AGENDA
REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE VILLAGE OF MORTON, ILLINOIS
7:00 P.M.
MONDAY, NOVEMBER 2, 2026
FREEDOM HALL, 349 W. BIRCHWOOD, MORTON, ILLINOIS

I. CALL TO ORDER

II. ROLL CALL

III. PLEDGE OF ALLEGIANCE TO THE FLAG

IV. PUBLIC HEARING

V. PRESENTATIONS AND SPECIAL REPORTS

VI. PUBLIC COMMENT
- A. Public Comments
- B. Requests for Removal of Items from the Consent Agenda

VII. CONSENT AGENDA
- A. Approval of Minutes
  1. Regular Meeting – October 19, 2026
- B. Approval of Bills

VIII. CONSIDERATION OF ITEMS REMOVED FROM THE CONSENT AGENDA

IX. VILLAGE PRESIDENT

X. VILLAGE CLERK

XI. VILLAGE ADMINISTRATOR

XII. CHIEF OF POLICE
- A. Resolution 15-27 – A Resolution Authorizing Agreement with Tazewell County Animal Control for Animal and Rabies Control Services.

XIII. CORPORATION COUNSEL
- A. Ordinance 27-21 – An Ordinance Making Amendments to Sections Title 10 of the Morton Municipal Code Regarding Open Air Storage, Automobile Sales Facilities, and Automobile Wrecking Yards.
- B. Ordinance 27-22 – An Ordinance Making Amendments to Section 10-4-2 of the Morton Municipal Code Regarding Lawful Nonconforming Uses.
- C. Ordinance 27-23 – An Ordinance Making Amendments to Title 10 of the Morton Municipal Code Regarding Battery Energy Storage Systems.

XIV. DIRECTOR OF FIRE AND EMERGENCY SERVICES

XV. DIRECTOR OF PUBLIC WORKS

XVI. ZONING AND CODE ENFORCEMENT OFFICER
- A. End of Q2 and YTD Permit Type Reports.

XVII. VILLAGE TRUSTEES
- A. Trustee Blunier
- B. Trustee Cirilli
- C. Trustee Hilliard
- D. Trustee Leitch
- E. Trustee Menold
- F. Trustee Parrott

XVIII. CLOSED SESSIONS

XIX. CONSIDERATION OF MATTERS ARISING FROM CLOSED SESSIONS

XX. ADJOURNMENT

VILLAGE BOARD OF TRUSTEES
REGULAR MEETING
7:00 P.M., OCTOBER 19, 2026

After calling the meeting to order, President Kaufman led the Pledge of Allegiance. The Clerk called the roll, with the following members present: Blunier, Hilliard, Leitch, Parrott – 4.

PUBLIC HEARINGS – None

PRESENTATIONS
Lori Salmi and Brie Salmi of Phillips, Salmi, and Associates presented the FY2026 Annual Audit Report. Lori reported an unmodified opinion on the Village's modified cash basis financial statements, confirmed no material weaknesses in internal controls, outlined upcoming GASB 103 enterprise reporting changes, and reviewed water/sewer operational cash flows and depreciation trends.

PUBLIC COMMENT
Megan McCombs, Ryan Gale, Adair Rodriguez, Nicole Dopler, and Devin Blackford (spellings uncertain) gave public comments regarding the Flock Automated License Plate Reader (ALPR) System. They voiced Fourth Amendment privacy concerns, requested greater transparency regarding data ownership/sharing contracts, questioned AI biometric integration under state privacy laws, and cited regional ALPR misuse cases in surrounding municipalities.

Louis Wicks, Keith Kohler, Paul Cone, Stacey Doerr, and Nicole Dopler (spellings uncertain) gave public comments regarding the property at 4001 W Jackson St. They expressed frustration regarding zoning changes, noise, scrap accumulation, ditch runoff from a previous structure fire, pest issues, and property value impacts. President Kaufman responded that while specific details cannot be discussed due to active litigation, the Village remains committed to pursuing judicial enforcement and property compliance.

CONSENT AGENDA
A. Approval of Minutes.
    1. Regular Meeting – October 5, 2026
B. Approval of Bills

Trustee Parrott moved to approve the Consent Agenda. Motion was seconded by Trustee Leitch and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

VILLAGE ADMINISTRATOR
Administrator Vasquez presented recommendations for Business District Building Improvement Grants for 226 W. Adams St. ($9,990.00 grant to Sam Parrott for storefront window/door replacement) and 1929 N. Morton Ave. ($10,000.00 grant to Kingdom Auto Care for painting and signage). Trustee Leitch moved to approve. Motion was seconded by Trustee Parrott and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None

Absent: Cirilli, Menold – 2

Administrator Vasquez then requested to transfer $49,393.55 from the Tourism Tax Fund to municipal operating funds ($47,391.87 to General; $533.40 to Gas; $24.00 to Stormwater; $1,444.28 to Water) for 2026 Pumpkin Festival municipal services. Trustee Leitch moved to approve. Motion was seconded by Trustee Blunier and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

Administrator Vasquez then presented Ordinance 27-24 – An Ordinance Authorizing the Borrowing of Funds for the Financing of Construction of the Queenwood Road Fire Station. She explained that the Ordinance authorizes a $7,500,000 promissory note with Better Banks at 4.10% interest over a 10-year term with no prepayment penalty. Trustee Leitch moved to approve. Motion was seconded by Trustee Parrott and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

DIRECTOR OF PUBLIC WORKS

DPW Loudermilk requested to waive formal bidding and accept a proposal through Sourcewell from TYMCO, Inc. / EJ Equipment for a 2026 TYMCO 600 Street Sweeper in the net amount of $285,532.37 (reflecting a $104,182.63 trade-in allowance for a 2018 model), with full payment due May 1, 2027, and a guaranteed 5-year buyback of $227,281.79. Trustee Parrott moved to approve. Motion was seconded by Trustee Blunier and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

DPW Loudermilk then requested to waive formal bidding and accept proposals from CIT Group, Inc. ($143,135.00 for a 2028 Kenworth T480 cab/chassis under Sourcewell Contract #032821-KTC; authorizing sale of Truck #53 on GovDeals) and Koenig Body and Equipment, Inc. ($148,813.00 for dump body, hydraulics, pre-wet, and plow mounting). Trustee Blunier moved to approve. Motion was seconded by Trustee Leitch and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

DPW Loudermilk then presented Resolution 14-27 – A Resolution for Maintenance Under the Illinois Highway Code (MFT Salt Purchases, Calendar Year 2027) appropriating $150,000.00 in Motor Fuel Tax funds for 1,500 tons of rock salt. Trustee Parrott moved to approve. Motion was seconded by Trustee Hilliard and approved with the following roll call vote:

Yes: Blunier, Hilliard, Leitch, Parrott – 4
No: None
Absent: Cirilli, Menold – 2

ADJOURNMENT
With no further business to come before the Board, Trustee Leitch moved to adjourn. Motion was seconded by Trustee Hilliard and followed by a unanimous voice vote.

ATTEST:

_____
PRESIDENT

_____
VILLAGE CLERK

RESOLUTION NO. 15-27

RESOLUTION AUTHORIZING AGREEMENT WITH TAZEWELL COUNTY ANIMAL CONTROL FOR ANIMAL AND RABIES CONTROL SERVICES

WHEREAS, the Village of Morton has an agreement with Tazewell County Animal Control for animal control services that expires at the end of 2026; and

WHEREAS, the Chief of Police has recommended that the Village of Morton enter into a contract renewing its agreement with Tazewell County Animal Control.

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF MORTON, Tazewell County, Illinois, as follows:

1. The agreement with Tazewell County Animal Control, in the form as attached hereto as Exhibit A, is approved.
2. The Village President and the Chief of Police are authorized and directed to execute the agreement with Tazewell County Animal Control and any other documents which may be necessary to effectuate the agreement authorized hereby.

BE IT FURTHER RESOLVED that this resolution shall be in full force and effect upon its passage and approval.

PASSED AND APPROVED at a regular meeting of the President and Board of Trustees of the Village of Morton, Tazewell County, Illinois, this _____ day of _____, 2026; and upon roll call the vote was as follows:

AYES:

NAYS:

ABSENT:

ABSTAINING:

APPROVED this _____ day of _____, 2026.

_____
President

ATTEST:

_____
Village Clerk

Tazewell County
Animal Control
Libby Aeschleman
Tazewell County
Animal Control Director

21314 Illinois Route 9
Tremont, IL 61568
Phone: 309-925-3370
Fax: 309-925-3633

October 12, 2026

Village of Morton
120 N. Main St.
PO BOX 28
Morton, IL 61550

Please find the enclosed Intergovernmental Agreement Contract for Animal and Rabies Control services for 2027. As discussed last year, Tazewell County proposes a continuation of the contract including a yearly increase of $360.11 in relation to the 2026 rate.

Please feel free to contact me if you have any questions or concerns regarding the new contract rate. I would be pleased to discuss the agreement or anything related to Animal Control services.

Please return one signed copy and retain one for your records. A complete copy will be mailed to you after an official resolution is passed by the Tazewell County Board.

Thank you! I look forward to your correspondence.

Sincerely,

Libby Aeschleman
Director, Animal Control
Tazewell County
Office: 309-925-3370
Desk: 309-929-0350

INTERGOVERNMENTAL AGREEMENT

FOR

ANIMAL & RABIES CONTROL SERVICES

THIS AGREEMENT, entered into this 1ST day of JANUARY, 2027, by and between the County of Tazewell, Illinois, a body politic and corporate (hereinafter referred to as "County") and the VILLAGE OF MORTON, a unit of local government of the State of Illinois (hereinafter referred to as "Municipality"), this Agreement being entered into pursuant to Article 7, Section 10 of the Constitution of the State of Illinois of 1970.

In consideration of the payment by Municipality to the County of the sum of $15,537.43, County agrees to provide the following Animal and Rabies Control services through the Tazewell County Animal & Rabies Control Department, its administrator, director, deputies, and agents as follows.

1. The County shall respond to calls and attempt to pick up animals running at large within the corporate limits of the Municipality between the hours of 8:00 a.m. and 4:00 p.m. seven (7) days a week, including weekends, but not including regularly scheduled County Holidays.
2. The County shall, on an emergency basis only, attempt to pick up animals running at large between the hours of 4:00 p.m. and 8:00 a.m. the next morning seven (7) days a week including weekends. During these times, the County has no obligations under this contract unless an emergency exists.
3. On regularly scheduled County Holidays , the County shall, on an emergency basis only, attempt to pick up dogs running at large both day and night. On regularly scheduled County Holidays, the County has no obligations under this contract unless an emergency exists.
4. For the purposes of this Agreement, an emergency shall be considered to include but not be limited to the following situations: a.) a person in immediate danger of an animal; b.) sick or injured domestic animals running at large: c.) sick or injured wild animals; d.) aggressive animals running at large; e.) animal bite reports; f.) providing necessary assistance to police, fire or EMS agencies; g.) wildlife present in the living quarters of a home/apartment/business; however removal of such wildlife from attics, walls or closed interior areas of a building of any kind is not provided by Tazewell County Animal Control; h.) animals in extreme elements without proper shelter or access to water (e.g. a dog in frigid temperature with no access to shelter or an animal left in a hot car.)
5. Emergency calls shall be placed by the VILLAGE authorities or a citizen of the Municipality to either the Sheriff's Office (346-4141) or the Tazewell County Animal Control facility (925-3370). All calls placed by citizens, police, or governmental bodies will be answered as soon as possible during regularly scheduled working days between the hours of 8:00 a.m. and 4:00 p.m., Monday – Friday. Responses to emergency calls shall be made by the Tazewell County Animal Control Officer who is then on duty.

6. The County of Tazewell shall accept and make reasonable response to complaints of citizens concerning dogs running at large within the corporate limits of the Municipality.
7. The County may make regular and irregular patrols in the corporate limits of the Municipality one day a week at regular and irregular hours.
8. The County shall take custody and impound animals apprehended within the corporate limits of the Municipality at the Tazewell County Animal Control facility.
9. The County shall require proof of payment of Municipal reclamation fees to the Municipality by owners of animals sought to be redeemed before releasing said animal from custody.
10. The County shall provide humane treatment of animals removed from the corporate limits of the Municipality during the period of impounding.
11. For each animal impounded from within the municipality, the County shall provide a clear digital image of the animal to an agreed representative of the village, along with any relevant information about the animal, as soon as practicable. The Village shall provide notice to the County of a single agreed representative for notification purposes.
12. The County shall make reasonable efforts to locate the owner or owners of any impounded animal providing that said animal is wearing a collar or rabies tag capable of identifying ownership. Upon identifying the owner or any such animal, an attempt will be made for immediate notification to said owner. A letter shall be mailed to the last known address of the owner as notification of the impoundment of the animal. Said notification will give notice to the owner that the animal shall be destroyed, adopted, or transferred after the passage of seven (7) days if not reclaimed in accordance with law by the owner. An affidavit or testimony of the Administrator, or authorized agent, who mails such notice shall be prima facie evidence of the receipt of said notice by the owner of such animal.
13. It is mutually understood and agreed that any animal apprehended from within the corporate limits of the Municipality and impounded at the Tazewell County Animal & Rabies Control Shelter, with respect to whom the owner is unknown but which unknown owner has failed to claim the animal within four (4) working days, shall be humanely dispatched or placed for adoption at the discretion of the Director of the Tazewell County Animal Control Department pursuant to the provisions of the Animal Control Act of the State of Illinois.
14. It is further understood and agreed that the consideration payable by the Municipality to the County may at the option of the Municipality be paid in equal monthly installments.
15. This Agreement shall become effective on the 1ST day of JANUARY 2027 and shall be in full force and effect for a period of one (1) year.
16. This contract shall be governed by and interpreted in accordance with the laws of the State of Illinois. All relevant provisions of the laws of the State of Illinois applicable hereto and required to be reflected or set forth herein are incorporated by reference.
17. No waiver of any breach of this contract or any provision hereof shall constitute a waiver of any other or further breach of this contract or any provision thereof.

18. This contract is severable, and the invalidity, or unenforceability of any provision of this contract, or a part thereof, should not render the remainder of the contract invalid or unenforceable.
19. This contract may not be assigned by either party without the written consent of the other party.
20. This contract shall be binding upon the parties hereto and upon the successors in interest, assigns, representatives and heirs of such parties.
21. This contract shall not be amended unless in writing expressly stating that it constitutes an amendment to this contract, signed by the parties hereto.
22. The parties hereto agree that the foregoing constitutes all the agreement between the parties and in witness thereof the parties have affixed their respective signatures on the date above first note.

PASSED this _____ day of _____.

_____
Tazewell County Board Chairman

ATTEST:

_____
Tazewell County Clerk

MUNICIPALITY:

_____
Mayor or Village Board President

TAZEWELL COUNTY ANIMAL CONTROL:

_____
Director

Annual Amount: $15,537.43

VILLAGE OF MORTON
ORDINANCE 27-21

AN ORDINANCE MAKING AMENDMENTS TO SECTIONS TITLE 10 OF THE MORTON MUNICIPAL CODE REGARDING OPEN AIR STORAGE, AUTOMOBILE SALES FACILITIES, AND AUTOMOBILE WRECKING YARDS

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Morton, in the State of Illinois, as follows:

SECTION 1: **AMENDMENT** "10-2-1: Definitions" of the Morton Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-2-1: Definitions

Wherever anywhere in this Title any of the following terms are used, they shall have the meaning indicated hereafter in this Chapter.

ACCESSORY USE, ACCESSORY AREA, ACCESSORY BUILDING: A use customarily incidental and subordinate to the principal use, principal area or principal building and located on the same lot, parcel, or tract of land with said principal use, area, or building, and an accessory use, area, or building shall be deemed to constitute occupancy of that part of the lot, parcel, or tract of land so used or upon which the accessory building is located. Private garage shall not be considered an accessory use. A ground mounted solar system shall be considered an accessory use. A swimming pool shall be considered an accessory use. (Ord. 78-31, 3-5-79; amd. Ord. 83-4, 5-16-83; amd. Ord. 91-8, 7-15-91; amd. Ord. 10-20, 10-4-10)

ALLEY: An alley is a public way not more than thirty feet (30') wide affording secondary access to abutting property.

ANIMAL HOSPITAL: An establishment for the treatment, and necessary boarding incidental thereto, of small animals such as dogs, cats, rabbits, and birds by a veterinarian.

APARTMENT: A room or suite of rooms with complete kitchen and sanitary facilities in a structure designed to accommodate two (2) or more such units.

AUTOMOBILE SALES FACILITY: Any place (1) that offers operable motor vehicles for sale or lease, (2) where the proprietor or owner of the property has a valid automobile dealer's license, (3) that has an on-site office used for the sale or lease of operable motor vehicles, (4) that has fixed business hours, and (5) that has a paved area that displays operable motor vehicles available for sale or lease. For the purposes of this Title, an operable motor vehicle is one that has no flat tires, is not missing any essential parts, and is capable of running and

driving with its own power. An Inoperable Motor Vehicle as defined by Section 6-10-1 of this Code shall not qualify as an operable motor vehicle under this definition. An Automobile Sales Facility may include vehicle repair facilities that are incidental to its usual operations in offering operable motor vehicles for sale or lease; however, such vehicle repair facilities may not be used to store Inoperable Motor Vehicles for more than seven (7) consecutive days.

AUTOMOBILE WRECKING YARD: Any place where one (1) or more motor vehicles not in running condition, or parts thereof, are stored in the open and are not being restored to operation; or any land, building, or structure used for the wrecking or storing of such automobiles or the parts thereof. Any location for storage of motor vehicles awaiting repair for more than seven (7) consecutive days shall be considered an automobile wrecking yard. Any location on which motor vehicles are stacked on top of each other shall conclusively bee deemed an Automobile Wrecking Yard.

BARKER: An individual, operating outside of a business's primary structure, who attempts to engage passersby through verbal, physical, or other contact in order to entice them into patronizing said business. (Ord. 07-31, 9-4-07)

BARKER SIGNS: Any temporary signs used to advertise a business or business event that are not affixed to any type of building or support structure, but are instead carried by an individual serving as a "barker" on behalf of the business entity. (Ord. 07-31, 9-4-07)

BED AND BREAKFAST ESTABLISHMENTS: An owner/operator occupied residence providing accommodations for a charge to the public with no more than five (5) guest rooms, each limited to two (2) transient adult guests per night, for rent, in operation for more than ten (10) nights in a twelve (12) month period. Bed and Breakfast establishments shall not include motels, hotels, boarding houses, or lodging houses. (Ord. 09-20, 8-3-09)

BOARDING OR LODGING HOUSE: A building other than a hotel where meals or sleeping accommodations or both are provided for compensation for three (3), but not more than ten (10), persons.

