



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

**September 17, 2018
7:00 P.M.**

I. ROLL CALL

II. APPROVAL OF PRIOR MEETING MINUTES

- A. August 20, 2018 Plan Commission Regular Meeting

III. PUBLIC HEARINGS

- A. V-03-2018: 8200 Steepleside Drive (Bart); Variation and Findings of Fact; Remanded from the Board of Trustees**

Requests a variation pursuant to Section VI.D.7 of the Burr Ridge Zoning Ordinance to reduce the required rear yard setback at a property in the R-2A Residential District from 60 feet to 45 feet.

- B. Z-20-2018: 16W020 79th Street (Dodevski); Text Amendment, Special Use, and Findings of Fact**

Requests an amendment to Section IV.J of the Burr Ridge Zoning Ordinance to permit chain link fence as a special use in a non-residential district and requests a special use as per the amended Section IV.J to permit a chain link fence on the subject property.

- C. V-04-2018: 150 Shore Drive (Petrov); Variations and Findings of Fact**

Requests a variation from Section XI.C.11.a of the Burr Ridge Zoning Ordinance to eliminate the requirement for a perimeter landscape area on the rear lot line of a property and for a variation from Section IV.I.2 to permit parking spaces within a required 8-foot side yard setback, or, in lieu thereof, a variation from Section XI.C.13.d(6) to permit a commercial building without the required number of parking spaces.

- D. Z-22-2018: Annual Zoning Review; Text Amendments**

Requests the following text amendments to the Zoning Ordinance: an amendment pursuant to Section IV.J to clarify the language regarding fences less than 50 percent open and to consider prohibiting spike-top fences in the Village; an amendment to Section VIII.B. and VIII.C to add “gun sales and gun clubs” as a special use in Business Districts; and an amendment to Section IV.H.9.a to include the corner side yard area behind the rear wall of a home as permitted area for accessory structures on corner lots.

IV. CORRESPONDENCE

- A. Board Report – August 27, 2018 and September 10, 2018
- B. Building Report – July and August 2018

V. OTHER CONSIDERATIONS

- A. **PC-05-2018: Amendments to the Sign Ordinance**
- B. **S-06-2018: 7600 Grant Avenue – Sign Variations and Conditional Sign Approvals**
- C. **S-07-2018: 6860 North Frontage Road – Sign Variation**

VI. FUTURE SCHEDULED MEETINGS

October 1, 2018

- A. **V-05-2018: 15W069 & 15W081 91st Street (Cattaneo); Variations and Findings of Fact**

Requests variations from Section IV.H.8 and IV.H.10 of the Burr Ridge Zoning Ordinance to permit a detached accessory structure taller than 15' in mean height and greater than 2,500 square feet in area on a property in the R-2B Residential District.

- B. **Z-23-2018: Zoning Ordinance Amendment (Grasso); Amendment and Findings of Fact**

Requests amendment to Section XI of the Burr Ridge Zoning Ordinance to permit a shared parking computation method for determination of required parking at multi-use shopping centers in the Village.

October 15, 2018

- A. **Z-21-2018: 690 Village Center Drive (Tramontana); Text Amendment, Special Use, and Findings of Fact**

Requests an amendment to the Village Center PUD to permit “co-working office” as a special use on the first floor of Buildings 1 and 6 and requests special use approval as per the amended Village Center PUD to permit a “co-working office” at the subject property.

- B. **Z-24-2018: 15W599 89th Street (Thalamarla); Re-Zoning and Findings of Fact**

Requests re-zoning from the R-1 Residential District to the R-2A Residential District as per Section VI of the Burr Ridge Zoning Ordinance.

VII. ADJOURNMENT

All Plan Commission recommendations are advisory and are submitted to the Board of Trustees for final action. Any item being voted on at this Plan Commission meeting will be forwarded to the Board of Trustees for consideration at their September 24, 2018 Regular Meeting beginning at 7:00 P.M. Commissioner Irwin is currently scheduled for the September 24, 2018 Board meeting.