



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

**October 20, 2016 – 7:30 P.M.
Council Chambers
Village Hall – 16250 S. Oak Park Avenue**

Regular Meeting Called to Order

Roll Call Taken

Communications

Approval of Minutes: Minutes of the October 6, 2016 Regular Meeting

Item #1 PUBLIC HEARING: LISA CAUSLEY – 6801 180TH COURT – VARIATION FOR A FENCE IN A FRONT YARD WITHIN THE LEGACY DISTRICT

Consider a proposal from Lisa Causley of 6801 180th Court for a fourteen-foot (14') Variation from Section XII.3.G.6. of the Zoning Ordinance where a six foot (6') tall privacy fence is permitted at a fifteen foot (15') setback. This Variation would allow the Petitioner to construct a new six foot (6') tall wood privacy fence at a one foot (1') setback from the east (Oak Park Avenue) property line at 6801 180th Court in the NG (Neighborhood General) Zoning District. The proposed fence would be in the same location as the previous fence.

Item #2 SITE PLAN APPROVAL: HILLWOOD – 18504 WEST CREEK DRIVE – PARKING LOT EXPANSION

Consider a proposal from T.J. O'Brien of Hillwood for Site Plan Approval for a parking lot expansion at 18504 West Creek Drive. The existing site includes an 80,000 square foot building, eight (8) loading docks, and fifty-four (54) parking spaces around the east and south sides of the building. The proposed parking lot expansion provides an additional thirty-five (35) parking spaces to the east side of the building outside of a new tenant entrance in the northeast corner of the building.

Item #3 WORKSHOP: TEXT AMENDMENT TO THE VILLAGE OF TINLEY PARK ZONING ORDINANCE (SECTION II AND SECTION III) RELATED TO FENCE REGULATIONS

Continued from the September 15, 2016 and October 6, 2016 Regular Meeting. Discuss proposed Text Amendments to the Village's Fence Regulations, specifically related to changes that would create more consistency for fences within nonconforming lots and corner lots.

Item #4 WORKSHOP: TEXT AMENDMENT TO THE VILLAGE OF TINLEY PARK ZONING ORDINANCE (SECTION II AND SECTION IX) RELATED TO SIGN REGULATIONS

Continued from the September 15, 2016 and October 6, 2016 Regular Meeting. Discuss proposed Text Amendments to the Village's Sign Regulations, specifically related to

changes that would further clarify current regulations and create new regulations for temporary signage and create new regulations for signage in the B-5 Automotive Service Zoning District.

Good of the Order

Receive Comments from the Public

Adjourn Meeting