



AGENDA

CRYSTAL LAKE PLANNING AND ZONING COMMISSION

WEDNESDAY, May 20, 2020

7:30 p.m.

100 West Woodstock Street, Crystal Lake, IL

Council Chambers

THIS MEETING WILL ALSO BE HELD REMOTELY

Join Zoom Meeting

<https://us02web.zoom.us/j/81557287881?pwd=WDFMUThEd3M2aDZjcG5qcTJEYW93UT09>

Meeting ID: 815 5728 7881

Password: 051914

By phone: 1(312)626-6799

Find your local number: <https://us02web.zoom.us/j/81557287881?pwd=WDFMUThEd3M2aDZjcG5qcTJEYW93UT09>

NOTICE OF SOCIAL DISTANCING PROCEDURES

Members of the Planning and Zoning Commission will remotely attend the meeting via a digital platform, live audio of the digital meeting will be broadcast in the Council Chambers and any overflow rooms at City Hall, as well as through the Zoom electronic platform (see below).

The Council Chambers will be open to the public during the regularly scheduled meeting. The Planning and Zoning Commission Chair and certain members of City staff will be physically present in the Council Chambers. As a public health precaution, social distancing practices will be observed during the meeting. As a result, persons wishing to attend the Regular Meeting at City Hall may be directed to overflow rooms if necessary to ensure social distancing. **THERE WILL ONLY BE LIMITED SPACE AVAILABLE AT CITY HALL, SO PERSONS WHO ARE ABLE TO ATTEND VIA THE ZOOM ELECTRONIC PLATFORM (SEE BELOW) ARE ENCOURAGED TO DO SO.**

Members of the public may address the Planning and Zoning Commission in accordance with the “Temporary Rules Concerning Public Comment, Participation, and Social Distancing at City Public Meetings” (the “*Temporary Rules*”) which are posted on the City’s website at <https://www.crystallake.org/Home/ShowDocument?id=18630>

ELECTRONIC ATTENDANCE: Members of the public may hear the audio of the meeting and address the City Council in accordance with the Temporary Rules by utilizing the following call in number and login information through the Zoom electronic platform:

From your computer, laptop, tablet, or smart phone:

Join Zoom Meeting

<https://us02web.zoom.us/j/81557287881?pwd=WDFMUThEd3M2aDZjcG5qcTJEYW93UT09>

Meeting ID: 815 5728 7881

Password: 051914

Dial by your location +1 312 626 6799 US (Chicago Metropolitan Area)

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The Regular Meeting can also be viewed through the live stream broadcast at: Comcast 17 / AT&T: 99

If you need special assistance in order to participate in the City of Crystal Lake public meeting, please contact Melanie Nebel, 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.

1. Call to Order
2. Roll Call
3. Approve Minutes of the May 6, 2020 Planning and Zoning Commission Meeting.
4. **2020-34 THE SPRINGS – CONTINENTAL PROPERTIES – 1120 CENTRAL PARK DRIVE – PUBLIC MEETING**
A motion is requested to set a public hearing date of June 3, 2020
A Preliminary and Final Planned Unit Development for a 280-unit residential apartment development and Preliminary and Final Plat of Subdivision.
5. **2020-50 KAPER BUSINESS PARK SUBDIVISION- 1560 CARLEMONT** – PUBLIC HEARING
A Final Plat of Resubdivision and Variation from Article 3 Density and Dimensional Standards to subdivide the lot into two lots with a variation from lot width.
6. **2019-113 RAISING CANES RESTAURANT – 5417 NORTHWEST HWY** – PUBLIC HEARING
Preliminary and Final Planned Unit Development for a new 3,316 square-foot Limited Service restaurant.
7. **2020-52 THE COMMONS SHOPPING CENTER – 6220-6330 NORTHWEST HWY** – PUBLIC HEARING
Final Planned Unit Development Amendment to allow changes to the approved elevations and the common sign plan for a façade renovation.
8. **REPORT FROM PLANNING**
A summary of the previous petition outcomes and details of the upcoming items for this Commission.
9. COMMENTS FROM THE COMMISSION
10. PUBLIC COMMENT – on items not listed on the agenda
11. ADJOURNMENT