	D 1		,
	Page 1		Page 2
	CREST HILL PLAN COMMISSION	1	CHAIRMAN THOMAS: Okay. Welcome. I
	MARCH 13, 2025	2	would like to call the March 13th, 2025 Plan
		3	Commission Meeting to order at 7:00.
	REPORT OF PROCEEDINGS had in the above-entitled matter,	4	If you're able, please rise for the
	at 20600 City Center Boulevard, Crest Hill, Illinois, commencing at 7:00 o'clock p.m. on the 13th day of	5	Pledge of Allegiance.
	March, 2025.	6	(Pledge of Allegiance.)
	BEFORE:	7	CHAIRMAN THOMAS: Thank you.
	Ron Mentzer, Community/Economic Development Consultant	8	Roll call, please.
	Pat Answorth, Director of Community and Economic	9	SAMANTHA TILLEY: Bill Thomas?
	Development Samantha Tilley, Administrative Clerk	10	CHAIRMAN THOMAS: Yes. Here.
	Mike Stiff, City Attorney	11	SAMANTHA TILLEY: Ken Carroll?
	Bill Thomas, Chairman	12	COMMISSIONER CARROLL: Here.
	Ken Carroll, Vice Chairman Cheryl Slabozeski, Commissioner	13	SAMANTHA TILLEY: Cheryl Slabozeski?
	John Stanton, Commissioner	14	COMMISSIONER SLABOZESKI: Here.
	Marty Flynn, Commissioner	15	
	Angelo DeSerio, Commissioner Jeff Peterson, Commissioner	16	SAMANTHA TILLEY: Angelo DeSerio?
		17	COMMISSIONER DESERIO: Here.
	PRESENT:	18	SAMANTHA TILLEY: Jeff Peterson?
	Lockport Township Fire Protection District Chief John O'Connor	19	COMMISSIONER PETERSON: Here.
		20	SAMANTHA TILLEY: Marty Flynn?
	Lockport Police Department Deputy Chief Ron Huff		COMMISSIONER FLYNN: Here.
	Jason Estes and Jennifer Villena, FGMA	21	SAMANTHA TILLEY: John Stanton?
		22	COMMISSIONER STANTON: Here.
	Nathan Sevener, Soundscape Engineering	23	SAMANTHA TILLEY: Thank you.
	* * * *	24	CHAIRMAN THOMAS: Okay. Thank you.
	Page 3		Page 4
1			
1	I would like to introduce, before we get	1	SAMANTHA TILLEY: Marty Flynn?
2	going, our new director of community and economic	2	COMMISSIONER FLYNN: Yes.
3	development, Pat Answorth, and also our community	3	SAMANTHA TILLEY: And Bill Thomas?
4	and economic development consultant, Ron Mentzer,	4	CHAIRMAN THOMAS: Yes again.
5	and then else up here is our attorney, Mike Stiff.	5	SAMANTHA TILLEY: Motion carried.
_			
6	So I would like to start by having a	6	CHAIRMAN THOMAS: Okay. Thank you all
6 7	So I would like to start by having a motion to approve the minutes from the Plan	7	CHAIRMAN THOMAS: Okay. Thank you all for coming. I appreciate all the input that we
8	So I would like to start by having a motion to approve the minutes from the Plan Commission Meeting held on September 12th, 2024.	7 8	CHAIRMAN THOMAS: Okay. Thank you all
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8	So I would like to start by having a motion to approve the minutes from the Plan Commission Meeting held on September 12th, 2024.	7 8	CHAIRMAN THOMAS: Okay. Thank you all for coming. I appreciate all the input that we have had for tonight, and I promise you anybody
8	So I would like to start by having a motion to approve the minutes from the Plan Commission Meeting held on September 12th, 2024. COMMISSIONER PETERSON: I'll make that	7 8 9	CHAIRMAN THOMAS: Okay. Thank you all for coming. I appreciate all the input that we have had for tonight, and I promise you anybody who has come and wants to speak will be given the
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8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23	So I would like to start by having a motion to approve the minutes from the Plan Commission Meeting held on September 12th, 2024. COMMISSIONER PETERSON: I'll make that motion. COMMISSIONER SLABOZESKI: Second. CHAIRMAN THOMAS: Motion by Commissioner Peterson. Second by Commissioner Slabozeski. Roll call, please. SAMANTHA TILLEY: Jeff Peterson? COMMISSIONER PETERSON: Yes. SAMANTHA TILLEY: Cheryl Slabozeski? COMMISSIONER SLABOZESKI: Yes. SAMANTHA TILLEY: Angelo DeSerio? COMMISSIONER DESERIO: Yes. SAMANTHA TILLEY: Ken Carroll? COMMISSIONER CARROLL: Here. Yes. SAMANTHA TILLEY: John Stanton?	7 8 9 10 11 12 13 14 15 16 17 18 19 20 21 22 23	CHAIRMAN THOMAS: Okay. Thank you all for coming. I appreciate all the input that we have had for tonight, and I promise you anybody who has come and wants to speak will be given the time to do that. So we have one case on our agenda for tonight and it is a public hearing and consideration of Case Number PUD-25-1-3-1 of Lockport Township Fire Protection District seeking approval of various zoning ordinance text amendments, special use permits, preliminary and final Planned Unit Development plans, and miscellaneous PUD exceptions in the M-1 limited manufacturing district site located along the south side of Division, west of Broadway, east of Weber. Samantha, is all the paperwork in order? SAMANTHA TILLEY: Yes, it is.

Page 5 Page 6

you go, well, what paperwork are you talking about. There's the paperwork for this case. I think we set a record.

Okay. I would like to have a motion to open the public hearing for Case PUD-25-1-3-1.

COMMISSIONER CARROLL: So moved.

CHAIRMAN THOMAS: Motion by Commissioner Carroll.

COMMISSIONER DESERIO: Second.

CHAIRMAN THOMAS: Second by Commissioner DeSerio.

Roll call, please.

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of 2023.

SAMANTHA TILLEY: Ken Carroll? COMMISSIONER CARROLL: Yes.

SAMANTHA TILLEY: Angelo DeSerio?

COMMISSIONER DESERIO: Yes.

SAMANTHA TILLEY: Marty Flynn?

COMMISSIONER FLYNN: Yes.

SAMANTHA TILLEY: Jeff Peterson?

COMMISSIONER PETERSON: Yes.

SAMANTHA TILLEY: John Stanton?

COMMISSIONER STANTON: Yes.

SAMANTHA TILLEY: Cheryl Slabozeski?

²⁴ COMMISSIONER SLABOZESKI: Yes.

SAMANTHA TILLEY: And Bill Thomas? CHAIRMAN THOMAS: Yes. The meeting is open at 7:04 p.m.

So, again, the subject of this public hearing is to discuss Case PUD-25-1-3-1. I would like to ask our community and economic development consultant, Ron Mentzer, to present some of the specifics of this case.

RON MENTZER: Hi. Sorry about that.
Good evening, everybody. Thank you,
Chairman. I just wanted to start out by providing
a high overview -- high level, but brief overview
of the history of this project and the City's
involvement in it, the purpose of tonight's
meeting, and the scope of the most important
special approvals that the Fire District has
submitted and our ability to (inaudible) tonight's
meeting.

First, I did want to just clarify a little bit. I am the City's community and economic development consultant currently. Prior to that, prior to the City hiring Patrick as the full-time community and economic development director earlier this year, I had served as the

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City's interim community development director for

over a year, and over that service time I did play a pretty important or extensive role in

4 interacting with the Fire District as the

interacting with the Fire District as they came

forward with this project and began discussing it

with the City, and then through the evolution of

the back and forth, the design and the documents

and the approvals that are being presented to you tonight.

So, it was just in the last quarter of 2023 is when the Fire District contacted the City and set up the first initial meeting with staff to provide a high level conceptual overview of what they were working on and that they were looking forward to submitting for formal City review and approvals. The purpose of that initial meeting was just to kind of let the City know that they were working on this project and it was their intent to move forward with submitting for City approvals at some point in time, and they wanted to get a good handle on what that City approval process looked like. That was, again, in the end

In January of 2024 the Fire District

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appeared before the City Council and presented an update on where they were at in the design of the project and preliminary scope of the project. And in August of 2024, the Fire District submitted their formal application materials that have led to where we're at today. And in September of 2024, the Fire District and their consultants and partners appeared before the City Council Workshops meeting to present the detailed conceptual plans that they had prepared up to that point in time, and then in early January of 2025, this year, the Fire District submitted the final -- preliminary and final design documents and application materials for what's going to be discussed tonight.

The purpose of tonight's meeting is the official public hearing for this request. The public hearing for special zoning requests by City ordinances is conducted by the Plan Commission. As part of the process there will be presentations by staff and the applicant and the applicant's team. Ultimately the Plan Commission will be afforded an opportunity to ask questions. After the Plan Commissions' questions are addressed,

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then there will be opportunities for the public to ask questions and provide comments on the proposals and the special approval requests that have been submitted. And, ultimately, the Plan Commission will get to a point where they need to make recommendations to the City Council on the various special approvals that have been requested by the Fire Protection District for this particular project.

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And, again, the key there is that the Plan Commission is an appointed body appointed by the mayor with the consent of the City Council, and they only make recommendations to the City Council. So this is one step in the process. Ultimately the Plan Commission's recommendations will move forward and be considered by the City Council at a work session meeting, and ultimately the City Council would approve any of the special requests by ordinance at a formal City Council meeting in the future.

So, with that, I would just like to give you a brief overview summary, you might say, of the key special approvals that have been requested by the Fire District as part of

this. I think it is important to note that City staff did perform an exhaustive review of this project and prepared a detailed 13-page staff report that was distributed to the Plan Commission, and it was made available on the City's website that goes into much more detail on each one of these requests than what I'm going to cover in my summary.

But the first set of requests are a series of zoning ordinance text amendments to be made to the proposed outdoor firing range component of this project. The first of those requests involves amending the City's zoning ordinance text to actually add a definition for that type of firing range. To be very specific, it would be an outdoor firing range for governmental training purposes. So it's not -- this is not a for-profit-type facility that's open to the general public. It's for governmental training purposes only.

Then the second text amendment would actually add that particular use as a possible special use in the M-1 zoning district. In the zoning perspective all land uses are

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either prohibited or permitted, meaning people have a right to operate those uses without going through any type of public hearing or special uses. And if they are -- a use is identified as a special use, there has to be a special application and the applicant needs to go through the type of process, public hearing, that we're conducting tonight.

The third text amendment that's being requested is to add parking requirements for this type of use.

