVIC CENTER**

**302 WILLOW STREET, MAPLE PARK**

**7:00 P.M.**

#### **1. CALL TO ORDER**

#### **2. ROLL CALL / ESTABLISHMENT OF QUORUM**

#### **3. PUBLIC COMMENTS** - *Any resident wishing to address the Board may do so according to the guidelines set forth in the "Rules for Public Comments at Public Meetings" handout. Please complete a speaker request form and submit it to the Village Clerk.*

#### **4. APPROVAL OF MEETING MINUTES**

- August 27, 2019
- September 24, 2019

#### **5. DISCUSSION OF IMPACT FEES**

#### **6. OTHER ITEMS**

#### **7. ADJOURNMENT**



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## FINANCE AND PUBLIC RELATIONS & DEVELOPMENT MEETING MINUTES

TUESDAY, AUGUST 27, 2019

7 P.M.

VILLAGE OF MAPLE PARK CIVIC CENTER  
302 WILLOW STREET

### 1. CALL TO ORDER

Chairman Chris Higgins called the meeting to order at 7:00 p.m.

### 2. ROLL CALL

Village Clerk Liz Peerboom called the roll call and the following Committee members were present: Trustee Chris Higgins, Trustee Chris Rebone, Trustee Suzanne Fahnestock, and Trustee Jen Ward. Absent: None.

Others present: Village Administrator Dawn Wucki-Rossbach and Village Clerk Liz Peerboom.

### 3. PUBLIC COMMENTS - *Any resident wishing to address the Board may do so according to the guidelines set forth in the "Rules for Public Comments at Public Meetings" handout. Please complete a speaker request form and submit it to the Village Clerk.*

None.

### 4. APPROVAL OF MEETING MINUTES

- July 23, 2019

Trustee Rebone made a motion to approve the minutes from the July 23, 2019 meeting, seconded by Trustee Ward. Motion carried by voice vote.

### 5. NEW BUSINESS

#### a. GIS Kane County Intergovernmental Agreement

Trustee Higgins updated the committee on the intergovernmental agreement.

Trustee Fahnestock advised that the training was not purchased when the software was purchased, and most companies that provide the training do so at a huge cost, so Kane County was approached to provide training and support and a much lower cost.

Trustee Rebone then asked if the village should ask for more training hours. Trustee Higgins said that he can't estimate the number of training hours until Kane County reviews the GIS. For the current fiscal year, we have \$1,200 budgeted for GIS. The original plan was to obtain help finishing the move to the on-line version of the program and obtain a couple half days of training for staff.

Village Administrator Dawn Wucki-Rossbach discussed her concerns about the agreement. Trustee Fahnestock suggested getting a letter from Kane County. Trustee Fahnestock said that she doesn't think that the County will update the agreement; Trustee Ward agreed. Trustee Fahnestock suggested taking this agreement to the Board.

Trustee Fahnestock made a motion to send the agreement to the Board for final approval; and in the meantime, Trustee Higgins will get the requested information from the County, seconded by Trustee Higgins. Motion carried by roll call vote. Aye: Higgins, Fahnestock, Ward. Nay: Rebone. Absent: None. (3-1-0)

b. Zoning Review

Trustee Fahnestock advised that she didn't get Chapter 11 in her mailbox. Village Clerk Liz Peerboom printed more documents and distributed one to Trustee Fahnestock and Administrator Wucki-Rossbach. Trustee Higgins showed the committee a picture of the zoning map on the overhead. He discussed the differences in zoning on County Line Road. He said that some of the differences in the zoning districts did not make any sense and that we could update the designated zoning classification for parcels that may need a change. Trustee Higgins discussed reasons why he was recommending the changes.

Trustee Higgins went over several properties on County Line Road and their zoning uses. He also discussed a possibility of having a mixed-use zone.

Trustee Higgins then went over permitted uses in the zoning classification B-1. The committee then discussed the process of a special use permit, a zoning map amendment and a zoning variance. The committee then compared the list of approved uses in the zoning classification B-2.

**6. FOLLOW UP ITEMS**

- a. GIS Training Priorities
- b. Solar Ordinance
- c. Small Cell Wireless

No discussion.

**7. STRATEGIC PLAN ITEMS**

- a. Short Term
  - i. Zoning Review
  - ii. 5 Year Capital Plan
  - iii. TIF Plan

- b. Long Term
  - i. Downtown Development Plan
  - ii. Financing Major Infrastructure Projects
    - 1. Water Tower
    - 2. Water Treatment Plant
    - 3. Village Hall

No discussion.

## **8. OTHER ITEMS**

None.

## **9. ADJOURNMENT**

Trustee Higgins made a motion to adjourn the meeting, seconded by Trustee Ward.  
Motion carried by voice vote.

Meeting adjourned at 9:12 p.m.

Liz Peerboom, CMC  
Village Clerk

Committee Members:  
Trustee Chris Higgins, Chair  
Trustee Suzanne Fahnestock  
Trustee Chris Rebore  
Trustee Jen /ward





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## FINANCE AND PR&D COMMITTEE MINUTES

TUESDAY, SEPTEMBER 24, 2019

MAPLE PARK CIVIC CENTER

302 WILLOW STREET, MAPLE PARK 7:00 P.M.

### 1. CALL TO ORDER

Chairman Chris Higgins called the meeting to order at 7:09 p.m.

### 2. ROLL CALL / ESTABLISHMENT OF QUORUM

Village Clerk Liz Peerboom called the roll call and the following committee members were present: Trustee Chris Higgins, Chair, Trustee Suzanne Fahnestock, Trustee Jen Ward. Absent: Trustee Chris Rebone.

Others present: Village Administrator Dawn Wucki-Rossbach, and Village Clerk Liz Peerboom.

### 3. PUBLIC COMMENTS - *Any resident wishing to address the Board may do so according to the guidelines set forth in the "Rules for Public Comments at Public Meetings" handout. Please complete a speaker request form and submit it to the Village Clerk.*

None.

### 4. APPROVAL OF MEETING MINUTES

- August 27, 2019

Trustee Higgins advised that he was not able to look at the minutes before the meeting, so they would be approved October Finance Committee meeting.

### 5. NEW BUSINESS

- a. Zoning review
  - i. Sidewalk width requirements – new development/permits
  - ii. Signs free standing and on building
  - iii. Lighting

Trustee Higgins discussed three items for the zoning update.

- **Sidewalk widths:**

The first item was sidewalk widths. He advised that the goal for the sidewalks in the business districts is eight-foot wide. Trustee Fahnestock made a motion to change the width of the sidewalk to eight-foot in the business districts and authorized the village

## MINUTES

### Finance Committee Meeting

Tuesday, September 24, 2019

Page 2 of 3

clerk to write the ordinance to put forth to the full Board for approval, seconded by Trustee Higgins. Motion carried by voice vote.

- **Signs:**

The second item discussed was signs – freestanding and on the building. The committee discussed different types of signs that are allowed in the code. After some discussion, Trustee Higgins said that he would work with the Village Administrator on this item and report back to the committee in October.

