



Planning and Zoning Board Agenda July 25, 2023 Room 102 – 7:00 P.M.

Chair Announcement: A public hearing for zoning map amendment for 900 Graceland/1217 Thacker – the southwest corner of Graceland and Thacker, or “Site A” in the proposed Contour Place redevelopment – will not be occurring at this meeting. However, a public hearing for map amendment for “Site B,” or the property at approximately 919-921 Graceland (east side of Graceland), *is* on this meeting agenda and will be heard.

Under “New Business,” after the Board’s conducting of the two public hearings, Developer Luz & Associates will provide an update on their plans and petition for Site A.

Call to Order and Roll Call

Approval of Minutes: July 11, 2023

Public Comment: For matters that are not on the agenda

Pending Applications

1. Address: Citywide

Case Number: 23-043-TA (Public Hearing)

The City is proposing text amendments to the Zoning Ordinance related to accessory structure definitions and regulations, and any other amendments as may be necessary.

PINs: Citywide

Petitioner: City of Des Plaines, 1420 Miner Street, Des Plaines, IL, 60016

Owner: n/a

2. Address: Approximately 919-921 Graceland Avenue
(parking lot for 1217 Thacker Street)

Case Number: 23-040-MAP (Public Hearing)

The petitioner has requested a zoning map amendment to rezone the subject property from C-3 General Commercial to R-4 Central Core Residential, and any other variations, waivers, and zoning relief as may be necessary.

PINs: 09-20-203-006-0000

Petitioner: Luz and Associates #1, LLC, 2030 West Wabansia Ave., Chicago, IL 60611

Owner: Contour Saws, Inc., 100 Lakeview Parkway, Ste. 100, Vernon Hills, 60061

New Business

1. Update from Luz & Associates on Plan and Application for 900 Graceland/1217 Thacker (“Site A”) of the Contour Place Redevelopment

City of Des Plaines, in compliance with the Americans With Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in the meeting(s) or have questions about the accessibility of the meeting(s) or facilities, contact the ADA Coordinator at 847-391-5486 to allow the City to make reasonable accommodations for these persons. The public hearing may be continued to a further date, time and place without publication of a further published notice such as this notice.