



AGENDA

CRYSTAL LAKE PLANNING AND ZONING COMMISSION
WEDNESDAY, JUNE 15, 2016
HELD AT THE CRYSTAL LAKE CITY HALL
7:30 p.m.

1. Approve Minutes of the June 1, 2016 Planning and Zoning Commission Meeting.
2. **2016-24 MATT'S EXPRESS CAR WASH – 1145 S IL Rt 31** – PUBLIC MEETING
A motion is requested to set a public hearing date of July 6, 2016
Preliminary and Final PUD and a Special Use Permit for a carwash.
Final PUD Amendment to amend Condition #2F from Ordinance 5917 to allow a free-standing sign on this property
3. **2016-22 REFUGE FOR WOMEN – 1291 North Ave.** – PUBLIC HEARING
Special Use Permit Amendment to allow Refuge for Women
4. **2016-23 MAXWELL – 707 Woodland Dr.** – PUBLIC HEARING
Variations from: A. Article 3-300 B3. Front yard setback to allow a 39-foot encroachment; and
B. Article 7-300 B4 to allow enlargement of a non-conforming structure to repair and expand the second-story deck to be 16' x 19' 3".
5. **2016-20 MYERS – 880 Abbington Dr.** – PUBLIC HEARING
Variation from Article 3-200(A) and Article 3-300(B)(3) to allow a 7-foot encroachment into the require 30-foot front yard setback for a 4-foot fence.
6. **2016-19 GARDNER SENIOR HOUSING - 295 Pathway Ct** – PUBLIC HEARING
This petition was continued from the June 1, 2016 PZC meeting.
Special Use Permit to allow a Continuing Care Retirement Community without nursing facilities.
7. **REPORT FROM PLANNING**
 - JPH Prop Inc SCI Mngmt Corp – N Rt 176; E. Ridge; W. Oak – Annexation - Referral
 - Kensington Subdivision (formerly Bryn Mawr) – N Rt 176; E Rt 47 – Preliminary PUD & Plat
 - Crystal Lake Lions Club sign – 427 W Virginia St – Lease amendment
8. **COMMENTS FROM THE COMMISSION**
9. **ADJOURNMENT**

*If you need special assistance in order to participate in the City of Crystal Lake public meeting,
please contact Brad Mitchell, Assistant to the City Manager at 815-459-2020.
If possible, please contact the City at least 24 hours before the meeting to make arrangements.*