

MINUTES OF PUBLIC HEARING
**CONCERNING THE ANNEXATION OF RIDGELAND MANOR EXPANSION
FOR THE VILLAGE OF MATTESON**
HELD IN THE COUNCIL ROOM OF THE MATTESON VILLAGE HALL
4900 VILLAGE COMMONS
ON THIS 20TH DAY OF FEBRUARY, 2001

President Stricker called the Public Hearing Concerning the Annexation of Ridgeland Manor Expansion for the Village of Matteson to order at 7:00 p.m., proper notice having been given. He then called the roll and the following Trustees answered present: CALL TO ORDER

Shirley Green
Denise Graham Zahn
Sam Brown

Trustee Vincent arrived at 7:15 p.m.

Trustee Emmanuel Imoukhuede and Allan Johnson were absent.

Also present were: Hildy Kingma, Acting Village Administrator; Joseph Perozzi, Village Attorney; Laura Brooke, Recording Secretary; and the Star Newspaper.

Ridgeland Manor, LLC is requesting annexation into the Village of Matteson 77.83 acres of unincorporated land commonly known as Ridgeland Manor II located on US 30 directly east of Ridgeland Manor, Phases I-V. Ridgeland Manor, LLC proposes to develop this property as an extension to the existing Ridgeland Manor Subdivision. The proposal includes 130 single-family residences and 20 townhome lots.

After conducting this public hearing, the Board will be asked to adopt the annexation at the February 20, 2001 Board meeting.

President Stricker asked for any further comments from the Trustees.

Trustee Brown noted that there is a road partially dug out just off of Lincoln Highway and questioned if that would be a part of Ridgeland Manor II and if there would be a streetlight located there.

Mr. Robert Hugellet, Attorney for Ridgeland Manor, LLC, stated that it would ultimately be the main entrance for Ridgeland Manor II. There would not be a streetlight located at the entrance, however there would

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be a turning lane.

President Stricker asked what the price range for a townhome would be.

Attorney Hugelet stated that the townhome would be in the \$165,000.00 range.

Trustee Brown asked what the price range for a single-family home would be.

Attorney Hugelet stated that the single-family home would be in the \$200,000.00

Trustee Green asked if there would be ranch houses available.

Attorney Hugelet stated that there would be ranch houses available.

Trustee Vincent asked what the typical square footage of a home would be.

Acting Administrator Kingma stated that the houses start at a minimum of 1,600 square feet.

President Stricker asked for any further comments from the Public.

OPPORTUNITY FOR
PUBLIC COMMENT

There were none.

Trustee Green moved to adjourn the Public Hearing Meeting at 7:20 p.m.
Seconded by Trustee Brown.

ADJOURNMENT

AYES: (4) Green, Vincent, Graham Zahn, Brown
NAYS:(0)
ABSTAIN: (0)
ABSENT: (2) Imoukhuede, Johnson

Respectfully Submitted,

Patricia Wilson, Village Clerk