

CITY OF WEST CHICAGO

WHERE HISTORY & PROGRESS MEET

Approved 4/4/17

MINUTES

CITY OF WEST CHICAGO PLAN COMMISSION/ZONING BOARD OF APPEALS December 6, 2016, 7:00 P.M.

1. Call to Order, Roll Call and Establishment of a Quorum

Commissioner Laimins called the meeting to order at 7:00 p.m. Roll call found commissioners Dettmann, Devitt, Faught, Hale, Laimins, and Schafer present. Commissioner Kasprak was absent. A quorum was established.

Also in attendance were City Planner Jeff Harris and Community Development Director John Said.

2. Pledge of Allegiance

Everyone in attendance participated in the Pledge of Allegiance.

3. Chairman's Comments

Commissioner Laimins made an announcement that a revised agenda will be used for the meeting so that public hearing case PC 16-21 will be held before public hearing case PC 16-20 due to the fact that all of the audience members were in attendance for case PC 16-21.

4. Approval of the October 4, 2016 Minutes

After discussion by the Commission a motion was made to approve the October 4, 2016 minutes as presented. The motion unanimously passed by a (6-0) vote.

5. Public Hearing Case PC 16-21, Rezoning

The City of West Chicago, 475 Main Street, West Chicago, Illinois, 60185 petitions to designate the ER-1, Estate Residence zoning district for the portion of the Wisconsin Central Railroad (a subsidiary of the Canadian National Railroad and formerly Elgin, Joliet & Eastern Railroad) that runs through the corporate limits of West Chicago. The designation of the ER-1 zoning district is being pursued in accordance with the terms of Article IV of the Annexation Agreement approved by the Corporate Authorities of the City of West Chicago on August 18, 2003 by Resolution 03-R-0082.

The public hearing was closed after all testimony was received from the petitioner and all interested persons in the audience.

6. Review of Case PC 16-21, Rezoning

After discussion by the Commission a motion was made to approve the rezoning for Case PC 16-21 as presented. The motion passed by a (6-0) vote.

7. Public Hearing Case PC 16-20, Text Amendment

The City of West Chicago, 475 Main Street, West Chicago, Illinois, 60185 is proposing various text amendments to Appendix A (the Zoning Ordinance) of the City of West Chicago Municipal Code as part of a general update to the City's zoning regulations.

8. Review of Case PC 16-20, Text Amendment

After discussion by the Commission a motion was made to approve the text amendments for Case PC 16-20 as presented. The motion passed by a (6-0) vote.

9. Other Commission Business

Mr. Harris briefed the Commission on upcoming cases, meeting dates, and pending projects.

10. Appointment of a Vice Chairman

After discussion by the Commission a motion was made to appoint Commissioner Hale as the Vice Chairman of the Commission. The motion passed by a (6-0) vote.

11. Previous Petitions and General Development Update

Mr. Harris briefed the Commission on the status of the cases presented at the previous Plan Commission/Zoning Board of Appeals meeting on October 4, 2016.

12. Adjournment

The meeting was adjourned at 7:55 p.m.

Submitted by: Jeff Harris, City Planner