And then, finally, a text amendment would modify the City's existing noise performance standards to specifically exempt this type of use from those standards.

The next set of approvals that they have submitted for involve special use permits. They have requested a special use permit for the final design plans for the project, for the operation of an institutional use in the form of the public safety facility that they're going to present tonight on the property, and then, finally, the operation of an outdoor governmental training firing range on the subject site as part of the training facility.

There's a series of eight specific Planned Unit Development -- this project is being processed as a Planned Unit Development. There's a series of Planned Unit Development exceptions that they're asking for where specific details of the project don't necessarily match up and comply with the letter of all the City's regulations and ordinances.

Those include -- they're looking to have -- one of the building facades to have a reduced amount of masonry materials on it. They're looking to make use of architectural metal panels on the building facades. They're looking for an increase in accessory structure heights; one for the training tower, which will be approximately 45 feet in height. There's an ancillary training tower camp classroom facility adjacent to the training tower, and that would have a canopy over it, and that canopy would have a height of 15 foot, six inches. The firing range would be

equipped, as proposed, with a solid attenuation wall, and that attenuation wall would have a height of 20 foot, 6 inches. Those heights all exceed the maximum height of accessory structures allowed by the City's regulation of 15 feet. They're also seeking to use shipping containers to construct the accessory training tower and the training tower classroom facility adjacent to that.

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The request -- another request involves increasing the maximum width of the only driveway they have proposed for the project, which is on Division Street, up to a maximum of 150 feet. They're also seeking a parking lot landscape island variance that would allow four of the proposed parking lot islands to be paved and striped versus being landscaped.

They're seeking to eliminate the requirement for a large loading zone on the property, and then they're seeking two sign-related exceptions; one to allow a second wall sign on the project, and that wall sign would be on the west building facade, it would not face Division Street, it would face the

large parking lot that would be constructed on site to support the facility. And then that sign -- second piece of relief that's being requested would be for that sign to have the bottom of the sign only six feet above grade, where ten feet is normally required.

So, with that, I would turn it back over to the Chairman

CHAIRMAN THOMAS: Thank you, Ron. So I would now like to ask the Lockport Township Fire Protection District -- Chief O'Connor, is that going to be you -- to come to the podium and present your case.

FIRE CHIEF O'CONNOR: There was some conversation about being sworn in. Is that -- CHAIRMAN THOMAS: Yes. I'm sorry.

Would you raise your right hand, please?

(Fire Chief O'Connor duly sworn.)

CHAIRMAN THOMAS: Thank you.

You may proceed.

FIRE CHIEF O'CONNOR: Okay. Can everyone hear me all right? Okay. I'm getting over a

cold, so hopefully my voice doesn't give out.

Good evening. I thank you for the

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opportunity to present tonight. My name is John O'Connor, Fire Chief of Lockport Township Fire Protection District. With me tonight is Jason Estes and Jennifer Villena, the project veritechs from FGMA. We're also joined by Deputy Chief Ron Huff from Lockport Police Department who will discuss the details and the training opportunities of the public safety range. Lastly, Nathan Sevener, principal consultant of Soundscape Engineering, who will present the findings of the outdoor sound study for the public safety range.

Tonight we will cover several key topics. No. 1 is how this facility will improve the Fire District operations and reduce response times; the critical training opportunities this facility will provide for police and fire agencies; the importance of realistic training and how it enhances emergency response and improves safety, and an overview of the proposed training complex and what we are building at this facility.

As Fire Chief my primary responsibility,

along with our Board of Trustees, is to ensure the Fire District is properly staffed, trained, and equipped to handle emergencies across a 46-mile jurisdiction serving 85,000 residents.

Additionally, and most importantly, our duties ensure that all 108 firefighter paramedics return home safely to their families at the end of every shift. This is no small task when the nature of emergency response is constantly evolving.

40 years ago Fire Districts' primary focus was fire suppression. We then added EMS. Lockport Fire had some of the first paramedics in the state of Illinois starting in 1978. We expanded our services as the need arose to include fire investigations, technical rescue, and hazardous material response. 20 years ago we added rescue diving, which later evolved to include swift water rescue, boat operations, and surface ice rescue.

Motor vehicle accidents have been a part of our emergency response for a long time, but

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the hazards have changed drastically with the introduction of electric vehicles.

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Sadly, active shooter emergencies are a new reality in this country. These incidents have completely changed how emergency response agencies work together. Lockport Fire, with the support of the Romeoville Police Department, was one of the first agencies in Illinois to implement rescue task force training for our personnel.

We evolve as the needs of the community evolve. In just the last five years we have established a search and rescue team, which includes a trained canine handling team working alongside drone operators to locate missing persons.

We managed the pandemic, which included a mass casualty event in Stateville Correctional Facility, multiple vaccination clinics for at-risk residents, distribution of free PBE for our senior communities, unprecedented challenges we hope to never repeat.

We have launched a community risk reduction program, which includes mental health services in collaboration with township government to provide free, accessible counseling to our residents.

All these specialized services help improve the quality of life of our residents and create a safer community, but it requires extensive, ongoing training to ensure our personnel are prepared, proficient and, above all, safe. This is why a dedicated training facility is essential.

Our program objective. The Lockport Fire District Public Safety Training Ground is a collaborative initiative between state legislators, the Lockport Township Fire Protection District and local police agencies working together to enhance public safety in Lockport Township.

This state-of-the-art facility will provide police and fire personnel with advanced, realistic training opportunities that exceed all state mandated requirements. Centrally located within the Fire District on former Stateville property, the proposed training grounds will serve as a hub for

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This facility will consolidate all necessary resources in one location allowing firefighters to train for all types of emergencies. Realistic training is crucial

for developing muscle memory and improving performance under pressure.

Increased safety and efficiency. The more realistic the training is, the more proficient firefighters become. Increased proficiency leads to safer operations. A well-trained crew can execute tasks efficiently with minimal communication. This saves valuable time in emergency situations where minutes matter.

Cost affective training solutions. Currently, we must rent out-of-district facilities for any live fire training, which takes our companies out of service. Additionally, members pay to take classes at other fire departments or facilities because we don't have the resources to provide those classes internally. Having our own facility keeps companies in district and in service, and also allows us the opportunities to host

interagency coordination supporting various public safety functions in a unified setting. This project will also include space for emergency vehicle maintenance, allowing the Fire District to meet it's own vehicle maintenance needs, while expanding services to other departments. The goal for this facility is to become self-sustaining through these operations.

The purpose of this facility. No. 1, improved response times for trainings. Our department is not large enough to take fire companies completely out of service for drills. At times we must respond to emergencies directly from the training grounds. A centrally located facility will reduce response times for those instances.

Standardized training across the district. A dedicated facility will provide a controlled, consistent environment for training ensuring uniformity in drills and skill development for all firefighters using standardized resources.

Enhanced hands-on realistic training.

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Improved operational readiness. Operational readiness is the ability of a fire department to effectively respond to emergencies. It is relying upon continuous training, equipment maintenance, personnel preparedness, and interagency coordination. A dedicated facility will enhance all these factors ensuring firefighters, police, and EMS are always prepared.

Facilitate joint training with other agencies. We conduct monthly training with our mutual aid partners. A high quality facility with realistic scenarios will enhance interagency coordination improving response effectiveness.

Additionally, it provides a secure space where police and fire can train together.

Improved ISO score. The insurance service office assigns public protection classification rating to every fire department. This rating from 1, the best, to 10, the worst, is based on several criteria. It is provided to the insurance companies

across the country. These insurance companies use this rating to help determine insurance rates for a particular community. The Lockport Township Fire Protection District currently holds a Class 2 rating. However, we are unable to gain any facility points without a dedicated training facility that is at least four stories tall and on a minimum of two acres. Our proposed training facility will allow us to capture the points needed for an ISO 1 score, which could reduce insurance costs for both residents and businesses within our community.

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Back up EOC or emergency operation center for the Will County Emergency Management Agency. In coordination with Will County EMA, we will utilize the training classroom building as back-up emergency operation center ensuring enhanced emergency preparedness for the county.

Lastly, improve response times for specialized emergencies. This is an operational efficiency. With the addition of the training maintenance facility, this will

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allow the Fire District to make several operational changes, which will reduce response times and increase efficiency.

Our maintenance program is currently working out of our Station 6. This doesn't take the advantage of the fact that the building is the largest station in our Fire District, it has the most staffing and is centrally located in the Fire District. Currently our specialty equipment and our reserve apparatus are scattered throughout the six stations in our Fire District. This is not optimal. Moving our maintenance to the Division Street facility, we'll be able to utilize Station 6 for all rescue equipment. We have frontline for District 6, including the ambulance, the tower, the battalion chief, which run out of there now, but we'll also be able to store new ARFF vehicle, our dive vehicle, and both technical rescue equipment, our HAZMAT squad, and our fire investigation vehicle.

This will be centrally located, so any type of specialty-type emergency will have reduced response times throughout the district. These high risk, low frequency specialized incidents are most specifically when time is of the essence. We have trained personnel throughout the district on every shift, but if we can't get that equipment there within a reasonable time, that's when seconds matter the most.

At this time we're going to turn it over to Jason Estes, and he's going to go over project description. Thank you.

CHAIRMAN THOMAS: Jason, would you raise your right hand, please?

(Jason Estes duly sworn.)

JASON ESTES: So to be able to give you a little understanding of what we're doing on the project. So the site is just over -- just under 13 acres graphically shown up on the screen, and we're going to kind of walk you through each of those components. We have basically looked at this in terms of multiple phases. Phase one and two really go after the training and maintenance building, which is the orange box in the upper right. Roads, parking, storm water detention and

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1 the training pond, the big blue circle in the 2 middle. Gravel extrication area, that would be the gray box at the bottom of the page there, and then a serpentine testing course for driving and 5 equipments. Phase three would be brining in the 6 tower training classroom and the burn tower. Those are the two orange boxes at the bottom of the page there that you see. And phase four being the public safety outdoor firing range constructed and operated by Lockport Police Department. So we'll go into each of these with a little bit more 12 information.

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Sorry. Going fast on the click. First and foremost, up front, the training and maintenance facility. This facility in the bottom left is really kind of showing you what's going on. The tan piece is the maintenance portion. What you see below it in large on the right is the classroom training portion of the facility. The entrance being in the gray spot in the bottom left. The red is the classrooms, dividable into three separate classrooms, but also with dividing walls that can be open for a larger training

event. Up to 50 seats each in each of these classrooms, probably at about 100 to 150 as you go through for a larger function. But this also includes support. Obviously if you're in a training classroom situation, you need breakout space, you need lunch space, kitchenette, bathroom facilities and office facilities. So all of this is meant to be self-sustained and that they would be able to host any training within their own district, but, as the Chief stated, to be able to bring additional training in from other departments and comingle training events.