BOUTIQUE EVENT SPACE: A small-scale commercial assembly use designed for private events such as meetings, showers, parties, workshops, craft fairs, and similar gathering, with a maximum occupant load of forty-five (45) persons at any one time, including staff. This use does not include banquet halls, reception halls, conference centers, or other large-scale assembly facilities. Food and beverages may be provided and served as incidental to the event; however, the premises shall not include or operate a commercial kitchen or other on-site food preparation that requires a Type I hood, grease exhaust system, grease interceptor, or fixed fire-suppression system, as determined by applicable building and fire codes.

BREW PUB: An establishment where beer is brewed or manufactured with the primary distribution of beer brewed or manufactured on the premises in an adjoining restaurant where food is served.

BRICK: A molded rectangular block primarily comprised of clay and/or shale, fired with

natural gas or coal at approximately two thousand degrees (2000°) to fuse the shale or clay into a durable building unit that is laid contiguously with the joints between the units filled with mortar. (Ord. 09-34, 12-21-09)

BUILDING: A building is any structure with substantial walls and roof securely affixed to the land and entirely separated on all sides from any other structure by space or by walls in which there are no communicating doors, windows, or openings; and which is designed or intended for the shelter, enclosure, or protection of persons, animals, or chattels.

BUILDING HEIGHT: The vertical distance measured from the sidewalk level or its equivalent established grade to the highest point of the roof. Where buildings are set back from the building setback line, the height will be measured from the average elevation of the finished lot grade. (Ord. 78-31, 3-5-79; amd. Ord. 05-20, 9-6-05)

CLINIC: An establishment, including the operation of a professional pharmacy, but excluding facilities for in-patient nursing care, where one (1) or more physicians and other medical professionals diagnose and treat human physical and/or mental ailments. (Ord. 79-39, 3-3-80)

COMMUNITY RESIDENCE: A group home or specialized residential care home serving unrelated persons with disabilities which is licensed, certified, or accredited by appropriate local, State, or national bodies. This Ordinance shall not be construed to require a license, certification, or accreditation and same shall only be required where State or Federal law requires same. Community residence does not include a residence which serves persons as any alternative to incarceration for a criminal offense, or persons whose primary reason for placement is substance or alcohol abuse, or persons whose primary reason for placement is treatment for a communicable disease. (Ord. 89-19, 2-5-90)

CONSTRUCTION SIGNS: A temporary sign, which includes those indicating construction or home improvement, or the offering of services such as lawn maintenance and landscaping, at a specific location at which they are located. (Ord. 07-31, 9-4-07)

COVERAGE: The portion of the lot area covered by the building area.

CRAFT BREWERY: An establishment where beer is manufactured in quantities not exceeding those prescribed by the Illinois Craft Brewer's License. The establishment may also include a tasting room and craft beer manufactured onsite may be offered for sale at retail for use or consumption onsite or offsite.

CURB LEVEL: The average elevation of the established curb of a street taken along the curb line between the points of intersection of the curb line and the lot lines. Where no curb has been established, the curb level shall be the average elevation of the land surface taken along the street right of way and the lot lines.

DANCE, ART OR MUSIC STUDIO: A commercial establishment engaged in the instruction, rehearsal, practice, or performance of dance, visual arts, fine arts, crafts, instrumental music, vocal music, or other performing or creative arts. Such establishments may provide individual

or group instruction, workshops, rehearsals, recitals, or performances, and may include incidental retail sales directly related to the instructional activities, such as art supplies, sheet music, or instruments. The primary purpose of this use is artistic or creative instruction rather than physical conditioning or fitness training.

DAY CARE CENTER: An adult care facility or a child care facility receiving more than eight (8) persons for care during all or part of a day. Day care centers are not to be construed as public or private school facilities. (Ord. 78-31, 3-5-79; amd. Ord. 12-27, 3-4-13)

DISABILITY: Any person whose disability:

A. Is attributable to mental, intellectual, or physical impairments or a combination of mental, intellectual, or physical impairments; and
B. Is likely to continue for a significant amount of time or indefinitely; and
C. Results in functional limitations in one (1) or more of the following areas of major life activities:
    1. Self care;
    2. Receptive or expressive language;
    3. Learning;
    4. Mobility;
    5. Self direction;
    6. Capacity for independent living;
    7. Economic self-sufficiency; and
D. Reflects the person's need for a combination and sequence of special interdisciplinary or generic care, treatment, or other services which are of a life-long or extended duration. (Ord. 89-19, 2-5-90)

DUMPSTERS: A portable receptacle designed and used for accumulating debris. (Ord. 07-41, 10-1-07)

DWELLING: A building or portion thereof designed or used exclusively for residential occupancy, but not including house trailers, mobile homes, hotels, motels, boarding or lodging houses or manufactured home. The terms "dwelling" and "dwelling unit" are used interchangeably. (Ord. 78-31, 3-5-79; amd. Ord. 82-8, 8-2-82)

DWELLING, MULTIPLE-FAMILY: A building used as a residence for more than two (2) families living independently of each other and doing their own cooking therein, including apartment houses, group houses, and row houses. The term "multiple-family dwelling" and "multi-family dwelling" are used interchangeably.

DWELLING, SINGLE-FAMILY: A building used as a residence exclusively by one (1) family.

DWELLING, TWO-FAMILY: A building used as a residence exclusively by two (2) families with completely separate living facilities for each family.

ELECTRIC SOLAR SYSTEM: An electric solar system is one which produces electrical power for the structure. (Ord. 10-20, 10-4-10)

ESPORTS CAFE: A facility with computer equipment, internet service, and/or spectator accommodations the primary purposes of which may include (a) offering the rental of desk space for use of personal computers or the rental of time to use provided computer equipment that is pre-loaded with software to provide a venue for electronic games (Esports), virtual reality games, or augmented reality games; (b) hosting video game tournaments where spectator fees may be charged; and/or (c) other similar activities.

FAMILY: An individual or two (2) or more persons related by blood, marriage, or adoption, together with his or their domestic servants and a gratuitous guest maintaining common household in a dwelling unit or lodging unit.

FENCE: A man-made structure which is constructed for the purpose of or has the effect of enclosing or screening the area it is constructed upon. (Ord. 78-31, 3-5-79)

FENCE, CHAIN LINK: A fence made of loops of metal wire interconnected in a series of joined links, and which shall be at least 75% open.

FENCE, ENCLOSURE: A fence primarily for providing privacy or visual screening.

FENCE, INDUSTRIAL SECURITY: A fence provided primarily for security which shall be of chain link construction and which shall be at least seventy five percent (75%) open. (Ord. 79-43, 4-21-80)

FENCE, ORNAMENTAL: An ornamental fence is a fence, the surface area of the fence being more than seventy five percent (75%) open. Ornamental fences may not be chain link or wire construction and may not have pointed or dangerous projections.

FIREARM FIRING RANGE: An area or facility designed and operated for individuals to engage in the activity of practice shooting of archery and/or firearms for commercial purposes. (Ord. 17-03, 6-5-17)

FIREARM RESALE SHOP: A retail store that derives its principal income from buying and selling firearms with or without the sale of ammunition and/or firearm accessories. (Ord. 17-03, 6-5-17)

FLOOR AREA: The total horizontal area of living space enclosed by the exterior walls of a building measured at the outside of such exterior walls including partitions, closets, bath, and utility rooms, but not including cellars, basements, unfinished attics, garages, breezeways, porches, and patios, and other spaces not used ordinarily for living, eating, and sleeping purposes. (Ord. 78-31, 3-5-79)

GARAGE, PRIVATE: A use housing not more than four (4) motor vehicles, not more than one (1) of which may be a commercial vehicle of not more than one and one-half (1 1/2) tons capacity, and not more than one (1) of which may be a camper, for the use of the occupants of

the lot on which the private garage is located. Garages shall meet required yard areas as specified in this Title. Only one (1) garage per dwelling unit shall be allowed, either attached or unattached. Attached shall mean a minimum of a common roof and foundation between the dwelling unit and garage. (Ord. 78-31, 3-5-79; amd. Ord. 80-30, 11-17-80; amd. Ord. 02-25, 1-6-03; amd. Ord. 08-25, 11-3-08)

GOVERNMENTAL UNITS, BOARDS AND OFFICIALS:

A. The word “Village” shall mean the Village of Morton, Illinois.
B. The words “Village Board” shall mean the President and Trustees of the Village of Morton.
C. The words “Plan Commission” or “Planning Commission” shall mean the Village of Morton Plan Commission.
D. The words “Zoning Enforcing Officer” shall mean the officer designated by the Board of Trustees to enforce the Village of Morton Zoning Ordinance.
E. The words “Zoning Board of Appeals” shall mean the Zoning Board of Appeals of the Village of Morton.

HEIGHT: See “Building Height.” (Ord. 78-31, 3-5-79; amd. Ord. 84-3, 6-18-84)

HOSPITAL: A building having facilities for in-patient nursing care where physicians and other medical professionals diagnose and treat human ailments. (Ord. 78-31, 3-5-79)

HOTEL: A building or structure that: (a) operates, markets itself, and is publicly acknowledged as a provider of guest accommodations, requiring at least four (4) distinct rooms available exclusively for guest use, which may include lodging, food service, apartments, suites, or other living spaces; (b) is staffed for a minimum of 16 hours daily with on-site employees who perform ancillary services necessary for the facility's operation, such as housekeeping and front desk tasks; and (c) adheres to all pertinent off-street parking, fire safety, and life safety requirements as mandated by this Code. The term "Hotel" specifically excludes (a) Bed and Breakfast establishments, and (b) Short Term Vacation Rentals. However, if the lesser of (i) fifty percent (50%) or more of the units in a Multi-Family Dwelling are used as Short Term Vacation Rentals, or (ii) four (4) or more units in a Multi-Family Dwelling are used as Short Term Vacation Rentals, then the building or structure is classified as a "Hotel."

INSTRUCTIONAL FITNESS STUDIO: A commercial establishment where physical conditioning activities are provided primarily through instructor-led classes or training sessions conducted in a studio environment, including activities such as yoga, Pilates, martial arts, barre, spin, and similar disciplines. Ancillary wellness services may be provided if clearly incidental to the primary instructional fitness use. This use does not include health clubs, gymnasiums, or other large-scale fitness facilities.

INTERSTATE CORRIDOR: Each and every parcels of land located within the corporate limits of the Village of Morton, which is bounded on any side in any manner by any interstate right-of-way or fifty percent (50%) or more of the area of such parcel is located within five

hundred (500) feet of any interstate right-of-way. (Ord. 94-31, 5-15-95; amd. Ord. 17-09, 7-5-17)

KENNEL: A structure for sheltering or keeping cats, dogs, bitches, and puppies for compensation, which either keeps or boards animals not belonging to a family dwelling on the premises, or keeps more than three (3) such animals that are more than six (6) months old.

LANDSCAPED SCREENING: A hedge of trees or shrubs suitable at maturity to visually screen one property from another. The term "landscaped buffers" and "landscape screening" are used interchangeably. See the "Plant Materials For Landscape Screening" section for appropriate plant materials and minimum sizes required. Equivalent materials of equal sizes may be substituted with approval of the Zoning Enforcing Officer. Landscaped screening, where required, must be continuously maintained. (Ord. 78-31, 3-5-79)

LANDSCAPED YARD: See "Yard, Landscaped."

LIVESTOCK FEEDING: Any operation which stables or confines and feeds or maintains, for a total of forty-five (45) days or more in any twelve (12) month period, a combination of at least fifty (50) animal units, or its equivalency, as defined: (amd. Ord. 06-19, 7-10-06)

Category	Animal Unit
Brood cows and slaughter feeder cattle	1 animal unit
Milking dairy cows	1.4 animal units
Young dairy stock	0.6 animal units
Swine weighing over fifty-five (55) pounds	0.4 animal units
Swine weighing under fifty-five (55) pounds	0.03 animal units
Sheep, lambs, or goats	0.1 animal units
Horses	2 animal units
Laying hens or broilers (facilities with continuous overflow watering)	0.01 animal units
Laying hens or broilers (facilities with liquid manure handling system)	0.03 animal units
Ducks	0.02 animal units

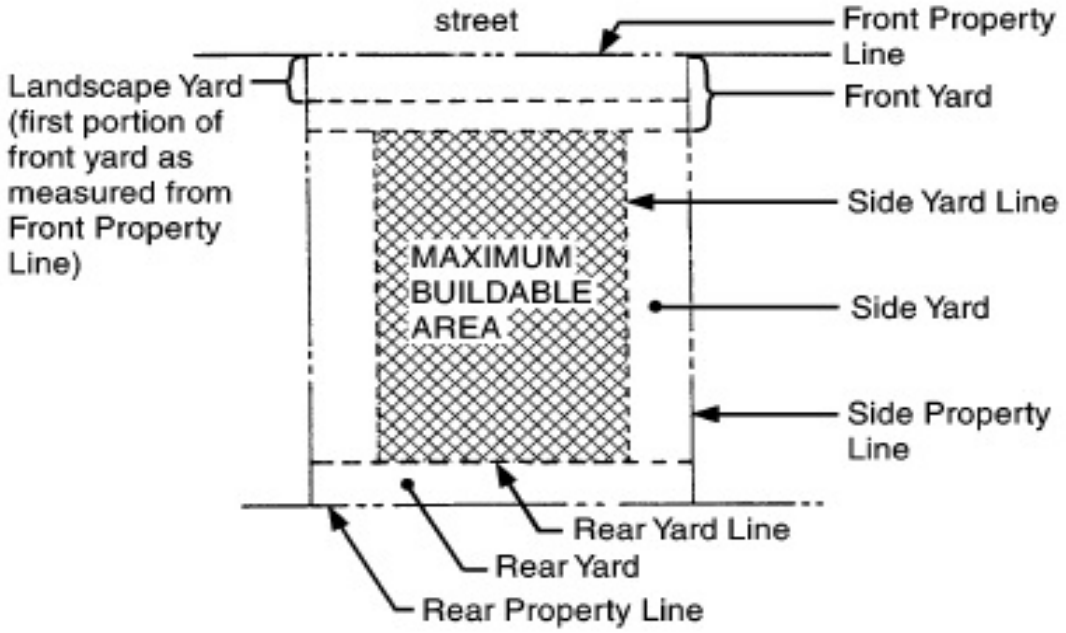
LOADING AND UNLOADING SPACE: See 10-8-7 of this Title.

LODGING HOUSE: See "Boarding House."

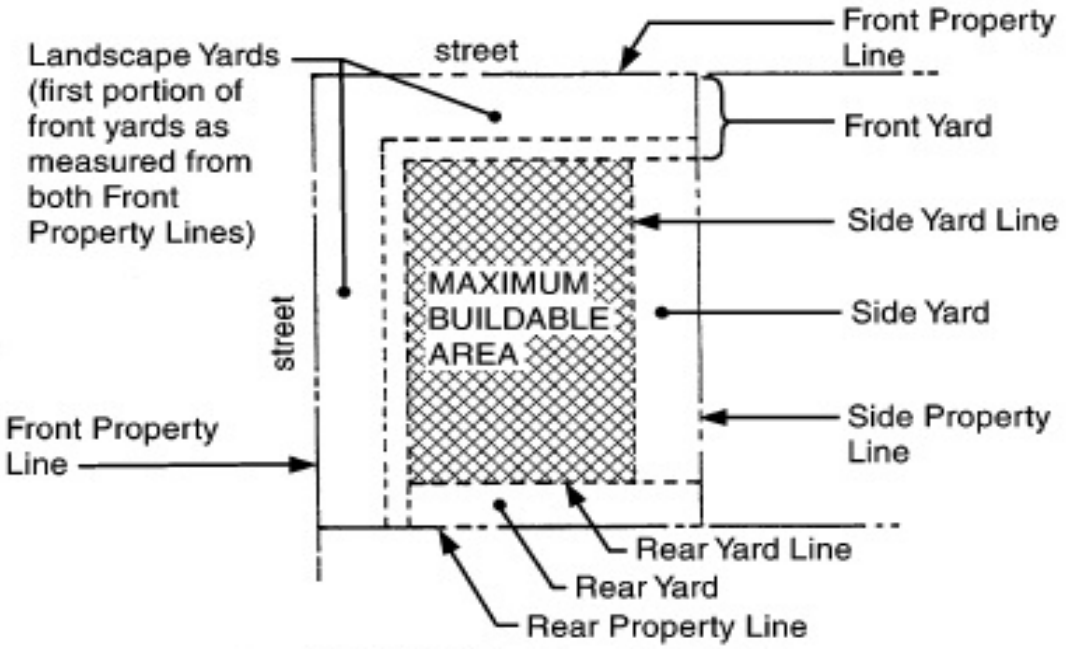
LOT: A portion or parcel of land considered as a unit, devoted to a certain use or occupied by a building or a group of buildings that are united by a common interest or use and the customary accessories and open spaces belonging to the same.

LOT, CORNER: Parcel of land situated at the intersection of two (2) or more streets, or at and abutting the point or abrupt change of a single street where the interior angle is less than one hundred thirty five degrees (135°) and the radius of the street is less than one hundred feet (100').

LOT, INTERIOR: A lot other than a corne+r lot and which has lots on either side.



Zoning Lot - Interior



Zoning Lot - Corner

LOT OF RECORD: A lot which is a part of a subdivision, the plat of which has been recorded in the office of the Recorder of Deeds of Tazewell County, Illinois; or a parcel of land described by metes and bounds, the deed or description of which was recorded in the office of

the Recorder of Deeds prior to the adoption of this Title. Ord. 78-31, 3-5-79)

MANUFACTURED HOME: A structure, transportable in one or more sections, which, in traveling mode, is eight body feet (8') or more in width or forty body feet (40') or more in length, or when erected on site, is three hundred twenty (320) or more square feet, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes plumbing, heating, air conditioning, and electrical systems contained therein. (Ord 98-45, 3-15-99)

MASSAGE: Any method of pressure on or friction against, or stroking, kneading, rubbing, tapping, pounding, vibrating, or stimulating of the external soft tissues of the body with the hands or with aid of any mechanical, electrical apparatus or appliances or by the application of air, liquid or vapor baths of any any kind, with or without such supplementary aids as rubbing alcohol, liniments, antiseptics, oils, powder, creams, lotions, ointments or other similar preparations used in this practice.

