



AGENDA

CRYSTAL LAKE PLANNING AND ZONING COMMISSION

WEDNESDAY, JUNE 20, 2018

HELD AT THE CRYSTAL LAKE CITY HALL

7:30 p.m.

1. Approve Minutes of the June 6, 2018 Planning and Zoning Commission Meeting.
2. **2018-02 KOURTIS – 165 First St** – PUBLIC INTRO MEETING
A motion is requested to set a public hearing date of July 18, 2018
Comprehensive Land Use Plan Amendment from Commerce to Central Urban Residential, Preliminary/Final Planned Unit Development for a residential duplex and variation from Appendix A-400(C) to allow two driveways on a lot less than 70 feet in width (66 feet existing).
3. **2018-33 PLUM CREEK – Rt 14 & Ridgefield Rd** – PUBLIC INTRO MEETING
A motion is requested to set a public hearing date of July 18, 2018
Preliminary Plat of Subdivision for 53 lots and 3 outlots, Comprehensive Land Use Plan Amendment from Office to Residential and Office, and a Preliminary Planned Unit Development for a multi-family senior development.
4. **2018-22 WOODLORE ESTATES PHASE 2A – River Birch Blvd.** – PUBLIC MEETING
Final Plat of Subdivision for 15 single family lots (active adult), 2 townhouse building lots and 5 outlots.
5. **2018-25 HUMPHREY – 234 Second St** – PUBLIC HEARING
Variation from the requirement to provide an enclosed parking space to allow for the detached garage to beconverted to an office; and Special Use Permit for a home occupation that is located in an accessory structure.
6. **2018-34 SENIOR CARE HOMES – 752 Saddle Ridge** – PUBLIC HEARING
Special Use Permit to allow a nursing care facility.
7. **2018-35 UDO AMENDMENT** – PUBLIC HEARING
UDO Text Amendment to allow Photography Studios as a permitted use in the M - Manufacturing zoningdistrict.
8. **2018-26 “R-O” Comprehensive Rezoning – properties on Walkup between Woodstock & CL Ave** – PUBLIC HEARING
A comprehensive rezone to the Residential Office district.
9. **REPORT FROM PLANNING**
A summary of the previous petition outcomes from the City Council meeting and a brief explanation of the upcoming items for the Planning and Zoning Commission.
10. COMMENTS FROM THE COMMISSION
11. ADJOURNMENT

If you need special assistance in order to participate in the City of Crystal Lake public meeting, please contact Jillian Austin, Executive Assistant, City Manager’s Office at 815-459-2020. If possible, please contact the City at least 24 hours before the meeting to make arrangements.