



**REGULAR MEETING  
PLAN COMMISSION/ZONING BOARD OF APPEALS  
JANUARY 16, 2023 - 7:00PM  
VILLAGE HALL - BOARD ROOM**

The Plan Commission/Zoning Board of Appeals hears requests for zoning text amendments, rezoning, special uses, and variations and forwards recommendations to the Board of Trustees. The Commission also reviews all proposals to subdivide property and is charged with Village planning, including the updating of the Comprehensive Plan for Land Use. All Plan Commission actions are advisory and are submitted to the Board of Trustees for final action.

**I. ROLL CALL**

**II. APPROVAL OF DECEMBER 19, 2022 MEETING MINUTES**

**III. PUBLIC HEARINGS**

**A. Z-22-2022: 7600-7630 County Line Rd. (MedProperties LLC); Variation, Special Use Amendment, and Findings of Fact [CONTINUED FROM AUGUST 15, SEPTEMBER 19, OCTOBER 17, and DECEMBER 5, 2022]**

Request to amend Ordinance #A-834-02-17 for a special use for final plat approval and a medical office in the T-1 Transitional District and a variation from Zoning Ordinance section XI.C.8 to permit parking in the front yard. The petitioner is requesting to reconfigure the existing parking lot and add additional spaces.

**B. Z-26-2022: 525 Village Center Drive (AT&T); Special Use, PUD Amendment, and Findings of Fact [CONTINUED FROM DECEMBER 5, 2022]**

*PETITIONER REQUESTS THAT THE CASE BE CONTINUED UNTIL FEBRUARY 6, 2023.*

Request for a special use for a personal wireless facility as per section VIII.C.2 of the Zoning Ordinance and to amend Ordinance A-834-10-05 to permit alterations to the structure related to the wireless facility. The petitioner seeks to co-locate a cellular site at an existing rooftop, including installation of an antennae and support equipment.

**IV. CORRESPONDENCE**

**A. Board Report**  
January 9, 2023

**B. Building Report**  
No report

**V. OTHER CONSIDERATIONS**

**A. PC-01-2023 10S630 Garfield Ave. (Aliyeva); Extraterritorial Review of a Variation**

Review of a DuPage County request for a variation for lot width from 165 ft. to 143.55 ft. in order to divide a parcel into two lots.

**B. PC-02-2023 Annual Zoning Review**

**VI. PUBLIC COMMENT**

**VII. FUTURE MEETINGS**

**January 23 Village Board**

Commissioner Stratis is the scheduled representative.

**February 6 Plan Commission**

**A. Z-26-2022: 525 Village Center Drive (AT&T); Special Use, PUD Amendment, and Findings of Fact [CONTINUED FROM DECEMBER 5, 2022 AND JANUARY 16, 2023]**

Request for a special use for a personal wireless facility as per section VIII.C.2 of the Zoning Ordinance and to amend Ordinance A-834-10-05 to permit alterations to the structure related to the wireless facility. The petitioner seeks to co-locate a cellular site at an existing rooftop, including installation of an antennae and support equipment.

**B. Z-01-2023: Zoning Ordinance Amendments for Outdoor Dining (Village of Burr Ridge); Text Amendment and Findings of Fact**

Request to consider text amendments to Section VIII of the Zoning Ordinance to amend outdoor dining regulations for restaurant uses in the Business Districts.

**February 13 Village Board**

Commissioner Broline is the scheduled representative.

**February 20 Plan Commission**

No cases are currently scheduled.

**February 27 Village Board**

Commissioner Petrich is the scheduled representative.

**VIII. ADJOURNMENT**