- **Lighting:**

The third item was lighting. Trustee Higgins said he would like to see the village adopt the dark skies lighting standard. Trustee Higgins will put something together for the committee to discuss at the next meeting. The committee then discussed different ways to replace the existing lighting.

The committee then discussed design. No action was taken on this item.

## 6. FOLLOW UP ITEMS

- a. GIS Training Priorities
- b. Solar Ordinance
- c. Small Cell Wireless

Trustee Higgins updated the committee on the above items. He advised that the GIS training agreement has been approved by the county. He advised that the solar ordinance is in the final stages. He then advised that the solar ordinance is still in the Planning Commission.

Trustee Higgins advised that there would be more zoning topics on the Finance Committee agenda for next month. After some discussion, consensus was to move the lead on the GIS back to the Infrastructure Committee.

## 7. STRATEGIC PLAN ITEMS

- a. Short Term
  - i. Zoning Review
  - ii. 5-Year Capital Plan
  - iii. TIF Plan

The committee had a brief conversation about TIF. No action was taken.

- b. Long Term
  - i. Downtown Development Plan
  - ii. Financing Major Infrastructure projects
    - 1. Water Tower
    - 2. Water Treatment Plant
    - 3. Village Hall

No discussion on this item.

**8. OTHER ITEMS**

None.

**9. ADJOURNMENT**

Trustee Fahnestock made a motion to adjourn the meeting, seconded by Trustee Ward.  
Motion carried by voice vote.

Meeting adjourned at 8:38 p.m.

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Liz Peerboom, CMC  
Village Clerk

DRAFT

Committee Members:  
Trustee Chris Higgins, Chair  
Trustee Suzanne Fahnestock  
Trustee Chris Rebore  
Trustee Jen Ward





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## MEMORANDUM

**TO:** Finance Committee

**FROM:** Village Administrator Dawn Wucki-Rossbach *DWR*

**DATE:** October 17, 2019

**SUBJECT: IMPACT FEES**

The Village of Maple Park suspended the application of Chapter 17, Fees and Penalties in Title 12 Subdivision Regulation, in the Village Code for two (2) six-month periods. The fees suspended included the contributions to the Library, Fire Protection District and the contribution to the Village of Maple Park's Roads, Police, Facilities and Community Development funds. The fee suspension also includes not having to make a cash contribution toward parkland acquisition. The first suspension was effective on January 2, 2019. The second suspension was effective on July 1, 2019 and is due to expire on December 31, 2019.

Impact fees are used to defray the effects that new development has on municipal facilities, water/sewer systems, roadways and staffing. It also includes the impact on such things as parks, schools and fire protection. Building permit fees and impact fees are paid by developer/builder at the time a building permit is issued for construction on a piece of property. The impact fees cover the cost of municipal services provided until the full amount of property tax can be collected on the property. The lag in tax collection can be up to a year.

Maple Park is not alone in requiring the payment of impact fees, surrounding communities also require developers/builders to pay impact and permit fees when they submit their building permit application. The total cost of building permit and impact fees are taken into consideration for a developer/builder comes into a community, regardless if its a new subdivision or fill-in development.

In a building permit/impact fee comparison to our six (6) neighboring communities. It should be noted that this analysis focuses on the residential properties only and does not address multi-family or industrial or commercial permitting/impact fees. On a scale from highest to lowest fees, Maple Park ranks third highest. Please refer to Table 1, Current Permit/School and Impact Fee Comparison. Table 1 breaks down fees in three groups; the first is building permit fees, the second is water/sewer connections and the third is impact/school fees. Looking at total permit/impact fee cost Maple Park is \$2,319 over the average of \$15,841.26. It is also \$535.00 over the median of \$17,625.00.

The building permit/impact fees applied in Table 1 for Maple Park does not include the impact fees for the library and fire protection district, nor does it include Village impact fees for roads,



Police, facilities and Community Development. The fees that have been applied are at the 2007 Fee Ordinance rate. The water/sewer impact fee, per ordinance is at the May 1, 2018 rate.

If one looks at the total fee cost in the context of being third highest, the comfort level of the community with this ranking has to be taken into consideration when looking at the challenges that the Village is facing for its municipal infrastructure. There is a severe need to address the replacement of the existing wastewater treatment facility, the need to have an additional water supply and to address street conditions and that of the stormwater system. The impact fees currently applied to each building permit are necessary to maintain the existing service and to try and address the construction of new facilities and staffing needs.

In Table 2, Maple Park was again compared to our neighboring communities for home sale price and land EAV. It should be noted that in an effort to maintain a level playing field when obtaining properties for this comparison the following factors will be used. We tried to match as closely as possible these items on each property. Information on the properties was obtained from the Kane and DeKalb Counties Assessor's Offices.

1. A three bedroom, 2,719 s.f. home.
2. If possible, we used the property's constructed by the same builder in multiple communities. For example, if the same builder constructed a home in Maple Park and also constructed a similar home in Elburn, we used these properties in the comparison.

Maple Park ranked last in the land EAV value; and when building permit/impact fees were looked at as a percentage of the sale price of the property Maple Park ranked second, at 7.71% of the sale price of a home. This could have an impact on the sale of a home especially if a future homeowner has limited ability to pay for the home. The more dollars spent on permitting/impact fees, the less spent on the elements (e.g. granite counter tops, a finished basement) that increase the value and sale price of a home. However, Maple Park does have infrastructure and staffing needs based on the stress that a new home may place on the existing systems and the response for such things as police, community development and public works services. All factors to consider when making an informed decision to begin assessing impact fees on new.

As the Village considers reinstating impact fees there are a number of factors to consider. Table 3, Maple Park Fee Comparison – CPI Application and Options explores those factors. Factors include:

1. Column #1 contains:
  - a. Continued collection of: Building permit and water/sewer connection fees
  - b. Continued suspension of impact fees for: Library, Fire Protection District and Village.
  - c. Continued collection of impacts fees:
    - i. Kaneland Foundation Donation
    - ii. School District Lane/Cash
    - iii. Kaneland School Impact Fee
2. Column #2 contains:
  - a. Continued collection of: Building permit and water/sewer connection fees
  - b. Reinstatement of all impact fees at the 2007 rate, unless otherwise marked. Fees where the CPI was applied per Village code are highlighted in green or yellow.
3. Column #3 contains:
  - a. Continued collection of: Building permit and water/sewer connection fees
  - b. Reinstatement of all impact fees at the 2019 rate based on the application of the CPI required per Village code and are highlighted in orange or blue.

Per Title 12, Chapter 17 of the Village Code, every year, either on May 1 or April 24, there is a cost escalator included in the fee chart. See Fees per Title 12 Chapter 17 spreadsheet for CPI calculation of fees.

Based on a physical count of the vacant lots in the Heritage Hills, Squire's Crossing and The Settlement subdivisions there is a total of 87 lots available for construction. These lots would be affected by the reinstatement of the impact fees. A calculation of the total dollar value of the fees collected for these 87 homes has been calculated based on the impact fees applied in Columns 1, 2 and 3. The box is labeled: Vacant Lot – All fees.