Going the wrong way. There we go. The east side of the facility is the maintenance facility. What you see here are dedicated maintenance bays on the right side, the larger two bays. This allows multiple vehicles to be serviced simultaneously without interference from frontline operations. Currently at the Station 6 it does interfere in some of the operations. This is completely isolated. As we know from any vehicle maintenance right now, it has been difficult

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to get vehicles, so some vehicles are in service positions longer than ideal. Being able to keep this isolated and being able to work on multiple vehicles at a single time is

The facility will also provide the centralized location to store all reserve equipment. Fire companies can drop off vehicles when they come for repairs and be able to swap out vehicles quickly bringing them back into service, which is critical to the operations of the Fire District.

A dedicated maintenance facility will create opportunities and expand vehicle maintenance services for -- for other fire departments. This consolidation of resources will support neighboring departments while generating revenue to offset the operating costs here for this facility.

What you do see on the right is the function that supports the maintenance operations, and on the left, again, offices and washroom facilities to be able to service the mechanics.

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We'll go through some elevations just so that you can see things firsthand and then we have some renderings that would give you context.

So what you see on the bottom, the north elevation is actually the face that would be facing Division, the red doors being the maintenance facility and the larger roof on the left side, the east side of the facility. On the right are the classrooms. Actually all of those windows are entering into the classrooms that face the north on Division. and that the far right side is the entry, which is the west elevation in the upper face here. What you will see there is the signage that Ron Mentzer was mentioning that's facing the parking lot on that west elevation. East elevation is facing Stateville to the east, and then south elevation, this is the rear facing the training grounds.

What you do see is a mix of materials in all of these. So this would be from the rear of the facility, parking lot, looking northeast. You see a mix of materials. So

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there's a mix of metal, a mix of masonry to play off of the industrial, but also more of the rural look. From Division at the entry, again, you see the entry overhang and the signage that would be facing the parking lot. The light color that you see is a mix of materials, stone modular units, and then the gray being a mix of metal.

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Inside some renderings of the interior classrooms. This is the larger space opened up as if it was a larger classroom. The main corridor entries to the classroom, but also holding on to history. A place to be able to give context and training props that students would be able to come see and instructors can come out to the hall to be able to utilize as part of their training. Training happens every day. Break area, kitchenette area for breakout space. It does give access to an outside patio. Again, training would be occurring all year round, so being able to have somewhere for everybody to step away during a week-long training session would be valuable. And, with that, we're going to talk

a little bit about the training tower itself.

The training tower is a critical component. Obviously, as the Chief said, ISO rating, but it's more about what it provides the district. The four stories is a minimal requirement when you look at it, but there are a lot more of these items that this facility will provide. Realistic experience and fire suppression, search rescue emergency response. If you're able to do live fire training, improve fire suppression techniques, search and rescue, not only in this facility in the tower itself, but on the grounds and pertaining to the pond usage, which we will get to later. All the training in here do have burn rooms, live burn rooms, but you're going to basically learn exposure to heat and smoke conditions, multi-story training scenarios that allow them not only to go up, but stage at a higher level to train going down as if you were working on garden level approaches.

Incident command and team coordination. Part of this being a public safety facility is

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not only for fire, but to be able to come to a scene live with police and understand how the scene is taken into control and assessed. Forcible entry exercises and other props throughout the site. And I think this is the video.

(Video playing.)

JASON ESTES: To service the training tower you're going to have a training classroom. When they're utilizing evolutions they need a place to be able to talk through preplanning, post-evolution response and review, so what this is, is a place to get out of the weather. If it's raining, if it's just hot, sunny, it's a place to get out of the weather, be able to utilize and reengage -- regroup and reengage.

Construction materials. When you're looking at this, the gray boxes are intermodals, and that allows you to be able to utilize a roof structure. Those pieces are meant to hold equipments and storage that service the burn tower. All of -- everything in there needs to be built, rebuilt because part of it is that you're burning. You need to be able to have materials

and equipment and props. It allows you all of these spaces to be able to keep this equipment.

In addition, you're going to have a place to refill air bottles with an SCBA system, and tool and equipment storage based upon the training that's being utilized during those evolutions for the day.

As you see, understanding it is literally a free-span structure between the boxes. Be able to provide shade, but get air flow through so that, again, staff is able to get out of these conditions.

Adjacent to the burn area you will have an auto extrication training pad. This is where they will take -- I would like to say "donated vehicles." Sometimes. Vehicles that they will practice on, everything from cutting up vehicles, putting them into precarious situations, as well as learning on some of the new technologies, i.e., the EV vehicles that the chief mentioned earlier. This is a place that they can keep up, do multiple pieces on, and not have to worry about the conditions of the area and other equipment.

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Storm water detention training pond. So the pond is being utilized for storm water, but it's also going to be utilized for training. This pond will be able to pull a dual purpose for water rescue operations, including dive operations, boat operations, ROV operations, ice rescue, drafting and pumping drills. There's a boat launch, a drafting pit, which allows them to test all of their pumps and be able to utilize this with police as well to be able to make sure in terms of rescues in these scenarios.

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On site we are planning on having a fire, EMS, and police memorial, overlooking the pond by the boat ramp centrally located on the staff path that would get you from the training classrooms to the rear training grounds. This is a critical piece and a very important piece that we want to be able to progress. It has not been fully designed yet, this is more concept, but the idea is that we will be looking at developing this as we work through.

I think I'm going to pass it off.

FIRE CHIEF O'CONNOR: Absolutely. Tag me in. Thank you.

So I think the important part is to give a little bit of history besides -- behind the outdoor public firing range.

In 2023 the Fire District acquired 13 acres of Stateville property with the support of several state legislators. Our goal was to establish a dedicated training site to meet all of our operational needs. As part of the initial plan, the small firearm range was included for our arson investigators who, like police officers, must complete annual firearm qualifications. Recognizing the challenge they face in securing range time, Department of Corrections or District 5 facilities, we saw this as a solution to that issue. Discussions with the Lockport Police Department revealed they face similar challenges to our arson investigators but on a much larger scale. While they had secured funding for a firearms range, they lacked a suitable location to build it. They had the funding and expertise and we had the land

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that's the Stateville. The idea merged to combine resources and expand the project from a fire training facility into a public safety training safety that could serve both fire and police agencies in Lockport Township. This includes not just Lockport Police, but also Crest Hill, Romeoville, Lewis University, and Lockport park police agencies having access to the training facility at no cost to those departments.

The state granted the land exclusively to the fire department. We had no obligation to share any portion of that, but is that what's best for the community? Police agencies face the same training challenges as fire departments. By working together and sharing resources, we can enhance public safety while maximizing tax payer dollars ensuring both firefighters and law enforcement officers receive high quality training they need to protect our community.

At this time I would like to introduce Deputy Chief Ron Huff from the Lockport Police Department. (Deputy Chief Ron Huff duly sworn.)
DEPUTY CHIEF RON HUFF: Good evening,
Mr. Chairman, members of the Commission.

As the Chief said, my name is Ron Huff. I'm the Deputy Chief for Lockport Police Department, but more important for this conversation is that I have spent the last 20 years as a firearm instructor and a range master with the police department. So shooting ranges is kind of something I have done, so that's why I'm speaking to you today.

So the mutual cooperation support between the five law enforcement agencies and the Fire District, and the Fire District itself is critical to serve the community the best and all the residents who live here. Unfortunately, other areas have police and fire departments that don't always cooperate. This is a unique opportunity to bring all these agencies together into a single training ground that provides limitless opportunities.

Currently the state mandates for police training in Illinois are ever increasing. We're at 18 classes that we have to attend in addition

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to basic training, firearms qualification, and any other ancillary training, so this doesn't include specialized training. These are just basic things that we have to have. To do that, you need the space to train. This facility will allow us to train in certain classes and maintain our proficiencies in things like ballistic shield deployment to protect our officers from gun fire; less lethal munitions training, which is critical to deescalating situations without having to use lethal fore; high risk traffic stops; active shooter and rescue task force response, which is something 20, 30 years ago was not a priority for law enforcement, which unfortunately has become that. And we have integrated the fire department into that response because we're not paramedics. We found that we can't help people who are injured, and the fire department can't help if they're outside, so we need to work together to be able to bring the fire department into the hot zone. And, as Chief O'Connor said, in Will County, Lockport Township Fire Protection District has been on the cutting edge of that. Deadly forced decision making using paint bullets;

officer and citizen down rescue training; TASER scenario based training; drone deployment training, and then a multitude of other joint trainings for fire, EMS, and local law enforcement.

Having a multiuse space like a firing range that you don't have to use just to shoot guns, located next to a four-story tower that you just don't only have to burn things in, that can be used as interior training space for law enforcement as well as a large classroom, just really sets it to the point that you can use your own imagination and do everything you need to do in a single space. And that's not just us, that's every agency within the Fire District.

For this range itself only public safety agencies within the Lockport Township First District will be allowed to use the range. That's just five of them. The utilization will be free of charge to those agencies, and under the supervision of a range master from our police department who will write the guidelines for it's use and operations. We won't be there for every

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shoot. Understand that. These departments will be required to provide their own range masters to oversee their shoots, but they have to operate within the guidelines that are agreed upon by us and the Fire District.

This course will not be open to the public. The Lockport Police Department is not interested in running a for-profit firing range. I'm really not interested in running a firing range for 100 police agencies. Five is perfectly manageable. I have other things to do in my daily job than just schedule police departments to come in and out and shoot, so that's not something we're ever looking to expand.

The range facility will be owned by Lockport Township Fire Protection District, but it will be designed, built, and operated by the Lockport Police Department. The intergovernmental agreement will be drafted between us and the Fire District that sets out those parameters. Additional IGAs will be then agreed upon between the other police departments that want to use the range and the

Fire District as well to set those guidelines.

A safety plan will be provided to all these agencies who want to use the range meeting the requirements of the NRA's Range Manual, A Guide to Planning and Construction for a firing range. If you're super interested in reading some nighttime reading, I suggest reading all 27 chapters of it. It covers the design, construction, maintenance, and operational guidelines for firing ranges. It's a nationally accepted standard.

