

APPROVED

P.C. mtg 3/1/16

PLANNING, ZONING &
ENVIRONMENTAL CONCERNS

I

SPECIAL MEETING MINUTES OF THE
PLANNING AND ZONING COMMISSION MEETING
HELD AT THE ROBERT J. HOMOLA
MUNICIPAL BUILDING, DUPAGE COUNTY
201 SOUTH BLOOMINGDALE, ILLINOIS 60108 ON
JANUARY 19, 2016 AT 6:00 P.M.

1. CALL TO ORDER

The Special Planning and Zoning Commission meeting was called to order by
Chairman Brice at 6:05 p.m.

2. ROLL CALL

Upon roll call by the recording secretary, the following Commissioners were:

Present: Commissioners Jaster, Coleman, Shannon, Smith and
Chairman Brice

Absent: Commissioner King

Quorum Present

Also Present: Mr. S. Gascoigne – Village Development & Planning
Mr. B. Prohaska – Engineer
Mr. M. Castaldo – Village Attorney

3. PLEDGE OF ALLEGIANCE

4. APPROVAL OF MINUTES – JANUARY 5, 2016

Moved by Commissioner Smith, seconded by Commissioner Jaster to approve the
January 5, 2016 Planning and Zoning Commission meeting minutes.

Ayes: All Commissioners Present

Nays: None

Absent: Commissioner King

Motion Declared Carried

5. HILES RESUBDIVISION – 440-450 ARMY TRAIL ROAD – PLAT OF SUBDIVISION – (FIRST HEARING) – 2016-102

Mr. Prohaska stated that this is the Plat of Resubdivision of land at the southwest corner of Army Trail Road and Gary Avenue. This was originally the Fretter Plaza so there was a Fretter Appliance Store there and a few small shops. Fretter closed and turned into a Sears' parts type store. Sears has closed again and the property is being sold. During the sale of the property, the buyer and seller realized that the consolidation of the land that was supposed to have happened many years ago was never finalized. They found documents of the consolidation of the land that were not recorded so the current seller and buyer want to finish up the plat and consolidate the land into a single zoning lot to accommodate the reuse of the former Fretter store. There are some additional easements that are being placed on the land and a vacation of the utility easement which actually runs under the building.

Chairman Brice stated that they are basically here to go through these motions. There is nothing for them to review. Mr. Prohaska stated that there is a plat to review. There is no change to the site plan in terms of the different building. They are going to split up the building into smaller shops, and there will be a new tenant in there. He stated that there are three lots, and they are making it a single lot.

Moved by Commissioner Jaster, seconded by Commissioner Shannon to recommend approval of the plat as described by Engineering and a motion to recommend approval to the Village Board.

Ayes: All Commissioners Present

Nays: None

Absent: Commissioner King

Motion Carried

6. OLD BUSINESS

Mr. Castaldo, the Village attorney, said it was brought to his attention by the Village Administrator regarding some questions about appointment of members to the Planning Commission. He said there were some questions raised previously on how that is done. He stated that the Mayor makes the appointment subject to the advising consent of the Village Board. He said at

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this time they do have a Commissioner that has resigned, and at this point in time, the Mayor is considering names for appointment to that position.

7. NEW BUSINESS

There will be no hearing the first meeting in February, and as of right now, there is nothing on the agenda for the second hearing in February.

The Planning and Zoning Commission suggests having a Certificate of Appreciation made for Commissioner Sanalidro, who served on the Plan Commission for many years. Mr. Castaldo and Mr. Gascoigne will look into having this made for him.

8. CITIZENS TO BE HEARD – None

9. ADJOURNMENT

Moved by Commissioner Jaster, seconded by Commissioner Shannon to adjourn the January 19, 2016 Special Planning and Zoning Commission meeting at 6:20 p.m.

Ayes: All Commissioners Present

Nays: None

Absent: Commissioner King

Motion Declared Carried

Respectfully Submitted,



Sandra Aronson, Recording Secretary
of the Planning and Zoning Commission