



Minutes

Plan Commission

Village of Port Barrington

69 S. Circle Avenue

Port Barrington, IL 60010

Tuesday, July 11, 2023

7:00 p.m.

Note: This will be an in-person meeting in accordance with the current CDC COVID-19 recommendations

I. Call to Order

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

II. Roll Call

Present: Chairman Weiner, PC Kotarski, Benson, Alessi and Bergbauer.
Ashley was absent.

III. Consideration of Approval of Minutes for June 13, 2023 Planning Commission Meeting

Motion: Benson moved to approve the draft minutes of June 13, 2023 Planning Commission meeting, seconded by Kotarski.

Ayes: Wiener, Benson Alessi and Kotarski

Nays: None

Abstain: Bergbauer

Absent: Ashley

Motion Carried 4-0

IV. UPDATE: Preliminary Application for Variance – 38 Eastwood Avenue

Gary and Dana Kaszynski of 38 Eastwood Avenue were present a packet of information including a completed Variance Application, house plans and survey. Mr. Kaszynski also issued a check for the application fee and a separate check for escrow for the project.

The Plan Commissions review of the submitted documents as presented by the Petitioner. PC Kotarski asked the Petitioner if his neighbors had any issues/concerns with his plans. The Petitioner noted that his neighbors had no problems and were in favor of the project.

PC Kotarski made a motion to recommend to the Village Board to approve the presented Variation request as presented. PC Kotarski noted the unique hardship of the corner lot.

PC Kotarski asked the Petitioner if he would consider putting a window on the west side to allow lighting to come in. The Petitioner noted that would be a good idea.

With no further comments, the PC proceeded with the following motion:

Motion: Kotarski moved to recommend that the Village Board considered approval of the presented Variance Request as presented for 38 Eastwood Avenue, seconded by Alessi.

Ayes: Weiner, Kotarski, Bergbauer, Benson and Alessi

Nays: None

Absent: Ashley

Motion Carried 5-0

It was decided by the PC to hold a Public Hearing on August 8th at 6:45 p.m. before a regular PC meeting. Clerk Schroeder informed the Petitioner that the Village Admin will file the public notice in the newspaper and the fees would be taken from the escrow account.

V. Continued Discussion on Drafting a Handout of Guidelines for Potential Retail Development in Business General Zoned Properties in the Village of Port Barrington

The PC were given a copy of Appendix B: Table of Permitted Uses, and reviewed each item as noted on the chart for Business General zoning, marked “X” permitted uses. Chairman Weiner noted the purpose of the review is to create a streamline of businesses specifically for the Sherman Property. After review of the document, the PC recommends promoting light General Retail Business, Restaurants and Professional Offices for that specific property.

Future Reviews: 10.113 Gift shop BW to also add in the BG, 10.105 Candy & Ice Cream BW to also add in the BG and 10.125 Toy Shop BW to also add in BG.

PC Benson suggested contacting the Illinois Business Association for business marketing.

VI. Any and/or New Business

PC Kotarski informed the PC the Village Board approved an ordinance to lower the speed limit to 35 MPH on Rawson Bridge Road. He expressed his concerns he was not in favor of lowering the speed limit.

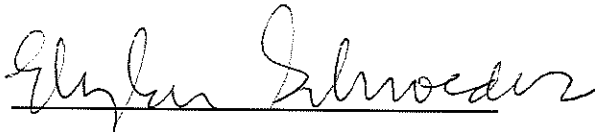
VII. Open to the Floor

No public for comments.

VIII. Adjourn

Motion: Bergbauer moved to adjourn at 8:06 p.m., seconded by Alessi. All Ayes – Absent: Ashley Motion Carried 5-0

Respectively Submitted,



Elizabeth Schroeder

Deputy Clerk

Chairman Michael Weiner