For the proposed operation where the proposal is to start no earlier than 7:00 a.m. and no later than 10:00 p.m. Monday through Friday to use the firing range. On Saturdays and Sundays the firing range will be in use no -- not outside of the hours of 8:00 a.m. to 4:00 p.m. It's important to note that this won't be every day. You won't -- the gunfire won't be generated from that range every day. Lockport Police Department shoots about 15 times a year. The Crest Hill Police Department is probably somewhere similar. The utilization for the Park District Police and

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1 Lewis University are probably lower, 2 significantly lower, and the Romeoville Police 3 Department has already indicated they only wish to use the range for their rifle training 5 as they already have an indoor firing range at 6 their police department for handgun training. And that's majority of law enforcement firearm 8 training is done with a handgun, not the rifle. Also, the majority of training takes 10 place between March and October. We're cops. We don't want to be cold. You know, we keep 12 the heat on when it gets a little bit chilly 13 outside in our squad cars, so we don't put our 14 officers out in inclement weather, you know, 15 in negative 20 degree weather in February. 16 So, like, for example, our first shoot of the 17 year will actually be happening next week, and 18 then our last shoot of the year typically 19 happens before Halloween. So we're really 2.0 talking about roughly a seven-month span of 21 the year. For the night shoots we want to 22 have it only be a maximum of once per week, 23 but it's important to note that that doesn't 24 mean it will happen once per week that we'll

be out there shooting until 10:00 p.m. Lockport Police Department shoots four times a

year at night. That's it. The other agencies

are probably there or less. So maybe a -- a maximum of about 20 nights throughout the year, but that's probably not even accurate.

That's probably an over estimation. So -- but we want to keep that to one night a week so that -- I know the concern is we don't want to

that -- I know the concern is we don't want t be kept up by gunfire late at night. This will limit it to one day a week. Also it's

limiting it to 10:00 p.m. For example, our shoot next week is actually until 11:00 p.m. at the Department of Corrections range, so

we're cutting an hour from what we're currently using.
It will be a 100-yard shooting range,

which is 110 feet wide east to west, 375 feet long north to south. The extra -- if you do the math there, the extra 75 feet encompasses the distance behind the firing line for officers to reload ammunition, store

officers to reload ammunition, store equipment, things like that.

There will be a 20 by 6 feet concrete

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pad on the north side of the property where we will install a canopy structure. That is to protect officers from inclement weather and also from the sun, very similar to the canopy structure that -- not the same size or scope, but for the same purpose of the canopy structure that's being constructed by the burn tower.

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Currently there's a proposed additional 20 by 60 concrete pad with plumbing and electric roughed in for a potential future building. That building is not currently budgeted or in the plans, it's just simply an opportunity, while the site is being developed and electric and plumbing services are being supplied, to put that in without having to disrupt any pavement or other services that are already installed. So there is not currently a plan to put a building on the property, that would be a future development.

Between the east side of the covered area and concrete pad and then the burn, there would be a ten-foot pass through for vehicles needing access to the range. We need to be Page 44

able to cut the grass, we need to be able to drive target stands down to the end of the range, and Heaven forbid we need access for an ambulance incase somebody gets hurt, so that's why we need that ten-foot space. That's why we can't extend the acoustic wall the entire back width of the rage. We have to be able to get vehicles on to the range.

There will be spotlights on light poles inside the firing range for nighttime shooting. Those lights will be pointed down range, so they will be pointed at the berm facing to the south. Those lights will be directed towards the ground, not into the air, and, additionally, those lights will only be on and in use when training is taking place. So, again, a max of one night per week until 10:00 p.m., then those lights will be turned off. It will not be a permanent feature that they'll come on all the time. They're not meant to be security lights.

Mitigation enhancements for sound and safety include 25 -- or 24-foot berms around three sides of the range. On the forth side

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will be a 20-foot high sounded barrier wall. That wall is located behind the shooters to reflect the noise from the gunshots away from the homes to the south. I'm sorry. Homes from the north.

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We're proposing a 100-yard range. The current standard is that you require an 18-foot backstop berm for a 100-yard firing range. Our proposal is to increase that by 33 percent to 24 feet. The goal of that is to try to provide -- and put that same berm along the side to provide as much sound mitigation as we possibly can to try to trap as much noise as we can into the bowl of the range itself and then reflect the noise up.

So this will be a private outdoor public safety range proposed exclusively for use by the public safety agencies who work and operate within the Lockport Township Fire Protection District. The range is being designed by a professional architect -- or a professional architect, FGM Architects, with assistance from range masters of the Lockport Police Department. And this is not just us

sitting with a napkin and sketching things out. We'll have professionals who know how to build berms and put in the proper safety features that we require. It will be owned by the Fire Protection District, but is operated and supervised by the Lockport Police Department, as defined in our IGA.

For environmental protection. This range will be designed and built such that it complies with the U.S. EPA Best Management Practices for Lead at Outdoor Shooting Ranges. There's always a concern about lead getting into ground water when we're talking about firing ranges. The use of natural vegetation to help prevent erosion control and to slow down water runoff will be used on the berms themselves, and then soil remediation will be used within the impact zone of where the bullets land down range in accordance with the standards set by the EPA, which is currently 100,000 rounds per firing lane. So it would be 15 firing positions proposed, so every 100,000 rounds that each of those lanes put down -- down range, we will remediate the

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soil, we'll pull it out, you can use soil washing, take the lead out, put the soil back on. That's that roughly, you know, six-foot of dirt just where the bullets are impacting. And then the range will also be designed without any contamination of a waterway as defined by the U.S. Army Corp of Engineers.

JASON ESTES: Chief mentioned a sound barrier wall behind the shooting line. This is a sound barrier wall system. It's -- as stated, it's going to be 20 feet tall. It's perforated fiberglass panels meant to be exterior with a structural steel frame. This is very similar to conditions that many of you probably have seen down an interstate in terms of sound panels on the side of a highway. You see them around airports and industrial areas equipments.

As stated, we did leave a partial opening on the east side for access, otherwise this goes berm to that access point on the east.

And, with that, (inaudible.)

CHAIRMAN THOMAS: State your name.
NATHAN SEVERNER: Nathan Severner,
principal consultant of Soundscape Engineering.

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(Nathan Severner duly sworn.)

CHAIRMAN THOMAS: All right. Proceed.

CHAIRMAN THOMAS: Okay. Thank you.

NATHAN SEVERNER: My company was asked to asses the sound mitigation that was being proposed for the project and to see how effective it was.

So let's see what we got on this slide. We looked at — well, we looked at two types of firearms; an AR-15 and a handgun. And our understanding was most of the time the handgun will be used. We also used a relatively loud handgun. The reason we used two different types of firearms is because they don't — these are both relatively loud weapons, but they do not have the same directivity. The handguns tend to send more energy backwards than the rifles do, and so we looked at both of those.

The sound levels that you see here on the slide are maximum sound levels. This is -- it's not an average over time. This is not quite an instantaneous, but, as far as your ear is concerned, it's pretty much an instantaneous sound level.

The nearest residences are these ones to

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the northwest, which are about 2,200 feet away. And I'm going to show you -- we have -- the mitigation that's being put in place for sound was already discussed, but there's a series of berms and then there's a sound wall behind.

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There we go. Okay. So we have here our two slides. One on the left is without any sound mitigation. The slide on the right is with the sound mitigation with the berms and the wall, and what you're seeing here is the noise contours unlike topographic contours only with sound levels. And, yeah, it's pretty small up there, but the colors represent the change in sound level as the sound propagates away from the range. You see -- you can see -- this is both with a rifle. The handgun is similar, slightly different, but this is with a rifle. You can see a little better here, a little zoomed in some. You do see the houses to the northwest a little better on this image.

So with these berms in place, with the wall behind, and we looked at the performance of the wall in terms of its (inaudible) performance, how absorbant it is and how much sound does it

block. The column on the right shows the

attenuation that we're getting from the berms and

the wall, so anywhere from two decibels, which is

⁴ quite small, up to 12 decibels, but I should say

that that two decibels is quite small is because

that -- we picked a sampling of receiver locations

near residences, that's what these receiver

8 locations 1 through 13 mostly are, they're

⁹ residential, near residences. That location that

only has a two decibel reduction location is

actually a very long ways away, so it's not

getting very loud in the first place. It's very quiet there, which is why when you get a long ways

away from a barrier, like these berms or these

walls, they're not as effective. They're most

effective for receiver locations for houses that

are closer to the range, so this -- that one

location is several -- I'm not sure how far it is,

it's quite a ways away. So for the -- these

receiver locations probably -- you can see where

these were, I think it's the last three, 11, 12,

and 13, I believe, that are to the northwest near

the houses to the northwest, and we are seeing

about an 8 to 12 decibel reduction due to the

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berms and the wall. And to try to put that into perspective, what we usually say is that a two to three decibel reduction is not really noticeable, and a five to six decibel reduction is easily noticeable and significant, a 10 decibel reduction is cutting the sound level in half. So, all right.

FIRE CHIEF O'CONNOR: In closing, the Lockport Township Fire Protection District in partnership with local law enforcement remains committed to providing our first responders with realistic, high quality training. This investment enhances emergency response, strengthens coordination between fire and police agencies, and ultimately improves community safety. Our public safety training facility is more than just an infrastructure project, it is a critical investment in the safety of both our personnel and the residents who depend on us in the most urgent moments. This initiative reflects a collaboration among state legislators, police and fire agencies and local government ensuring responsible use of taxpayer dollars to protect our community and those who serve it.

Before my time is up, I would like to take a moment to recognize and thank those who stepped up in support of this project. State Representative Natalie Manly, State Senator Meg Loughran Cappel, Will County EMA Director Allison Anderson, Police Chiefs Ed Clark of Crest Hill, Rich Harang of Lockport, Mike Zegaldo, Lewis University, and Brant Hromadka of Romeoville. Each of them provided letters of support attached to the PUD application. I would also like to thank FGMA for all their work on this project and my Board of Trustees for their support. These guys believe in this project as much as I do. I would like to take a moment to thank City Staff. This has been, as they have described, a long process with a lot of work and a sizable stack of information. They have been helpful through this long event guiding us through something we have never been through before, but I think -- and I think that they feel as well -- that this is an important initiative that's going to better help our community.

Finally, I would like to thank everyone who came out to support tonight. Behind me stand

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police officers and firefighters who protect our community. They are here because your vote directly impacts them. On the street we rely upon each other. The better trained we are, the safer we will be, and the safer our community will be.

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Thank you for your time and consideration, and we look forward to your support bringing this vision to life.

CHAIRMAN THOMAS: Thank you, Chief.

