



AGENDA

CRYSTAL LAKE PLANNING AND ZONING COMMISSION

WEDNESDAY, NOVEMBER 16, 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 November 2, 2022 Planning and Zoning Commission Meeting.
4. Approve 2023 meeting schedule
5. **2022-208 – 185 N. MAIN STREET – VARIATION** – PUBLIC HEARING
Simplified Residential Variation from Article 3-200 to allow a 15.37-foot front yard setback for an addition to the principal structure and to allow an 11.34-foot side yard abutting a street setback, a 10-foot rear yard setback, and an 18-foot height for an accessory structure.
6. **2022-202 – 99 N. OAK STREET – VARIATION** – PUBLIC HEARING
Simplified Residential Variation from Article 3-200 from the maximum accessory structure height of one-story and 15 feet to allow a one-story structure with a height of 16 feet 2 inches, a variation 1 foot 2 inches in height.
7. **2022-225 – 4423-4483 US ROUTE 14 – FINAL PUD AMENDMENT** – PUBLIC HEARING
Final Planned Unit Development Amendment to modify the free-standing pylon signs and adding additional 52 square feet, allowing 239.5 square feet of signage.
8. **2022-238 – SWC BARD ROAD AND HUNTLEY ROAD – CONCEPTUAL PUD REVIEW** – PUBLIC MEETING
Conceptual Planned Unit Development review for a 48-unit townhome development.
9. **REPORT FROM PLANNING**
A summary of the previous petition outcomes and details of the upcoming items for this 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 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.*