



COMMUNITY DEVELOPMENT

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AGENDA

NILES PLANNING AND ZONING BOARD

Monday, July 9, 2018
7:00 p.m.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

APPROVAL OF MINUTES

June 4, 2018

OLD BUSINESS

18-ZP-08

Requesting approval of the following variations from Village of Niles Zoning Ordinances to allow a proposed 3-unit townhome development at 7501 Waukegan Road, Niles, Illinois:

- 1) A variation of two feet four and one-half inches from Section 9.4 for unenclosed porch encroachments, to allow unclosed porches to encroach into the front yard two feet four and one-half inches; and
- 2) A variation from Section 11.9(A)(1) for landscape buffer yard requirements, to allow the developer to construct a privacy fence instead of a required ten-foot wide landscaped buffer yard along the east property line.

NEW BUSINESS

18-ZP-10

Requesting approval of an amendment to the special use permit granted by Ordinance 1989-2 and per Village of Niles Zoning Ordinance Section 8.2 to allow modifications to the drive-through aisles and parking lot at the McDonald's restaurant located at 7969 Milwaukee Avenue.

18-ZP-11

Requesting approval of a plat of subdivision to create a lot of record for lands located at 9400 Milwaukee Avenue (Panera).

18-ZP-12

Requesting approval of a variation from Village of Niles Zoning Ordinance Section 6.3(B)(3) to allow metal exterior building materials for a proposed building addition at Rich Products at 6200 Mulford Street.

18-SIGN-13

Requesting approval of a special use permit per Village of Niles Ordinance Section 78-92 to allow the Niles Park District to have two (2) multi-colored 'electronic message board' signs, one at 7847 Caldwell Avenue and one at 7886 Caldwell Avenue.

DISCUSSIONS

ADJOURNMENT