Looking at the impact fees that are applicable only to the Village, see box labeled: Vacant Lot – Village Only Permits/Water/Sewer/Impact Fees, notice the fees collected by the Village and that the Village receives between 15.73 and 20.06% of the total fees collected for the remaining vacant lots depending on the fees applied.

Final two components located in Table 3 are the four (4) options that are being presented for consideration by the Finance Committee and a Community Ranking. The Community Ranking lists where Maple Park falls in fees costs. Rankings are based on highest to lowest fee costs. The three (3) options are:

1. Option #1 includes:
  - a. Continued collection of: Building permit and water/sewer connection fees. Water/sewer impact fees are at the 2019 rate.
  - b. Continued suspension of impact fees for: Library, Fire Protection District and Village.
  - c. Continued collection of impacts fees:
    - i. Kaneland Foundation Donation
    - ii. School District Lane/Cash
    - iii. Kaneland School Impact Fee

Maple Park remains as the community with the third highest building permit/impact fees.

2. Option #2 includes:
  - a. Continued collection of: Building permit and water/sewer connection fees. Water/sewer impact fees are at the 2019 rate.
  - b. Continued collection of:
    - i. Kaneland Foundation Donation
    - ii. School District Lane/Cash
    - iii. Kaneland School Impact Fee
  - c. Reinstatement of impact fees for: Library and Fire Protection District at the 2007 rate and Village impact fees for roads and Police at the 2019 rate.
  - d. Continued suspension of the Village's Community Development impact fee.

Maple Park becomes the community with the highest building permit/impact fees.

3. Option #3 includes:
  - a. Continued collection of: Building permit and water/sewer connection fees. Water/sewer impact fees are at the 2019 rate.
  - b. Continued collection of impacts fees:
    - i. Kaneland Foundation Donation
    - ii. School District Lane/Cash
    - iii. Kaneland School Impact Fee

- c. Continued suspension of Library and Fire Protection District and the Village's Community Development impact fees
- d. Reinstatement of impact fees for: The Village for roads and facilities at the 2019 rate and Police at the 2007 rate.

Maple Park becomes the community with the highest building permit/impact fees.

4. Option #4 includes:

- a. Continued collection of: Building permit and water/sewer connection fees. Water/sewer impact fees are at the 2019 rate.
- b. Continued collection of impacts fees:
  - i. Kaneland Foundation Donation
  - ii. School District Lane/Cash
  - iii. Kaneland School Impact Fee
- c. Reinstatement of impact fees for the Library and Fire Protection District and Village fees for roads, Police, facilities and Community Development. Fees are at the 2007 rate.

Maple Park becomes the community with the highest building permit/impact fees.

Understanding that the Village has many needs associated with its public works infrastructure, facilities improvements and staffing needs in Police, Public Works and Administration, Staff's recommendation is to implement Option #2. Although Option #2 makes Maple Park the community with the highest building permit/impact fees, the fees are not as high as they are in Option #3 and Option #4. The Ordinance could be drafted with setting the rates as the dollars identified in Option #2.

The Village would inform the current builder and any future builders and developers what the building permit, water/sewer connection fees and impact fees are when they inquire about development. This would be applicable to residential, commercial and industrial property.

Attachments

Table 1 Current Permit/School and Impact Fee Comparison

Table 2 Lane, Property Sale and Equalized Assess Value (EAV)

Table 3 Maple Park Fee Comparison – CPI Application & Options

Chapter 17 Fees and Penalties

Chapter 1 Water Use and Service

Article B. Sewer Connection Permits and Charges

Fees Per Title 12 Chapter 17

Water/Wastewater Service Charges and Water/Sewer Impact Fee 2018, 2019 and 2020





**TABLE 2 - LAND, PROPERTY SALE AND EQUALIZED ASSESSED VALUE (EAV)**

In order to level the playing field in property comparison, the same builder was used, when possible.

Maple Park		Elburn		St. Charles		Cortland		South Elgin		Sugar Grove		Pingree Grove	
Parcel 1 - Kane Co.* Sale Price Land EAV	235,516.00 10,946.00	Parcel 2* Sale Price Land EAV	404,650.00 13,093.00	Parcel 3* Sale Price Land EAV	421,121.00 28,693.00	Parcel 4 Sale Price Land EAV	115,012.00 12,173.00	Parcel 5 Sale Price Land EAV	256,000.00 24,405.00	Parcel 6 Sale Price Land EAV	1,179,077.00 34,382.00	Parcel 7 Sale Price Land EAV	299,990.00 21,186.00
Fees as a Percentage of Sale Price	7.71		3.62		2.17		8.37		1.64		1.49		7.03

\*Same builder.

Sale Price Comparison	
Average Sale Price	415,909.43
Median Sale Price	299,990.00

EAV Comparison	
Average EAV	20,696.86
Median EAV	21,186.00

Maple Park Comparison Over/(Under)	
Maple Park compared to Average	(180,393.43)
Maple Park compared to Median	(64,474.00)

Maple Park Comparison Over/(Under)	
Maple Park compared to Average EAV	(9,750.86)
Maple Park compared to Median	(10,240.00)

Ranking Per Sale Price	
Sugar Grove	1,179,077.00
St. Charles	421,121.00
Elburn	404,650.00
Pingree Grove	299,990.00
South Elgin	256,000.00
Maple Park	235,516.00
Cortland	115,012.00

Ranking Per Land EAV	
Sugar Grove	34,382.00
St. Charles	28,693.00
South Elgin	24,405.00
Pingree Grove	21,186.00
Elburn	13,093.00
Cortland	12,173.00
Maple Park	10,946.00

Ranking Per Fees %	
Cortland	8.37
Maple Park	7.71
Pingree Grove	7.03
Elburn	3.62
St. Charles	2.17
South Elgin	1.64
Sugar Grove	1.49



