



Planning and Zoning Board Agenda September 26, 2023 Room 102 – 7:00 P.M.

Call to Order and Roll Call

Approval of Minutes, September 12, 2023

Public Comment: For matters that are not on the agenda

Pending Applications:

1. **Address:** 900 Graceland Avenue and 1217 Thacker Street **Case Number:** 23-039-MAP-PUD-TSUB

The petitioner has requested the following items: (i) a Map Amendment to rezone from M-2 General Manufacturing to R-3 Townhouse Residential District; (ii) a Preliminary Planned Unit Development (PUD) with exceptions; (iii) a Tentative Plat of Subdivision to consolidate eight lots into two lots; and (iv) any other variations, waivers, and zoning relief as may be necessary. – **CONTINUANCE REQUESTED for 10/24/2023**

PZB Meeting

PINs: 09-20-105-016-0000, 09-20-105-017-0000, 09-20-105-020-0000, 09-20-105-021-0000, 09-20-105-022-0000, 09-20-105-023-0000, 09-20-105-024-0000, 09-20-105-045-0000

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

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

2. **Address:** 1345 E. Golf Road and 16 Mary Street **Case Number:** 23-053-CU-FPLAT-V

The petitioner has requested the following items: (i) a conditional use for an Outdoor Bulk Material Facility in M-2 District; (ii) a conditional use/amended conditional use for a Childcare Center in M-2 District; (iii) variation from required front and side yard setbacks; (iv) variation from the parking lot landscaping requirements; (v) variation from the height and screening requirements for materials in an Outdoor Bulk Material Facility, relative to the height of the property’s screening wall; (vi) variation from the maximum foot-candle lighting requirement; (vii) a combined Tentative and Final of Subdivision to consolidate all lots into one; and (viii) and any other variations, waivers, and zoning relief as may be necessary.

PINs: 09-17-200-039-0000; -126; -127

Petitioner: Pasquale Mauro, 1269 E. Golf Road, Des Plaines, IL 60016

Owner: 1345 Golf/16 Mary LLC (Manager: Pasquale Mauro), 1269 E. Golf Road, Des Plaines, IL 60016

3. **Address:** 607 E. Oakton Street

Case Number: 23-055-CU

The petitioner has requested a Conditional Use for an auto service repair use in the C-3 General Commercial district at 607 E. Oakton Street, and any other variations, waivers, and zoning relief as may be necessary. –
CONTINUANCE REQUESTED for 10/10/2023 PZB Meeting

PIN: 09-30-202-008-0000

Petitioner: Mykola Tsakniv, 601 Huntington Commons, Mt. Prospect, IL 60056

Owner: 607 Oakton LLC, 2241 West Howard Street, Chicago, IL 60645

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.