



**AGENDA FOR REGULAR MEETING
VILLAGE OF TINLEY PARK
PLAN COMMISSION**

April 3, 2014 – 7:30 P.M.

Council Chambers

Village Hall - 16250 South Oak Park Avenue

Regular Meeting Called to Order

Roll Call Taken

Communications

Approval of Minutes: Minutes of the March 6, 2014 and March 20, 2014 Regular Meetings

ITEM #1 PUBLIC HEARING

AMENDMENTS TO THE TINLEY PARK ZONING ORDINANCE –SECTION V.B: SCHEDULE OF REGULATIONS & SCHEDULE OF PERMITTED USES (MU-1 MIXED-USE DUVAN DRIVE OVERLAY DISTRICT) (Commissioners Berry & Moylan)

Consider recommending to the Village Board to approve certain amendments to Section V of the Tinley Park Zoning Ordinance related to the MU-1 Mixed-use Duvan Drive Overlay District. The purpose of this amendment is to modify and expand the permitted uses for this zoning district to optimize the use of the existing property inventory. The changes under consideration address Automobile Repair Shops, Building Material Sales, Self-storage Facilities, Towing Services, Warehousing, and Commercial Indoor Recreation uses.

ITEM #2 PANDUIT RENOVATIONS – 17301 S. RIDGELAND AVENUE – SITE PLAN APPROVAL (New Item)

Consider granting Site Plan Approval to allow for the renovation of a portion of the existing Panduit facility to include an updated façade, new parking lot, and landscaping upgrades at the southeast section of the property and in the ORI, Office and Restricted Industrial Zoning District.

**ITEM #3 BROOKSIDE RIDGE ROW HOUSES – 191ST STREET & MAGNUSON LANE –
SUBSTANTIAL DEVIATION TO AN EXISTING PLANNED UNIT
DEVELOPMENT (New Item)**

Consider granting Site Plan Approval and recommending to the Village Board to grant a Special Use to allow for a Substantial Deviation to the Brookside Glen Planned Unit Development and a Final Plat of Subdivision to permit the construction of 123 row houses and other site improvements on a vacant 7.6 acre parcel located south of 191st Street, west of Magnuson Lane, and east of the ComEd right-of-way in the R-5, Low Density Residential Zoning District and within the Brookside Glen Planned Unit Development.

Adjournment

ORDER OF PUBLIC HEARING

- a. Opening of public hearing
- b. Swearing in Petitioner, Objectors and Interested Persons
- c. Confirmation of notices being published and mailed in accordance with State law and Village Code/Zoning Ordinance requirements
- d. Village staff presentation
 - i. Cross examination
 - ii. Questions by Public Body
 - iii. Rebuttal
- e. Petitioner presentation
 - i. Cross examination
 - ii. Questions by Public Body
- f. Objectors presentation(s)
 - i. Cross examination
 - ii. Questions by Public Body
- g. Interested Persons presentation(s)
 - i. Cross examination
 - ii. Questions by Public Body
 - iii. Rebuttal
- h. Petitioner Rebuttal (if any)
- i. Final questions by Public Body
- j. Closing remarks by Petitioner, Objectors, Interested Persons, and Village Staff
- k. Close or continuation of public hearing

PUBLIC HEARING REMINDERS

- All public hearings of a Public Body are meetings as defined by the Illinois Open Meetings Act (5 ILCS 120/1 et seq.).
- Prior to the commencement of the public hearing, the Chair will determine whether there are any Objectors or other Interested Persons and if an attorney represents any Objector, group of Objectors or Interested Persons.
- All individuals desiring to participate in the public hearing process shall sign in/register with Village staff prior to the public hearing.
- All individuals desiring to participate in the public hearing process must participate in a swearing of an oath.
- The Chair may impose reasonable limitations on evidence or testimony presented by persons and parties, such as barring repetitious, irrelevant or immaterial testimony.
- The Chair may take such actions as are required to maintain an orderly and civil hearing.