## Chapter 17

# FEES AND PENALTIES

### 12-17-1: FEES:

### 12-17-2: PENALTY FOR VIOLATION:

### 12-17-3: DEVELOPMENT CONTRIBUTIONS TO LIBRARY DISTRICT:

### 12-17-4: DEVELOPMENT CONTRIBUTIONS TO FIRE PROTECTION DISTRICT:

### 12-17-5: DEVELOPMENT CONTRIBUTIONS TO VILLAGE:

### 12-17-5-1: SCHOOL CAPITAL IMPACT AND TRANSITION FEES:

### 12-17-6: TEMPORARY OCCUPANCY PERMIT:

### 12-17-1: FEES:

Concurrently with the submission of request for preapplication review as provided herein, the applicant shall deposit with the Village Clerk, in escrow, a sum of money that shall be used by the Village to defray the cost and expense billed it by the Village staff, infrastructure mapping, modeling, GIS and database updates, court reporters for appearance and transcript fees, and such other consultants as are hired by the Village during the preapplication, concept, technical, preliminary, and final plat review process and through the Village's final acceptance of all public improvements. Said escrow shall also be used to pay the costs of all special Village Board meetings or portions thereof relating to the review process. The amount to be deposited by the applicant shall be not less than seven thousand five hundred dollars (\$7,500.00) for preapplication and concept review, and not less than twenty five thousand dollars (\$25,000.00) for preliminary and final plat reviews. Said escrow funds shall be deposited and held by the Village in an interest bearing account with the interest payable to the Village of Maple Park. The Village shall make disbursements from said escrow funds upon the receipt of billing statements from said consultants, provided said statements have been reviewed and approved by the Village Board. Notice to the applicant shall not be a prerequisite to the Village making said disbursements. If at any time after commencement of the review process the amount deposited has been reduced to a balance of two thousand five hundred dollars (\$2,500.00) or less for preapplication and concept review, and ten thousand dollars (\$10,000.00) or less for preliminary and final plat review, the applicant shall be required to deposit an additional amount with the Village so that the escrow balance is not less than the amount the applicant was originally required to deposit. Said additional amount shall be deposited with the Village Clerk within fifteen (15) days after the applicant has been so notified. Notice shall be deemed given as of the date that a written notice requesting an additional amount is deposited by certified U.S. mail addressed to the applicant. Any funds on deposit at the conclusion of the staff's involvement with the development, provided all disbursements have been made, shall be returned to the applicant. However, notwithstanding anything herein to the contrary, no final Village Board approval shall be granted until all of the aforesaid costs have been paid. (Ord. 2007-04, 4-24-2007)

### 12-17-2: PENALTY FOR VIOLATION:

In addition to the sanctions imposed by section 12-10-1 of this title, whoever shall violate any of the provisions of this title shall be subject to a fine of not less than two hundred fifty dollars (\$250.00) nor more than seven hundred fifty dollars (\$750.00) for each violation thereof, and each day that a violation exists or continues shall constitute a separate offense. (Ord. 2005-03, 3-1-2005)

### 12-17-3: DEVELOPMENT CONTRIBUTIONS TO LIBRARY DISTRICT:



A. Policy: It is stated policy of the Village of Maple Park to exact Library District transition fees from owners and developers of residential developments to be annexed to the Village.

B. Criteria For Requiring Development Fees: All agreements for the annexation of lands to be developed for residential uses shall contain terms by which the entity seeking annexation shall agree to be bound by and comply with the terms of this section relating to the calculation, payment and collection of Maple Park Public Library District transition fees. (Ord. 2005-03, 3-1-2005)

1. Criteria: The following criteria shall govern the calculation of fees under this section:

Seven hundred fifty dollars (\$750.00) per residential dwelling unit.

These base year fees shall be increased at a simple rate of 2.5 percent every May 1, commencing May 1, 2008. (Ord. 2007-14, 7-3-2007)

C. Payment Of Fee: Any fee payable under this section shall be paid by the owner, developer or subdivider to the Village subsequent to final plat approval but prior to the Village President affixing his signature thereto.

D. Transfer Of Fees: The fees collected under this section shall be transferred to the Maple Park Public Library District within forty five (45) days of the Village Clerk's receipt of same.

E. Indemnification Agreement: As a condition precedent to the receipt of any funds by the Maple Park Public Library District from this section, said Maple Park Public Library District shall execute and deliver to the Village Clerk an indemnification and hold harmless agreement in a form acceptable to the Village Board. (Ord. 2005-03, 3-1-2005)

#### **12-17-4: DEVELOPMENT CONTRIBUTIONS TO FIRE PROTECTION DISTRICT<sup>3</sup>:**



A. Policy: It is the stated policy of the Village of Maple Park to exact Fire District transition fees from owners and developers of lands to be annexed to the Village.

B. Criteria For Requiring Development Fee: All agreements for the annexation of lands to be developed for residential, commercial and industrial uses shall contain the terms by which the entity seeking annexation shall agree to be bound by and comply with the terms of this section relating to the calculation, payment and collection of Maple Park and Countryside Fire Protection District transition fees. (Ord. 2005-03, 3-1-2005)

1. Criteria: The following criteria shall govern the calculation of fees under this section:

Seven hundred fifty dollars (\$750.00) per residential dwelling unit.

One thousand fifty dollars (\$1,050.00) per one thousand (1,000) square feet of commercial or



industrial space.

These base year fees shall be increased at a simple rate of 2.5 percent every May 1, commencing May 1, 2008. (Ord. 2007-14, 7-3-2007)

C. Payment Of Fee: Any fee payable under this section shall be paid by the owner, developer or subdivider to the Village subsequent to final plat approval but prior to the Village President affixing his signature thereto.

D. Transfer Of Fees: The fees collected under this section shall be transferred to the Maple Park and Countryside Fire Protection District within forty five (45) days of the Village Clerk's receipt of same.

E. Indemnification Agreement: As a condition precedent to the receipt of any funds by the Maple Park and Countryside Fire Protection District from this section, said Maple Park and Countryside Fire Protection District shall execute and deliver to the Village Clerk an indemnification and hold harmless agreement in a form acceptable to the Village Board. (Ord. 2005-03, 3-1-2005)

#### **12-17-5: DEVELOPMENT CONTRIBUTIONS TO VILLAGE<sup>4</sup>:**

A. Fees: All the following contributions to the Village of Maple Park shall be assessed for residential, commercial and industrial uses for the purposes indicated to aid in offsetting the impact upon Village services and facilities resulting from the subdivision and development of land:

1. Roads: One thousand dollars (\$1,000.00) per unit.
2. Police: Seven hundred fifty dollars (\$750.00) per unit.
3. Facility: One thousand six hundred three dollars (\$1,603.00) per unit.
4. Community development: One thousand dollars (\$1,000.00) per unit.

Each of the above fees shall increase by five percent (5%) on April 24, 2013, and an additional five percent (5%) of the base amount on April 24 of each year thereafter.

B. Payment Of Fees: The fees provided for in this section shall be due and payable by the applicant for the building permit at the time of the issuance of the building permit. (Ord. 2007-14, 7-3-2007)

#### **12-17-5-1: SCHOOL CAPITAL IMPACT AND TRANSITION FEES:**

In addition to the cash contributions for school and park land acquisition required by chapter 6 of this title, the following fees shall be assessed for residential uses for the purposes to aid in offsetting the immediate effects upon local schools resulting from the subdivision and development of land:

A. School Capital Impact Fee: A school capital impact fee of two thousand dollars (\$2,000.00) per residential unit shall be payable in accordance with a certain intergovernmental agreement

entered into by the village, which is appended to the ordinance codified herein as appendix 17-A, and is hereby incorporated by reference and made part of the Maple Park subdivision control ordinance, as if set fully forth.

