



**LEGAL NOTICE / PUBLIC NOTICE
VILLAGE OF WESTMONT
AGENDA
PLANNING AND ZONING COMMISSION**

The Village of Westmont Planning and Zoning Commission will hold its regular meeting on Wednesday, October 9, 2013 at 7:00 P.M., at the Westmont Village Hall, 31 West Quincy Street, Westmont, IL 60559.

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Swearing-in of testifying attendees and reminder to sign in
5. Reminder to silence all electronic devices
6. Approval of Minutes of the June 12, 2013 and September 11, 2013 meetings
7. Open Hearing

New Business

PZ 13-025 Jamie Tinucci regarding the property located at 114 North Washington Street, Westmont, IL 60559 for the following:

- (A) Zoning Code Variance Request to allow the construction of a front porch larger than 100 square feet with an existing non-conforming front yard setback in the R-3 Single Family Detached Residence District.

PZ 13-026 Robert and Rebecca Rheintgen of Oakwood Lighting Electric Service regarding the property located at 237 North Cass Avenue, Westmont, IL 60559 for the following:

- (A) Zoning Code Variance Request to reduce the required side yard setback in an existing commercial lot in the B-1 Limited Business District for the purpose of constructing a parking lot.
- (B) Zoning Code Variance Request to reduce the required rear yard setback in an existing commercial lot in the B-1 Limited Business District for the purpose of constructing a parking lot.
- (C) Site and landscaping plan approval.

PZ 13-027 Theresa Johnson (tenant) with Robert Cynowa (property owner) regarding the property located at 128 South Cass Avenue, Westmont, IL 60559 for the following:

- (A) Special Use Permit request to operate a ground floor attorney office in the B-1 Limited Business District.



(B) Special Use Permit request to operate a ground floor dance studio in the B-1 Limited Business District.

(C) Special Use Permit request to operate educational classes on the ground floor in the B-1 Limited Business District.

PZ 13-028 McGrath Lexus of Westmont regarding the property located at 470-500 East Ogden Avenue, Westmont, IL 60559 for the following:

(A) Special Use Permit request to operate an existing automobile dealership in the B-2 General Business District with a cosmetic repair center that includes painting and body and fender work.

(B) Zoning Code Variance request to permit a cosmetic repair center that includes painting and body and fender work within 500 feet of a residence district.

PZ 13-029 Marc Iozzo of Ogden Lincoln regarding the property located at 209 East Ogden Avenue, Westmont, IL 60559 for the following:

(A) Special Use Permit request to operate an automobile dealership in the B-2 General Business District.

(B) Special Use Permit request to allow the sale of used automobiles in the B-2 General Business District.

(C) Zoning Code Variance request to permit the sale of used automobiles within 500 feet of a residence district.

(D) Zoning Code Variance request to permit parking in the required front yard setback.

8. Adjourn

Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact Mr. R. R. Searl ADA Compliance Officer, 9:00 A.M. to 5:00 P.M. Mon. through Fri., Village of Westmont, IL, 60559; or (630) 981-6200 voice, or (630) 981-6300 TDD, within a reasonable time before the meeting.

All interested persons in attendance will be allowed to express their views.

WESTMONT PLANNING AND ZONING COMMISSION
Ed Richard Chairperson