

## MINUTES OF COMMITTEE MEETING

August 27, 2007

7:00 P.M.

### DEVELOPMENT, PLANNING AND ZONING COMMITTEE (DP&Z)

- RE: 1) Case Number 07 P-03/Suburban Bank and Trust Conditional Use  
The purpose of this hearing was to consider a request for a Conditional Use Permit for the purpose of constructing and operating a bank drive-through on property commonly known as 130 W. Park Avenue (PIN 06-02-231-024) which is wholly located within the C4 Central Business District.  
Continued discussion from 7/23/07.
- 2) Other Business

Committee Members Present: Rose, Leader, Gutenkauf

Elected Officials Present: Mayor Marcucci

City Staff Present: Said, Corner, Borchert (part-time)

Chairman Rose called the meeting to order at 7:05 p.m.

The Committee began their continued discussion of Case Number 07 P-03/Suburban Bank and Trust Conditional Use. Chairman Rose reviewed the request and summarized the discussion from the previous meeting. She reviewed the concerns identified at that meeting including the pros and cons of pedestrian crossing, stacking of cars, adaptive use of the building, saving a historic building and alley egress. The Committee complimented the work of the Zoning and Planning Commission, however disagrees with their recommendation. The Committee agrees that the Comprehensive Plan calls for a mix of vehicles and pedestrians in the downtown and the two can co-exist. The Committee noted that that particular stretch of Park Street has very little foot traffic. It was brought up that the proposed drive-through would add value to the building. After further discussion and input from the applicant as to the design of the building, the Committee agreed that approval of this request would show that Elmhurst supports adaptive reuse of historic buildings. The Committee will issue a report recommending approval of this request which will be placed under Reports of the City Council agenda for Tuesday, September 4, 2007.

Under Other Business, Director Said introduced the new Economic Development Manager, Martha Corner, to the Development, Planning and Zoning Committee.

Meeting adjourned at 8:10 p.m.

Submitted by John D. Said, Director of Planning, Zoning and Economic Development