



AGENDA

CRYSTAL LAKE PLANNING AND ZONING COMMISSION

WEDNESDAY, NOVEMBER 2, 2022

7:00 p.m.

100 West Woodstock Street, Crystal Lake, IL
Council Chambers

1. Call to Order
2. Roll Call
3. Approve Minutes of the October 5, 2022 Planning and Zoning Commission Meeting.
4. Appoint a Vice-Chair
5. **2022-223 – 339 W. CRYSTAL LAKE AVENUE – VARIATION** – PUBLIC HEARING
Simplified Residential Variation from Article 4-600 to allow an attached accessory structure zero feet from the east property line, a variation of 5 feet.
6. **2022-212 – 721 COUNTRY CLUB ROAD – CRYSTAL LAKE COUNTRY CLUB – SPECIAL USE PERMIT** – PUBLIC HEARING
Special Use Permit for the Crystal Lake Country Club for a golf course and country club and to allow expansion of the building and use.
7. **2022-207 – 540 E. TERRA COTTA AVENUE – TERRA COTTA SHOPS – PUD AMENDMENT**
– PUBLIC HEARING
Final Planned Unit Development Amendment to allow changes to the exterior elevations and site plan for an addition to the building.
8. **2022-140 – 4504 NORTHWEST HIGHWAY – PUD AMENDMENT AND VARIATION** – PUBLIC HEARING
Final Planned Unit Development Amendment to allow a new storage building with variations from the maximum 70% impervious surface coverage to allow 76.06% and from the maximum 150 square feet of signage to allow 726.5 square feet.
9. **2022-199 – 269 LIBERTY ROAD – SPECIAL USE PERMIT AND VARIATIONS** – PUBLIC HEARING
Continued from the October 5, 2022 Planning and Zoning meeting.
Special Use Permit and Variations from the required 115.5-foot setback from the west, east and south property lines and the color/design requirement of a grey or sky color to allow a new Monopine wireless communications tower.
10. **REPORT FROM PLANNING**
A summary of the previous petition outcomes and details of the upcoming items for this Commission.
11. COMMENTS FROM THE COMMISSION
12. ADJOURNMENT

*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.*