Would you stand there just a minute? We're going to give our commissioners each a chance to ask some questions.

Commissioner Peterson, we'll start with

Do you have any questions of the Chief? COMMISSIONER PETERSON: Well, first of all, everybody did a very good job. That was very good.

I just have one question for the chief of police. You said 15 lanes of fire, correct?

DEPUTY CHIEF RON HUFF: That's correct.

COMMISSIONER PETERSON: And so how many officers would be maybe training at the same time?

DEPUTY CHIEF RON HUFF: So no more than

15. That actually is only for our night shoots, and -- because we -- we get out more of the departments, we do less of them a year. Typically we only allow up to about seven officers on the range at a time, but it could be a maximum of 15.

COMMISSIONER PETERSON: Okay. That's all. Thanks.

CHAIRMAN THOMAS: Commissioner Flynn? COMMISSIONER FLYNN: I'm good.

10 CHAIRMAN THOMAS: Okay. Commissioner Stanton, any questions?

> COMMISSIONER STANTON: No, I would like to make a comment. That's very well planned. It's very well planned and very thorough with the engineers, architects, et cetera, so it's a very good presentation that you guys have given. I'm looking forward to it.

FIRE CHIEF O'CONNOR: Thank you. CHAIRMAN THOMAS: Thank you.

Commissioner Carroll?

COMMISSIONER CARROLL: The only question I have is the intensity or the volume of the

23 firing that's going to be going on in the firing 24

range. What is that equivalent to? I mean, are

Page 55

we talking something -- 40-something odd decibels?

FIRE CHIEF O'CONNOR: So in this slide, vou know, we talk a little bit -- there's a comparison decibel chart on the right that -- I'll let Nathan talk more. I don't know what 46 decibels are either, so I think this is helpful, so...

COMMISSIONER CARROLL: I see this and I notice here, like a household refrigerator, 55 decibels, and, you know, I don't know. I just -- I'm just questioning it and I'm just --

NATHAN SEVENER: I didn't see that little chart until just now actually, but, anyway, without me looking at it I'll see if I can answer your question.

So, for perspective, when we talk to each other at -- maybe not at this distance with amplification, but just talking to each other, that's about 60 decibels on average where our voices kind of go up and down as we talk, so the average is about 60 decibels. It's not a direct comparison with gunfire because of impulsive nature of gun fire. You can hear it and pick it up from the background. It makes it -- because of Page 56

1 that time characteristic, it makes it a little 2

easier to hear than a more continuous noise, but

40 decibels, as I was saying before, each ten

4 decibel change is about a doubling or halving of

the sound level, it's not the near. So if we --

6 if we have two things happening at the same time,

which isn't usually the case with gunfire because

8 it happens very briefly, so it's rare that two

9 shots would actually happen at the same time but,

10 if they did, that's only a three decibel change,

11 and it's actually just a (inaudible) perceptible

12 change if it's truly happening at the same time.

13 So each one of these is 40 compared to people

14 talking, that's two halvings of the sound level,

15 so you drop it by ten decibels down to 50, you

16 drop it another down to 40, then that would be a 17

quarter as loud.

COMMISSIONER CARROLL: So that would be a little bit less than two people having a conversation X number of feet from each other?

NATHAN SEVENER: It would be quite a lot less, yeah, than two people having a conversation.

COMMISSIONER CARROLL: Okay. I have one other question, Bill.

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CHAIRMAN THOMAS: Go ahead.

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benefits everyone.

COMMISSIONER CARROLL: There's a lot of valuable equipment that would be stored or in that fire protection facility. Will you have a fence around this thing or is it going to be out in the open or what?

FIRE CHIEF O'CONNOR: There will be no vehicles stored outdoors, so it's a secure building. What's going to be stored there is all our reserve equipment, so in case something breaks, we have an older vehicle that's stocked and ready to go and we can swap out so nothing is out of service. We're not -- we don't skip a beat. But there's a dedicated area with those bays strictly for reserve equipment and it's going to be a secure building.

COMMISSIONER CARROLL: Okay. One of my other concerns was the detention pond. That's an open invitation for somebody to do something there and do you think that will cause any problems? Because you got open water and a boat ramp there and...

FIRE CHIEF O'CONNOR: Yeah. We don't see it any different than any other water retention

pond in any subdivision and there are instances,

and that's why we have a dive team that we respond

3 to, but there's quite a few bodies of water in

4 this Fire District, and most subdivisions do have

some sort of water retention area that people

6 fish, but this won't be open to the public, and 7

this will be staffed during the day between 7:30

8 and 3:30. We may even be doing training later

9 than that, but our mechanic will be there, there 10

will be a gate to not allow cars to come into the 11

parking lot in the front, so that area will be 12 secure, and it's not going to be open to the

13 public for fishing or anything like that. 14

COMMISSIONER CARROLL: Okay. All right. Thank you.

FIRE CHIEF O'CONNOR: You're welcome. CHAIRMAN THOMAS: Commissioner

18 Slabozeski?

> COMMISSIONER SLABOZESKI: Yes. Very impressive and detailed presentation.

21 One question I do have is: The cost of 22 this facility is approximately \$12 million?

> FIRE CHIEF O'CONNOR: It's more than that. It's about -- well, we're taking out a bond

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for \$15 million, and then we have some capital money in addition to that, but that was the original when we estimated the project with our finance guy. I mean, we're going on a year and a half now, so I'm anticipating those numbers are, at least, very close to what they were, but it's going to be a bond. We're not going through the taxpayers. It would be very similar to a mortgage. We have a finance guy do out ten-year financial forecast that has marked out our payments, so this will be no additional taxes for any taxpayers and, like you said, we talked about we're not charging any police departments to utilize the training. This is something that

COMMISSIONER SLABOZESKI: Okay. My auestion is:

What would be the additional cost to have an indoor shooting range? What added cost would it be?

FIRE CHIEF O'CONNOR: Oh, probably \$10 million.

Ron, I don't know if you can touch on that -- or if you have done indoor ranges?

JASON ESTES: We do shooting ranges for many law enforcement. Just to be able to do a pistol range, not a long gun, which is what Chief Huff talked about, just do a pistol range indoor probably seven lane, instead of the 15 lane that's being proposed, you're in for probably another two and a half million just for that. To go at this length, yeah, you would proably be somewhere in the eight million-plus range to be able to get a long gun. There's a lot of equipment, air movement, air change and other elements that need to be done, as well as structural elements through, so it's a substantial upcharge.

COMMISSIONER SLABOZESKI: Okay. I mean, the land is already gifted, so you have cost savings right there, so something to look at.

CHAIRMAN THOMAS: Commissioner DeSerio? COMMISSIONER DESERIO: Thank you. I have no questions. I just want to say thank you for the very detailed proposal you guys came up with. It was very nice to read through this for the last week. It was some great information and I think you guys have done your extreme diligence to present this to us.

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FIRE CHIEF O'CONNOR: Thank you. CHAIRMAN THOMAS: Is there anyone in the City Staff that wants to ask a question before we open it up? Anyone? No one?

Okay. How many of you in the audience are planning on coming to the podium to ask questions?

UNIDENTIFIED SPEAKER: To ask a question or to make a comment?

CHAIRMAN THOMAS: Either one. I'm sorry. Either one.

Only three. Okay. I'll tell you what, if you would stand up, I'll swear you in now and then you feel free to come up and...

Raise your right hand.

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(Public Speakers duly sworn.)

CHAIRMAN THOMAS: All right. Why don't we start with you, sir, and then we'll work our way back.

MIKE STIFF: And if anybody has a question of somebody, could you please just direct the question to whomever of who the three -- four presenters that there were. If you're just making a comment, feel free to make the comment.

SHAWN HILLMAN: Mr. Chairman and esteemed
members of the Plan Commission and leaders from
our City, I want to -- and our first responders
that are in attendance, I thank everybody for
their presentation and their comments so far today
and for your time.

My name is Shawn Hillman, Llive on

My name is Shawn Hillman. I live on Borio Drive in Crest Hill where I have been a proud resident of Crest Hill for over 20 years. I grew up in a town somewhat reminiscent of Crest Hill; Sycamore, Illinois. It was there that my father-in-law served his community as a member of the fire department for 30 years before retiring as assistant chief. Being in close proximity to first responders in our community for so long gave me a deep appreciation for all that they do in every community, including ours.

The Lockport Fire Protection District and our police departments are no exception. This has to be one of the busiest public services in the state of Illinois if the amount of sirens and emergency vehicles that we hear are any indication. The hard working men and women on the front line of our community should be heralded and

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Page 64 while slower than some of us would have maybe have

applauded for amazing, tireless, and, too often, thankless work that they do to keep our community safe.

I say "proud resident" because where I would have been somewhat -- while I have been somewhat dispirited by opportunities for development that I think Crest Hill has missed out on, I'm glad to be a member of a community that cares for its residents and strives to provide a forward looking, if not careful approach to growth.

All that is to say that we have potential here. On our official City website we have an introductory video about all of the things that make Crest Hill great. There's a video titled "strategic location." In this vignette CEO of Will County Center for Economic Development, Mr. John Grueling states that Crest Hill's biggest advantage for new and expanding business is it's location. He goes on to point out, accurately so, that we are in a prime position to provide interested businesses incredible market reach, particularly to retail, commercial, as well as industrial and logistics. We have potential. And

liked to see, we have realized the Larkin Avenue and Weber Road corridor buildup a little bit over time as well. In the past 20 years that I have lived here, we have seen a refreshing of businesses and storefronts, including new construction to welcome several food establishments, retail storefronts, auto care centers, big box store, like Menards, we have been a productive partnership and support for neighbors such as Siegel's Cottonwood Farm, we have even seen a couple of new fuel and car wash stations go up as well, not to mention a new library and this beautiful new City Hall. There's room for more, which means very have potential.

Not mentioned in the above is our attractiveness and prime local for possible health care businesses and centers as well. In fact, in a recent City Council meeting, it was brought up that the land adjacent to this proposed training center and gun range being discussed tonight might be a prospective place for possible future health care related businesses. I find conversations like this exciting. How great would it be to give

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our residents closer access to facilities like this where we can truly say that we are taking care of our own? We have potential.

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Crest Hill has acreage yet to develop. We have room for more parks, more houses, more landscaping, more businesses, more economic and retail growth, just like that video doubted.

My question is this: Will the sounds of gunshots help us realize this potential? Will having a firing range, however important it may be, close to homes in a competitive real estate market, in an area that is trying to attract growth that we say we want, is that going to help? I don't believe it will. I can't imagine a business or an organization or even a health care organization coming to survey our wonderful City and available space and hear gunshots and think, this is where I want to set up shop.

