

CITY OF WEST CHICAGO

WHERE HISTORY & PROGRESS MEET

Approved 03/22/22

MEETING MINUTES

PLAN COMMISSION/ZONING BOARD OF APPEALS

March 15, 2022 7:00 P.M.

Conducted Through Zoom

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

Commissioner Henkin called the virtual meeting to order at 7:02 p.m. Roll call found Commissioners Banasiak, Billingsley, Frantzen, and Henkin, and ex-officio member Slattery present. Chairperson Laimins and Commissioners Hale and Kasprak were absent. With four voting members present, a quorum was established.

Staff in attendance was City Planner John Sterrett

2. Appointment of Chair Pro-Tem

Commissioner Henkin made a motion, seconded by Commissioner Frantzen, to appoint Commissioner Banasiak as Chair Pro-Tem for the meeting. A roll call vote found Commissioners Henkin, Frantzen, Banasiak, and Billingsley voting “aye” with no one voting “no”. With a roll call vote of four (4) “ayes” and zero (0) “noes” the motion carried and Commissioner Banasiak was appointed Chair Pro-Tem for the meeting.

3. Chairman’s Comments – Chair Pro-Tem Banasiak stated that in response to a Disaster Declaration made by the Governor related to public health concerns, an in-person meeting or a meeting conducted under the purview of the Open Meetings Act is not practical or prudent with the number of people who have expressed interest in this meeting; therefore, remote participation is permitted.

4. Public Comment - None

5. Approval of the Draft Minutes of the March 1, 2022 Plan Commission Meeting

Commissioner Frantzen made a motion, seconded by Commissioner Henkin, to approve the March 1, 2022 Plan Commission meeting minutes as presented. Roll call vote found Commissioners Frantzen, Henkin, and Billingsley, and Chair Pro-Tem Banasiak voting “aye” with no one voting “no”. With a roll call vote of four (4) “ayes” and zero (0) “noes” the motion carried and the draft minutes of the March 1, 2022 Plan Commission meeting were approved.

6. Public Hearing and Review and Recommendation of Case PC 21-12 (Continued from February 15, 2022)

Commissioner Henkin made a motion, seconded by Commissioner Billingsley, to enter into the public hearing. Roll call vote found Commissioners Henkin, Billingsley, and Frantzen, and Chair Pro-Tem Banasiak, voting “aye” with no one voting “no”. With a roll call vote of four (4) “ayes” and zero (0) “noes” the motion carried and the Plan Commission entered into the public hearing.

Chair Pro-Tem Banasiak stated that Pulte Home Company, LLC has requested that the Plan Commission/Zoning Board of Appeals continue the public hearing for their case to a special Plan Commission/Zoning Board of Appeals meeting on Tuesday, March 22, 2022.

Commissioner Billingsley made a motion, seconded by Commissioner Henkin, to continue the public hearing to a special Plan Commission/Zoning Board of Appeals meeting on March 22, 2022. A roll call vote found Commissioners Billingsley, Henkin, and Frantzen, and Chair Pro-Tem Banasiak voting “aye” with no one voting “no”. With a roll call vote of four (4) “ayes” and zero (0) “noes” the motion carried and the public hearing was continued to a special Commission/Zoning Board of Appeals meeting on March 22, 2022.

7. Adjournment

Commissioner Frantzen made a motion, seconded by Commissioner Henkin to adjourn the meeting. A roll call vote found Commissioners Frantzen, Henkin, and Billingsley, and Chair Pro-Tem Banasiak voting “aye” and no one voting “no”. With a roll call vote of four (4) “aye” and zero (0) “no”, the motion carried and the Plan Commission, at 7:08 p.m., adjourned.

Respectfully Submitted,
John Sterrett, City Planner

