



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

The Village of Westmont Planning and Zoning Commission will hold its regular meeting on Wednesday, April 9, 2014 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 March 12, 2014 meeting

7. Old Business

PZ 13-036 Leaders Bank, represented by James Olguin, regarding the properties located at 50 West Ogden Avenue, 635 Grant Street, 631 Grant Street, 629 Grant Street, 625 Grant Street, 621 Grant Street, 617 Grant Street, and 613 Grant Street, all in Westmont, IL 60559 for the following:

- (A) Map Amendment request to rezone the properties at 635 Grant Street, 631 Grant Street, 629 Grant Street, 625 Grant Street, 621 Grant Street, 617 Grant Street, and 613 Grant Street from R-4 General Residence District to B-2 General Business District.
- (B) Preliminary Plat of Subdivision.
- (C) Site and Landscaping Plan approval for a parking lot expansion.

8. Open Hearing

New Business

PZ 14-006 Farhan and Yousuf Karim of Sunrise Distributors Inc. regarding the property located at 20 East Chicago Avenue, Westmont, IL 60559 for the following:

- (A) Special Use Permit request to allow the sale of used automobiles in the B-2 General Business District.
- (B) Zoning Code Variance request to permit the sale of used automobiles within 500 feet of a residence district.
- (C) Special Use Permit request to operate an automobile dealership in the B-2 General Business District with a cosmetic repair center that includes painting and body and fender work.
- (D) 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.



westmont.illinois.gov

Community Development Department

31 West Quincy Street • Westmont, Illinois 60559
Tel: 630-981-6250 Fax: 630-968-8610

PZ 14-007 Jeff Gylling from the Wendy's Company regarding the property located at 320 East Ogden Avenue, Westmont, IL 60559 for the following, all in the B-2 General Business District:

- (A) Special Use Permit request to operate a fast food restaurant with a drive-in.
- (B) Zoning Code Variance request to increase the number of allowable signs.
- (C) Zoning Code Variance request to increase the maximum gross square footage of signage.
- (D) Zoning Code Variance request to increase the maximum gross square footage of menu boards.
- (E) Zoning Code Variance request to permit parking in the required front yard setback.
- (F) Zoning Code Variance request to reduce the number of required off-street parking stalls for the purpose of operating a fast food restaurant.
- (G) Zoning code variance to reduce the required rear yard setback in order to construct a dumpster enclosure.
- (H) Site and Landscaping Plan approval for the purpose of constructing a new fast food restaurant.

9. 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