I have read the plan for the 24-inch berm to surrounding the range on all sides and seen a very detailed and well thought out presentation tonight. But, frankly, a mile or so down the road is an existing shooting range for the Illinois State Police that has a berm, and I can tell you I

can hear those gunshots from my house clear as day. I don't necessarily agree with or believe -- although I do not have the education, I will acknowledge that -- that the sound barriers proposed for this new center will do what they say they will do to keep gunfire from filling my neighborhood.

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As I stated in my earlier remarks, I'm a staunched supporter of our first responders. I am excited to see development towards the training and support of the people that serve our community. The facilities and the instructional spaces and the other things that they have planned for this are important improvements to be made to serve those who serve us, our first responders, but I believe that we have a responsibility to serve the residents of the community as well. If any research -- if my research is correct, Lockport Township Fire Protection District covers about 46 square miles. Is putting a gun range next to one of our neighborhoods or right next to land where we hope prospective businesses will find attractive in order to bring more development and revenue to our community, is putting a gun

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range there a good idea?

I respectfully ask and challenge the leadership of this community and this Commission, is there nowhere else that we can consider putting a gun range, even if it's on the east side of this property closer to Stateville? Is an indoor or underground range with sound provisions not an option? Thank you, Commissioner, for asking the question. Is even partnering with other local gun ranges, for some activities, not long range, but such as Mega Sports, the indoor ranger over on Route 30, or the indoor range mentioned -- the range mentioned in Romeoville, are those not options to explore as well? Chief O'Connor asked in his presentation what is best for our community. I ask the same. I would hate to see us rush into this plan for the sake of development of this now while killing our potential future with literal gunfire.

I ask that this Commission please carefully reconsider phase four of this project. Thank you, again, to the first responders, to those who presented, and to the Commission for your time. Appreciate it.

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CHAIRMAN THOMAS: Thank you for your comments.

FIRE CHIEF O'CONNOR: Can I answer some of the questions?

CHAIRMAN THOMAS: Sure. Go back up there.

FIRE CHIEF O'CONNOR: I'm not a gun expert and I don't claim to be. I have, in recent years, done a crash course in gun ranges and we have examined basically essentially from our first workshop some of the concerns that was addressed by the community in the Borio area and we changed a lot on how we designed this gun range. We took a look at the District 5 and Department of Corrections gun ranges and we talked to a lot of experts on how sound travels. Some of the things that we learned, we modified how we built our gun range.

A couple things we talked about is higher berms, and not just berms on the back end like District 5 and Department of Corrections, but berms surrounding the entire area. Sound goes up. Once it deflects, it goes up, it does not come down. The louder direction of the gun is the

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1 direction of the gunfire, so we changed our 2 location of where our gun range was on that 3 property, and we changed the direction of the

gunfire to make sure it does not point towards a

5 residential area. The Department of Corrections 6 and District 5 point almost directly at the

subdivision in Borio Drive where the loudest

8 gunfire is. They have a berm only on the back

end. They don't have a berm on the side. None of them have any type of sound mitigation on the back. On all four sides we have sound mitigation

in trying to be good partners with the residents in our community and respectful of some of their

concerns.

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Another point to make up is all police agencies in northern Illinois area, including City of Chicago, come down to District 5 and Department of Corrections for qualification for their fire. All five agencies that would shoot at this facility shoot at those two locations. So you have five agencies that are shooting at a quieter range. If this is not approved, they're back to shooting at the two louder ranges that are pointed

1 goal is -- and some of the struggles that I 2

brought up earlier is finding range time.

3 Sometimes having to go earlier in the morning or 4

very late at night and you guys know, you can hear 5

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the gunfire on a clear night in the City of

6 Lockport. We're very conscientious of that and 7

have done everything within our power, outside of

8 an indoor range, and I actually have had

9 communication with some alderpersons about would 10 we be open if somehow funding came available from

11 another agency or from federal funding or state 12 funding to do an indoor range. I'm like, of

13 course we would. You know, but to have an extra 14

\$8 million, we don't.

One of the slides that I didn't talk about it further is that we wanted to get a partnership with Tri-River Police Training. The original plan was -- and they provide a lot of continuing education training for the tri-county area, including some of our agencies. We were going to have their offices in there, we're going to have training classrooms to build out for them. We couldn't afford to build it for them. They can't own anything, so they were going to lease

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1 out to us, but we have to be financially 2

responsible to our taxpayers as well. So this is something that, within our limitations, we could

not provide them, so we had to cut them out of the 5

deal. We're a very fiscally conservative

department and we run a very lean operation. This

directly at the subdivision on Borio Drive. Our

is not something that we take very lightly, and we

want to save. We have a lot of expenses, too, you

know, being an organization of this size, we don't

10 have an extra \$8 million to put towards a gun

11 range. This seemed like the best option for all 12

the agencies involved while trying to add extra mitigation efforts that no other range in the area

is doing. So I hope I was able to answer some of

the questions. Thank you.

CHAIRMAN THOMAS: Thank you, Chief. Okav. Next.

JAMIE MALLOY: Good evening. My name is Jamie Malloy. I just want to tell you all that I

shoot, but I shoot a hand gun. When I shoot a hand gun, I do wear protective ear coverings. I

22 have shot a rifle in the outside. Never indoors.

23 But an AR-15 has got to come off sounding like a 2.4

canon, and that's the part I'm worried about for

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the citizens of Crest Hill. Thank you.

CHAIRMAN THOMAS: Thank you for your comments.

Next.

TODD RANDICH: Good evening, everyone. My name is Todd Randich. I'm a second generation Lockport Township firefighter. My father served for 42 years for this area. I served for 28 and I retired as lieutenant a few years ago. Currently I am the president of the Board of Trustees for Lockport Township Fire District.

When I started back in the early '90s here at Crest Hill we had three people at our station. Crest Hill police had two people on the street. We used to teach them how to tie to the hydrant if we had a house fire because we didn't have the people. They taught us how to protect them on an ambulance call to deal with a difficult subject. We worked together, we had each others back, and we will continue to have Crest Hill's back, Romeoville's back, Lockport's back, all the police officers. It's amazing how much time you actually spend on each side of the division.

Whether people say cops are the greatest, firemen

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are the greatest, they're the best ever. They put their lives on the lines for everybody. So when we -- as a district, we are doing a significant investment for our training for everyone. We don't want to, you know, niche out law enforcement compared to the firefighters. We want everybody to train together to be one. I speak 100 percent behind this project, and it's only going to make our City and area the safest.

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Thank you for your consideration. We back the blue, hopefully you will also. Thank you, everyone.

CHAIRMAN THOMAS: Thank you, Todd.

CLAUDIA GAZAL: Good evening, everyone. My name is Claudia Gazal. My address is 1619 Michigan Court.

Though I don't have the speech that Shawn did, which, that was an amazing speech. Thank you for presenting, too. I'm here just on behalf of some residents. I will do my part when it comes to the work session. But, good to see you all, Commissioners, and good to see you, Chief.

FIRE CHIEF O'CONNOR: Thank you.

CLAUDIA GAZAL: I passed by and wanted to say "hello," but hello. Hello. Welcome to our City. Yes.

One of the board members for Arbor Glen community asked me to represent the residents tonight, and I have some questions as well for some of you and some of the commissioners here.

This letter was sent to us, to me and to Alderman Darrell Jefferson, which is -- he represent Ward 2 as well.

Alderman Gazal and Alderman Darrell Jefferson. I am sorry I am not able to make it, I am out of town. To all of the council, commissioners, and Lockport Fire Department, my name is Julie. I'm at Glen Vista Lane and Borio. I can hear the gun range on Route 53 very clearly, and most days is there even as light breeze. I terrorize -- terrorize my dog, veterans, prevent quiet enjoyment of our homes, and it will lower our homes value as no one will want to move near it due to the sound. The new emergency site is much closer to our homes, so it's fair to expect the noise would be significantly worse than the Route 53 range. I love our emergency workers. I

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word, too, to think about your vote tonight. We are not against the facility. I think the facility -- it's beautiful, it's going to bring lot things to our City, it's going to bring more traffic, it's going to help everyone to train better.

As some of you know, my son is a policeman, and I know there is a couple residents here behind me that they have family as a policeman. I know what it takes to train. My son got hurt last year and he was set back three months. You know why? Because he was a new police. Did he needed to learn more? Yes. Did he needed to train more? Of course. But why are you mixing these two things together? Here is the problem. You guys can vote on this tonight, and if it comes to a council who vote it down, you voting the whole facility.

And I have a question for the attorney: If they don't separate the gun range from the facility, if we vote it down, the whole thing is gone, correct?

want the firemen and policemen to train and work in harmony. However, we can't give them harmony at the expense of so many local resident less than one mile of the facility. Gun range must be indoors or eliminated.

Also, I can't imagine the terror it would create for the prisoners in the jail when they rebuild next door. What result would the homeowners have if they build the gun range an outdoor. These promises. It was frequent and loud. Do we call the police to get them to stop? Do we go to court with documentation that everyone has promised not to disturb us?

Thank you for everything on behalf of our community.

Julieanne Pierce. This is her name. She wanted me to say her full, legal name.

Now, I have some questions here from other residents. And, just to retouch on Ron Mentzer, what you stated, correct, you all advisor board right here. The council will override the approval by the Plan Commission by two third majority vote. So you only recommendation, but I'm going to stand in

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MIKE STIFF: Not necessarily. 2 CLAUDIA GAZAL: Not necessarily? MIKE STIFF: They're asking for a text amendment.

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CLAUDIA GAZAL: Okay. I just want to make sure that we're -- so I'm going to ask a couple more questions from the residents.

One of the question I have is: Is any of the existing firemen and police -- policemen from Lockport, they live close to a fire range, that's one question, so if somebody can answer it.

The other question I ask, it is: Future development. That's -- you kept saying "future development." What are we talking future development? Are we talking a year? Two years? Four years? Five years? What is the time frame for that? Can somebody answer that for me?

You don't have the answer for that? FIRE CHIEF O'CONNOR: Future development of what?

CLAUDIA GAZAL: You -- I think some of the presentation was that the gun range is going to be in the future. What we talking about? Long term? Short term?

FIRE CHIEF O'CONNOR: Oh, short term. CLAUDIA GAZAL: Short term. Like a year? Two? That's what we're talking about. Okay. Yeah, that's -- so that's an issue.