MASSAGE PARLOR: Any establishment that provides massages as the primary means of business. This shall include any establishment having a fixed place of business where any person, firm, association, partnership, or corporation engages in, carries on or permits to be engaged in, carried on any of the activities mentioned in the definition of massage. A Massage Parlor does not include any accredited educational facility that teaches massages therapy or masseuse techniques, nor shall it include any licensed health care facility or establishment of duly licensed doctors. Further, Massage Parlor dos not include salons or physical therapy offices which may offer massages as an incidental activity to other, dominant uses of the premises.

MOBILE HOME: Any portable or mobile vehicle or trailer coach used for residential living purposes temporarily or permanently. For the purpose of this Title, such vehicle shall be classified as a mobile home whether or not its wheels, rollers, skids, or other rolling equipment have been removed, or whether or not any addition thereto has been built on the ground. (Ord. 78-31, 3-5-79; amd. Ord. 82-8, 8-2-82; amd. Ord. 84-9, 9-17-84; amd. Ord. 00-50, 3-5-01)

MOBILE HOME PARK MOBILE HOME COURT: A tract of land meeting the standards of the Tazewell County Health authorities and by the Illinois State Department of Health:

A. Where one (1) or more trailer coach, manufactured home or mobile home is parked, excepting trailers used exclusively for transporting property as distinguished from persons;
B. Which is used by the public as parking space for one (1) or more trailer coach, manufactured home, or mobile home. (Ord. 78-31, 3-5-79; amd. Ord. 98-45, 3-15-99)

MODULAR HOME: A building assembly or system of building sub-assemblies, designed for habitation as a dwelling place for one (1) or more persons, including the necessary electrical, plumbing, heating, ventilating, and other service systems, which is of closed or open construction and which is made or assembled by a manufacturer, on or off the building site, for installation, or assembly and installation, on the building site, with a permanent foundation.

(Ord. 78-31, 3-5-79; amd. Ord. 82-8, 82-82; amd. Ord. 98-45, 3-15-99)

MOTOR FREIGHT TERMINAL: A structure, facility, or premise for the handling of goods and materials in transit, including the parking, loading, and repairing of commercial motor vehicles. Employee sleeping accommodations shall be considered allowable by special use permit only. (Ord. 82-32, 4-4-83)

NONCONFORMING STRUCTURE: A structure lawfully existing at the time of adoption of this Zoning Ordinance which does not conform to the regulations of the district in which it is located.

NONCONFORMING USE: A use which lawfully occupied a structure or land at the time of adoption of this Zoning Ordinance which does not conform with the regulations of the district in which it is located. For the purposes of this Title, any use lawfully established on the effective date of this Zoning Ordinance which is nonconforming solely by virtue of lacking off-street parking or loading facilities as required hereafter for new uses, shall not be deemed a nonconforming use. (Ord. 78-31, 3-5-79)

NURSERY SCHOOL: A place where preschool education and instructional programs are offered for children. (Ord. 84-1, 5-21-84)

OPEN AIR STORAGE: The keeping, placement, parking for storage purposes, or accumulation of goods, materials, merchandise, personal property, equipment, machinery, supplies, containers, or vehicles, including automobiles, trucks, trailers, recreational vehicles, boats, and other motorized or towable vehicles or equipment, in an area outside of a fully enclosed building or structure where such items are maintained or kept for storage, inventory, future use, distribution, rental, servicing, repair, or other purposes beyond temporary or incidental use of the area. Open Air Storage shall not include: (1) The ordinary or customary parking of vehicles in parking space or parking areas lawfully established for such parking; (2) Temporary stopping or staging of vehicles for loading or unloading; (3) The parking or storing outside of operable vehicles on display for sale or lease by an Automobile Sales Facility; (4) The temporary placement on display of goods or merchandise for sale or lease when such display is specifically permitted and conducted in an area approved for outdoor sales or display and that such temporary placement on display is for a duration of less than 24 hours; and (5) The storage of Inoperable Vehicles as defined in Section 6-10-1 of this Code.

OUTDOOR RECREATIONAL FACILITIES: Facilities including but not limited to miniature golf, driving range, and related activities. (Ord. 86-21, 4-20-87)

PARKING AREA, OFF STREET: An open, hard-surfaced area of land, other than a street or public way, arranged and made available for the storage of private passenger automobiles only, of occupants of the building or buildings for which the parking area is developed and is accessory.

PARKING SPACE: An area to the dimensions and layout as contained in Chapter 8, sufficient to accommodate one (1) automobile, convenient, accessible, and usable at all times without

having to move any other vehicle.

PLANNED RESIDENTIAL DEVELOPMENT: A tract of land which is developed as a residential development under single ownership or control and which may not completely conform to all of the regulations of the district regulations.

PLANT MATERIALS FOR LANDSCAPE SCREENING:

A. Deciduous shrub means a lower story plant that generally will not attain a mature height of more than fifteen feet (15') and usually has a dense branching pattern which is close to ground level. Such plants shed their leaves in winter. Any similar plant that will not attain a mature height of more than one foot (1') will not be regarded as a shrub. Examples include honeysuckle, lilac, forsythia, rose of sharon, and sumac.
B. Evergreen shrub means a lower story plant that generally will not attain a mature height of more than fifteen feet (15') and usually has a dense branching pattern which is close to ground level. Such plants retain their foliage throughout the year. Any similar plant that will not attain a mature height of more than one foot (1') will not be regarded as a shrub. Examples include douglas arbor-vitae, chinese juniper, swiss stone pine, and irish yew.
C. Evergreen tree means a tree that retains its foliage throughout the year which generally develops a pyramidal shape and grows to a mature height and spread that is greater than any pyramidal shaped evergreen shrub such as upright junipers and upright arbor vitae. Examples include spruce, pine, hemlock, and douglas fir.
D. Intermediate tree means a deciduous plant characterized by a height and/or spread that is generally smaller than that of a shade tree under natural growing conditions. Such plants will shed their leaves and are dormant during the winter. Intermediate trees may have a single trunk or multiple trunk. Examples include bradford pear, crimson king maple, and crab apple.
E. Shade tree means a deciduous plant which generally creates a tall and wide overhead canopy under nature growing conditions. Such plants will shed their leaves and are dormant during the winter. Shade trees will usually have a single trunk. Examples include oak, hard maple, birch, linden, and beech. (amd. Ord. 00-51, 3-19-01)

PLAY STRUCTURE:

A. Length is less than forty percent (40%) of average yard width.
B. Width is less than twenty-five percent (25%) of average yard width.
C. Interior of enclosed structure may not exceed seven feet, six inches (7'6") in height.
D. Interior of enclosed structure may not exceed sixty (60) square feet.
E. Tallest point of structure cannot exceed fourteen feet, six inches (14'6") of the average soil height of the yard.
F. Enclosed structure may not be insulated.
G. Enclosed structure may not be used for storage of anything other than toys. Bikes, wagons, tricycles, or other wheeled structures are not considered toys.
H. Only one (1) enclosed structure is allowed per play structure.
I. A play structure may not be placed in or on a concrete foundation; however, posts are

acceptable and may be set in concrete.

J. Only one (1) play structure is allowed per lot. (Ord. 05-41, 2-6-06)
K. Shall not include swing sets.

A swing set is defined as follows:

1. Structure constructed of metal, wood, or other materials with swings, a glider, and a slide.
2. Shall be exempt from the building permit process.
3. Shall meet all required setbacks for accessory structures. (Ord. 06-05, 5-1-06)

PORTABLE STORAGE UNITS: Any container, storage unit, shed-like container, or other portable structure that can be or is used for the storage of personal property. (Ord. 07-41, 10-1-07)

PUBLIC MEETING HALL: A building or portion thereof designed or used for the assembly of persons for civic, governmental, governmental, cultural, educational, or community purposes, including but not limited to public meetings, hearings, lectures, training sessions, community forums, and similar gatherings. Such facilities are typically operated by a governmental entity, nonprofit organization, or similar institution and are intended primarily for community-orientated events rather than private commercial event rentals. This definition does not include banquet or reception facilities, nightclubs, bars or taverns primarily engaged in the sale of alcoholic beverages, private clubs not open to the general public, theater or commercial entertainment venues primarily devoted to ticketed performances, or restaurants where food service constitutes the principal use.

RECEPTION FACILITY: A commercial assembly use consisting of a building or portion thereof designed, rented, or operated for private events such as weddings, banquets, receptions, parties, corporate events, or similar gatherings typically involving food service, entertainment, or dancing. Such facilities are commonly rented to private groups for scheduled events and may include catering services, alcohol service, entertainment, or similar event-related activities. This definition does not include public meeting halls, boutique event spaces, restaurants where food service to the general public is the principal use, or theaters primarily devoted to ticketed performances.

RESIDENTIAL TREATMENT CENTER: An establishment, including the operation of a professional pharmacy, and facilities for 24 hour in-patient care, where one or more physicians, psychologists, counselors, or other medical professionals diagnose and treat human physical and/or mental disorders. (Ord. 07-37, 10-1-07)

REST HOME OR NURSING HOME: A home for the aged, chronically ill, or incurable persons in which three (3) or more persons not of the immediate family are received, kept, or provided with food and shelter and care for compensation, but not including hospitals, clinics or similar institutions devoted primarily to the diagnosis, treatment, or care of the sick or injured. (Ord. 78-31, 3-5-79)

RETIREMENT CENTER: A building where three (3) or more persons not of the immediate

family are lodged for hire and where they may be provided meals, health care, and rehabilitation activities, including physical and occupational rehabilitation services. The center may also provide adult day care and home health care services. (Ord. 84-25, 4-15-85)

RINGELMANN NUMBER: A particular designation of an area on the Ringelmann Chart that coincides most nearly with the visual density of smoke or particulate matter being observed.

SHELTERS/TENTS: Something which has no foundation, metal frame, and which can be used to enclose an area. (Ord. 07-41, 10-1-07)

SHORT TERM VACATION RENTAL: Either a single-family dwelling or specific units within a multi-family dwelling that are rented out for a fee for periods less than 30 consecutive days. This definition includes all types of vacation rentals. The term specifically excludes: (a) units utilized for non-residential purposes, such as educational, health care, retail, restaurant, banquet spaces, event centers, or other similar uses; (b) bed and breakfast establishments, as outlined in Section 2 of the Bed and Breakfast Act; and (c) properties classified as a "Hotel" as per the definition provided in this Section.

SIGNS: Any commercial structure or device for visual communication that is used for the purpose of bringing the subject thereof to the attention of the public, but not including any flag, badge, or insignia of any government or governmental agency, of any civic, charitable, religious, patriotic, fraternal, or similar organization, or any sign indicating address.

SIGNS, ADVERTISING: A sign which directs attention to a business, commodity, service, or entertainment, not exclusively related to the premises where such sign is located or to which it is affixed.

SIGNS, BUSINESS: A sign which directs attention to a business or profession conducted or to a commodity, service, or entertainment sold or offered upon the premises on which such sign is located or to which it is affixed, or an adjoining premises in the case of a shared sign.

SIGNS, TEMPORARY: A non-permanent sign intended to be used for a short fixed period of time, including, but not limited to, political, real estate, construction, barker, and signs announcing a campaign drive or civic event. (Ord. 07-31, 9-4-07)

SOLAR WATER SYSTEM: A solar water system is one which produces domestic hot water. (Ord. 10- 20, 10-4-10)

SPECIAL USES: Any use of land or buildings described and permitted herein in accordance with the procedures of Section 10-10-2 of this Title.

STORY: That portion of a building included between the surface of any floor and the surface of the floor next above it, or if there is no floor above it, then the space between the floor and the ceiling next above it. Any portion of a story exceeding fourteen feet (14') in height shall be considered as an additional story for each fourteen feet (14') or fraction thereof. Any basement or cellar with more than one-half (1/2) its height above the established curb level, or above the

level of the adjoining ground where curb level has not been established, shall be considered a story for purposes of height measurements.

STORY, HALF: As related to a structure, a basement or cellar level with not more than one-half (1/2) of its height above ground level. As a measurement relating to height limitations of structures other than buildings, half-story shall be seven feet (7').

STREET: A thoroughfare within the right of way which affords the principal means of access to abutting property. A street may be designated as an avenue, a boulevard, drive, highway, lane, parkway, place, road, thoroughfare, or by other appropriate name.

STRUCTURE: Anything constructed or erected which requires location on the ground or is attached to something having location on the ground including, but not limited to, buildings, walls, swimming pools, fences, billboards, signs, stadiums, platforms, radio towers, sheds, storage bins, antenna, and surfacing for vehicle parking and any other surfacing. (Ord. 78-31, 3-5-79)

SUPPORTED LIVING FACILITY: A maximum of four (4) family units may reside in the basement, first floor, and second floor where one (1) or more of the family units requires some form of support or supervision. A family unit is an individual or a married couple, or a descendant of either. (Ord. 14-32, 12-15-14)

SUPPORTED LIVING FACILITY WITH LIMITED COMMERICAL USE: A supported living facility in which on the first floor there may be programs, including instructional and actual training with equipment for persons with disabilities. Incidental production of and sale of items produced in conjunction with the training is permissible. (Ord. 14-32, 12-15-14)

SWIMMING POOL: Any structure, basin, chamber, or tank containing an artificial body of water for swimming or wading, which is dug into the ground or which sits on the ground (including inflatable structures), and which has a depth of two feet (2') or more at any point. Depth shall be the height of the wall. Any device with a filtration system that is used for swimming or wading, regardless of depth, shall be considered a swimming pool and shall be located in the rear yard. For purposes of this definition, lakes and borrow pits shall not be considered basins. (Ord. 96-39, 3-17-97; amd. Ord. 01-25, 10-1-01)

TASTING ROOM: A room accessory only to a craft brewery where beer manufactured onsite is available on tap.

USE: The specific purpose for which land, a structure, or premises is designed, arranged, intended, or for which it may be occupied or maintained. The term "permitted use" or its equivalent shall not be deemed to include any nonconforming use.

VARIATION: A deviation from the regulations or standards adopted by this Title which the Zoning Board is permitted to grant when strict enforcement would cause undue hardship owing to circumstances unique to the individual property, lot, structure, or premises for which the variance is sought.

WIND ENERGY CONVERSION SYSTEM: A machine that converts the kinetic energy in the wind into a usable form (commonly known as a "wind turbine" or "windmill"). (Ord. 07-04, 5-7-07)

WINERY: An establishment where wine is manufactured onsite and offered for sale at retail for use or consumption onsite or offsite. Not more than fifty thousand (50,000) gallons of wine per year may be manufactured at a specified location for such location to be considered a winery.

YARD: An open space on the same zoning lot with a building or group of buildings which is unoccupied and unobstructed from its lowest level upward, except as otherwise permitted in this Title, and which extends along a lot line and at right angles thereto to a depth or width specified in the yard regulations for the district in which the zoning lot is located.

YARD, FRONT: A yard extending across the full width of the zoning lot and lying between the front line of the lot and the nearest line of a building. Corner lots with property on two (2) intersecting streets shall provide two (2) front yards to meet the front yard requirements set forth herein. Reverse frontage or through lots having access on two (2) non-intersecting streets shall be required to provide a front yard on only one (1) street that upon which the proposed structure is to front unless both streets providing access serve as fronting streets for adjoining properties, in which case, a front yard shall be provided on both streets providing access.

YARD, REAR: A yard extending across the full width of the zoning lot and lying between the rear line of the lot and the nearest line of the principal building.

YARD, SIDE: That part of the yard lying between the nearest line of the principal building and a side lot line and extending from the required front yard (or from the front lot line, if there is no required front yard) to the required rear yard.

YARD, LANDSCAPED: The portion of the front yard a distance in depth as specified herein and right of way upon which the property fronts, or from the edge of the proposed right of way, if the fronting street or street rights of way are less than specified on the Official Map.

ZONING LOT: See "LOT." (Ord. 78-31, 3-5-79)

SECTION 2: **AMENDMENT** "10-7-2: I-1 Restricted Industrial District" of the Morton Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-7-2: I-1 Restricted Industrial District

A. Permitted Uses:

1. Light manufacturing, fabricating, assembling, packaging, repairing, servicing,

and processing of materials, goods, and products provided entirely within enclosed buildings.
2. Agricultural implement service and sales lots.
3. Bottling plants, creameries, or dairies.
4. Research and testing laboratories.
5. Public utility stations, distribution centers, and regulator stations.
6. Wholesale outlets, storage, and warehousing. (amd. Ord. 02-34, 3-17-03)

B. Special Uses: The following uses are permitted subject to the public hearing and other special permit procedure requirements as outlined in Chapter 10 of this Title: (Ord. 78-31, 3-5-79)
1. Any use not listed above which is permitted as a "permitted use" or a "special use" in the B-1, B-2, or B-3 districts, except a community activity center. (Ord. 94-13, 8-1-94)
2. Storage, sale, distribution, or primary usage of explosive, highly flammable, highly toxic, or radioactive materials.
3. Bus or truck garages and storage yards.
4. Open ~~a~~Air ~~s~~Storage, as defined in Section 10-2-1~~including automobile wrecking yards~~. In making its recommendation to the Village Board to permit special uses involving outdoor storage areas, the Plan Commission shall require such outdoor storage areas, except those for the display of sale items, be located at least seventy feet (70') from the nearest collector or major street, highway, or interstate highway as defined on the "Official Map" of the Village, and be so located on the site and screened from public view from such streets and highways to the fullest extent possible. Such screening shall be by landscape screening or by a screening fence appropriately located, and as defined in Chapter 2 of this Title. Any property permitted to have Open Air Storage on its premises shall create and maintain a clearly marked pathway for ingress and egress surrounding the property, and such pathway must be approved by the Director of Fire and Emergency Services or his/her designee. Approval for Open Air Storage shall not permit the storage of Inoperable Motor Vehicles, as defined in Section 6-10-1 of this Code.
5. Airports and landing strips.
6. Wind energy conversion system. (Ord. 07-04, 5-7-07)
7. Firearm resale shop. (amd. Ord. 17-03, 6-5-17)
8. Firearm firing range. (amd. Ord. 17-03, 6-5-17)
9. Automobile Wrecking Yards.

