



westmont.illinois.gov

Community Development Department

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

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, December 10, 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 November 12, 2014 meeting
7. Old Business
8. **Open Hearing**

New Business

PZ 14-030 Oak Creek Capital Partners regarding the property located at 515 64th Street, Westmont, Illinois 60559 for the following:

- (A) Map Amendment request to rezone 515 64th Street from R-1, Single Family Detached Residence Zoning District, to R-1A Single Family Detached Residence Zoning District.
- (B) Preliminary Plat of Subdivision request to subdivide the subject lot into two (2) buildable lots.

PZ 14-037 Verizon Wireless regarding the property located at 328 South Wilmette Avenue for the following:

- (A) Zoning Code Variance Request to permit more than three antennas on a structure in the R-3 Single Family Detached Residence District.

PZ 14-038 CMIF Eagle Creek, LLC regarding the property located at 1000, 1100, 1112, 1120 and 1128 South Williams Street, Westmont, Illinois, 60559 for the following:

- (A) Map Amendment request to rezone from R-3 Single Family Detached Residence Zoning District and R-4 General Residence District to Planned Development Overlay District in the underlying R-4 General Residence District with the following exceptions from the Zoning Code:

1. Exception to permit the construction of a clubhouse facility exceeding 144 square feet and 15' height.
2. Exception to permit the construction of an additional accessory structure.
3. Exception to reduce the required number of parking spaces, which are currently non-conforming.
4. Exception to permit an existing non-conforming rear yard setback.

- (B) Site and landscaping plan approval for the construction of a clubhouse facility .

9. Adjourn



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Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact the Village of Westmont, Illinois, 60559 between 9:00 A.M. to 5:00 P.M. Monday through Friday, or telephone (630) 981-6210 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