So is any one of you aware that Crest Hill would be fighting for the 200-acre off Weber Road? I'm thinking of the future of Crest Hill, not just right now. I'm thinking and concerned about long term. Do you think any developers are going to come build homes? Because that was the plan that we had and the plan that we presented to -- to the state, that we would build commercial with rooftop. Do you think anyone is going to come and build next to a fire range? We're land lock. We only have limited land. We only have limited chances. I'm not just thinking for now. I'm thinking for the future as well because any decision that we make right now, it affects the future.

And you are right, thank you. You're the only commissioner that ask, you know, why don't you do an indoor. They have seen that we talk to all the representative, but nobody reach out to representative asking how we can get funds between

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all three entities like Stateville, the state, and Lockport. Why don't we all work together on building something for the future? Crest Hill has

a plan. We have a plan to build this beautiful

4 5

facility for our residents, for our policemen, and

6 I'm so happy we're able to give finally our

policemen a nice building that they can be proud of, they can come, and they have lockers finally,

because they didn't even have lockers in the past.

Okay? And we have plans for the empty, vacant lot

11 between us here and the library to build a park 12 for our residents, and what happened? We can't

13 build it. It has been two years because things

14 happen. You know, we overspend on this building

15 and now we're not able to build a park, but it is

16 our goal to build a park eventually when we get 17

the money. That was our goal. No matter what, that's going to be goal. And that should be all

18 19 of you here goal is if you care about the

resident, and if it's so important, why don't you

21 put it, as you said, it's going to be future

development, why don't you spend -- save the money

23 and build an indoor facility? But nobody is going 2.4

to answer that question as well.

1 We have two representative here from 2 Carillon. Do you guys recall when we used to 3 come? Full house we used to have because of the 4 trucking off of Division, correct, because you 5

didn't like the noise backing up trucks. When Carillon resident, they bought next to a

development area, you knew it was going to be 8 commercial and there's going to be warehouses 9 there. When we bought our homes, we bought them

10 beside empty land. They never told us they were 11 going to build a gun range. And the fact it's

12 going to be until 10:00 p.m., some people going to 13 bed 8:00, 9:00. People are going to get up 4:00,

14 5:00, to go to work, they going to sleep early. 15 And I have sat here for many years, and people

16 came and promise us many things, and nothing 17 happens. They say, "oh, we're only going to park

18 a couple cars," and then you see a bunch of cars. 19 "We're only going to do this," and you're going to

20 see -- who is going to monitor this? Crest Hill 21 police going to monitor this? Who is going to

22 monitor the hours? 23

The other questions that some of the residents have is -- one moment. 15 times -- I

2.4

2.4

got this text message this morning. 15 times the -- the Chief of the PD said 15 times for Lockport, 15 times for Crest Hill, and not much we're going to shoot. So if you're not going to shoot that much, why are you insisting on building this? If you're not going to use it so much, why do you want to spend all of these millions of dollars for only a couple use?

2.4

I would like these answered, and I would like for you, Commissioners, to really think about the future of Crest Hill as a resident. Again, I am not against the facility. None of the residents are against the facilities, because I have got a lot of calls, I have talked to a lot of people. We love the facility. That's going to be beautiful, but we are against the gun range. Thank you.

CHAIRMAN THOMAS: Thank you, Claudia. Okay. I think one more.

JOHN BATUSICH: Yes.

CHAIRMAN THOMAS: There you go.

JOHN BATUSICH: Good evening. My name is

John Batusich. I am a lifelong resident of Crest

Hill, born and raised on Pleasant Drive and

currently live on Hess Drive.

I hear the gunfire. Everybody in this room that lives in Crest Hill, Lockport, Joliet area probably hear gunfire. Chief had talked about it earlier, these agencies, they're still going to continue to shoot. You're going to hear the gunfire that's going to be louder compared to what ours is going to be. Basically state-of-the-art outdoor facility, at a reasonable cost, partnership with another, basically, taxing body. That's what we're supposed to be doing. Putting our recourses together to help each other out to be cost effective.

Stateville District 5 has been there since, I don't know, 1960s, that shooting range. Claudia, you built your house when? Everybody that lives in that bordering subdivision built that subdivision hopefully knowing that there was a gun range there, two of them -- actually, three of them; a rifle range for Stateville, a pistol range, and also District 5. Their firing ranges are not going to compare to what we offer.

Development. If a development comes in next to Menards, they're going to hear gunfire

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right now and they're going to hear ours, but it's

not going to be as loud, and not going to be as often. It's not going to be until 11:00. It will

be until 10:00, maybe, when they night shoot. So

to stop this project because of some gunfire

versus the benefits that this is going to provide

for all these men and women behind me and you, as citizens, it just doesn't weigh.

The gun fire happens. I haven't heard gunfire in a while, but when the wind blows certain ways, you'll hear it. And you're going to hear it more on Borio if the wind is out of the southeast, and you're going to hear it more in Ward 2 or Ward 1 if it's out of the north. It's just the way it is. There is just no comparison between what we're putting together compared to what Stateville and District 5 has.

I guess when you talk about growth, there has been years for growth when Weber Road turned from two lanes to four lanes, as I remember it. Where is the growth? Is it because of the gun ranges or is it because of something else? You can't build a subdivision to the east of Borio because that's all the Park District. They took

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all that land. Stateville, are they going to give up any more land? I don't think so. We have already got -- we got lucky we got this. Centrally located. Able to train with the men and women in this township is big. I don't know how often we train with the City of Crest Hill right now, probably not very often. I do know things change from when I used to work. If there's an active shooter, the cops went in. We waited for the cops to come out. We waited too long to go in when -- until it was deemed safe. We all know what the probable outcome is when we wait too long on a shooting victim. Nowadays we're right behind the cops going in. That's what we do. What better way to have a facility, not just to shoot a gun, but to get into those buildings and act out a whole scenario of an active shooter or whatever it may be.

You guys didn't hear this -- and I'll end with this, but about 45 minutes ago these men and women, a handful of them went on a call. The cops over here in the corner went on a call. It was for a shooting in Crest Hill. Right there my heart kind of sank because I'm like hopefully

Page 86 Page 85 1 1 they're all going to be all right. Hopefully they me speak. My name is Patricia Burnett. My 2 2 come back -- all of them come back. I see the husband and I live in central Lockport right by 3 3 chief over there, I'm assuming everything went old central high school where some of you may have 4 4 pretty well, but do we have the training, gone to school, so I'm giving a different 5 5 continuous training, that we do every day, Monday perspective because I don't live in Crest Hill. 6 6 through Sunday. The ability to work with these I had to call for an ambulance twice in 7 police officers on a regular basis is huge. It the last few years for a dog bite. A dog went 8 8 can save our lives, it can save their lives. nuts, attacked a child, my husband ran out, right 9 30-some years ago I was on a call. First one there was the fire department, right there was the 10 10 there. I picked up an officer off the street. He police department. They work hand-in-hand and I 11 11 felt very fortunate that they all come together to passed away. I do not want that to happen again 12 12 because of a sound of gunfire 2,200 feet away or help me, but I can tell you where I live by the 13 13 four miles away or however the wind blows, that old high school -- or it's still in use -- I can 14 14 should not stop us being the best trained fire hear the gunshots. I can hear the gunshots. And 15 15 department, police department agencies in this it used to bother me and now it gives me great 16 16 area. Thank you. feeling of goodness because they're training. 17 17 CHAIRMAN THOMAS: Thank you, John. Let me tell you what happened two years 18 Let me ask a question here. ago at the Canal Days Parade of '23. My husband 19 Okay. Sorry about that. 19 and I were sitting in front of Embers restaurant 20 20 Anybody else change their mind and want on the -- you know, on the curb watching the 21 21 to get up and -- okay. Come up to the podium. parade go by when I looked up and there was 22 22 Raise your right hand. snipers on the downtown buildings, and those 23 23 (Patricia Burnett duly sworn.) snipers were there to protect us so that another 24 24 PATRICIA BURNETT: Thank you for letting Highland Park didn't happen in our neighborhood. Page 87 Page 88 1 1 CHAIRMAN THOMAS: Thank you, Pat. So I want those snipers very well trained. You 2 2 know how many people are at the Canal Days Parade? Okay. One final chance. I don't want 3 I want them well trained. I want them to have the you to go home and say, "I should have said 4 something." best of their ability because, as I think the 5 5 chief will tell you, that nothing nowadays is, oh, Okay. If no one else is going to come to 6 the podium, I need to have a motion to close the 6 we're so lucky we don't have to worry about our 7 public hearing. children having a shooter in the school. No, 8 COMMISSIONER PETERSON: I'll make that that's not what they train for now. They train 9 9 for when it happens. And when it happens, you motion. 10 10 CHAIRMAN THOMAS: Motion by Commissioner want the best you can get. And if I have to 11 11 listen to more gunshots -- because I think I'm Peterson. 12 12 going to have to listen to a lot less -- I'm happy COMMISSIONER CARROLL: Second. 13 13 CHAIRMAN THOMAS: Second by Commissioner to do that. Because, to me, having that 14 14 protection of the best, they're taking care of me. Carroll. 15 15 To see the SWAT team on the roofs in downtown Roll call, please. 16 16 SAMANTHA TILLEY: Jeff Peterson? Lockport and I thought, what have we come to, but 17 17 you know what we have come to and, you know, it's COMMISSIONER PETERSON: Yes. 18 18 possible that it may escalate. And so, to be SAMANTHA TILLEY: Ken Carroll? 19 19 COMMISSIONER CARROLL: Yes. prepared, we need to prepare our men and women 20 20 SAMANTHA TILLEY: Angelo DeSerio? that choose that profession because they're 21 21 dedicated to helping their fellow man, and you COMMISSIONER DESERIO: Yes. 22 22 have the ability to help your fellow man, too, so SAMANTHA TILLEY: Cheryl Slabozeski? 23 23 I hope you think about that when you vote tonight. COMMISSIONER SLABOZESKI: Yes. 24 24 Thank you for letting me speak. SAMANTHA TILLEY: Marty Flynn?