- B. School Transition Fee: A school transition fee of one thousand dollars (\$1,000.00) per residential unit shall be payable to the village by the applicant of the occupancy permit therefor prior to the issuance of such permit. Such fees shall be paid over to the school district at the end of each quarter of the village's fiscal year. (Ord. 2007-14, 7-3-2007)

#### **12-17-6: TEMPORARY OCCUPANCY PERMIT:**

- A. A nonrefundable fee of two hundred dollars (\$200.00) shall be charged for a temporary occupancy certificate.
- B. A deposit of one thousand dollars (\$1,000.00) shall be paid to the village of Maple Park. Said deposit shall be refunded to the applicant provided all of the incomplete items itemized on said certificate are completed by the date specified in the temporary occupancy certificate, otherwise said deposit shall be forfeited to the village of Maple Park. Forfeiture of said deposit should not excuse the applicant from completing the unfinished items.
- C. A reinspection fee of one hundred dollars (\$100.00) shall be charged for the final occupancy certificate. (Ord. 2005-03, 3-1-2005)

**Footnotes** - Click any footnote link to go back to its reference.

Footnote 1: See also section 12-9-4 of this title.

Footnote 2: Pursuant to ordinance 2019-01, the contributions required to be paid shall be suspended until June 30, 2019.

Footnote 3: Pursuant to ordinance 2019-01, the contributions required to be paid shall be suspended until June 30, 2019.

Footnote 4: Pursuant to ordinance 2019-01, the contributions required to be paid shall be suspended until June 30, 2019.



# Chapter 1

## WATER USE AND SERVICE

### 9-1-1: DEFINITIONS:

Unless the context specifically indicates otherwise, the meaning of terms used in this chapter shall be as follows:

CLARIFICATION OF WORD USAGE: "Shall" is mandatory; "may" is permissible.

**CURB COCK:** A shutoff valve attached to a water service pipe from a water main to a building installed near the curb, which may be operated by a valve key to start or stop flow in the water supply lines of a building. Also called "curb stop" or "stop cock".

**EASEMENT:** An acquired legal right for the specific use of land owned by others.

#### FEDERAL GOVERNMENT:

**Administrator:** The administrator of the U.S. environmental protection agency.

**Federal Act:** The federal 1996 safe drinking water act and amendments.

#### LOCAL GOVERNMENT:

**Approving Authority:** The president and board of trustees of the village of Maple Park.

**Village:** The village of Maple Park.

**PERSON:** Any and all persons, natural or artificial including any individual, firm, company, municipal or private corporation, association, society, institution, enterprise, governmental agency or other entity.

**SERVICE BOX:** A valve box that connects to the curb cock. Also called the "stop box", "buffalo box", "b-box", or "shutoff box".

#### STATE GOVERNMENT:

**Director:** The director of the Illinois environmental protection agency.

**State Act:** The Illinois anti-pollution bond act of 1970.

**State Loan:** The state of Illinois participation in the financing of the construction of waterworks as provided for by the Illinois anti-pollution bond act and for making such loans as filed with the secretary of state of the state of Illinois.

#### TYPES OF CHARGES:

**Basic User Charge:** The basic assessment levied on all users of the public water system.

**Capital Improvement Charge:** A charge levied on users to improve, extend or reconstruct the



waterworks.

**Debt Service Charge:** The amount to be paid each billing period for payment of interest, principal and coverage of loan, bond, etc., outstanding.

**Local Capital Cost Charge:** Charges for costs other than the operation, maintenance and replacement costs, i.e., debt service and capital improvement costs.

**Replacement:** Expenditures for obtaining and installing equipment, accessories, or appurtenances which are necessary during the useful life of the works to maintain the capacity and performance for which such works were designed and constructed. The term "operation and maintenance" includes replacement.

**Useful Life:** The estimated period during which the waterworks will be operated.

**User Charge:** A charge levied on users of waterworks for the cost of operation, maintenance and replacement.

**Water Fund:** The principal accounting designation for all revenues received in the operation of the water system.

**Water Service Charge:** The charge per quarter or month levied on all users of the water facilities. The service charge shall be computed as outlined in this chapter and shall consist of the total of the basic user charge and the local capital cost, if applicable.

#### **WATER AND ITS CHARACTERISTICS:**

**Milligrams Per Liter:** A unit of the concentration of water constituent that is 0.001 g of the constituent in 1,000 ml of water. It has replaced the unit formerly used of parts per million, to which it is approximately equivalent, in reporting the results of water analysis.

**pH:** The logarithm (base 10) of the reciprocal of the hydrogen ion concentration expressed by one of the procedures outlined in the IEPA division of laboratories manual of laboratory methods.

**ppm:** Parts per million by weight. (Ord. 02-13, 5-7-2002; amd. 2004 Code)

#### **9-1-2: MANDATORY WATER CONNECTIONS:**

The owner, occupant or party or parties in possession of any house, structure, factory, industrial or commercial establishment or any other building or structure of any other character which uses water and is located on property within the corporate limits shall cause such house, structure, factory, industrial or commercial establishment or any other building or structure of any other character to be connected with the waterworks system within ninety (90) days from the date that water facilities become available to such property. (Ord. 02-13, 5-7-2002)

#### **9-1-3: CONNECTION PERMITS; INSPECTION; CHARGES:**

A. Permit Required; Supervision; Inspection: No connections with the waterworks system shall be made without a permit issued by the building inspector. All such connections shall be made by the village under the supervision of the building inspector, and no connections shall be backfilled until



the work has been inspected to the satisfaction of the building inspector. Whenever any premises shall hereafter be connected with the waterworks system, a charge shall be made.

- B. Nonresident Permits: No permit shall be granted for new hookups to the village water supply system for nonresidents of the village; provided, however, that this chapter shall in no way affect the rights of nonresidents of the village who are, as of the effective date hereof, already connected to the Village water supply. (Ord. 02-13, 5-7-2002)

#### **9-1-4: BUSINESSES; CAR WASHES; RECYCLING AND CONSERVATION:**

- A. Water Sufficiency; Review: Approval for business connections are contingent upon the Village Engineer determining that sufficient water storage capacity exists for the proposed business, and the property owner reimbursing the Village the costs of the Village Engineer to review.

B. Water Recycling And Conservation System:

1. No permit shall be granted to any business which operates a car wash which may be constructed after the effective date hereof unless said car wash has a water recycling or conservation system installed.
2. Prior to construction of same, plans must be submitted and approved by the building inspector.
3. Said water recycling or conservation system must remain fully operational at all times.
4. Failure of any car wash subject to this section to adequately maintain said water recycling or conservation system in a state of good repair and working order will result in water service to said location being turned off. Water service may be turned back on only after reinspection by the building inspector indicating the water recycling or conservation system is fully operational. The owner or operator of the car wash shall be charged for turning on the water in accordance with the provisions of Village ordinances. (Ord. 02-13, 5-7-2002)

#### **9-1-5: APPLICATION FOR WATER SERVICE, TURN ON AND CONNECTION FEES:**

- A. Application; Agreement: No water from the waterworks system shall be turned on for service into any premises by any person except those authorized by the Village. Application to have water turned on shall be made in writing to the Village and shall contain an agreement by the applicant to abide by and accept all of the provisions of this chapter as conditions governing the use and service of the waterworks system by the applicant. Said application shall be submitted to the Village at least forty eight (48) hours in advance. (Ord. 02-13, 5-7-2002)

B. Turn On Fee:

1. A turn on fee of one hundred dollars (\$100.00) shall be paid prior to the turning on of the water in all cases including new construction and termination of service. No turn on fee will be required for repairs or emergencies. (Ord. 2016-03, 3-1-2016)
2. A onetime, per event, vacation turn on/turnoff fee of twenty five dollars (\$25.00) shall be available to all residents. Residents taking advantage of this option will still be required to pay



the minimum water, sewer and garbage charge.

