

APPROVED MINUTES

VILLAGE OF ANTIOCH
PLANNING AND ZONING BOARD MINUTES
Municipal Building: 874 Main Street, Antioch IL
Thursday, February 12, 2015

CALL TO ORDER

Chairman Karasek called the February 12, 2015 Village Planning and Zoning Board Meeting to order at 7:30 PM in the Municipal Building: 874 Main Street, Antioch, IL.

PLEDGE OF ALLEGIANCE

Chairman Karasek and Planning and Zoning Board Members led the Pledge of Allegiance.

ROLL CALL

Roll call indicated the following members were present: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen. Also present were Chairman Karasek, Director Nilsen, Attorney Long, and Secretary Arther.

ANNOUNCEMENTS AND CORRESPONDENCE

No Report.

APPROVAL MEETING MINUTES

Member Kaiser moved, and seconded by Ralston to approve the April 10, 2014 Planning and Zoning Meeting Minutes as presented.

YES: 6: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen

NO: 0:

ABSTAIN: 0:

ABSENT: 0:

THE MOTION CARRIED

Member Ralston moved, and seconded by Ipsen to approve the May 8, 2014 Planning and Zoning Meeting Minutes as presented.

YES: 6: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen

NO: 0:

ABSTAIN: 0:

ABSENT: 0:

THE MOTION CARRIED

OLD BUSINESS

Director Nilsen stated that PZB-14-02 regarding the Clublands subdivision has been withdrawn and will not be moving forward at this time.

NEW BUSINESS

PZB 15-01 – 2015 Village of Antioch Zoning Map Approval

Director Nilsen provided a brief summary of the annual request and provides a chance to reflect on the changes that happened in the past year. There were no underlining zoning changes or annexations.

Member Kaiser moved, seconded by Johnson, to approve PZB15-01 the 2015 Village of Antioch Zoning Map.

YES: 6: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen

NO: 0:

ABSTAIN: 0:

THE MOTION CARRIED

APPROVED MINUTES

PZB 15-02 –Request for sign variance for property located at 105 W IL Rte. 173: Petitioner Peter Larson, Antioch Dodge.

Chairman Karasek read aloud the public hearing notice. Mr. Peter Larson Petitioner, provided the certified mailing receipts to Secretary Arther for the record. Secretary Arther administered the oath to those wishing to speak on this matter. Mr. Larson introduced himself, his business, and his request for six signs when code currently only allows three. Member Ipsen inquired about how many signs were up prior to the commercial remodel. Mr. Larson stated that he only had two and the corporation requires the updated signs. Chairman Karasek wanted to verify the signs met all the Village requirements other than the addition of more signage. Director Nilsen summarized the special circumstances that this petitioner brings; signage of multiple corporations on one structure is not an ordinary situation. Director Nilsen noted that the of the requested signs does not fall into this ordinance, but he wanted to group it in with the request if the sign needs to be approved in the future, to avoid another variance. Staff supports the petitioner's request. Director Nilsen and Chairman Karasek discussed the specifics of the building department requirements. Attorney Long will add staff's recommendations into the request.

Member Ipsen moved, seconded by Weber to approve PZB 15-02 Request for sign variance for Antioch Dodge with comments and condtions stated in staff report.

YES: 6: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen

NO: 0:

ABSTAIN: 0:

THE MOTION CARRIED

PRESENTATION OF APPROVED COMMUNITY VISION STATEMENT

Director Nilsen gave a brief overview the Community Vision, how it was created, and who was involved it participating in the project, followed by reading the vision statement. Member Johnson would like to recommend the first sentence be reorganized and that the correct usage of the oxford comma be used throughout the Vision Statement. A discussion was had amongst members, staff, and Attorney Long regarding the rewording of some parts of the vision and the publication of The Statement.

ADJOURNMENT

There being no further discussion, Member Johnson moved, seconded by Member Kaiser, to adjourn the February 12, 2015 Village Planning and Zoning meeting at 8:04 PM. Upon roll call vote, the vote was:

YES: 6: Johnson, Weber, Ralston, Kaiser, Pyburn, and Ipsen.

NO: 0:

ABSTAIN: 0:

ABSENT: 0:

THE MOTION CARRIED

Respectfully submitted,

Hilary Arther
Village Planning and Zoning Clerk