C. Required Yard Areas: Every building hereafter erected or structurally enlarged shall provide the following yard requirements, except for lots of record which shall meet the reduced requirements of Section 10-4-4 and except for those general exceptions to yard requirements as outlined in Section 10-4-3.
1. Front Yard: The front yard shall be twice the height of the portion of the building nearest the street line but in no case less than sixty feet (60').
2. Side Yard: The side yard shall not be less than forty feet (40').
3. Rear Yard: The rear yard shall not be less than forty feet (40').
4. Exceptions To Side And Rear Yard Requirements: Where either side or rear

property line is adjacent to a railroad spur to be used for loading or unloading directly to or from a building, no side or rear yard shall be required in those instances. (Ord. 78-31, 3-5-79)

5. Fences And Lighting: Industrial security fences only and lighting shall be allowed on the side and rear yard property lines except where the side or rear yard property line is adjacent to a street or highway, except that this provision shall not apply to any requirements of a special use under Subsection (B) of this Section. Any lighting erected pursuant to the provisions of this Section shall be such that it does not flash, scintillate, move, or otherwise create a hazardous or annoying glare. (Ord. 79-44, 4-21-80)
6. Pavement: Pavement shall be no closer than ten feet (10') to the side and rear property lines. In the event walks, drives, or parking areas were built in compliance with a lesser setback, but not as a result of a variance, then the setback for subsequent walks, drives, and parking areas may be the same as that in effect at the time of prior construction. Landscape screening shall be required whenever pavement is closer than the building setback line.
7. Parking Lot Light Poles: Parking lot light poles may extend an additional three feet (3') into the required landscaped yard setback., All outdoor lighting in any business or industrial district shall be installed so that lighting throw does not fall beyond any property line.
8. Noise-Emitting Mechanical Equipment. On properties adjacent to residential districts, mechanical equipment emitting noise such as air-conditioning compressors and similar equipment emitting noise such as air-conditioning compressors and similar equipment may be located in side or rear yards but in no case any closer than twelve feet (12') to the side yard property line of the adjacent property, and in all instances so installed and directed to be of minimum annoyance to the adjacent property. Back-up generators may be located in side or rear yards but in no case closer than six feet (6') to the side yard property line of the adjacent property

D. Building Height: No building shall be erected or enlarged to exceed seventy feet (70') in height, except for those general exceptions to height limitations listed in Section 10-4-3.
E. Required Off-Street Parking And Loading: Required off-street parking and loading shall be provided as outlined in Chapter 8 of this Title. (Ord. 78-31, 3-5-79). The travelled area through the property shall be paved with bituminous concrete, concrete, A-3 or equivalent. All other drives, parking, loading and storage areas for which hard surfaced paving is not required shall be graveled and maintained in a dust-free condition.
F. Interstate Corridor: Notwithstanding the foregoing provisions, in the event the property is located within an interstate corridor, then with respect to rear yards, the provisions of Title 10, Chapter 4, Subsection 7(C)3 shall apply. With respect to required lot size, the provisions of Title 10, Chapter 4, Subsection 7(B) shall apply. The provisions of Title 10, Chapter 4, Subsection 7(G) shall also apply. (Ord. 94-31, 5-15-95)
G. Landscaped Buffers or Screening Required: Newly established industrial uses adjacent to or backing on property zoned in the residential or business districts shall provide

and continuously maintain on that property line a dense hedge, tree row, or other similar landscape device suitable to visually screen the differing types of adjacent uses from one another.

SECTION 3: **REPEALER CLAUSE** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 4: **SEVERABILITY CLAUSE** Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 5: **EFFECTIVE DATE** This Ordinance shall be in full force and effect from ten (10) and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE VILLAGE OF MORTON PRESIDENT AND BOARD OF TRUSTEES _____.

	AYE	NAY	ABSENT	ABSTAIN
Trustee Blunier	_____	_____	_____	_____
Trustee Cirilli	_____	_____	_____	_____
Trustee Hilliard	_____	_____	_____	_____
Trustee Leitch	_____	_____	_____	_____
Trustee Menold	_____	_____	_____	_____
Trustee Parrott	_____	_____	_____	_____
President Kaufman	_____	_____	_____	_____

Presiding Officer

_____
Jeffrey L. Kaufman, Village President, Village of Morton

Attest

_____
Sam Ritthaler, Village Clerk, Village of Morton

VILLAGE OF MORTON
ORDINANCE 27-22

AN ORDINANCE MAKING AMENDMENTS TO SECTION 10-4-2 OF THE MORTON MUNICIPAL CODE REGARDING LAWFUL NONCONFORMING USES

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Morton, in the State of Illinois, as follows:

SECTION 1: **AMENDMENT** "10-4-2: Nonconforming Uses" of the Morton Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-4-2: Nonconforming Uses

Any lawfully established use of land or buildings at the effective date of this Title or of amendments, which does not comply with the regulations of the district in which it is located, is subject to the following regulations:

A. Continuance Of Use: A nonconforming use may be continued in use provided there is no physical change other than necessary maintenance and repair except as otherwise provided herein.
B. Nonconforming Use Discontinued For One (1) Year Not To Re-Establish: If a nonconforming use involving a building or structure has discontinued for a period of one (1) year or more, it shall not be re-established unless it was in a building specifically designed for such use. If nonconforming use of land not involving a principal building or structure is discontinued for six (6) months, it shall not be re-established. If a nonconforming use requires certain tax filings to be filed with the Village of Morton under any other provision of the Morton Municipal Code, but the owner of the property for which there is a nonconforming use fails to do so for a period of six (6) months, then that failure shall be conclusive evidence of discontinued use and the conconforming use shall not be re-established.
C. Reconstruction, Alterations, Or Expansions Of Nonconforming Building Limited: A nonconforming building may not be structurally altered or reconstructed within its bounding walls to an extent exceeding in aggregate cost twenty five percent (25%) of its fair market value including land value except for non-conforming buildings which are used as an owner occupied residence, in which case the 25% limitation does not apply. A nonconforming use may not expand its bounding walls or increase its building area. In instances where a building has been specifically designed for a nonconforming use, the Board of Appeals, by variance action, may permit this limitation to be exceeded after required public hearing. (Ord. 78-31, 3-5-79; amd. Ord. 08-17, 10-06-08)

Notwithstanding the foregoing, a nonconforming building may be added on to or attached to where the following applies:

1. The building is in a district zoned R-1, "One-family and Planned Residential District"; and
2. Pursuant to the zoning law in effect at the time the building was constructed, the building was allowed to be built up to five feet (5') from the side lot line; and
3. Any addition shall not be closer to the side lot line than five feet (5'). (Ord. 83-12, 8-1-83)
4. The building is in a district zoned industrial, and pursuant to the zoning law in effect at the time the building was constructed, the building was allowed to be built up to thirty feet (30') from the side lot line. Any addition shall not be closer to the side lot line than thirty feet (30'). (Ord. 92-23, 11-2-92)

D. Conforming Uses Not To Revert To Nonconforming Uses: Once changed to a conforming use, no building or land shall be permitted to revert to a nonconforming use.

E. Substitution Of Nonconforming Uses Prohibited: Except where otherwise provided herein, nonconforming use shall not be substituted for or added to another nonconforming use. (Ord. 78-31, 3-5-79)

F. Property adjacent to Detroit Avenue between West Jackson Street and West Birchwood Street where the owner dedicated right-of-way for the widening of Detroit Avenue will not be considered to be a nonconforming property because it doesn't meet the required front setback. Nonconforming property includes lots that are presently vacant. (Ord. 10-38, 4-4-11; amd. Ord. 10-42, 4-25-11)

SECTION 2: **REPEALER CLAUSE** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 3: **SEVERABILITY CLAUSE** Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 4: **EFFECTIVE DATE** This Ordinance shall be in full force and effect from and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE VILLAGE OF MORTON PRESIDENT AND BOARD OF TRUSTEES _____.

	AYE	**NAY**	**ABSENT**	**ABSTAIN**
Trustee Blunier	_____	_____	_____	_____
Trustee Cirilli	_____	_____	_____	_____
Trustee Hilliard	_____	_____	_____	_____
Trustee Leitch	_____	_____	_____	_____
Trustee Menold	_____	_____	_____	_____
Trustee Parrott	_____	_____	_____	_____
President Kaufman	_____	_____	_____	_____

Presiding Officer

_____
Jeffrey L. Kaufman, Village President, Village of Morton

Attest

_____
Sam Ritthaler, Village Clerk, Village of Morton

VILLAGE OF MORTON
ORDINANCE 27-23

AN ORDINANCE MAKING AMENDMENTS TO TITLE 10 OF THE MORTON MUNICIPAL CODE REGARDING BATTERY ENERGY STORAGE SYSTEMS

NOW THEREFORE, be it ordained by the President and Board of Trustees of the Village of Morton, in the State of Illinois, as follows:

SECTION 1: **AMENDMENT** "10-10-2: Procedures For Zoning Administration" of the Morton Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-10-2: Procedures For Zoning Administration

A. Zoning Permit Required:
   1. A zoning permit is intended to certify that a use conducted within specified premises is in conformity with applicable provisions of this Title. The Village of Morton ZEO shall have discretion to determine whether a building has been divided into multiple units, and in making such a determination he may consider factors including whether a portion of a building has been assigned a separate suite number, unit number, or mailing address.
   2. For purposes of zoning permits, "premises" shall mean an entire building, if not divided into separate units or suites,. If a building has been divided into separate units or suites, each separate unit or suite shall be "premises" for the purposes of zoning permits.
   3. To ensure that each new or expanded use of a structure or site, and each new structure or alteration of an existing structure complies with applicable provisions of this Title, and in order that the Village may have a record of each use of a structure or site, a zoning permit shall be required for all premises except single family or two-family dwellings within the R-1 and R-2 zoning district.
   4. A zoning permit, once issued, shall remain valid until the first to occur of the following events, upon the occurrence of which the zoning permit shall automatically expire without further notice to the owner or occupant of the premises:
      a. A change in use of an existing building
      b. A change in use of vacant land
      c. A change in zoning to a different zoning district
      d. A change in the party in possession of premises
      e. The expansion of any premises
   5. No final certificate of occupancy shall be issued under Title 4 of this Code

without a premises having first been awarded a zoning permit.

6. Such zoning permit, once issued, shall be maintained in a prominent location at the premises for which it is issued.
7. The Village of Morton shall not begin providing gas, water or sewer service for any premises until a valid zoning permit has been issued to the premises.

B. Zoning Permit Procedure & Enforcement:

1. Applications for zoning permits shall be submitted to the ZEO in such form prescribed by the ZEO. An application may be submitted by the owner of the premises for which the permit is sought, or by the person or entity in possession of the premises.
2. The ZEO shall approve or deny the issuance of a zoning permit within seven (7) days of the date of filing for such permit. If not approved within the time limit, the zoning permit shall be deemed to be denied. The zoning permit may be denied by the ZEO if the premises or the use are not in compliance with any applicable provision of this Title if the applicant has failed to fully complete the application for a zoning permit or has provided materially false information in the application, or if the owner of the premises has any outstanding indebtedness to the Village of Morton related to any prior violation of this Section.
3. In the event any person uses premises in a manner not authorized by a valid and unexpired zoning permit, he or she shall be in violation of this Section.

C. Variation Procedure:

1. The Zoning Board of Appeals, after a public hearing, may determine and vary the regulations of this Title in harmony with their general purpose and intent only in the specific instances hereinafter set forth, where the Zoning Board of Appeals makes finding of fact in accordance with the standards hereinafter prescribed and further, finds that there are practical difficulties or particular hardships in the way of carrying out the strict letter of the regulations of this Title.
2. An application for a variation shall be filed in writing with the ZEO. The application shall contain such information as the Zoning Board of Appeals may, by rule, require. Notice of such public hearing shall be published at least once not more than thirty (30) days nor less than fifteen (15) days before the hearing in a newspaper of general circulation. The published notice may be supplemented by such additional form of notice as the Zoning Board of Appeals, by rule, may require.
3. The Zoning Board of Appeals shall not vary the regulations of this Title, as authorized by this Section, unless it shall first make findings of fact based upon the evidence presented to it in each specific case that:
    a. Because of the particular physical surroundings, shape, or topographical conditions of the specific property involved, a particular hardship to the owner would result, as distinguished from a mere inconvenience, if the strict letter of the regulations were to be carried out;

b. The conditions upon which a petition for a variation is based are unique to the property for which the variance is sought and are not applicable, generally, to other property within the same zoning classification;

c. The purpose of the variation is not based exclusively upon a desire for financial gain;

d. The alleged difficulty or hardship is caused by this Title and has not been created by any persons presently having an interest in the property;

e. The granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; and

f. The proposed variation will not impair an adequate supply of light and air to adjacent property, substantially increase the congestion of the public street, increase the danger of fire, endanger the public safety, or substantially diminish or impair property values within the neighborhood.

The Zoning Board of Appeals may impose such conditions and restrictions upon the premises benefited by a variation as may be necessary to comply with the standards, to reduce or minimize the effect of such variation upon other properties in the neighborhood, and to better carry out the general intent of this Title.

4. The following situations, and only those situations, are permissible areas in which variations from the regulations of this Title are allowed to be granted by the Zoning Board of Appeals when in accordance with the standards established in this Section:

a. To permit reconstruction of a building accommodating a nonconforming use, when the building was specifically designed for such use and destroyed to an extent exceeding twenty five percent (25%) of its fair market value.

b. To permit any yard or open space requirement less than the yard or open space requirement, except a variation shall not be granted outside of the Mixed Use Overlay District to permit any yard or open space requirement of less than 12 feet on any side of a parcel abutting a public road, street, or alleyway or of less than 6 feet on any side of a parcel abutting any property other than a public road, street, or alleyway, unless such property at the time of the application for a variation contains a yard or open space less than the applicable requirement, and in that instance no variation shall be granted to permit a yard or open space requirement less than the actual yard or open space existing on the property at the time of the application for variation. (amd. Ord. 19-02, 5-7-18)

c. To permit a reduction of the parking or loading requirements for a specific use whenever the character or use of the building or property

is such as to make unnecessary the full provision of such facilities.

d. To permit an increase by not more than twenty five percent (25%) to the distance required parking spaces are to be from the use served.

e. To permit a variation of these regulations to secure an appropriate development of a lot where adjacent to such lot on two (2) or more sides there are structures not conforming to the regulations of the district.

f. To permit the extension of a zoning district line in a specific instance where the rules of this Title for interpreting the zoning district line are unclear in relation to a single property.

g. To vary the sign regulations, except height, of free-standing signs, where because of unique conditions of the property on which the sign is to be placed, the regulations contained herein would be inappropriate[1]. Variances for the height of a sign may only be granted in the Interstate Corridor District. Variances for the height of a sign may not be granted in any other zoning district. (Ord. 78-31, 3-5-79; amd. Ord. 01-41, 3-18-02; amd. Ord. 04-42, 12-6-04; amd. Ord. 11-30, 1-3-12; amd. Ord. 13-22, 11-4-13; amd. Ord. 15-04, 7-6-15; amd. Ord 17-27, 12-4-17)

h. To permit more than one (1) driveway per residential lot.

i. To permit a nonconforming building to be structurally altered or reconstructed within its bounding walls to an extent exceeding in aggregate cost twenty five percent (25%) of its fair market value including land value. (Ord. 81-28, 11-16-81)

j. Nothing herein contained shall be construed to give or grant to the Board the power or authority to alter or change the zoning classifications of the District Map or to permit a use not otherwise permitted; such power and authority being reserved to the Board of Trustees. (Ord. 78-31, 3-5-79; Ord. 81-28, 11-16-81)

k. To permit a variance in number, size, or location of accessory use, accessory area, accessory buildings, or structures, except solar water systems. (Ord. 81-35, 1-18-82, amd. Ord. 10-20 10-4-10)

l. To permit a variation of the regulations pertaining to satellite antenna dishes. (Ord. 84-22, 3-4-85)

m. To permit only the following types of variances for property located in an interstate corridor:
    (1) Sign regulations;
    (2) Side, rear, and front yard setbacks for lots of record (less than one acre) existing at the time of adoption of Ordinance 94-31; and
    (3) Side, rear, and front yard setbacks for structures as described in Title 10, Chapter 4, Subsection 7(H)2. (Ord. 94-32, 5-15-95)
    (4) Required lot size and/or minimum frontage width as set forth

in Title 10, Chapter, 4, Subsection 7(H)(B).

5. The concurring vote of four (4) members of the Board of Appeals shall be necessary to grant a variation. (Ord. 78-31, 3-5-79)

6. If a variance is granted, work or construction shall commence within ninety (90) days of the granting of the variance for residential property; and shall be completed according to the guidelines outlined in Title 4, Chapter 1, Subsection 6 (Completion of Work). For all commercial and industrial properties, work or construction shall commence within one hundred eighty (180) days of the granting of the variance; and shall be completed according to the guidelines outlined in Title 4, Chapter 1, Subsection 6. Completion means the completion of the exterior of the building(s) and/or all other improvements as specified in the building permit issued for the work or construction. Failure to comply with either time requirement shall mean automatic revocation of the variance upon the expiration of the time limit. The variance may only be reinstated upon reapplication, public hearing, and approval of the Zoning Board of Appeals. In the alternative, the Zoning Board of Appeals may reject the reapplication.

