

Community Development Authority/Industrial Review Committee

May 21, 2019

The meeting was called to order at 5:30 p.m. by Scott Fischer.

The Statement of Public Notice was given by Dawn Wagner.

Members Present: Scott Fischer, Andy Hebein, John Ross, Keith Dickmann, and Chuck Prendergast

Others Present: Dawn Wagner-Village Administrator, Dave DeZotel, Jeff Nusslock, Matt Friedman, and Larry Hetzel

APPROVE MINUTES OF APRIL 16, 2019 CDA/IRC MEETING.

Ross/K. Dickmann made a motion to approve the minutes of the April 16, 2019 CDA Meeting. Motion carried.

APPOINTMENT OF CHAIRPERSON

K. Dickmann/Fischer made a motion to appoint Barb Dickmann as Chairperson and John Ross as Vice-Chairperson of the Community Development Authority. Motion carried.

REVIEW AND ACT ON APPROVAL OF OUTDOOR STORAGE LOCATION AND TYPE OF SCREENING OF OUTDOOR STORAGE PURSUANT TO §205-58.J, AS REQUESTED BY A-1 FENCE CO., INC. FOR THE PROPERTY AT 740 N DEKORA WOODS BLVD AS A PRECONDITION TO OBTAINING A CONDITIONAL USE PERMIT FROM THE PLAN COMMISSION

Wagner explained the new ordinance regarding the storage of equipment, materials, products, or inventory as an accessory use in the B-P Business Park District, provided that the outdoor storage is located only in the rear yard or side yard of the property and is completely screened from view from any public way and abutting properties by a solid fence and/or landscape screen, and provided that the outdoor storage location and type of screening has first been approved by the Community Development Authority.

She explained that she spoke to the Village Attorney regarding the rear yard screening and it was determined that the CDA could recommend to the Plan Commission to require as a condition of the CUP that if the rear yard natural landscape screening dies it must be replaced by fencing or other landscaping approved by the CDA.

It was also noted that no parking of vehicles or equipment is permitted on the gravel, per the zoning code, and that if A-1 wants to install additional paving on the lot an updated site plan would have to be submitted to the CDA for review and approval. The condition of no parking of equipment or vehicles except on an approved surface will be listed in the CUP.

Wagner noted that Mike Krocka e-mailed the following regarding A-1's screening & outdoor storage plan "Looking over the request I see no issue as long as it meets the Village requirements".

Ross/K. Dickmann made a motion to approve the proposed screening and outdoor storage plan, as submitted on 4-29-19 by A-1 Fence Co. Inc. (copy attached), with the condition to be added to the CUP requiring that if the existing natural landscape screen in the rear yard dies it must be replaced by fencing or other landscaping approved by the CDA, as a precondition to obtaining a CUP from the Plan Commission.

OTHER MATTERS

None.

ADJOURNMENT

Hebein/Ross made a motion to adjourn. Motion carried at 5:50 p.m.

Dawn Wagner, Village Administrator