

Minutes

ZBA & Plan Commission Public Hearing

Village of Port Barrington

69 S. Circle Avenue, Port Barrington, IL 60010

Tuesday, November 12, 2019

7:00 p.m.

I. Call to Order

This meeting was called to order at 7:00 p.m.

II. Roll Call

Present: Chairman Weiner, PC members Benson, Kotarski, Nelson and Ashley. Discalfani was absent. Attorney Becky Bateman and Deputy Clerk were also present.

III. Public Hearing: To Consider Amendments to the Port Barrington Village Code and the Port Barrington Zoning Code, Chapter 154, "Zoning Code", which is part thereof, including but not limited to the following:

- (1) To consider amendments to Section 154.004, "Definitions", of said Zoning Code to add several definitions to adult use of cannabis;**
- (2) To consider adding to said Zoning Code a New Section 154.120, "Adult Use Cannabis Business Establishments", which would provide for allowing the establishment of certain adult use cannabis businesses when authorized by a Conditional Use Permit approved by a specific, separate Village ordinance, in the General Business (BG), the Neighborhood Business (BN), the Waterfront Business (BW), and the Manufacturing (M) Zoning Districts of the Village;**
- (3) To consider adding a new Section 154.083, "Off-Site and Shared Parking", to add related Definitions to Section 154.004 of the Zoning Code, and to make related amendments to Appendix B, "Table of Permitted Uses", whereby off-site or shared parking would have to be authorized by a Conditional Use Permit before such off-site or shared parking is established; and**
- (4) To consider further amendments to Appendix B, "Table of Permitted Uses", of Chapter 154, "Zoning Code", by adding and/or deleting certain specific permitted and/or conditional uses in the General Business (BG), the**

Neighborhood Business (BN), and the Waterfront Business (BW)d Zoning Districts, and Manufacturing (M) Zoning Districts.

The ZBA/PC reviewed the proposed amendments to the Port Barrington Village Code and the Port Barrington Zoning Code, Chapter 154, Zoning Code.

The notice of publication was posted in a timely manner.

The ZBA/PC reviewed and discussed amendments which is part thereof, including

Consider Amendments to the Port Barrington Village Code and the Port Barrington Zoning Code, Chapter 154, “Zoning Code”, which is part thereof, including but not limited to the following:

- (1) To consider amendments to Section 154.004, “Definitions”, of said Zoning Code to add several definitions to adult use of cannabis;**
- (2) To consider adding to said Zoning Code a New Section 154.120, “Adult Use Cannabis Business Establishments”, which would provide for allowing the establishment of certain adult use cannabis businesses when authorized by a Conditional Use Permit approved by a specific, separate Village ordinance, in the General Business (BG), the Neighborhood Business (BN), the Waterfront Business (BW), and the Manufacturing (M) Zoning Districts of the Village**

Attorney Becky Bateman briefly explained that the ZBA/PC recommendation will go to the Village Board for consideration. Although the draft ordinance was based on the feedback from the Board.

ZBA/PC discussed creating a buffer zone. It was the consensus to establish a buffer zone of 60’ to 500’ from schools, parks, resident, daycare, library and assemblies.

ZBA/PC discussed allowing a dispensary in the Village. It was pointed out that the PC was against it at the last meeting. A voting pole was taken to allow a dispensary. Kotarski and Weiner are against and Nelson, Ashley and Benson were in favor with a buffer zone. So the majority were in favor of allowing a dispensary.

It was noted that the ZBA/PC were not in favor of adult use cannabis business establishment, cultivation center and transporting organizations as not permitted.

There were no public members for comment.

It was the discussion of the ZBA/PC to recommend approval of conditional use for craft grower in BG, BW and M; Dispensing Center in BG, BW and M; Infuser, and Processing in BG, BW and M.

Kotarski noted that he was not in favor of the proposed amendments to allow the village to receive revenue from drugs.

Motion: Benson moved, seconded by Nelson, to recommend to the Village Board approval of the proposed draft ordinance amending Chapter 154, Zoning Code of Title XV, Land Usage, of the Village of Port Barrington Code of Ordinances to Section 154.004 Definitions, Amendments to Sections 154.119 and 154.120 to combine said Sections into a new Section 154.119, Medical Cannabis Related Uses, Addition of a new Section 154.120, Adult Use Cannabis Businesses, and Amendments to Appendix B, Table of Permitted Uses. In addition, to add a buffer of 60' to 500' for all categories for residential, schools, parks, daycare and assemblies.

Ayes: Weiner, Benson, Nelson, and Ashley

Nays: Kotarski

Absent: Disclafani

Motion Carried 4-0

- (3) To consider adding a new Section 154.083, “Off-Site and Shared Parking”, to add related Definitions to Section 154.004 of the Zoning Code, and to make related amendments to Appendix B, “Table of Permitted Uses”, whereby off-site or shared parking would have to be authorized by a Conditional Use Permit before such off-site or shared parking is established; and**

The ZBA/PC discussed and were in favor of on site parking not permitted in BG, BW and M; Off site parking conditional use in BG, BW and M and changed parking lots deleted in BG, BW and M for the best interest of the community.

Motion: Ashley moved, seconded by Nelson, to recommend approval to the Village Board the proposed draft ordinance amending Chapter 154 Zoning Code of Title XV Land Usage of the Village of Port Barrington Code of Ordinance, Amendments to Section 154.004, Definitions, New Section 154.083 Off Site and Shared Parking and Amendments to Appendix B Table of Permitted Uses, whereby off-site or shared parking would have to be authorized by a Conditional Use Permit before such off-site

or shared parking is established.

Ayes: Benson, Kotarski, Weiner, Ashley and Nelson

Nays: None

Absent: Disclafani

Motion Carried 5-0

- (4) To consider further amendments to Appendix B, “Table of Permitted Uses”, of Chapter 154, “Zoning Code”, by adding and/or deleting certain specific permitted and/or conditional uses in the General Business (BG), the Neighborhood Business (BN), and the Waterfront Business (BW) Zoning Districts, and Manufacturing (M) Zoning Districts.**

ZBA/Plan Commissioners reviewed Appendix B Table of Permitted Use of Chapter 154 Zoning Code and considered adding and/or deleting certain specific permitted and/or conditional uses in the General Business (BG), the Neighborhood Business (BN), and the Waterfront Business (BW) Zoning Districts, and Manufacturing (M) Zoning Districts.

It was noted that this item would be further discussed in the regular Plan Commission meeting at 8:00 p.m.

IV. Any and/or All New or Old Business

V. Adjourn

Motion: Nelson moved, seconded by Benson, to adjourn at 8:02 p.m.

All ayes – Disclafani was absent – Motion Carried. 5-0

Chairman Michael Weiner

Respectfully Submitted,

Elizabeth Schroeder, Deputy Clerk