   This paragraph shall be effective August 1, 1987; and all variances that have been granted prior to said date shall be subject to the provisions of same. For purposes of applying the time limit provisions, the date of August 1, 1987, shall be the commencement point for all variances granted prior to said date. (Ord. 87-8, 7-20-87; amd. Ord. 11-22, 10-3-11)

D. Appeals Procedure:

1. An appeal may be taken to the Zoning Board of Appeals by any person or by any officer, department, board, or bureau aggrieved by a decision of the ZEO or his authorized agent. Such an appeal shall be taken within forty five (45) days of the action complained of, by filing with the ZEO a notice of appeal specifying the grounds thereof. The ZEO shall forthwith transmit to the Zoning Board of Appeals all of the papers constituting a record upon which the action appealed from was taken.
2. An appeal shall stay all proceedings in furtherance of the action appealed unless the ZEO certifies to the Zoning Board of Appeals, after notice of the appeal has been filed, that by reason of facts stated in the appeal a stay would, in his opinion, cause imminent peril to life or property, in which case the proceedings shall not be stayed unless by a restraining order which may be granted by the Zoning Board of Appeals or by a court of record on application of the ZEO and on due cause shown. (Ord. 04-53, 3-7-05)
3. The Zoning Board of Appeals shall select a reasonable time and place for the hearing of the appeal and give notice thereof to the parties, and shall render a written decision on the appeal without unreasonable delay. The Zoning Board of Appeals may affirm or may, upon concurring vote of four (4) members, reverse, wholly or in part, or modify the order, requirement, decision, or determination that, in its opinion, ought to be done; and to that end, shall have

all the powers of the officer from whom the appeal is taken. The ZEO shall maintain records of all actions of the Zoning Board of Appeals relative to appeals.

E. Zoning Amendment Procedure:

1. Amendments may be proposed by the Village Board of Trustees, the Plan Commission, the Zoning Board of Appeals, or any person, firm, corporation, or organization, provided that any person, firm, corporation, or organization shall have a freehold interest, a possessory interest entitled to exclusive possession, a contractual interest which may become a freehold interest, or any exclusive possessory interest (with the concurrence of the person holding the freehold interest) which is specifically enforceable in the land which is described in the application for amendment. Any proposal shall set forth names of owners of all benefiting interests in any land trusts wherein a land trust is proposing such amendment, and there shall be provided changes in beneficial ownership from time to time through amendment process.
2. An application for an amendment shall be obtained from and filed with the ZEO. Such applications for zoning amendments shall be in a form so that the application, when complete, including required accompanying material, shall provide such information as required by the Commission for its review. Applications for amendments initiated by the Plan Commission, Board of Appeals, or Village Board of Trustees shall include a copy of the minutes of that body approving the filing of an application for zoning amendment.

   Applications for zoning amendments initiated by any person, firm, corporation, or organization described above as eligible to petition for a zoning amendment, shall not be considered nor scheduled for public hearing until the zoning amendment fee has been deposited with the Village Treasurer to partially cover the cost of this procedure, and under no condition shall such sum or any part thereof be refunded for failure of said amendment to be enacted into law.[2]
3. Once the Zoning Ordinance amendment has been filed with the ZEO, the ZEO shall arrange proper legal notice, as required by law, and schedule the public hearing for the next regular Plan Commission meeting which fulfills the minimum public notice requirements.
4. The Plan Commission shall hold a public hearing on each application for zoning amendment at the time and place scheduled in the public notice. The hearing shall be conducted and a record of proceedings preserved in the manner as from time to time prescribed by the Commission. Where additional information is required for the Plan Commission's review, the Plan Commission, by official action, may continue the hearing to the time and place of the next Plan Commission meeting.
5. Within forty five (45) days after the close of the hearing on a proposed amendment, the Plan Commission shall make its recommendations to the Village Board. On applications for zoning amendments which would change the zoning classification of a particular property, the recommendation shall

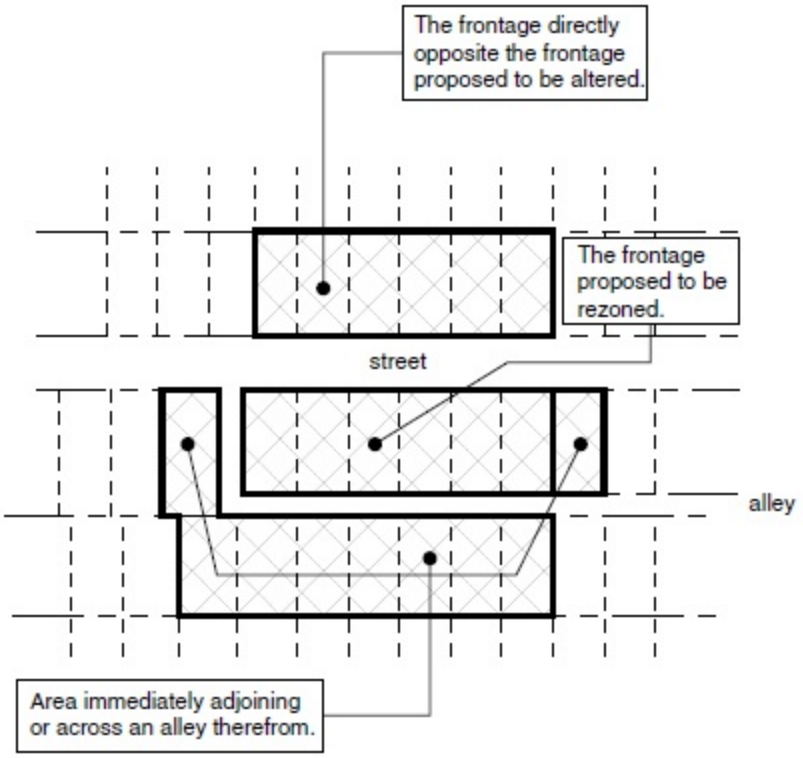
include findings of fact bearing on the decision. Such findings of fact shall relate to matters such as:

a. Existing uses of other property within the general area of the subject property;
b. Evidenced recent trends in land use development of the general area;
c. Any conditions which renders the property less desirable or inappropriate for the uses to which it is presently zoned; and
d. The zoning amendment, if granted, serves the public interest and does not solely benefit the property of the applicant alone.

In its findings of fact and recommendation to the Village Board, the Plan Commission may recommend approval or disapproval, or recommend the change of zoning classification of the subject property to any other more restrictive zoning classification than specified in the public notice.

6. The Village Board shall not act upon a proposed amendment to this Title until it shall have received a written report and recommendation from the Plan Commission except, however, that no action by the Plan Commission within forty five (45) days of the public hearing of the matter shall be deemed to be a favorable recommendation.
7. In case of a written protest against any proposed zoning amendment signed and acknowledged by the owners of twenty percent (20%) of the frontage proposed to be altered, or by the owners of twenty percent (20%) of the frontage immediately adjoining or across an alley therefrom, or by the owners of twenty percent (20%) of the frontage directly opposite the frontage proposed to be altered, as to regulations or district, filed with the ZEO, such amendment shall not be passed except by the favorable vote of two-thirds (2/3) of the Trustees then holding office. (Ord. 04-53, 3-7-05)
8. The Village Board shall cause to be published, no later than March 31 of each year, a map[3] clearly showing the existing zoning uses, divisions, restrictions, regulations, and classifications for the preceding calendar year. If, in any calendar year, there are no changes in the zoning uses, divisions, restrictions, regulations, and classifications, no map need be published for such calendar year.

   The Village Board may establish a fee to be charged each person desiring a copy of such map. Such fee shall be paid to the ZEO who shall account for such moneys. Such fees shall be applied to defray the cost of publishing the zoning map.



Zoning Amendment Protest Areas
(20% written protest of property owners in any one of the three indicated areas requires a 2/3 vote of the Village Board for passage.)

F. Special Use Procedure:

1. Applications for special use may be filed by any person having a freehold interest in land or a possessory interest entitled to exclusive possession (with the concurrence of the person holding the freehold interest), or a contractual interest which may become a freehold interest, or an exclusive possessory interest which is specifically enforceable.
2. An application for a special use permit shall be obtained from and filed with the ZEO. Such application for a special use permit shall be in a form so that the application, when complete, including required accompanying material, shall provide such information as required by the Plan Commission for its review. The accompanying material shall include a written statement signed by the applicant as to how the standards for the granting of the special use permit are met. These standards shall include:
    a. That the proposed use will not adversely affect other property developed or able to be developed to the uses already permitted;
    b. That adequate utilities, access roads, drainage, and other necessary supporting facilities have been or are being provided;

c. That adequate measures have been provided to accommodate ingress and egress so as to avoid congestion, not unduly impede surrounding traffic flows, or create hazardous or unsafe conditions;
d. That the standards for site development, including landscaping, will be such as to enhance the proposed use and its setting, screen or so locate parking, loading, storage, and less attractive accessory uses away from public view, and to otherwise complement the visual appearance of the area in which the proposed project is to be located. The applicant may offer or the Plan Commission may require a site development and landscape and screening plan as part of the applicant's written statement; and
e. That the proposed special use, if permitted, will conform to all other requirements of the district in which it is to be located or if not conforming, a listing of necessary variations which will be required subsequent to the granting of the special use permit by the Village Board.

3. Once the special use application has been filed with the ZEO, the ZEO shall arrange proper legal notice as required by law and schedule the public hearing for the next regular Plan Commission meeting which fulfills the minimum public notice requirements.

4. The Plan Commission shall hold a public hearing on the proposed special use at the time and place scheduled in the public notice. The hearing shall be conducted and a record of the proceedings preserved in the manner as from time to time prescribed by the Commission.
5. The Plan Commission, in its recommendation to the Village Board for the granting of a special use permit, may attach any conditions to its recommendation it feels appropriate to better meet the above standards specified for its review and recommendation relative to the granting of a special use permit.
6. Within forty five (45) days of the close of the hearing on the proposed special use, the Plan Commission shall make its recommendation to the Village Board attaching the applicant's signed statement and any other conditions suggested by the Plan Commission. The Village Board may grant or deny the special use permit and may modify or attach any additional conditions to which the proposed special use would be subject.
7. The granting of a special use by the Village Board shall constitute authorization for the ZEO to issue zoning permit(s) for the proposed use subject to any conditions imposed in the granting.
8. Special uses approved by the Village Board shall be designated on the Zoning Map by a symbol. Failure of the applicant or other subsequent person, individual, firm, or corporation continuing the special use, from continually maintaining the use in a manner complying with the conditions under which the use was granted, shall constitute a zoning violation subject to the penalties of this Title.[4]

In the event of termination of a special use, permitted uses under the applicable zoning classification shall be the only uses allowed and for which subsequent building permits or use permits may be issued. (Ord. 78-31, 3-5-79)

9. If a special use is not initiated within three hundred sixty five (365) days from the time it is granted, it shall be deemed to be terminated, and in such case, permitted uses under the applicable zoning classification shall be the only uses allowed and for which subsequent building permits or use permits may be issued.
    a. This Subsection shall be effective on April 19, 1993. All special uses granted subsequent to the aforesaid date shall be subject to the aforesaid three hundred sixty five (365) day limit. All special uses granted prior to April 19, 1993, shall be initiated by July 1, 1994, and they are not eligible for any extension. If they are not initiated by July 1, 1994, they shall be deemed terminated.
    b. If, due to extenuating circumstances, and for good cause shown, a person, firm, or corporation who was previously granted a special use (except those granted prior to April 19, 1993) has failed to commence same within the applicable time limit, then the owner of the special use may petition the Village Board for an extension of up to an additional three hundred sixty five (365) days. Said petition must be filed within the original time limit, and the Village Board may in its sole discretion elect to extend the expiration date. (Ord. 92-36, 4-19-93)

10. The following special requirements shall be imposed as an express condition of the award of any special use permit for a battery energy storage system. More restrictive conditions may be imposed by the Village Board, but no less restrictive conditions may be imposed than the following:
    a. Fire Safety Standards - The following standards shall apply:
        (1) National Fire Protection Association (NFPA) Standard 855, The Standard for the Installation of Stationary Energy Storage Systems, 2023 Edition, is the minimum requirements for mitigating the hazards associated with energy storage systems.
        (2) Notwithstanding the provisions found in NFPA 855, all battery energy storage systems located within an enclosed storage system area, container, or structure, and in excess of an aggregate of 80kWh, shall have the following fire protection components installed and operational within each storage system unit.
            (A) An approved water-based total flooding condensed aerosol fire sprinkler system in accordance with the most recent edition of NFPA 13 or of equivalent design, which also includes a fire department

connection.

(B) Private fire hydrants shall be installed within 50 feet of each storage system unit on private service mains in accordance with NFPA 24.

(C) A fire/smoke detection system with 24/7 monitoring in accordance with the most recent edition of NFPA 72 and which activates the fire sprinkler system.

(D) A gas detection system capable of battery off-gas monitoring and which also:

(a) Automatically disconnects power to the effected cell(s)

(b) Activates a ventilation system within the enclosure.

(c) Activating local and remote alarms which are monitored on a 24/7 basis.

(d) Explosion prevention system designed, installed, operated, maintained, and tested in accordance with the latest edition of NFPA 68 and NFPA 69

b. Road Use Survey & Security. The developer shall complete and provide a preconstruction baseline survey to determine existing road conditions for assessing potential future damage due to development related traffic. The development shall provide a road repair plan to ameliorate any and all damage, installation or replacement of roads that might be required by the developer. The developer shall provide an irrevocable letter of credit in an amount and form approved by the director of public works to secure the Developers obligation to restore the Village of Morton roads to the condition as existed at the time of the baseline survey following the completion of development.

c. Decommissioning Plan. A decommissioning plan shall be prepared by the developer prior to commencement of construction activities on the site. The decommissioning plan must meet with the approval of the Village of Morton. The decommissioning plan shall plan for the anticipated service life of the facility or in the event the facility is abandoned or had reached its life expectancy. If the facility is out of service or not storing electrical energy for a period of 12 months, it will be deemed nonoperational and decommissioning and removal of that facility will need to commence according to the decommissioning plan as provided and approved. The decommissioning plan shall have the site fully decommissioned and restored within 12 months of commencement of decommissioning. Foundations, pads and underground electrical wires shall be removed to a depth of four feet below the surface of the ground. Hazardous material from the property shall be disposed in accordance with federal and state law.

d. Decommissioning Fund.

(1) The cost estimate of decommissioning will be completed by a licensed Illinois Professional Engineer chosen by the Village at the Developer's expense. Payment for said engineer's fee to prepare decommissioning cost estimates is not included in the permit fees otherwise due from the Developer.

(2) An initial cash deposit equal to 25% of the most current cost estimate of decommissioning for each BESS and associated infrastructure shall be placed in a BESS Project Decommissioning Escrow Account with an escrowee selected by the Village of Morton. The cash deposit shall increase in 25% increments upon each five- year review period, reaching 100% at year fifteen (15) and beyond.

(3) The difference between the 100% decommissioning estimate and the cash held in escrow shall be financially secured through a performance bond furnished by the project owners to the Village. Said securities shall be released when each BESS site and associated infrastructure are completely decommissioned and the road repairs are properly completed as determined by the Village of Morton Village Board or its designee.

(4) The decommissioning cost estimate will be reviewed at a minimum every five (5) years, by the Village's chosen Illinois Licensed Professional Engineer, and revised if necessary, at the Owner/Operators expense. The review and revised plan shall be sent to the Village of Morton for review. The Village reserves the right to require more frequent decommissioning estimates and cash escrow requirements based on changing economic conditions.

(5) At the completion of the project's lifespan, the BESS project's owner/operator shall notify the Village of Morton and then has twelve (12) months from that date to decommission the site(s). The Village of Morton shall be advised in writing within ninety (90) days by the BESS project operator or property owner (whichever entity/party holds the development and building permits) in the event the project is sold or otherwise transferred to another entity/party and/or the current owner/operator abandons the project.

(6) The Village is granted the right of entry onto the site, pursuant to reasonable notice, to effect or complete decommissioning. The Village is granted the right to seek injunctive relief to effect or complete decommissioning, as well as the Village's right to seek reimbursement from applicant or applicant successor for decommissioning costs in excess of the amount

deposited in escrow and to file a lien against any real estate owned by applicant or applicant's successor, or in which they have an interest, for the amount of the excess, and to take all steps allowed by law to enforce said lien.

e. Fencing. Any chain link fencing used to secure site shall be vinyl coated chain link fencing

f. Installation of New Streets. Developer shall be responsible for installation of any proposed streets identified on the official Village of Morton Planning Map, or with the approval of the Director of Public Works, for the installation of proposed streets over any alternative route in lieu of constructing the streets set forth on the official Planning Map.

g. Emergency Operations Plan. the Owner or Operator shall develop an emergency response plan which must be approved by the Fire Chief prior to construction. Any amendment to the emergency response plan shall require the express written consent of the Fire Chief. The Emergency Response Plan shall include at a minimum the following information:

(1) Procedures for safe shutdown, de-energizing, or isolation of equipment and systems under emergency conditions to reduce the risk of fire, electric shock, and personal injuries, and for safe start-up following cessation of emergency conditions.

(2) Procedures for inspection and testing of associated alarms, interlocks, and controls.

(3) Procedures to be followed in response to notifications from the BESS operator personal, when provided, that could signify potentially dangerous conditions, including shutting down equipment, summoning service and repair personnel, and providing agreed upon notification to fire department personnel for potentially hazardous conditions in the event of a system failure.

(4) Emergency procedures to be followed in case of fire, explosion, release of liquids or vapors, damage to critical moving parts, or other potentially dangerous conditions.

(5) Procedures can include sounding the alarm, notifying the fire department, evacuating personnel, de-energizing equipment, and controlling and extinguishing the fire.

(6) Response considerations similar to a safety data sheet (SDS) that will address response safety concerns and extinguishment when an SDS is not required.

(7) Procedures handling, removing, and discarding BESS equipment damaged in a fire or other emergency event, including maintaining contact information for personnel qualified to safely remove damaged BESS equipment from

the facility.

(8) Other procedures as determined necessary by the Fire Chief, or his designee, to provide for the safety of occupants, neighboring properties, and emergency responders. h.

(9) Procedures and schedules for conducting appropriate response procedure training drills for local first responders based on the contents of the Emergency Operations Plan.

h. Specialized Fire Equipment. The Owner or Operator shall provide to the Village of Morton Fire Department at no cost to the Village of Morton any and all specialized and necessary rescue or retrieve equipment occasioned by the use of the particular BESS being used at the project (i.e. fire retardant, tanks, respirators etc.) In addition, the Owner or Operator shall have the responsibility to update--at no cost to the Village of Morton any such equipment, as any updates are received by the Owner or Operator in the normal course of business

[1] See Chapter 9 of this Title.

[2] Section 10-11-7 of this Title.

[3] Morton Zoning Map adopted in 10-3-2 of this Title.

[4] Section 10-10-5 of this Chapter.