3. The turn on fee must be paid prior to the turning on of the water in all cases. (Ord. 02-13, 5-7-2002)

#### C. Service Connection Fees:

1. Effective January 1, 2019, a service connection fee shall be paid to the Village Clerk prior to issuance of any permit and the service connection fee for such connection shall be as follows:

			Fee
Single-family residence			\$2,500.00 per unit
Multi-family residence			\$2,500.00 per unit
Commercial/industrial (non-residential):			
Service connection fee determined by diameter of water service pipe:			
	1 inch		\$ 5,000.00
	1.5 inches		7,250.00
	2 inches		8,500.00
	3 inches		10,000.00
	4 inches		13,000.00
	6 inches		20,000.00
	8 inches		51,000.00

2. No service connection fee, nor water meter connection, shall be required for a fire sprinkler system. (Ord. 2018-18, 11-6-2018)

### 9-1-6: WATER SERVICE INSTALLATIONS:

- A. Responsibility For Costs; General Requirements: All service pipes and laterals and connections from the waterworks system (water mains) to the stop box shall be installed by, and at the expense of, the applicant. If such water service must cross a city or state road or alley that requires boring and casing, the cost of such boring and/or casing and/or road repair (e.g., surface repaving) shall be borne by the applicant for the service or the owner of the property being served. All such water services shall have a curb cock on the terrace with a stop box flush with the ground. All connections shall be made by or under the supervision of the appropriate village official.
- B. Water Service Pipe: All water services used or laid on village property shall be not less than one inch (1") K copper construction. At no time will plastic or galvanized pipe be used regardless of who is laying said pipe. Said line shall be at least five feet (5') underground. No installation shall be backfilled until it has been inspected by the village and found to be satisfactory.

- C. Excavations For Connections<sup>1</sup>: Excavations for installing service pipes and laterals or repairing the same shall be made in compliance with the ordinance provisions relating to making excavations in streets; provided, that it shall be unlawful to place any service pipe in the same excavation with, or directly over, any drain pipe or sewer lateral.
- D. Shut Off Boxes: Shut off boxes, buffalo boxes or service boxes shall be placed on every service pipe, and shall be located between the curb line and the sidewalk line, located within one foot (1') of the sidewalk on the curb side of the sidewalk, where this is practicable. Such boxes shall be so located that they are easily accessible and shall be protected from frost. The village shall stock said boxes and the consumer shall pay the village the cost thereof. (Ord. 02-13, 5-7-2002)

### **9-1-7: REPAIRS TO SYSTEM:**

- A. All repairs for service pipes and laterals from the waterworks system (water mains) to the stop box shall be made by and at the expense of the village.
- B. From the stop box to the property being served, all repairs and excavations shall be by and at the expense of the property owner.
- C. The village may, in the event of an emergency, repair any service pipes, and, if this is done, the cost of such repair work shall be repaid to the village by the owner of the premises served. (Ord. 02-13, 5-7-2002)

### **9-1-8: CROSS CONNECTIONS<sup>2</sup>:**

#### **A. Compliance With Illinois Plumbing Code:**

1. If, in accordance with the Illinois plumbing code or in the judgment of the building inspector an approved backflow prevention device is necessary for the safety of the public water supply system, the building inspector will give notice to the water customer to install such an approved device immediately.
2. The water customer shall, at his own expense, install such an approved device at a location and in a manner in accordance with the Illinois plumbing code, all applicable local regulations and per manufacturer's instructions.
3. The water customer shall have inspections and tests made of such approved devices as required by the Illinois plumbing code, local regulations and per manufacturer recommendations, at the time of installation and, at minimum, on an annual basis. Records of test results shall be submitted to the village within seven (7) business days of test completion.
4. A maintenance log shall be maintained and shall include:
  - a. The date of each test.
  - b. The name and approval number of the person performing the test.



- c. The test results.
- d. The repairs or servicing required.
- e. The repairs and date completed.
- f. Service performed and the date completed.

B. Approval Of Private Water Supply: No person shall establish or permit to be established or maintain or permit to be maintained any connection whereby private, auxiliary or emergency water supply other than the regular public water supply of the village enters the supply or distribution system of the village, unless such private, auxiliary or emergency water supply and the method of connection and use of such supply shall have been approved by the building inspector and the Illinois environmental protection agency.

C. Surveys And Investigations Of Industrial Properties: It shall be the duty of the village to cause surveys and investigations to be made of industrial and other properties served by the public water supply to determine whether actual or potential hazards to the public water supply may exist. Such surveys and investigations shall be made a matter of public record and shall be repeated at least every two (2) years, or as often as the village shall deem necessary. Records of such surveys shall be maintained and available for review for a period of at least five (5) years.

D. Right Of Entry Of Inspector: The approved cross connection control device inspector shall have the right to enter at any reasonable time any property serviced by a connection to the public water supply or distribution system for the purpose of verifying the presence or absence of cross connections, and providing the building inspector any information which he may request regarding the piping system or systems or water use on such property. The refusal of such information, when demanded, shall, within the discretion of the building inspector, be deemed evidence of the presence of improper connections as provided in this section.

E. Violation; Discontinuance Of Water Service, Other Remedies:

1. The director of public works is hereby authorized and directed to discontinue, after reasonable notice to the occupant thereof, the water service to any property wherein any connection in violation of the provisions of this section is known to exist, and to take such other precautionary measures as he may deem necessary to eliminate any danger of contamination of the public water supply distribution mains.
2. Water service to such property shall not be restored until such conditions have been eliminated or corrected in compliance with the provisions of this section, and until a turn on fee is paid to the village.
3. Immediate disconnection with verbal notice can be effected when the village building inspector is assured that imminent danger of harmful contamination of the public water supply system exists. Such action shall be followed by written notification of the cause of disconnection.

F. Responsibility For Cost Of Cleanup: The consumer responsible for back siphoned material or contamination through backflow, if contamination of the potable water supply system occurs through an illegal cross connection or an improperly installed, maintained or repaired device, or a

device which has been bypassed, must bear the cost of cleanup of the potable water supply system.

