

COMMUNITY DESIGN REVIEW BOARD

A G E N D A

MEETING DATE & TIME: THURSDAY, January 4, 2018 at 9:00 A.M.

MEETING LOCATION: Joliet Municipal Building
Planning Conference Room (South Wing, 1st Flr.)
150 W. Jefferson Street
Joliet, Illinois 60432

CALL TO ORDER

ITEMS FOR REVIEW

1. Plan Commission Cases (attached)
2. Zoning Board of Appeals Cases (attached)

ADJOURNMENT

"This meeting will be held in an accessible location. If you need a reasonable accommodation, please contact the Community Development Department office at 815/724-4040."

CDRB Members:

Community Development Dept.
Public Works
Legal Department
Police
Fire

cc: Public Utilities



CITY OF JOLIET

PLAN COMMISSION OF JOLIET AGENDA

Thursday, January 18, 2018
4:00 p.m.

City Hall, Council Chambers,
150 West Jefferson Street, Joliet, IL 60432

PLAN COMMISSION MEMBERS

Tim Broderick, Jason Cox, Jeff Crompton, Brigette Fiday, Chairman Pro-Tem John Kella,
Rick Moore, Dominic Orlando, Marc Rousonelos, Chairman Joseph Strong

1. **CALL TO ORDER:**
2. **ROLL CALL:**
3. **OLD BUSINESS: PUBLIC HEARING**
4. **OLD BUSINESS: NO PUBLIC HEARING**
 - a. **A-11-17:** Annexation of 1311 New Lenox Road, Classification to R-1 (single-family residential) Zoning and Approval of an Annexation Agreement. (PIN #'s 30-07-14-400-045; 30-07-14-400-046)
5. **NEW BUSINESS: PUBLIC HEARING**
 - a. **Z-1-18:** Reclassification of 645 N. Bluff Street from R-3 (one and two family residential) to R-2 (single-family residential) Zoning. (645 N. Bluff Street) (PIN #30-07-09-209-018-0000)
6. **NEW BUSINESS: NO PUBLIC HEARING**
 - a. Rules of Procedure
7. **STUDY SESSION:**
8. **APPROVAL OF MINUTES:**

- a. Approval of the December 21, 2017 Plan Commission minutes.

9. **OLD/NEW BUSINESS—NOT FOR FINAL ACTION OR RECOMMENDATION:**

10. **PUBLIC COMMENTS:**

11. **ADJOURNMENT:**

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CITY OF JOLIET

Zoning Board of Appeals AGENDA

Thursday, January 18, 2018
2:00 p.m.

City Hall, Council Chambers,
150 West Jefferson Street, Joliet, IL 60432

ZONING BOARD OF APPEALS MEMBERS

Chairman Ed Hennessy, William Ferguson, Charles Graham, Rebecca Darley,
Denise Powers, Jim Riggs and Leonard Thompson, Jr.

1. CALL TO ORDER:

2. ROLL CALL:

3. NEW BUSINESS: PUBLIC HEARING

- a. **PETITION 2018-01:** A **Variation of Use** and a series of **Variations** to allow continuation of a two-unit, an R-3 (one and two family) use within an R-2 (single-family) zoning district, located at 207 Bridge Street.
- b. **PETITION 2018-02:** A **Variation** on required parking; front setback from centerline of Jefferson Street right-of-way; and, side and rear landscaping area widths to allow construction of a new restaurant, located at 1350-1358 W. Jefferson Street.
- c. **PETITION 2018-03:** A **Special Use Permit** to allow a massage therapy facility within a tenant space located at an existing commercial strip center, located at 2723 W. Jefferson Street.
- d. **PETITION 2018-04:** A **Variation of Use** to allow continuation of an existing 2-unit, an R-3 (one and two family) use in an R-2 (single-family) zoning district, located at 806 Sherwood Place.

- e. **PETITION 2018-05:** A second **Amendment to Special Use Permit 2002-131** that allowed a used car sales and service facility in order to extend the billboard removal date, located at 2317 W. Jefferson Street (2323 & 2345 W. Jefferson Street).

4. **NEW BUSINESS: NO PUBLIC HEARING**

- a. Rules of Procedure

5. **OLD BUSINESS: PUBLIC HEARING**

6. **OLD BUSINESS: NO PUBLIC HEARING**

7. **PUBLIC COMMENTS**

8. **APPROVAL OF MINUTES:** APPROVAL OF THE DECEMBER 21, 2017 ZONING BOARD OF APPEALS MINUTES.

9. **ADJOURNMENT:**

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