SECTION 2: **AMENDMENT** "10-2-1: Definitions" of the Morton Municipal Code is hereby *amended* as follows:

AMENDMENT

10-2-1: Definitions

Wherever anywhere in this Title any of the following terms are used, they shall have the meaning indicated hereafter in this Chapter.

ACCESSORY USE, ACCESSORY AREA, ACCESSORY BUILDING: A use customarily incidental and subordinate to the principal use, principal area or principal building and located on the same lot, parcel, or tract of land with said principal use, area, or building, and an accessory use, area, or building shall be deemed to constitute occupancy of that part of the lot, parcel, or tract of land so used or upon which the accessory building is located. Private garage shall not be considered an accessory use. A ground mounted solar system shall be considered an accessory use. A swimming pool shall be considered an accessory use. (Ord. 78-31, 3-5-79; amd. Ord. 83-4, 5-16-83; amd. Ord. 91-8, 7-15-91; amd. Ord. 10-20, 10-4-10)

ALLEY: An alley is a public way not more than thirty feet (30') wide affording secondary access to abutting property.

ANIMAL HOSPITAL: An establishment for the treatment, and necessary boarding incidental thereto, of small animals such as dogs, cats, rabbits, and birds by a veterinarian.

APARTMENT: A room or suite of rooms with complete kitchen and sanitary facilities in a structure designed to accommodate two (2) or more such units.

AUTOMOBILE WRECKING YARD: Any place where one (1) or more motor vehicles not in running condition, or parts thereof, are stored in the open and are not being restored to operation; or any land, building, or structure used for the wrecking or storing of such automobiles or the parts thereof. Any location for storage of motor vehicles awaiting repair for more than seven (7) consecutive days shall be considered an automobile wrecking yard.

BARKER: An individual, operating outside of a business's primary structure, who attempts to engage passersby through verbal, physical, or other contact in order to entice them into patronizing said business. (Ord. 07-31, 9-4-07)

BARKER SIGNS: Any temporary signs used to advertise a business or business event that are not affixed to any type of building or support structure, but are instead carried by an individual serving as a "barker" on behalf of the business entity. (Ord. 07-31, 9-4-07)

BATTERY ENERGY STORAGE SYSTEM (BESS): A device or group of devices assembled together, capable of storing energy in batteries in order to supply electric energy at a later time to users off of the premises upon which the system is located.

BED AND BREAKFAST ESTABLISHMENTS: An owner/operator occupied residence providing accommodations for a charge to the public with no more than five (5) guest rooms, each limited to two (2) transient adult guests per night, for rent, in operation for more than ten (10) nights in a twelve (12) month period. Bed and Breakfast establishments shall not include motels, hotels, boarding houses, or lodging houses. (Ord. 09-20, 8-3-09)

BOARDING OR LODGING HOUSE: A building other than a hotel where meals or sleeping accommodations or both are provided for compensation for three (3), but not more than ten (10), persons.

BREW PUB: An establishment where beer is brewed or manufactured with the primary distribution of beer brewed or manufactured on the premises in an adjoining restaurant where food is served.

BRICK: A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately two thousand degrees (2000°) to fuse the shale or clay into a durable building unit that is laid contiguously with the joints between the units filled with mortar. (Ord. 09-34, 12-21-09)

BUILDING: A building is any structure with substantial walls and roof securely affixed to the land and entirely separated on all sides from any other structure by space or by walls in which there are no communicating doors, windows, or openings; and which is designed or intended for the shelter, enclosure, or protection of persons, animals, or chattels.

BUILDING HEIGHT: The vertical distance measured from the sidewalk level or its equivalent established grade to the highest point of the roof. Where buildings are set back from the building setback line, the height will be measured from the average elevation of the finished lot grade. (Ord. 78-31, 3-5-79; amd. Ord. 05-20, 9-6-05)

CLINIC: An establishment, including the operation of a professional pharmacy, but excluding facilities for in-patient nursing care, where one (1) or more physicians and other medical professionals diagnose and treat human physical and/or mental ailments. (Ord. 79-39, 3-3-80)

COMMUNITY RESIDENCE: A group home or specialized residential care home serving unrelated persons with disabilities which is licensed, certified, or accredited by appropriate local, State, or national bodies. This Ordinance shall not be construed to require a license, certification, or accreditation and same shall only be required where State or Federal law requires same. Community residence does not include a residence which serves persons as any alternative to incarceration for a criminal offense, or persons whose primary reason for placement is substance or alcohol abuse, or persons whose primary reason for placement is treatment for a communicable disease. (Ord. 89-19, 2-5-90)

CONSTRUCTION SIGNS: A temporary sign, which includes those indicating construction or home improvement, or the offering of services such as lawn maintenance and landscaping, at a specific location at which they are located. (Ord. 07-31, 9-4-07)

COVERAGE: The portion of the lot area covered by the building area.

CRAFT BREWERY: An establishment where beer is manufactured in quantities not exceeding those prescribed by the Illinois Craft Brewer's License. The establishment may also include a tasting room and craft beer manufactured onsite may be offered for sale at retail for use or consumption onsite or offsite.

CURB LEVEL: The average elevation of the established curb of a street taken along the curb line between the points of intersection of the curb line and the lot lines. Where no curb has been established, the curb level shall be the average elevation of the land surface taken along the street right of way and the lot lines.

DAY CARE CENTER: An adult care facility or a child care facility receiving more than eight (8) persons for care during all or part of a day. Day care centers are not to be construed as public or private school facilities. (Ord. 78-31, 3-5-79; amd. Ord. 12-27, 3-4-13)

DISABILITY: Any person whose disability:

A. Is attributable to mental, intellectual, or physical impairments or a combination of mental, intellectual, or physical impairments; and

B. Is likely to continue for a significant amount of time or indefinitely; and
C. Results in functional limitations in one (1) or more of the following areas of major life activities:
    1. Self care;
    2. Receptive or expressive language;
    3. Learning;
    4. Mobility;
    5. Self direction;
    6. Capacity for independent living;
    7. Economic self-sufficiency; and
D. Reflects the person's need for a combination and sequence of special interdisciplinary or generic care, treatment, or other services which are of a life-long or extended duration. (Ord. 89-19, 2-5-90)

DUMPSTERS: A portable receptacle designed and used for accumulating debris. (Ord. 07-41, 10-1-07)

DWELLING: A building or portion thereof designed or used exclusively for residential occupancy, but not including house trailers, mobile homes, hotels, motels, boarding or lodging houses or manufactured home. The terms "dwelling" and "dwelling unit" are used interchangeably. (Ord. 78-31, 3-5-79; amd. Ord. 82-8, 8-2-82)

DWELLING, MULTIPLE-FAMILY: A building used as a residence for more than two (2) families living independently of each other and doing their own cooking therein, including apartment houses, apartment hotels, group houses, and row houses. The term "multiple-family dwelling" and "multi-family dwelling" are used interchangeably.

DWELLING, SINGLE-FAMILY: A building used as a residence exclusively by one (1) family.

DWELLING, TWO-FAMILY: A building used as a residence exclusively by two (2) families with completely separate living facilities for each family.

ELECTRIC SOLAR SYSTEM: An electric solar system is one which produces electrical power for the structure. (Ord. 10-20, 10-4-10)

ESPORTS CAFE: A facility with computer equipment, internet service, and/or spectator accommodations the primary purposes of which may include (a) offering the rental of desk space for use of personal computers or the rental of time to use provided computer equipment that is pre-loaded with software to provide a venue for electronic games (Esports), virtual reality games, or augmented reality games; (b) hosting video game tournaments where spectator fees may be charged; and/or (c) other similar activities.

FAMILY: An individual or two (2) or more persons related by blood, marriage, or adoption, together with his or their domestic servants and a gratuitous guest maintaining common household in a dwelling unit or lodging unit.

FENCE: A man-made structure which is constructed for the purpose of or has the effect of enclosing or screening the area it is constructed upon. (Ord. 78-31, 3-5-79)

FENCE, CHAIN LINK: A fence made of loops of metal wire interconnected in a series of joined links, and which shall be at least 75% open.

FENCE, ENCLOSURE: A fence primarily for providing privacy or visual screening.

FENCE, INDUSTRIAL SECURITY: A fence provided primarily for security which shall be of chain link construction and which shall be at least seventy five percent (75%) open. (Ord. 79-43, 4-21-80)

FENCE, ORNAMENTAL: An ornamental fence is a fence, the surface area of the fence being more than seventy five percent (75%) open. Ornamental fences may not be chain link or wire construction and may not have pointed or dangerous projections.

FIREARM FIRING RANGE: An area or facility designed and operated for individuals to engage in the activity of practice shooting of archery and/or firearms for commercial purposes. (Ord. 17-03, 6-5-17)

FIREARM RESALE SHOP: A retail store that derives its principal income from buying and selling firearms with or without the sale of ammunition and/or firearm accessories. (Ord. 17-03, 6-5-17)

FLOOR AREA: The total horizontal area of living space enclosed by the exterior walls of a building measured at the outside of such exterior walls including partitions, closets, bath, and utility rooms, but not including cellars, basements, unfinished attics, garages, breezeways, porches, and patios, and other spaces not used ordinarily for living, eating, and sleeping purposes. (Ord. 78-31, 3-5-79)

GARAGE, PRIVATE: A use housing not more than four (4) motor vehicles, not more than one (1) of which may be a commercial vehicle of not more than one and one-half (1 1/2) tons capacity, and not more than one (1) of which may be a camper, for the use of the occupants of the lot on which the private garage is located. Garages shall meet required yard areas as specified in this Title. Only one (1) garage per dwelling unit shall be allowed, either attached or unattached. Attached shall mean a minimum of a common roof and foundation between the dwelling unit and garage. (Ord. 78-31, 3-5-79; amd. Ord. 80-30, 11-17-80; amd. Ord. 02-25, 1-6-03; amd. Ord. 08-25, 11-3-08)

GOVERNMENTAL UNITS, BOARDS AND OFFICIALS:

A. The word “Village” shall mean the Village of Morton, Illinois.
B. The words “Village Board” shall mean the President and Trustees of the Village of Morton.
C. The words “Plan Commission” or “Planning Commission” shall mean the Village of Morton Plan Commission.
D. The words “Zoning Enforcing Officer” shall mean the officer designated by the Board

of Trustees to enforce the Village of Morton Zoning Ordinance.

E. The words "Zoning Board of Appeals" shall mean the Zoning Board of Appeals of the Village of Morton.

HEIGHT: See "Building Height." (Ord. 78-31, 3-5-79; amd. Ord. 84-3, 6-18-84)

HOSPITAL: A building having facilities for in-patient nursing care where physicians and other medical professionals diagnose and treat human ailments. (Ord. 78-31, 3-5-79)

INTERSTATE CORRIDOR: Each and every parcels of land located within the corporate limits of the Village of Morton, which is bounded on any side in any manner by any interstate right-of-way or fifty percent (50%) or more of the area of such parcel is located within five hundred (500) feet of any interstate right-of-way. (Ord. 94-31, 5-15-95; amd. Ord. 17-09, 7-5-17)

KENNEL: A structure for sheltering or keeping cats, dogs, bitches, and puppies for compensation, which either keeps or boards animals not belonging to a family dwelling on the premises, or keeps more than three (3) such animals that are more than six (6) months old.

LANDSCAPED SCREENING: A hedge of trees or shrubs suitable at maturity to visually screen one property from another. The term "landscaped buffers" and "landscape screening" are used interchangeably. See the "Plant Materials For Landscape Screening" section for appropriate plant materials and minimum sizes required. Equivalent materials of equal sizes may be substituted with approval of the Zoning Enforcing Officer. Landscaped screening, where required, must be continuously maintained. (Ord. 78-31, 3-5-79)

LANDSCAPED YARD: See "Yard, Landscaped."

LIVESTOCK FEEDING: Any operation which stables or confines and feeds or maintains, for a total of forty-five (45) days or more in any twelve (12) month period, a combination of at least fifty (50) animal units, or its equivalency, as defined: (amd. Ord. 06-19, 7-10-06)

Category	Animal Unit
Brood cows and slaughter feeder cattle	1 animal unit
Milking dairy cows	1.4 animal units
Young dairy stock	0.6 animal units
Swine weighing over fifty-five (55) pounds	0.4 animal units
Swine weighing under fifty-five (55) pounds	0.03 animal units
Sheep, lambs, or goats	0.1 animal units
Horses	2 animal units
Laying hens or broilers (facilities with continuous overflow watering)	0.01 animal units
Laying hens or broilers (facilities with liquid manure handling system)	0.03 animal units
Ducks	0.02 animal units

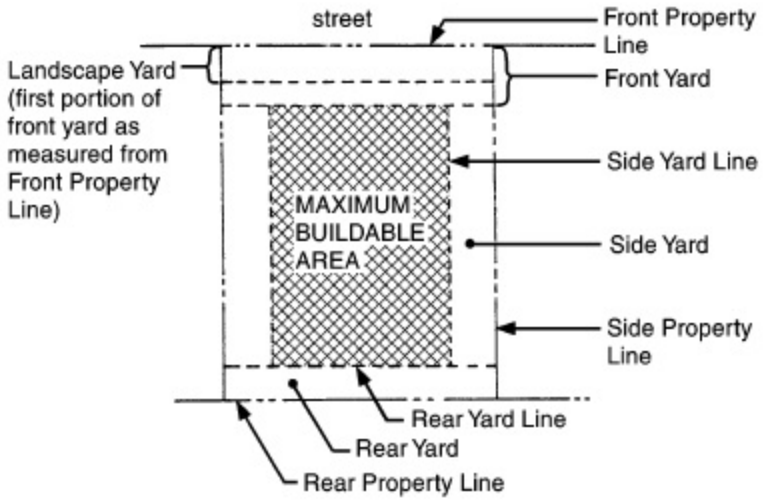
LOADING AND UNLOADING SPACE: See 10-8-7 of this Title.

LODGING HOUSE: See “Boarding House.”

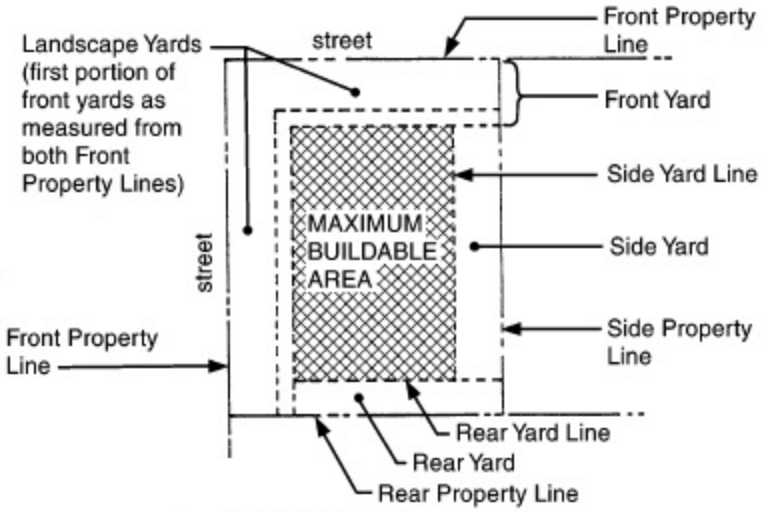
LOT: A portion or parcel of land considered as a unit, devoted to a certain use or occupied by a building or a group of buildings that are united by a common interest or use and the customary accessories and open spaces belonging to the same.

LOT, CORNER: Parcel of land situated at the intersection of two (2) or more streets, or at and abutting the point or abrupt change of a single street where the interior angle is less than one hundred thirty five degrees (135°) and the radius of the street is less than one hundred feet (100’).

LOT, INTERIOR: A lot other than a corner lot and which has lots on either side.



Zoning Lot - Interior



Zoning Lot - Corner

LOT OF RECORD: A lot which is a part of a subdivision, the plat of which has been recorded in the office of the Recorder of Deeds of Tazewell County, Illinois; or a parcel of land described by metes and bounds, the deed or description of which was recorded in the office of the Recorder of Deeds prior to the adoption of this Title. Ord. 78-31, 3-5-79)

MANUFACTURED HOME: A structure, transportable in one or more sections, which, in traveling mode, is eight body feet (8') or more in width or forty body feet (40') or more in length, or when erected on site, is three hundred twenty (320) or more square feet, and which is built on a permanent chassis and designed to be used as a dwelling with or without a permanent foundation when connected to the required utilities, and includes plumbing, heating, air conditioning, and electrical systems contained therein. (Ord 98-45, 3-15-99)

MASSAGE: Any method of pressure on or friction against, or stroking, kneading, rubbing, tapping, pounding, vibrating, or stimulating of the external soft tissues of the body with the hands or with aid of any mechanical, electrical apparatus or appliances or by the application of air, liquid or vapor baths of any any kind, with or without such supplementary aids as rubbing alcohol, liniments, antiseptics, oils, powder, creams, lotions, ointments or other similar preparations used in this practice.

MASSAGE PARLOR: Any establishment that provides massages as the primary means of business. This shall include any establishment having a fixed place of business where any person, firm, association, partnership, or corporation engages in, carries on or permits to be engaged in, carried on any of the activities mentioned in the definition of massage. A Massage Parlor does not include any accredited educational facility that teaches massages therapy or masseuse techniques, nor shall it include any licensed health care facility or establishment of duly licensed doctors. Further, Massage Parlor dos not include salons or physical therapy offices which may offer massages as an incidental activity to other, dominant uses of the premises.

MOBILE HOME: Any portable or mobile vehicle or trailer coach used for residential living purposes temporarily or permanently. For the purpose of this Title, such vehicle shall be classified as a mobile home whether or not its wheels, rollers, skids, or other rolling equipment have been removed, or whether or not any addition thereto has been built on the ground. (Ord. 78-31, 3-5-79; amd. Ord. 82-8, 8-2-82; amd. Ord. 84-9, 9-17-84; amd. Ord. 00-50, 3-5-01)

MOBILE HOME PARK MOBILE HOME COURT: A tract of land meeting the standards of the Tazewell County Health authorities and by the Illinois State Department of Health:

A. Where one (1) or more trailer coach, manufactured home or mobile home is parked, excepting trailers used exclusively for transporting property as distinguished from persons;
B. Which is used by the public as parking space for one (1) or more trailer coach, manufactured home, or mobile home. (Ord. 78-31, 3-5-79; amd. Ord. 98-45, 3-15-99)

MODULAR HOME: A building assembly or system of building sub-assemblies, designed for habitation as a dwelling place for one (1) or more persons, including the necessary electrical, plumbing, heating, ventilating, and other service systems, which is of closed or open construction and which is made or assembled by a manufacturer, on or off the building site, for installation, or assembly and installation, on the building site, with a permanent foundation. (Ord. 78-31, 3-5-79; amd. Ord. 82-8, 82-82; amd. Ord. 98-45, 3-15-99)

MOTOR FREIGHT TERMINAL: A structure, facility, or premise for the handling of goods and materials in transit, including the parking, loading, and repairing of commercial motor vehicles. Employee sleeping accommodations shall be considered allowable by special use permit only. (Ord. 82-32, 4-4-83)

NONCONFORMING STRUCTURE: A structure lawfully existing at the time of adoption of this Zoning Ordinance which does not conform to the regulations of the district in which it is located.