G. Effect Of Other Provisions: Except where in conflict with this section, ordinance 1996-08 providing for cross connection control shall remain in full force and effect<sup>3</sup>. (Ord. 02-13, 5-7-2002)

### **9-1-9: COMPLIANCE WITH PLUMBING REGULATIONS:**

No water shall be turned on for service in any premises in which the plumbing does not comply with the ordinances of the village; provided, that water may be turned on for construction work in unfinished buildings, subject to the provisions of this chapter. The current Illinois state plumbing code is hereby adopted as the plumbing code of the village. Three (3) copies of same shall be kept on file in the building inspector's office. (Ord. 02-13, 5-7-2002)

### **9-1-10: WATER SERVICE TO MULTIPLE PREMISES:**

No owner or plumber shall be permitted to connect water pipes into any two (2) distinct premises or tenements unless separate and distinct stop cocks shall be placed on the outside of each such premises along the sidewalk opposite the same, nor shall any pipe be allowed to cross lots or buildings to adjoining premises. Duplex flats, double houses and apartment houses shall be considered as one "premises". A "premises" shall be construed to cover all buildings and divisions under one common roof, owned by one party, who will be charged for all services to such premises. (Ord. 02-13, 5-7-2002)

### **9-1-11: WATER METERS AND READERS:**

#### **A. Meters Required:**

1. All premises using the village water supply must be equipped with an adequate cubic foot or gallon water meter. (Ord. 02-13, 5-7-2002)
2. All meters replaced in service on any premises using the village water supply shall be provided by the village, the cost of which shall be paid by the property owner. The cost of the meter shall be the village's cost plus fifteen percent (15%). (Ord. 2016-03, 3-1-2016)
3. New or replaced water meters shall measure in gallons.
4. Installation of a water meter in new construction shall be done by a licensed plumber at the expense of the builder/contractor.
5. The village retains the right to inspect, repair and replace water meters upon reasonable notice to the owner of the premises.
6. Maintenance will be done by authorized village personnel, unless it is determined that the malfunction was the result of negligence/an intentional act of the owner.
7. The village assumes the financial responsibility to repair or replace meters not measuring correctly, unless it is determined that the malfunction was the result of negligence/an intentional





## ARTICLE B. SEWER CONNECTION PERMITS AND CHARGES

### 9-2B-1: CONNECTION PERMITS AND CHARGES:

#### A. Sewer Connection Permits:

##### 1. Permit Required, Issuance:

- a. No service connection with the sanitary sewage system of the Village shall be made without a permit therefor being first obtained as hereinafter provided.
- b. Application for such permit shall be made and filed with the Village Clerk, on forms provided by the building inspector.
- c. The permits shall be issued and approved by the building inspector only after payment of the charges for such connections, respectively, as hereinafter set forth.

##### 2. Record Of Permits Issued:

- a. The Village Clerk and building inspector shall keep in his/her office a complete record of all such permits issued hereunder and the exact location of such connections made.
- b. The building inspector shall furnish to the Village Board, as often as requested, a complete statement of all such permits issued since his last statement.

##### 3. Furnish Plans And Information:

- a. The applicant shall furnish, in connection with the application for service connections, the plans of the building to be served and such other information that the Village building inspector may require for the purpose of determining the amount of charges for such connections in accordance with the schedule of charges hereinafter set forth.
- b. If the plans of the building to be served are such that the building inspector cannot reasonably determine, on its face, what the appropriate service connection charge should be, he/she shall have said plans reviewed by the Village Engineer.
- c. The applicant shall pay the Village Engineer's charges in reviewing said plans in addition to all other fees required by the Village.

#### B. Sewer Treatment Charges:

1. **Rates Imposed:** Effective January 1, 2019, prior to the connection of any building with any sanitary sewer which is part of the Village sanitary sewer system, the owner of the property for which service by said system is desired shall pay to the Village, through its building inspector, in addition to other sanitary connection service charges and before a building permit is issued, a sewer treatment charge as follows:
  - a. **Single-family residential buildings:** Seven hundred fifty dollars (\$750.00) per unit.



b. Multi-family residential buildings: Five hundred dollars (\$500.00) per unit.

c. Restricted business, general business and industrial, per building based upon size of water meter installed in each building as follows:

Diameter Of Water Service Pipe	Estimated Water Use (Gallons Per Day)	Sanitary Sewer Service Charge
Up to 1 inch	1,250	\$ 1,500.00
1½ inches	2,000	2,400.00
2 inches	3,000	3,600.00
3 inches	6,250	7,250.00
4 inches	12,500	14,500.00
6 inches	20,000	23,000.00

d. A separate charge shall be computed for each residential building, dwelling unit, restricted business, general business or industrial building.

2. Charges Where Schedule Inapplicable: In the case of any application for sanitary sewage service connection permit to which the application of the schedule of charges as above set forth are not definitely applicable, the Village Board shall determine the charges to be made in the particular situation.

### C. Water/Sewer Impact Fee:

1. Charges Imposed: For the privilege of connection to the existing sanitary sewerage system, the following connection charges shall apply and shall be paid to the Village prior to the connection of either a building sanitary sewer service or a new sanitary sewer lateral extension.

Demand Classification	Charge
Single-family residential, per lot	\$6,866.63
Multi-family residential, per permissible dwelling unit	6,866.63
Restricted business or general business lot, per permissible 1,000 square feet of building area	\$1,425.00/100 gpd
Industrial lot or tract, per acre	\$2,150.00/100 gpd

2. Extending System: Payment of the proper sanitary sewer connection charges shall give the applicant the right to extend the Village sanitary sewerage system to serve the lot or lots set forth in the application after receipt of proper payment.

3. **Payment In Full Required:** All sewer charges are due at the time the permit is issued, and no permit will be issued until charges are paid in full.
4. **Annual Increase:** Said connection fees shall be increased annually on May 1 based upon the prior year's Consumer Price Index (Midwest) with a minimum increase of two percent (2%) and a maximum increase of four and one-half percent (4<sup>1</sup>/<sub>2</sub>%).

**D. Inspection And Enforcement:**

1. **Right Of Entry:** The Village Engineer, building inspector, and wastewater treatment operator shall have the right to enter upon the property for which a permit is issued for connection to the sanitary sewer system and inspect the connection to ensure that said connection conforms in all respects to the Sewer Use Ordinance and all other Building Codes and ordinances of the Village.
2. **Permission Refused; Search Warrant:** When inspections on private property are necessary for purposes of enforcing the provisions of this section, the building inspector, or his designee, shall attempt to secure the permission of the owner or legal occupant of the property. If permission is refused, or if the owner or occupant is unavailable, the building inspector, or his designee, with the assistance of the Village Attorney, shall apply to the appropriate court for the issuance of an administrative search warrant.

**E. Sanitary Sewer Permit Inspection Charge:** There shall be a charge of two hundred dollars (\$200.00) for inspecting the connection and installation of a sanitary sewer building service pipe from the sanitary sewer lateral or interceptor up to the building foundation.

