

## MINUTES OF COMMISSION MEETING

June 26, 2008

7:30 P.M.

1. Roll Call/Call to Order
2. Approval of Zoning and Planning Commission / Zoning Board of Appeals Meeting minutes for the meeting held on 6/12/2008.
3. Case Number 08 P-06 / City of Elmhurst Fire Station # 2 Conditional Use and Variation  
Request for a Conditional Use Permit for the purpose of constructing a new Fire Station #2 and an associated variation for building height on property commonly known as 601 S. York Street (PIN 06-12-314-001) said property being wholly located within the R2 Single Family Residence District.  
**Public Hearing – All properties within 500 feet have been notified.**
4. Case Number 08 P-04/City of Elmhurst Zoning Ordinance Text Amendments  
Request by the City of Elmhurst, as petitioner, to amend certain provisions of the Elmhurst Zoning Ordinance with respect to projecting signs (Blade Signs).  
**Continued Public Hearing from 6/12/2008**
5. Other Business.

Commission Members Present: Brinkmeier, DeWitt, McCoyd, Mushow, Slone, Whistler

Commissioner Members Absent: Corrado, Ernst, Frolik

City Staff Present: Werner

Chairman Whistler opened the meeting at 7:30 P.M. and requested a roll call. After the roll call determined that there was a quorum, Chairman Whistler requested a motion to approve the June 12, 2008 minutes of Commission meetings. Commissioner Brinkmeier moved to approve the June 12, 2008 Zoning & Planning Commission/Zoning Board of Appeals meeting minutes as written. Commissioner Mushow seconded and, with a voice vote being all ayes, the motion passed.

Chairman Whistler then opened the public hearing for Case # 08P-04 / City of Elmhurst request for Zoning Ordinance Text amendment for the purpose of considering the regulation of projecting signs (or "Blade Signs). Chairman Whistler reviewed his memorandum to the Commission regarding this case. He stated that in conversations with staff it became apparent that the additional information or testimony requested by the Commission cannot be accomplished at the June 26, 2008 Commission meeting. Chairman Whistler requested a motion to continue this case to July 24, 2008. Commissioner Slone moved to continue the public hearing for Case # 08P-04 to July 24, 2008. Commissioner Brinkmeier seconded and, with a voice vote being all ayes, the motion passed.

Chairman Whistler then opened the Public Hearing for Case # 08P-06/ City of Elmhurst Fire Station #2 request for Conditional Use and associated height variation. Chief Michael Kopp presented the case on behalf of the City of Elmhurst and addressed the standards for conditional use and variations. After all testimony was received, and there being no one in the audience concerned with this application, Chairman Whistler closed the public hearing portion of this case. Commissioner Brinkmeier moved to deliberate Case # 08P-06/ City of Elmhurst Fire Station #2, Commissioner Mushow seconded and, with a voice vote being all ayes, the motion passed.

Commissioner Brinkmeier moved to approve Case # 08P-06/ City of Elmhurst Fire Station #2 as presented, Commissioner Slone seconded. The Commission then deliberated subject case and found that the proposed fire station met the standards for conditional use as well as the standards for variation relative to the height of the building. The Commission voted unanimously to recommend that the City Council approve # 08P-06/ City of Elmhurst Fire Station #2 as presented.

Under Other Business, Mr. Werner briefed the Commission on the upcoming case schedule.

The meeting was adjourned at 8:50 PM.

Submitted by: Nathaniel J. Werner, AICP, Planning and Zoning Administrator