NONCONFORMING USE: A use which lawfully occupied a structure or land at the time of adoption of this Zoning Ordinance which does not conform with the regulations of the district in which it is located. For the purposes of this Title, any use lawfully established on the effective date of this Zoning Ordinance which is nonconforming solely by virtue of lacking off-street parking or loading facilities as required hereafter for new uses, shall not be deemed a nonconforming use. (Ord. 78-31, 3-5-79)

NURSERY SCHOOL: A place where preschool education and instructional programs are offered for children. (Ord. 84-1, 5-21-84)

OUTDOOR RECREATIONAL FACILITIES: Facilities including but not limited to miniature golf, driving range, and related activities. (Ord. 86-21, 4-20-87)

PARKING AREA, OFF STREET: An open, hard-surfaced area of land, other than a street or public way, arranged and made available for the storage of private passenger automobiles only, of occupants of the building or buildings for which the parking area is developed and is accessory.

PARKING SPACE: An area to the dimensions and layout as contained in Chapter 8, sufficient to accommodate one (1) automobile, convenient, accessible, and usable at all times without having to move any other vehicle.

PLANNED RESIDENTIAL DEVELOPMENT: A tract of land which is developed as a residential development under single ownership or control and which may not completely conform to all of the regulations of the district regulations.

PLANT MATERIALS FOR LANDSCAPE SCREENING:

A. Deciduous shrub means a lower story plant that generally will not attain a mature height of more than fifteen feet (15') and usually has a dense branching pattern which is close to ground level. Such plants shed their leaves in winter. Any similar plant that will not attain a mature height of more than one foot (1') will not be regarded as a shrub. Examples include honeysuckle, lilac, forsythia, rose of sharon, and sumac.
B. Evergreen shrub means a lower story plant that generally will not attain a mature height of more than fifteen feet (15') and usually has a dense branching pattern which is close to ground level. Such plants retain their foliage throughout the year. Any similar plant that will not attain a mature height of more than one foot (1') will not be regarded as a shrub. Examples include douglas arbor-vitae, chinese juniper, swiss stone pine, and irish yew.
C. Evergreen tree means a tree that retains its foliage throughout the year which generally develops a pyramidal shape and grows to a mature height and spread that is greater than any pyramidal shaped evergreen shrub such as upright junipers and upright arbor

vitae. Examples include spruce, pine, hemlock, and douglas fir.

D. Intermediate tree means a deciduous plant characterized by a height and/or spread that is generally smaller than that of a shade tree under natural growing conditions. Such plants will shed their leaves and are dormant during the winter. Intermediate trees may have a single trunk or multiple trunk. Examples include bradford pear, crimson king maple, and crab apple.
E. Shade tree means a deciduous plant which generally creates a tall and wide overhead canopy under nature growing conditions. Such plants will shed their leaves and are dormant during the winter. Shade trees will usually have a single trunk. Examples include oak, hard maple, birch, linden, and beech. (amd. Ord. 00-51, 3-19-01)

PLAY STRUCTURE:

A. Length is less than forty percent (40%) of average yard width.
B. Width is less than twenty-five percent (25%) of average yard width.
C. Interior of enclosed structure may not exceed seven feet, six inches (7'6") in height.
D. Interior of enclosed structure may not exceed sixty (60) square feet.
E. Tallest point of structure cannot exceed fourteen feet, six inches (14'6") of the average soil height of the yard.
F. Enclosed structure may not be insulated.
G. Enclosed structure may not be used for storage of anything other than toys. Bikes, wagons, tricycles, or other wheeled structures are not considered toys.
H. Only one (1) enclosed structure is allowed per play structure.
I. A play structure may not be placed in or on a concrete foundation; however, posts are acceptable and may be set in concrete.
J. Only one (1) play structure is allowed per lot. (Ord. 05-41, 2-6-06)
K. Shall not include swing sets.

A swing set is defined as follows:

1. Structure constructed of metal, wood, or other materials with swings, a glider, and a slide.
2. Shall be exempt from the building permit process.
3. Shall meet all required setbacks for accessory structures. (Ord. 06-05, 5-1-06)

PORTABLE STORAGE UNITS: Any container, storage unit, shed-like container, or other portable structure that can be or is used for the storage of personal property. (Ord. 07-41, 10-1-07)

RESIDENTIAL TREATMENT CENTER: An establishment, including the operation of a professional pharmacy, and facilities for 24 hour in-patient care, where one or more physicians, psychologists, counselors, or other medical professionals diagnose and treat human physical and/or mental disorders. (Ord. 07-37, 10-1-07)

REST HOME OR NURSING HOME: A home for the aged, chronically ill, or incurable persons in which three (3) or more persons not of the immediate family are received, kept, or provided with food and shelter and care for compensation, but not including hospitals, clinics or similar institutions devoted primarily to the diagnosis, treatment, or care of the sick or injured. (Ord. 78-31, 3-5-79)

RETIREMENT CENTER: A building where three (3) or more persons not of the immediate family are lodged for hire and where they may be provided meals, health care, and rehabilitation activities, including physical and occupational rehabilitation services. The center may also provide adult day care and home health care services. (Ord. 84-25, 4-15-85)

RINGELMANN NUMBER: A particular designation of an area on the Ringelmann Chart that coincides most nearly with the visual density of smoke or particulate matter being observed.

SHELTERS/TENTS: Something which has no foundation, metal frame, and which can be used to enclose an area. (Ord. 07-41, 10-1-07)

SIGNS: Any commercial structure or device for visual communication that is used for the purpose of bringing the subject thereof to the attention of the public, but not including any flag, badge, or insignia of any government or governmental agency, of any civic, charitable, religious, patriotic, fraternal, or similar organization, or any sign indicating address.

SIGNS, ADVERTISING: A sign which directs attention to a business, commodity, service, or entertainment, not exclusively related to the premises where such sign is located or to which it is affixed.

SIGNS, BUSINESS: A sign which directs attention to a business or profession conducted or to a commodity, service, or entertainment sold or offered upon the premises on which such sign is located or to which it is affixed, or an adjoining premises in the case of a shared sign.

SIGNS, TEMPORARY: A non-permanent sign intended to be used for a short fixed period of time, including, but not limited to, political, real estate, construction, barker, and signs announcing a campaign drive or civic event. (Ord. 07-31, 9-4-07)

SOLAR WATER SYSTEM: A solar water system is one which produces domestic hot water. (Ord. 10- 20, 10-4-10)

SPECIAL USES: Any use of land or buildings described and permitted herein in accordance with the procedures of Section 10-10-2 of this Title.

STORY: That portion of a building included between the surface of any floor and the surface of the floor next above it, or if there is no floor above it, then the space between the floor and the ceiling next above it. Any portion of a story exceeding fourteen feet (14') in height shall be considered as an additional story for each fourteen feet (14') or fraction thereof. Any basement or cellar with more than one-half (1/2) its height above the established curb level, or above the level of the adjoining ground where curb level has not been established, shall be considered a story for purposes of height measurements.

STORY, HALF: As related to a structure, a basement or cellar level with not more than one-half (1/2) of its height above ground level. As a measurement relating to height limitations of structures other than buildings, half-story shall be seven feet (7').

STREET: A thoroughfare within the right of way which affords the principal means of access to abutting property. A street may be designated as an avenue, a boulevard, drive, highway, lane, parkway, place, road, thoroughfare, or by other appropriate name.

STRUCTURE: Anything constructed or erected which requires location on the ground or is attached to something having location on the ground including, but not limited to, buildings, walls, swimming pools, fences, billboards, signs, stadiums, platforms, radio towers, sheds, storage bins, antenna, and surfacing for vehicle parking and any other surfacing. (Ord. 78-31, 3-5-79)

SUPPORTED LIVING FACILITY: A maximum of four (4) family units may reside in the basement, first floor, and second floor where one (1) or more of the family units requires some form of support or supervision. A family unit is an individual or a married couple, or a descendant of either. (Ord. 14-32, 12-15-14)

SUPPORTED LIVING FACILITY WITH LIMITED COMMERICAL USE: A supported living facility in which on the first floor there may be programs, including instructional and actual training with equipment for persons with disabilities. Incidental production of and sale of items produced in conjunction with the training is permissible. (Ord. 14-32, 12-15-14)

SWIMMING POOL: Any structure, basin, chamber, or tank containing an artificial body of water for swimming or wading, which is dug into the ground or which sits on the ground (including inflatable structures), and which has a depth of two feet (2') or more at any point. Depth shall be the height of the wall. Any device with a filtration system that is used for swimming or wading, regardless of depth, shall be considered a swimming pool and shall be located in the rear yard. For purposes of this definition, lakes and borrow pits shall not be considered basins. (Ord. 96-39, 3-17-97; amd. Ord. 01-25, 10-1-01)

TASTING ROOM: A room accessory only to a craft brewery where beer manufactured onsite is available on tap.

USE: The specific purpose for which land, a structure, or premises is designed, arranged, intended, or for which it may be occupied or maintained. The term "permitted use" or its equivalent shall not be deemed to include any nonconforming use.

VARIATION: A deviation from the regulations or standards adopted by this Title which the Zoning Board is permitted to grant when strict enforcement would cause undue hardship owing to circumstances unique to the individual property, lot, structure, or premises for which the variance is sought.

WIND ENERGY CONVERSION SYSTEM: A machine that converts the kinetic energy in the wind into a usable form (commonly known as a "wind turbine" or "windmill"). (Ord. 07-04, 5-7-07)

WINERY: An establishment where wine is manufactured onsite and offered for sale at retail for use or consumption onsite or offsite. Not more than fifty thousand (50,000) gallons of wine per year may be manufactured at a specified location for such location to be considered a winery.

YARD: An open space on the same zoning lot with a building or group of buildings which is unoccupied and unobstructed from its lowest level upward, except as otherwise permitted in this Title, and which extends along a lot line and at right angles thereto to a depth or width specified in the yard regulations for the district in which the zoning lot is located.

YARD, FRONT: A yard extending across the full width of the zoning lot and lying between the front line of the lot and the nearest line of a building. Corner lots with property on two (2) intersecting streets shall provide two (2) front yards to meet the front yard requirements set forth herein. Reverse frontage or through lots having access on two (2) non-intersecting streets shall be required to provide a front yard on only one (1) street that upon which the proposed structure is to front unless both streets providing access serve as fronting streets for adjoining properties, in which case, a front yard shall be provided on both streets providing access.

YARD, REAR: A yard extending across the full width of the zoning lot and lying between the rear line of the lot and the nearest line of the principal building.

YARD, SIDE: That part of the yard lying between the nearest line of the principal building and a side lot line and extending from the required front yard (or from the front lot line, if there is no required front yard) to the required rear yard.

YARD, LANDSCAPED: The portion of the front yard a distance in depth as specified herein and right of way upon which the property fronts, or from the edge of the proposed right of way, if the fronting street or street rights of way are less than specified on the Official Map.

ZONING LOT: See "LOT." (Ord. 78-31, 3-5-79)

SECTION 3: **AMENDMENT** "10-7-3: I-2 General Industrial District" of the Morton Municipal Code is hereby *amended* as follows:

A M E N D M E N T

10-7-3: I-2 General Industrial District

A. Permitted Uses:
    1. All uses permitted as "permitted uses" in the I-1 District

2. Any manufacturing, fabricating, assembling, and processing of materials and products not permitted in the I-1 District but which do not exceed the industrial performances standards included in this Section, except that uses permitted in the I-1 District as "special uses" shall be permitted in the I-2 District only as special uses. (Ord. 78-31, 3-5-79)
3. Motor freight terminals. (Ord. 79-28, 10-1-79)

B. Special Uses: The following uses are permitted subject to the public hearing and other special permit procedure requirements as outlined in Chapter 10 of this Title:
    1. Uses permitted in the I-1 District as "special uses."
    2. Manufacturing or processing requiring large quantities of water, producing large quantities of waste materials, or which involve the disposal into public sewers of any quantities of toxic, noxious, corrosive, or explosive materials, or otherwise hazardous materials.
    3. Extraction and processing of stone, sand, and gravel, including the necessary processing and loading equipment and structures.
    4. Processing of animal and vegetable products such as tanneries, distilleries, breweries, rendering plants, plants for the production of glue, soap, paint, or varnish.
    5. Manufacturing of coal, tar, petroleum, and asphalt products. (Ord. 78-31, 3-5-79)
    6. A motor freight terminal with employee sleeping accommodations. (Ord. 82-32, 4-4-83)
    7. Battery energy storage systems.

C. Required Yard Areas: Every building hereafter erected or structurally enlarged shall provide the following yard requirements except for lots of record which shall meet the reduced requirements of Section 10-4-4 and except for those general exceptions to yard requirements as outlined in Section 10-4-3.
    1. Front Yard: The front yard shall be twice the height of the portion of the building nearest the street line but in no case less than sixty feet (60').
    2. Side Yard: The side yard shall not be less than forty feet (40').
    3. Rear Yard: The rear yard shall not be less than forty feet (40'). (Ord. 78-31, 3-5-79)
    4. Fences And Lighting: Industrial security fences only and lighting shall be allowed in the side and rear yard property lines except where the side or rear property line is adjacent to a street or highway, except that this provision shall not apply to any requirements of a special use under Subsection 10-7-3(B). Any lighting erected pursuant to the provisions of this Section shall be such that it does not flash, scintillate, move, or otherwise create a hazardous or annoying glare. (Ord. 79-45, 4-21-80)
    5. Pavement: Pavement shall be no closer than ten feet (10') to the side and rear property lines. In the event walks, drives, or parking areas were built in compliance with a lesser setback, but not as a result of a variance, then the setback for subsequent walks, drives, and parking areas may be the same as that in effect at the time of prior construction. Landscape screening shall be required whenever pavement is closer than the building setback line.

6. Parking Lot Light Poles: Parking lot light poles may extend an additional three feet (3') into the required landscaped yard setback., All outdoor lighting in any business or industrial district shall be installed so that lighting throw does not fall beyond any property line.
7. Noise-Emitting Mechanical Equipment. On properties adjacent to residential districts, mechanical equipment emitting noise such as air-conditioning compressors and similar equipment emitting noise such as air-conditioning compressors and similar equipment may be located in side or rear yards but in no case any closer than twelve feet (12') to the side yard property line of the adjacent property, and in all instances so installed and directed to be of minimum annoyance to the adjacent property. Back-up generators may be located in side or rear yards but in no case closer than six feet (6') to the side yard property line of the adjacent property.

D. Building Height: No building shall be erected or enlarged to exceed seventy feet (70') in height.
E. Required Off-Street Parking And Loading: Required off-street parking and loading shall be provided as outlined in Chapter 8 of this Title. (Ord. 78-31, 3-5-79). The travelled area through the property shall be paved with bituminous concrete, concrete, A-3 or equivalent. All other drives, parking, loading and storage areas for which hard surfaced paving is not required shall be graveled and maintained in a dust-free condition.
F. Interstate Corridor: Notwithstanding the foregoing provisions, in the event the property is located within an interstate corridor, then with respect to rear yards, the provisions of Title 10, Chapter 4, Subsection 7(C)3 shall apply. With respect to required lot size, the provisions of Title 10, Chapter 4, Subsection 7(B) shall apply. The provisions of Title 10, Chapter 4, Subsection 7(G) shall also apply. (Ord. 94-31, 5-15-95).
G. Landscaped Buffers or Screening Required: Newly established industrial uses adjacent to or backing on property zoned in the residential or business districts shall provide and continuously maintain on that property line a dense hedge, tree row, or other similar landscape device suitable to visually screen the differing types of adjacent uses from one another.

SECTION 4: **REPEALER CLAUSE** All ordinances or resolutions or parts thereof, which are in conflict herewith, are hereby repealed.

SECTION 5: **SEVERABILITY CLAUSE** Should any part or provision of this Ordinance be declared by the courts to be unconstitutional or invalid, such decision shall not affect the validity of the Ordinances a whole or any part thereof other than the part so declared to be unconstitutional or invalid.

SECTION 6: **EFFECTIVE DATE** This Ordinance shall be in full force and effect from and after the required approval and publication according to law.

PASSED AND ADOPTED BY THE VILLAGE OF MORTON PRESIDENT AND BOARD OF TRUSTEES _____.