**F. Effect On Sewer Use Provisions:** Nothing in this section shall be construed to overrule, revoke, or amend the Sewer Use Ordinance of the Village, and to the extent, if any, that this section conflicts with any of the phrases, provisions, paragraphs, or sections of the Sewer Use Ordinance, the phrases, provisions, paragraphs, or sections of the Sewer Use Ordinance shall control. (Ord. 2019-11, 6-4-2019)

**9-2B-2: RECAPTURE FEES NOT LIMITED:**

(Rep. by Ord. 2016-10, 9-6-2016)

**9-2B-3: SEWER CONNECTION INSPECTION REQUIRED; CHARGES:**

**A. Inspection Required:**

1. Prior to the issuance of any occupancy permit for any newly constructed or remodeled residence or other building within the corporate boundaries of the Village, there shall be an inspection of the sanitary sewer connection of said structure to the sanitary sewer system by the Village Engineer, building inspector, wastewater treatment operator, or any other person or entity whom the Board of Trustees may from time to time designate to make such inspection.
2. Said person shall inspect the connection and installation of any sanitary sewer building service pipe from the sanitary sewer lateral or interceptor to the building foundation to ensure



compliance with the codes and ordinances of the Village.

3. No occupancy permit shall be issued until such time as the sewer connection is inspected and approved pursuant to this section. (Ord. 1997-07, 4-7-1997)

**B. Sewer Permit Inspection Charge:**

1. In the event that it is determined that there exists an improper or illegal connection to the sanitary sewer system, said problem shall immediately be remediated and the connection reinspected.
2. There shall be a separate charge for each inspection, regardless of the number of inspections.
3. The property owner shall pay the cost of said inspection, which must be paid prior to the issuance of an occupancy permit.
4. The Board of Trustees, in its sole discretion, upon written application by any affected property owner, may waive or reduce said fees on a case by case basis as it may determine to be just and equitable. (Ord. 1997-07, 4-7-1997; amd. 2004 Code)





## Fees per Title 12 Chapter 17

### Library District

2007	750.00
05/01/08	768.75
05/01/09	787.97
05/01/10	807.67
05/01/11	827.86
05/01/12	848.56
05/01/13	869.77
05/01/14	891.51
05/01/15	913.80
05/01/16	936.65
05/01/17	960.06
05/01/18	984.06
05/01/19	1,008.67

### Fire Protection District

#### Residential Dwelling Unit

2007	750.00
05/01/08	768.75
05/01/09	787.97
05/01/10	807.67
05/01/11	827.86
05/01/12	848.56
05/01/13	869.77
05/01/14	891.51
05/01/15	913.80
05/01/16	936.65
05/01/17	960.06
05/01/18	984.06
05/01/19	1,008.67

#### Commerical / Industrial Space per 1,000 square feet

2007	1,050.00
05/01/08	1,076.25
05/01/09	1,103.16
05/01/10	1,130.74
05/01/11	1,159.00
05/01/12	1,187.98
05/01/13	1,217.68
05/01/14	1,248.12
05/01/15	1,279.32
05/01/16	1,311.31
05/01/17	1,344.09
05/01/18	1,377.69
05/01/19	1,412.13

### Development Contributions to Village

#### Roads

2007	1,000.00
04/24/13	1,050.00
04/24/14	1,102.50
04/24/15	1,157.63
04/24/16	1,215.51
04/24/17	1,276.28
04/24/18	1,340.10
04/24/19	1,407.10

#### Police

2007	750.00
04/24/13	787.50
04/24/14	826.88
04/24/15	868.22
04/24/16	911.63
04/24/17	957.21
04/24/18	1,005.07
04/24/19	1,055.33

#### Facility

2007	1,603.00
04/24/13	1,683.15
04/24/14	1,767.31
04/24/15	1,855.67
04/24/16	1,948.46
04/24/17	2,045.88
04/24/18	2,148.17
04/24/19	2,255.58

### Community Development

2007	1,000.00
04/24/13	1,050.00
04/24/14	1,102.50
04/24/15	1,157.63
04/24/16	1,215.51
04/24/17	1,276.28
04/24/18	1,340.10
04/24/19	1,407.10

Village of Maple Park  
Water / Wastewater Service Charges and Water / Sewer Impact Fee  
Fiscal Year 2018

Water Rates	Monthly Rates	2 Month Billing Currently	2% Increase	Current plus 2%	Rates As of 05/01/17
Minimum	11.06	22.12	0.4424	22.5624	22.56
Add'l 1,000 Gallons	5.53	5.53	0.1106	5.6406	5.64
Minimum - Out of Town	16.59	33.18	0.6636	33.8436	33.84
Add'l 1,000 Gallons - Out of Town	8.30	8.30	0.166	8.466	8.46
Sewer Rates					
Minimum	13.74	27.48	0.5496	28.0296	28.03
Add'l 1,000 Gallons	6.87	6.87	0.1374	7.0074	7.01
Water / Sewer Impact Fee	Currently 6,866.63		2% Increase 137.3326	Current plus 2% 7003.9626	Rates As of 05/01/17 7,003.96

Village of Maple Park  
Water / Wastewater Service Charges and Water / Sewer Impact Fee  
Fiscal Year 2019

CPI - Midwest region - Class D	12/16	12/17	Change	% of Change	Change to Rates
	223.039	228.85	5.811	2.6%	2.6%

Water Rates	Monthly Rates	2 Month Billing Currently	2.6% Increase	Current plus 2%	Rates As of 05/01/18
Minimum	11.28	22.56	0.58656	23.14656	23.16
Add'l 1,000 Gallons	5.64	5.64	0.14664	5.78664	5.79
Minimum - Out of Town	16.92	33.84	0.87984	34.71984	34.72
Add'l 1,000 Gallons - Out of Town	8.46	8.46	0.21996	8.67996	8.68
Sewer Rates					
Minimum	14.01	28.02	0.72852	28.74852	28.76
Add'l 1,000 Gallons	7.01	7.01	0.18226	7.19226	7.19

Water / Sewer Impact Fee	Currently	2.6% Increase	Current plus 2.6%	Rates As of 05/01/18
	7,003.96	182.10296	7186.06296	7,186.06

Village of Maple Park  
Water / Wastewater Service Charges and Water / Sewer Impact Fee  
Fiscal Year 2020

CPI - Midwest region - Class D		12/17	12/18	Change	% of Change	Change to Rates
**Using Midwest Region - can not find Class D		230.548	233.458	2.91	1.3%	2.0%
Water Rates	Monthly Rates	2 Month Billing Currently	2% Increase	Current plus 2%	Rates As of 05/01/19	
Minimum	11.58	23.16	0.4632	23.6232	23.62	
Add'l 1,000 Gallons	5.79	5.79	0.1158	5.9058	5.91	
Minimum - Out of Town	17.36	34.72	0.6944	35.4144	35.41	
Add'l 1,000 Gallons - Out of Town	8.68	8.68	0.1736	8.8536	8.85	
Sewer Rates						
Minimum	14.38	28.76	0.5752	29.3352	29.34	
Add'l 1,000 Gallons	7.19	7.19	0.1438	7.3338	7.33	
Water / Sewer Impact Fee	Currently	7,186.06	2% Increase	143.7212	Current plus 2%	7,329.78