Page 90 Page 89 1 1 COMMISSIONER FLYNN: Yes. presentations that this request of the City SAMANTHA TILLEY: John Stanton? Council and the Plan Commission, it is very 3 COMMISSIONER STANTON: Yes. involved, so what we have done is we have broken 4 SAMANTHA TILLEY: And Bill Thomas? it down into three different motions, and so let 5 CHAIRMAN THOMAS: Yes. me ask for the first one. 6 SAMANTHA TILLEY: Motion carried. Can I have a motion to recommend to the 7 CHAIRMAN THOMAS: Hearing closed at 8:45. City Council approval of a requested waiver of the 8 Okay. All right. Bear with us just for 8 various preliminary and final PUD application 9 9 a minute while we talk amongst ourselves. submission requirements as outlined in the 10 10 Are we okay here or... March 13th, 2025, Plan Commission Staff Report for 11 11 COMMISSIONER PETERSON: I'm okay. this case? 12 COMMISSIONER FLYNN: Yeah. 12 Does someone want to make a motion? 13 COMMISSIONER SLABOZESKI: Actually, I 13 COMMISSIONER PETERSON: I'll make that 14 have a comment. 14 motion. 15 CHAIRMAN THOMAS: Okay. Make your 15 CHAIRMAN THOMAS: Motion by Commissioner 16 comment. 16 Peterson. 17 COMMISSIONER SLABOZESKI: The conflict is 17 COMMISSIONER FLYNN: I'll second it. 18 we have two parties disagreeing with one another. 18 CHAIRMAN THOMAS: Second by Commissioner 19 I believe in compromise so we can all live in 19 Flynn. 20 harmony with one another. There has got to be a 20 Roll call, please. 21 solution to this problem where everybody is happy. 21 SAMANTHA TILLEY: Jeff Peterson? 22 We just have to find it. 22 COMMISSIONER PETERSON: Yes. 23 CHAIRMAN THOMAS: Okay. Okay. Well, 23 SAMANTHA TILLEY: Marty Flynn? 24 it's pretty obvious after watching the excellent COMMISSIONER FLYNN: Yes. Page 91 Page 92 1 1 SAMANTHA TILLEY: John Stanton. addendum that's dated March 13th that's also 2 2 COMMISSIONER STANTON: Yes. available. 3 SAMANTHA TILLEY: Ken Carroll? CHAIRMAN THOMAS: Yes. Part of that 4 COMMISSIONER CARROLL: Yes. report that talks about the noise submissions. 5 5 SAMANTHA TILLEY: Cheryl Slabozeski? RON MENTZER: And if I can just clarify. 6 If people do have interest in locating that COMMISSIONER SLABOZESKI: Yes. 7 SAMANTHA TILLEY: Angelo DeSerio? document, it's under the agendas or minutes 8 COMMISSIONER DESERIO: Yes. section of the City website, and if you're having 9 SAMANTHA TILLEY: And Bill Thomas? problems locating that, please contact either the 10 10 CHAIRMAN THOMAS: Yes. Now -clerk's office or the Community Development 11 11 SAMANTHA TILLEY: Motion carried. Department at the City and we can walk you through 12 12 CHAIRMAN THOMAS: -- I'm going to make how to get to that page of the website to access 13 13 that information. And, for that matter, all of this comment consultant, but make sure I'm saying 14 14 it right. I think you mentioned at the beginning the application details that the Fire District --15 15 that the Staff Report was available on the that pile of information that the Chairman 16 16 website -referenced earlier is all available on the City's 17 17 RON MENTZER: Mm-hmm. website. 18 18 CHAIRMAN THOMAS: -- for all to read. MIKE STIFF: And if you are able to 19 19 So, as I have mentioned about the Staff access it, the staff report dated 20 20 Report, if you go on the Crest Hill website, you March 13th, 2025, starts at page 392, so if you 21 21 can see it in great detail, much of what you look in the bottom corner for 392, that's the 22 22 start of the Plan Commission Report. already saw. 23 23 CHAIRMAN THOMAS: All right. Thank you, Okay. Motion No. 2 --24 2.4 MIKE STIFF: And, in addition, there's an guys.

Page 94 Page 93 1 1 Motion No. 2. CHAIRMAN THOMAS: Yes. 2 Can I have a motion to recommend to the SAMANTHA TILLEY: Motion carried. 3 City Council approval of the requested zoning CHAIRMAN THOMAS: Third and final motion. 4 4 ordinance text amendments as outlined in the Can I have a motion to recommended to the 5 5 March 13th, 2025, Plan Commission Staff Report for City Council conditional approval of the various 6 6 this case? requested special use permits and Planned Unit 7 COMMISSIONER DESERIO: So moved. Development exceptions as outlined in the 8 8 COMMISSIONER CARROLL: Second. March 13th, 2025 Plan Commission Staff Report and 9 9 CHAIRMAN THOMAS: Motion by Commissioner the March 13th, 2025, staff report addendum for 10 10 DeSerio. Second by Commissioner Carroll. this case, and with the additional condition that 11 11 Roll call, please. the location of the proposed firing range sound 12 12 SAMANTHA TILLEY: Angelo DeSerio? attenuation wall be adjusted as outlined in the 13 13 COMMISSIONER DESERIO: Yes. March 11, 2025, noise transition assessment study 14 14 SAMANTHA TILLEY: Ken Carroll? prepared by Soundscape Engineering. 15 15 COMMISSIONER CARROLL: Yes. Motion, please. 16 16 SAMANTHA TILLEY: John Stanton? COMMISSIONER PETERSON: I'll make that 17 17 COMMISSIONER STANTON: Yes. motion. 18 18 CHAIRMAN THOMAS: Motion by Commissioner SAMANTHA TILLEY: Jeff Peterson? 19 19 COMMISSIONER PETERSON: Yes. Peterson. 20 20 SAMANTHA TILLEY: Marty Flynn? COMMISSIONER STANTON: You got --21 21 COMMISSIONER FLYNN: Yes. Commissioner Stanton beat you to it. 22 22 SAMANTHA TILLEY: Cheryl Slabozeski? Roll call, please. 23 23 COMMISSIONER SLABOZESKI: Yes. SAMANTHA TILLEY: Jeff Peterson? 24 24 SAMANTHA TILLEY: And Bill Thomas? COMMISSIONER PETERSON: Yes. Page 95 Page 96 1 1 SAMANTHA TILLEY: John Stanton? Commissioners that voted unanimously. Whenever I 2 2 COMMISSIONER STANTON: Yes. think about needing a first responder to come to 3 SAMANTHA TILLEY: Ken Carroll? my house I hope that they have been well trained, COMMISSIONER CARROLL: Yes. I hope that they're prepared. This facility will 5 5 SAMANTHA TILLEY: Cheryl Slabozeski? ensure that they are the best prepared, the best 6 6 trained first responders in Crest Hill and in COMMISSIONER SLABOZESKI: No. 7 SAMANTHA TILLEY: Angelo DeSerio? Lockport Township. 8 COMMISSIONER DESERIO: Yes. So that ends our topic on this. We just 9 SAMANTHA TILLEY: Marty Flynn? have a couple other things to clean up. I want to 10 10 COMMISSIONER FLYNN: Yes. thank everybody for coming and especially for 11 11 SAMANTHA TILLEY: Bill Thomas? behaving yourselves like the good residents of 12 12 CHAIRMAN THOMAS: Yes. Crest Hill are known to do, so, thank you very 13 13 SAMANTHA TILLEY: Motion carried. much. I appreciate all of the comments. 14 14 CHAIRMAN THOMAS: Okay. So these Does anyone else have any business that 15 15 recommendations will be forwarded to the City we need to discuss? 16 16 We do have a section for public comment. Council. Again, the Plan Commission is a 17 17 Is there anything else -- anybody in the audience recommendation body only, so you have to keep that 18 18 in mind. The City Council will most likely hear that wants to come up and speak about anything 19 19 except this case? If not, then can I have a this case in some time in April, I think we were 20 20 thinking, but you will get plenty of notice when motion for adjournment? 21 21 it comes before the workshop first, and then the COMMISSIONER CARROLL: Can I make a 22 22 City Council meeting next. comment first? 23 23 I will just make this comment, and right CHAIRMAN THOMAS: Yes. I'm sorry. 2.4 2.4 COMMISSIONER CARROLL: Most of you are now I'll just speak for myself and the

Page 97 Page 98 1 1 looking at a person that wouldn't be here if it Carroll. 2 were not for the Lockport Township Fire Roll call, please. 3 Department. I had an asthmatic attack. My wife SAMANTHA TILLEY: Marty Flynn? 4 COMMISSIONER FLYNN: Yes. got on the phone, she called 911, four minutes 5 5 SAMANTHA TILLEY: Ken Carroll? later --COMMISSIONER CARROLL: Yes. 6 THE COURT REPORTER: I'm sorry. I cannot SAMANTHA TILLEY: Cheryl Slabozeski? hear. 8 COMMISSIONER SLABOZESKI: Yes. CHAIRMAN THOMAS: All right. Can we --SAMANTHA TILLEY: Angelo DeSerio? the meeting is still in progress, please. 10 10 COMMISSIONER DESERIO: Yes. COMMISSIONER CARROLL: In four minutes 11 SAMANTHA TILLEY: Jeff Peterson? 11 the fire department walked in my door, and 12 12 COMMISSIONER PETERSON: Yes. administered me -- bagged me on the way to the 13 13 SAMANTHA TILLEY: John Stanton? hospital. I spent 24 hours on a ventilator, 14 COMMISSIONER STANTON: Yes. 14 another day in the ICU, and I'm here today because 15 SAMANTHA TILLEY: And Bill Thomas? 15 of you gentleman, so thank you very much. 16 CHAIRMAN THOMAS: Yes. 16 CHAIRMAN THOMAS: Motion to adjourn? 17 SAMANTHA TILLEY: Motion carried. 17 FIRE CHIEF O'CONNOR: Thank you, Council, 18 CHAIRMAN THOMAS: Meeting adjourned 8:53. 18 for the time. 19 Thank you again for coming. 19 CHAIRMAN THOMAS: All right. Thank you. 20 (The meeting was adjourned at 8:53 p.m. 20 COMMISSIONER FLYNN: Motion. 21 on March 13th, 2025.) 21 CHAIRMAN THOMAS: Commissioner Flynn, 22 22 motion. 23 23 COMMISSIONER CARROLL: Second. 24 24 CHAIRMAN THOMAS: Second by Commissioner Page 99 STATE OF ILLINOIS)) SS: 2 COUNTY OF WILL) 3 Hailey Schoot, CSR, RPR, being first duly 5 sworn, on oath says that she is a court reporter doing business in the State of Illinois; and that she reported in shorthand 8 the proceedings of said meeting and that the 9 foregoing is a true and correct transcript of 10 her shorthand notes so taken as aforesaid, and 11 contains the proceedings given at said 12 meeting. 13 Hailey Sc 14 15 Hailey Schoot, CSR, RPR Illinois CSR License 084-004897 17 18 2.0 21 22 2.3 24

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