



**REGULAR MEETING
VILLAGE OF BURR RIDGE
PLAN COMMISSION**

**June 6, 2011
7:30 P.M.**

I. ROLL CALL

Greg Trzupek, Chairman	Mike Stratis, Vice-Chairman	Joe Perri
	Diane Bolos	Chris Cronin
	Guy Franzese	Dehn Grunsten, Alternate

II. APPROVAL OF PRIOR MEETING MINUTES

A. May 16, 2011 Plan Commission Regular Meeting

III. PUBLIC HEARINGS

A. Z-02-2011: 15W308 and 15W320 North Frontage Road (Martin); Text Amendment, Special Use, and/or Rezoning and Findings of Fact; continued from March 21, 2011 and May 2, 2011

Requests a text amendment and special use approval as per Section VIII.C.2 of the Burr Ridge Zoning Ordinance or in lieu thereof, rezoning of the property from the B-2 General Business District to either the T1 Transitional District or the LI Light Industrial District; all or any of which would be to permit a powder coating business to operate in the building at 15W308 North Frontage Road.

B. Z-08-2011; 220-240 Shore Drive (Branson & Bratton); Variation and Findings of Fact

Requests a variation from Sections X.F.4 of the Burr Ridge Zoning Ordinance to permit an addition connecting two existing buildings resulting in a combined Floor Area Ratio exceeding the permitted maximum of 0.40.

C. Z-09-2011; 200-206 Burr Ridge Parkway (Dao Sushi & Thai); Special Use and Findings of Fact

Requests special use approval as per Section VIII.B.2.ff of the Burr Ridge Zoning Ordinance to permit the expansion of an existing restaurant with sales of alcoholic beverages and extended hours of operation.

D. Z-10-2011; 90 Burr Ridge Parkway (Remax); Special Use and Findings of Fact

Requests special use approval as per Section VIII.B.2.e of the Burr Ridge Zoning Ordinance to permit a real estate office in an existing tenant space.

E. Z-07-2011: Annual Zoning Ordinance Update

Consideration of the annual update of the Burr Ridge Zoning Ordinance including amendments to the following Sections: Section IV.I.12 reducing required minimum lot width for driveway gates; Section IV.I to add regulations for retaining walls on private property; Section IV.I to add regulations for salt protection fences on residential properties on arterial streets; Section IV.R to clarify that the home occupation regulations apply to residential uses in non-residential districts; Section IV.K to clarify that parking regulations for trailers and commercial vehicles apply to residential properties in non-residential districts; Section IV to reformat the regulations without substantive changes; and Section IV to make existing rooftop screening requirements applicable to office, business and transitional districts and to modify the required height of rooftop screening.

IV. CORRESPONDENCE

- A. Board Report – May 23, 2011
- B. Building Report – April, 2011

V. OTHER CONSIDERATIONS

- A. **S-03-2011: 201 Bridewell Drive (Eddie Merlot's); Sign Variation**
- B. **PC-04-2011: Interpretation of Use List; Retail Management Office in County Line Square**
- C. **S-01-2011: 51 Shore Drive (Personalization Mall); Sign Variation**

VI. FUTURE SCHEDULED MEETINGS

- A. **June 20, 2011;** The filing deadline for this meeting is May 30, 2011

VII. ADJOURNMENT

PLEASE NOTE: All recommendations from the Plan Commission are advisory and are submitted to the Mayor and Board of Trustees for review and final action. Any item being voted on at this Plan Commission meeting will be forwarded to the Mayor and Board of Trustees for consideration at their June 13, 2011 Regular Meeting beginning at 7:00 P.M. Commissioner Cronin is the scheduled Plan Commission representative for the June 13, 2011 Board of Trustees meeting.