

**APPROVED MINUTES**  
**VILLAGE OF ANTIOCH**  
**PLANNING & ZONING BOARD, REGULAR MEETING**  
**Municipal Building: 874 Main Street, Antioch, IL**  
**August 9, 2018**

**OPEN MEETING**

Chairwoman Ralston called the August 9, 2018 Planning & Zoning Board meeting to order at 7:00 PM in the Municipal Building: 874 Main Street, Antioch, IL.

**PLEDGE OF ALLEGIANCE**

Chairwoman Ralston and the Planning & Zoning Board led the Pledge of Allegiance.

**ROLL CALL**

Roll call indicated the following members were present: Ryan, Rapp, McCarty, Sanfilippo and Ralston. Absent were members Henning and Gartner. Also present were Attorney Long, Director of Community Development Michael Garrigan and Secretary Slazes.

**ANNOUNCEMENTS AND CORRESPONDENCE**

None.

**MEETING MINUTES**

Approval of the PZB Meeting minutes for March 8, April 12 and May 10, 2018.

Member Ryan moved, seconded by member Sanfilippo, to approve the March 8, 2018 meeting minutes as presented.

Member McCarty moved, seconded by member Ryan, to approve the April 12, 2018 meeting minutes as presented.

Member Ryan moved, seconded by member Sanfilippo, to approve the May 10, 2018 meeting minutes as presented.

Upon roll call the vote was:

**YES: 4:** Ryan, Rapp, McCarty and Sanfilippo.

**NO: 0:**

**ABSENT: 2:** Henning and Gartner.

**THE MOTION CARRIED.**

**OLD BUSINESS**

**a) PZB18-08 – Request for a variance to allow a 3<sup>rd</sup> bay to a garage at 848 Mockingbird Drive.**

Director Garrigan stated that this lot is in a cul de sac and is a pie shape. The applicant's proposal to construct a third bay to their existing garage will not have any negative impact on the adjacent neighbors. There is extensive landscaping along the property line and there are other 3-car garages in the neighborhood. Director Garrigan stated allowing for a side yard encroachment for a third bay is logical and would not have any negative impact on their neighbors.

Secretary Slazes administered the oath to those wishing to testify. Member McCarty asked why the additional bay is 26.5 feet in length. Brian Lolmaugh of Modern Contractors stated because that is what the original garage's length is. Member McCarty stated he would be comfortable with a 1-foot decrease in the length making it 25.5 feet. Member Sanfilippo asked what the particular use would be. Mr. Lolmaugh stated it would be used for storage of miscellaneous items such as toys. Member Rapp asked if there is any feed back from any neighbors. Mr. Lolmaugh produced a letter from a neighbor at 841 Mockingbird Drive that was positive in nature. Secretary Slazes read aloud the letter.

Member McCarty moved, seconded by member Sanfilippo, to approve a request for a variance to allow a 3<sup>rd</sup> bay to a garage at 848 Mockingbird Drive, with the stipulation that it will decrease the length from 26.5 feet to 25.5 feet.

Upon roll call the vote was:

**YES: 4:** Ryan, Rapp, McCarty and Sanfilippo.

**NO: 0:**

**ABSENT: 2:** Henning and Gartner.

**THE MOTION CARRIED.**

**b) PZB 17-01 – Introduction to the Comprehensive Plan.**

Director Garrigan stated this document is based on the previous "vision document" that was made by a committee including member Henning and had extensive public input. The PZB discussed the "walkability" of the major arterials of Route 173, Route 83 and Route 59.

**NEW BUSINESS**

None.

**ADJOURNMENT**

There being no further discussion, member Sanfilippo moved, seconded by member McCarty, to adjourn the regular meeting of the Planning & Zoning Board at 8:35 p.m.

Respectfully submitted,

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Nancy M. Slazes  
PZB Secretary