

APPROVED MINUTES
VILLAGE OF ANTIOCH
PLANNING & ZONING BOARD, REGULAR MEETING
Municipal Building: 874 Main Street, Antioch, IL
March 14, 2019

OPEN MEETING

Chairwoman Ralston called the March 14, 2019 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: Henning, Rapp, Ryan, McCarty, Sanfilippo, Gartner and Ralston. Also present were Director of Community Development Michael Garrigan, Attorney Robert Long and Secretary Slazes.

ANNOUNCEMENTS AND CORRESPONDENCE

Director Garrigan stated the Village Board denied PZB 18-15, a variance for 627 Main Street and denied PZB 18-12 and 19-02 for a site plan review and variance for 0 Drom Court, Anita Self Storage.

MEETING MINUTES

Approval of the February 21, 2019 Planning and Zoning Board Meeting minutes as presented.

Member Henning moved, seconded by member Gartner, to approve the February 21, 2019 Planning and Zoning Board meeting minutes as presented.

Upon roll call the vote was:

YES: 5: Henning, Rapp, McCarty, Sanfilippo and Gartner.

NO: 0:

ABSTAIN: 1: Ryan.

ABSENT: 0:

THE MOTION CARRIED.

OLD BUSINESS

a) PZB 19-03 – Request for Special Use for the construction of an electronic message board sign located at the entrance of the Antioch Corporate Center located at Route 173 and Gregory Drive.

Chairwoman Ralston said Handifoil was not ready and requested a continuance.

Member McCarty moved, seconded by member Sanfilippo, to continue PZB 19-03 Request for Special Use for the construction of an electronic message board located at the entrance of the Antioch Corporate Center located at Route 173 and Gregory Drive to the April 11, 2019 PZB meeting.

Upon roll call the vote was:

YES: 6: Henning, Ryan, Rapp, McCarty, Sanfilippo and Gartner.

NO: 0:

ABSENT: 0:

THE MOTION CARRIED.

NEW BUSINESS

a) PZB 19-04 – Request for Annexation of 10-acres for the property commonly known as 22458 W. Route 173 located on the north side of Route 173 and east of Brown Road.

Director Garrigan said this is a public hearing. He said this is a part of the business district and is currently unincorporated. Staff is attempting to create contiguity with the business district. The subject site is approximately 10-acres. It also has adjacent public utilities coming from the GLP properties to the east. Staff feels this is a logical extension of the Village's boundaries.

Member Ryan asked if this would be zoned commercial. Director Garrigan said that it would remain agricultural until there is an end user. Member Rapp asked what property to the west is already in the Village. Director Garrigan said 60 to 80 feet is unincorporated with owners not willing to annex, but the remaining parcels west of Brown Road are within Village limits. Member McCarty asked if there are plans to improve Brown Road and bring Village utilities to residences around Little Silver Lake. Director Garrigan said there are no plans currently and that the two small parcels are unwilling to annex. Member Rapp asked if we would have any responsibility to maintain Brown Road. Director Garrigan said the road itself it unincorporated and we have no obligation to maintain it.

Secretary Slazes administered the oath to those wishing testify. Mr. Stuart Malsch, a Village resident, asked if the property directly south of the property is being purchased by the Village. Director Garrigan responded staff is currently in negotiations with that property owner. Mr. Malsch asked if Brown Road is a Village road. Attorney Long said it is not, but that the Village does occasionally plow it. Ms. Kathy Oliver, an unincorporated Antioch resident said she has never been approached by the Village to annex. Member Rapp asked if Ms. Oliver would be willing to annex. She responded she would be interested in the plans and the possibilities. Director Garrigan responded that the Village would still not have contiguity east of Brown Road due to the other parcel owned by Mr. Hironimus.

Member Henning moved, seconded by member Rapp, to approve PZB 19-04 request for Annexation of 10-acres for the property commonly known as 22458 W. Route 173 located on the north side of Route 173 and east of Brown Road.

Upon roll call the vote was:

YES: 6: Henning, Ryan, Rapp, McCarty, Sanfilippo and Gartner.

NO: 0:

ABSENT: 0:

THE MOTION CARRIED.

APPROVED MINUTES

ADJOURNMENT

There being no further discussion, member McCarty moved, seconded by member Sanfiliipo, to adjourn the regular meeting of the Planning & Zoning Board at 7:22 p.m.

Respectfully submitted,

Nancy M. Slazes
PZB Secretary