	AYE	**NAY**	**ABSENT**	**ABSTAIN**
Trustee Blunier	_____	_____	_____	_____
Trustee Cirilli	_____	_____	_____	_____
Trustee Hilliard	_____	_____	_____	_____
Trustee Leitch	_____	_____	_____	_____
Trustee Menold	_____	_____	_____	_____
Trustee Parrott	_____	_____	_____	_____
President Kaufman	_____	_____	_____	_____

Presiding Officer

_____
Jeffrey L. Kaufman, Village President,
Village of Morton

Attest

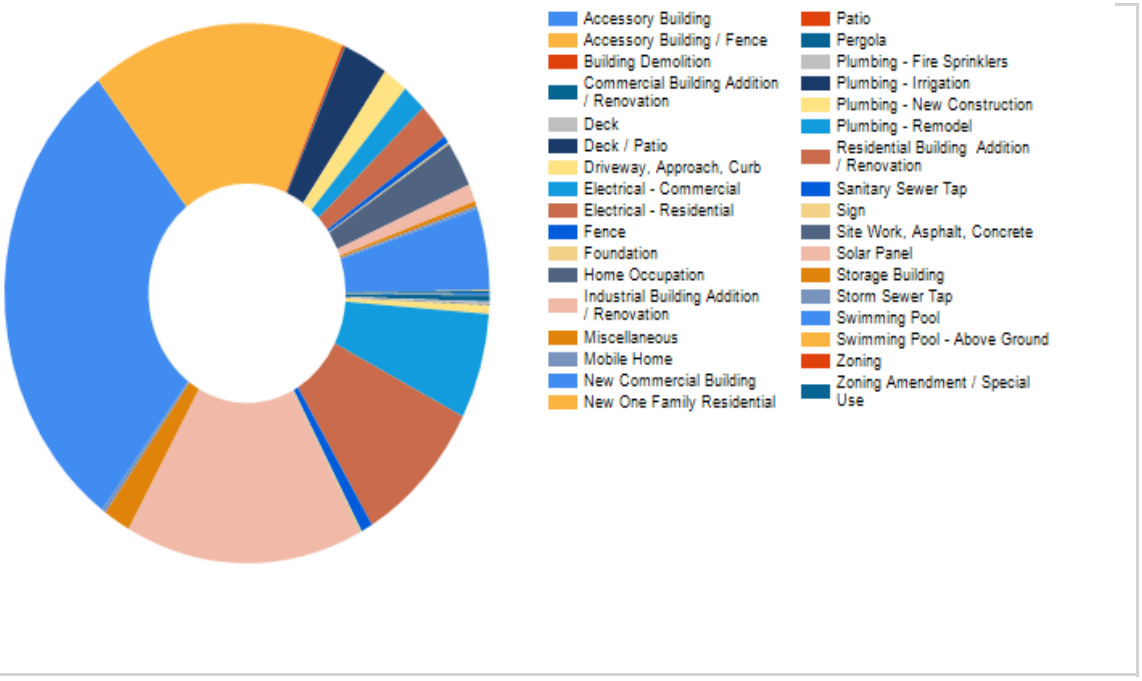
_____
Sam Ritthaler, Village Clerk,
Village of Morton

Permit Type Report

End of Q2 - FY27
Permit Dates
08/01/2026 to 10/31/2026

Description	Fees	Project Cost	Permits
Accessory Building	$100.00	2,250.00	2
Accessory Building / Fence	$50.00	2,200.00	1
Building Demolition	$0.00	0.00	4
Commercial Building Addition / Renovation	$428.10	76,800.00	1
Deck	$200.00	34,500.00	4
Deck / Patio	$50.00	180,000.00	1
Driveway, Approach, Curb	$590.00	139,537.00	13
Electrical - Commercial	$7,285.07	2,995,531.00	10
Electrical - Residential	$10,197.80	266,177.00	57
Fence	$900.00	156,529.37	19
Foundation	$150.00	0.00	1
Home Occupation	$25.00	0.00	1
Industrial Building Addition / Renovation	$18,230.32	5,402,500.00	2
Miscellaneous	$2,075.00	69,450.00	16
Mobile Home	$305.25	16,500.00	3
New Commercial Building	$33,772.61	15,450,096.00	2
New One Family Residential	$19,561.18	2,307,000.00	3
Patio	$200.00	27,306.00	4
Pergola	$50.00	1,500.00	1
Plumbing - Fire Sprinklers	$0.00	0.00	1
Plumbing - Irrigation	$3,444.70	18,800.00	5
Plumbing - New Construction	$1,930.00	28,300.00	5
Plumbing - Remodel	$1,875.00	51,490.00	7
Residential Building Addition / Renovation	$2,538.00	520,000.00	8
Sanitary Sewer Tap	$500.00	16,956.00	10
Sign	$125.00	51,659.00	4
Site Work, Asphalt, Concrete	$3,150.00	1,000,000.00	2

Solar Panel	$1,200.00	345,539.48	8
Storage Building	$350.00	44,806.92	7
Storm Sewer Tap	$200.00	0.00	5
Swimming Pool	$5,650.00	1,007,000.00	8
Swimming Pool - Above Ground	$50.00	600.00	1
Zoning	$0.00	0.00	6
Zoning Amendment / Special Use	$150.00	0.00	1
Total	**$115,333.03**	**30,213,027.77**	**223**



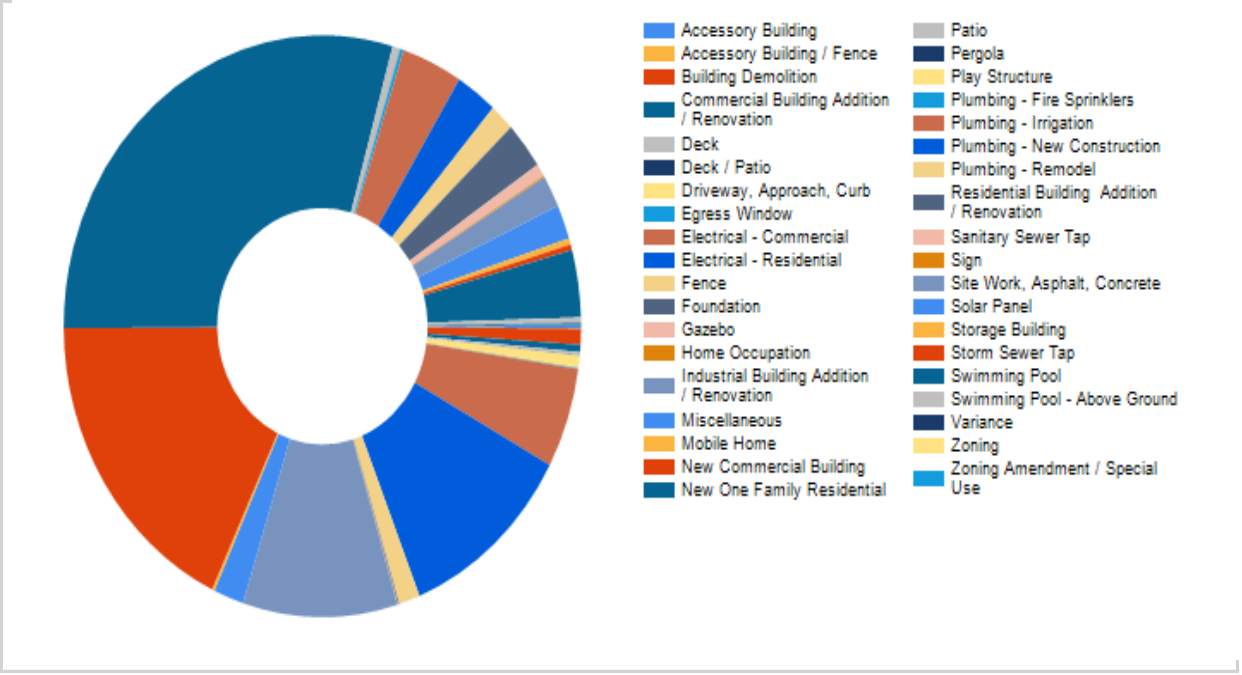
Permit Type Report

End of Q2 - FY27 YTD Report
Permit Dates
05/01/2026 to 10/31/2026

Description	Fees	Project Cost	Permits
Accessory Building	$200.00	5,750.00	4
Accessory Building / Fence	$50.00	2,200.00	1
Building Demolition	$1,650.00	0.00	8
Commercial Building Addition / Renovation	$773.10	161,800.00	2
Deck	$350.00	95,500.00	8
Deck / Patio	$50.00	206,495.00	3
Driveway, Approach, Curb	$1,270.00	328,002.00	29
Egress Window	$100.00	0.00	2
Electrical - Commercial	$10,500.80	3,264,412.00	19
Electrical - Residential	$20,697.80	437,912.50	126
Fence	$2,500.00	455,288.43	53
Foundation	$150.00	0.00	1
Gazebo	$50.00	9,500.00	1
Home Occupation	$25.00	0.00	1
Industrial Building Addition / Renovation	$18,230.32	5,402,500.00	2
Miscellaneous	$3,550.00	69,450.00	30
Mobile Home	$305.25	16,500.00	3
New Commercial Building	$33,772.61	15,450,096.00	2
New One Family Residential	$55,666.29	7,088,900.00	13
Patio	$900.00	282,261.00	19
Pergola	$50.00	1,500.00	1
Play Structure	$0.00	3,800.00	3
Plumbing - Fire Sprinklers	$375.00	0.00	2
Plumbing - Irrigation	$7,161.54	50,300.00	11
Plumbing - New Construction	$4,900.00	28,300.00	14
Plumbing - Remodel	$2,900.00	73,343.00	13
Residential Building Addition / Renovation	$4,947.50	1,077,000.00	14
Sanitary Sewer Tap	$1,350.00	16,956.00	27
Sign	$175.00	56,809.00	6
Site Work, Asphalt, Concrete	$3,350.00	1,040,600.00	3

Solar Panel	$3,600.00	841,673.83	24
Storage Building	$650.00	71,196.14	13
Storm Sewer Tap	$600.00	350.00	13
Swimming Pool	$7,050.00	1,536,000.00	13
Swimming Pool - Above Ground	$600.00	111,699.00	11
Variance	$175.00	0.00	1
Zoning	$0.00	0.00	8
Zoning Amendment / Special Use	$150.00	0.00	1
Total	**$188,825.21**	**38,186,093.90**	**505**

Fees Breakdown



Check Date	Check Number	Vendor Number	Payee	Invoice Amount	Merchant Vendor Number	Merchant Name
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	259.78	39	AT&T MOBILITY
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	227.52	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	227.52	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	159.90	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	227.59	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	246.24	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	215.40	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	448.10	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	215.34	846	COMCAST CABLE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	581.00	4813	MORTON CHAMBER OF COMMERCE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	318.37	5301	SYNERGETIC TECHNOLOGIES
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	53.00	5301	SYNERGETIC TECHNOLOGIES
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	174.74	5301	SYNERGETIC TECHNOLOGIES
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	106.89	5608	ORKIN EXTERMINATING CO
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	104.69	5608	ORKIN EXTERMINATING CO
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	60.00	6303	POTTER STORAGE
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	509.87	7076	STERICYCLE INC
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	489.35	7076	STERICYCLE INC
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	305.15	8124	VERIZON WIRELESS
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	621.11	8124	VERIZON WIRELESS
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	2,485.28	8124	VERIZON WIRELESS
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	5.00	93246	MAKE LEGACY PLAN
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	131.97	99263	SOFIRN
10/29/2026	930205085	5102	MCB CASH BACK VISA CARD	720.00	99264	MANDELL PC
Grand Totals:				8,893.81		

203610	10/29/2026	70419	I	3465	AB HUNTER SEWER SERVICE
203610	10/29/2026	70420	I	20612.5	AG-LAND FS INC
203610	10/29/2026	70421	I	438	AIR ONE EQUIPMENT INC
203610	10/29/2026	70422	I	3822.35	ALADTEC LLC
203610	10/29/2026	70423	I	727.65	ALTORFER INC
203610	10/29/2026	70424	I	5676.26	AMEREN CILCO
203610	10/29/2026	70425	I	22.54	ANDERSON
203610	10/29/2026	70426	I	125	ANJ ELECTRIC INC
203610	10/29/2026	70427	I	261.31	BEA OF ILLINOIS
203610	10/29/2026	70428	I	53.96	BLAIN'S FARM & FLEET
203610	10/29/2026	70429	I	1285.78	BOUND TREE MEDICAL
203610	10/29/2026	70430	I	500	CENTRAL IL EMERGENCY
203610	10/29/2026	70431	I	154.41	CIT TRUCKS - MORTON
203610	10/29/2026	70432	I	7500	CITY OF CHAMPAIGN
203610	10/29/2026	70433	I	58687.05	CORE & MAIN LP
203610	10/29/2026	70434	I	441.42	DAAB
203610	10/29/2026	70435	I	6683.27	DHAESE
203610	10/29/2026	70436	I	19.15	EAGLE ENGRAVING
203610	10/29/2026	70437	I	3576.79	EMS MANAGEMENT & CONSULTANTS INC
203610	10/29/2026	70438	I	245	ENTEC SERVICES INC
203610	10/29/2026	70439	I	359	FERGUSON WATERWORKS #2516
203610	10/29/2026	70440	I	2090	FIRE SAFETY EDUCATION
203610	10/29/2026	70441	I	140	FOSTER
203610	10/29/2026	70442	I	668.89	FRONTIER
203610	10/29/2026	70443	I	115724.76	GFL ENVIRONMENTAL
203610	10/29/2026	70444	I	2257.29	GFL ENVIRONMENTAL
203610	10/29/2026	70445	I	242.48	GRAINGER
203610	10/29/2026	70446	I	1085.09	GROEBNER & ASSOCIATES INC
203610	10/29/2026	70447	I	40	HAWKINS INC
203610	10/29/2026	70448	I	242.5	HEART TECHNOLOGIES
203610	10/29/2026	70449	I	15	IL SECRETARY OF STATE
203610	10/29/2026	70450	I	350	ILLINOIS TACTICAL OFFICERS ASSOC
203610	10/29/2026	70451	I	850	IPPFA
203610	10/29/2026	70452	I	5137	JAN X-RAY SERVICES INC
203610	10/29/2026	70453	I	1978.84	JOHNSON
203610	10/29/2026	70454	I	2845.63	JR'S LANDSCAPE SERVICES
203610	10/29/2026	70455	I	4865.79	K9 KENNEL STORE
203610	10/29/2026	70456	I	23189.86	KEACH ARCHITECTURAL DESIGN

203610	10/29/2026	70457	I	303.92	KEN'S OIL SERVICE
203610	10/29/2026	70458	I	386.25	KIESLER POLICE SUPPLY
203610	10/29/2026	70459	I	1960.22	KREILING ROOFING CO INC
203610	10/29/2026	70460	I	3018.5	LASER ELECTRIC
203610	10/29/2026	70461	I	190	LEMAN PRECAST
203610	10/29/2026	70462	I	972.32	LOWERY EXCAVATING INC
203610	10/29/2026	70463	I	6453	LT EXCAVATING
203610	10/29/2026	70464	I	127.24	MATHIS-KELLEY CONSTRUCTION
203610	10/29/2026	70465	I	71.94	MCGREW
203610	10/29/2026	70466	I	6961	MCMAHON ASSOCIATES INC
203610	10/29/2026	70467	I	1008.06	MERAKAI LLC
203610	10/29/2026	70468	I	1498.98	MES SERVICE COMPANY LLC
203610	10/29/2026	70469	I	7764.06	MIDWEST SALT
203610	10/29/2026	70470	I	24067	MILLENNIA PROFESSIONAL SVCS
203610	10/29/2026	70471	I	24961.63	MORTON PUBLIC LIBRARY DIST
203610	10/29/2026	70472	I	120	MOTOROLA SOLUTIONS-STARCOM
203610	10/29/2026	70473	I	1649.36	NAPA AUTO PARTS
203610	10/29/2026	70474	I	611.38	NENA HARDWARE
203610	10/29/2026	70475	I	76.76	OSF HEALTHCARE SYSTEM
203610	10/29/2026	70476	I	17745.59	OTTO BAUM CO INC
203610	10/29/2026	70477	I	860	PACE ANALYTICAL SERVICES
203610	10/29/2026	70478	I	100	PETEFISH
203610	10/29/2026	70479	I	515.7	PHELPS
203610	10/29/2026	70480	I	30.82	PURITAN SPRINGS
203610	10/29/2026	70481	I	165	QUADIENT
203610	10/29/2026	70482	I	1201148.48	RA CULLINAN & SON INC
203610	10/29/2026	70483	I	3111.58	RAGAN COMMUNICATIONS
203610	10/29/2026	70484	I	2539.66	RAY OHERRON CO INC
203610	10/29/2026	70485	I	123.14	ROCKFORD RIGGING INC
203610	10/29/2026	70486	I	402.67	RP LUMBER CO INC
203610	10/29/2026	70487	I	959.5	SMITH ECOLOGICAL SYSTEMS CO
203610	10/29/2026	70488	I	4231.73	STEVEN J SCHLAPPI
203610	10/29/2026	70489	I	399087.41	STEWART SPREADING INC
203610	10/29/2026	70490	I	149.3	SUNCENTRAL
203610	10/29/2026	70491	I	378.21	SYNERGETIC TECHNOLOGIES
203610	10/29/2026	70492	I	381.33	TAS COMMUNICATIONS
203610	10/29/2026	70493	I	13320	TAZEWELL COUNTY ETSB
203610	10/29/2026	70494	I	100.31	TCI COMPANIES INC

203610	10/29/2026	70495	I	343.75	TOTAL PETROLEUM SERVICE CO
203610	10/29/2026	70496	I	418.5	T-SHIRT HOUSE
203610	10/29/2026	70497	I	408.3	ULINE
203610	10/29/2026	70498	I	3150	UNIVERSITY OF ILLINOIS PAYMENT CENTER
203610	10/29/2026	70499	I	2893.19	USA BLUE BOOK
203610	10/29/2026	70500	I	973.88	UTILITY SAFETY & DESIGN
203610	10/29/2026	70501	I	493.21	VCNA PRAIRIE LLC
203610	10/29/2026	70502	I	10660.94	VILLAGE OF MORTON
203610	10/29/2026	70503	I	2167.13	VILLAGE OF MORTON
203610	10/29/2026	70504	I	9915.1	WATER SOLUTIONS UNLIMITED INC
203610	10/29/2026	70505	I	6021.8	WELCH BROS INC
203610	10/29/2026	70506	I	148	WELLS FARGO FINANCIAL LEASING
203610	10/29/2026	70507	I	2571.23	WIDMER INTERIORS
203610	10/29/2026	70508	I	263.28	XEROX BUSINESS SOLUTIONS
203610	10/31/2026	10001155	I	79.38	BOYLE
203610	10/31/2026	10001156	I	150	BROOKS
203610	10/31/2026	10001157	I	47.69	CRICKMAN
203610	10/31/2026	10001158	I	38.92	GRANT
203610	10/31/2026	10001159	I	10	HOLMES PROPERTIES LLC
203610	10/31/2026	10001160	I	90	KRIDER
203610	10/31/2026	10001161	I	24.21	YORDY
203610	10/31/2026	10001162	I	51.73	YORDY
203610	10/29/2026	10001163	I	100	PROBYN
198773	10/29/2026	311	I	42294.17	COMPASS MINERALS AMERICA
198773	10/29/2026	312	I	73828.39	RA CULLINAN & SON INC