

PUBLICATION OF:

ORDINANCE NO. 24-

**AN ORDINANCE GRANTING AN AMENDMENT TO ORDINANCE NO. 23-052,
MODIFICATION OF CONDITIONS REQUIRING A PRIVATE STREETS AGREEMENT PRIOR
TO RELEASE OF PERMITS FOR THE DISTRICT AT VERIDIAN (WEST OF MEACHAM
ROAD, SOUTH OF ALGONQUIN ROAD AND NORTH OF PROGRESS PARKWAY)**

CASE NO. Z2410-02

ADOPTED: OCTOBER 22, 2024

**PUBLISHED IN PAMPHLET FORM PURSUANT TO AUTHORIZATION AND DIRECTION OF
THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF SCHAUMBURG ON**

OCTOBER 23, 2024

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**AN ORDINANCE GRANTING AN AMENDMENT TO ORDINANCE NO. 23-052,
MODIFICATION OF CONDITIONS REQUIRING A PRIVATE STREETS AGREEMENT PRIOR
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WHEREAS, the President and Board of Trustees have previously adopted Ordinance No. 23-052 – An Ordinance Granting Approval for Development Framework Plan Review, Minimum Building Height Variation, Build-to-Line Variation, Street Wall Variation, Block Size Variation, Building Orientation Variation and Rowhouse Location Variation for The District at Veridian, Case No. Z2208-08; and

WHEREAS, the President and Board of Trustees of the Village of Schaumburg have determined that the application to amend Ordinance No. 23-052 is in full compliance with the regulations and requirements of the Zoning Ordinance, and that granting of said Amendment to Ordinance No. 23-052, Modification of Conditions Requiring a Private Streets Agreement Prior to the Release of Permits for The District at Veridian located West of Meacham Road, South of Algonquin Road and North of Progress Parkway, is in the best interest of the Village.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF SCHAUMBURG:

SECTION ONE: That said Amendment to Ordinance No. 23-052, Modification of Conditions Requiring a Private Streets Agreement Prior to the Release of Permits for The District at Veridian located West of Meacham Road, South of Algonquin Road and North of Progress Parkway, Case No. Z2410-02, be and it is hereby granted subject to compliance with the following conditions:

1. The terms and conditions of Ordinance No. 23-052 not specifically revised herein shall be hereby reaffirmed by reference.
2. A Street Maintenance Agreement covering the maintenance of The District roadways will be required prior to the issuance of the first Building Permit for The District. Such agreement will cover the private maintenance of the streets throughout The District, including minimum maintenance standards, easements, snow plowing, traffic signals, road closures, etc.
3. A dormant Special Service Area (SSA) will be required. The SSA will cover all roadway, streetscape, and utility infrastructure improvements within the roadways or associated easement areas outside of the roadway and shall predominantly mirror the requirements of the Street Maintenance Agreement with necessary mechanisms to recoup any maintenance costs incurred by the village if not adequately maintained by the petitioner. Reimbursement by the petitioner shall be required for the development, public notice, recording, etc. of the SSA. The SSA shall be established prior to the issuance of the first Building Permit for The District.
4. The petitioner shall provide a draft cross-access and shared parking agreement or similar instrument to the village for review and approval which provides ingress/egress to the roadways and shared parking across all lots within The District. Prior to the issuance of the first Building Permit for The District, the cross-access and shared parking agreement or similar instrument shall be recorded with Cook County against all effected properties within The District.

SECTION THREE: This ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form and posting in the manner provided by law.

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AYES:

NAYS:

ABSENT:

ADOPTED this 22nd day of October, 2024.

Tom Dailly, Village President

ATTEST:

Jane Lentino, Village Clerk