

**Regular Meeting – Plan Commission/Zoning Board of Appeals
Gregory J. Bielawski Municipal Center, DuPage County, Carol Stream, Illinois**

***All Matters on the Agenda may be Discussed, Amended and Acted Upon
May 10, 2021.***

Chairman Parisi called the Regular Meeting of the Combined Plan Commission/Zoning Board of Appeals to order at 6:00 p.m. and directed Mr. Farace, Planning and Economic Development Manager, to call the roll.

The results of the roll call vote were:

Present: 6 Commissioners Tucek, Morris, Meneghini, Battisto, Christopher and Chairman Parisi

Absent: 1 Commissioner Petella

Also Present: Tom Farace, Planning and Economic Development Manager

MINUTES:

Commissioner Tucek moved and Commissioner Morris seconded the motion to approve the minutes of the Regular Meeting held on April 26, 2021.

The results of the roll call vote were:

Ayes: 4 Commissioners Tucek, Morris, Meneghini, and Chairman Parisi

Nays: 0

Abstain: 2 Commissioners Battisto and Christopher

Absent: 1 Commissioner Petella

The motion passed by majority vote.

PUBLIC HEARING:

Chairman Parisi asked for a motion to open the Public Hearing. Commissioner Meneghini moved and Commissioner Christopher seconded the motion.

The results of the roll call vote were:

Ayes: 6 Commissioners Tucek, Battisto, Morris, Meneghini, Christopher and Chairman Parisi

Nays: 0

Abstain: 0

Absent: 1 Commissioner Petella

The motion was passed by unanimous vote.

Chairman Parisi stated the following case will be voted on for a continuance.

21-0006 – Midwest Star Group / 180 Easy Street – Special Use Permit for Motor Vehicle Service and Outdoor Activities and Operations; Fence and Zoning Code Variations

Chairman Parisi asked for a motion for a continuance for Case No. 21-0006. Commissioner Meneghini moved and Commissioner Christopher seconded the motion with no further discussion.

The results of the roll call vote were:

Ayes: 6 Commissioners Battisto, Tucek, Morris, Meneghini, Christopher and Chairman Parisi

Nays: 0

Abstain: 0

Absent: 1 Commissioner Petella

The motion was passed by unanimous vote.

This case will go before the Plan Commission/Zoning Board of Appeals on Monday, May 24, 2021, at 6:00 PM for review.

Chairman Parisi stated the following case will be voted on for a continuance.

21-0007- Midwest Star Group / 130 Easy Street – Special Use Permit for Outdoor Activities and Operations and Parking Lots; Fence and Zoning Code Variations; Plat of Consolidation

Chairman Parisi asked for a motion for a continuance for Case No. 21-0007. Commissioner Meneghini moved and Commissioner Christopher seconded the motion with no further discussion.

The results of the roll call vote were:

Ayes: 6 Commissioners Battisto, Tucek, Morris, Meneghini, Christopher and Chairman Parisi

Nays: 0

Abstain: 0

Absent: 1 Commissioner Petella

The motion was passed by unanimous vote.

This case will go before the Plan Commission/Zoning Board of Appeals on Monday, May 24, 2021, at 6:00 PM for review.

Chairman Parisi asked for a motion to close the Public Hearing. Commissioner Christopher moved and Commissioner Morris seconded the motion with no further discussion.

The results of the roll call vote were:

Ayes:	6	Commissioners Battisto, Tucek, Morris, Meneghini, Christopher and Chairman Parisi
Nays:	0	
Abstain:	0	
Absent:	1	Commissioner Petella

The motion was passed by unanimous vote.

Chairman Parisi asked Mr. Farace is there were any further items.

Mr. Farace stated the Unified Development Ordinance (UDO) was approved at last week's Village Board meeting. So thank you all for your two years of work at our workshops. The zoning map amendment will be approved next month. We had a little issue where 5 properties out of 200 did not make it on the consultant's list and onto our public notice list. Those 5 properties will be brought to Plan Commission on May 24, 2021. We will include those in the official zoning map and get the resolution passed for the updated zoning map next month. We will then be able to provide copies for every one of the new zoning map and the UDO. Thank you all very much because this was a big project.

Commissioner Battisto stated good job on your part as well to Mr. Farace.

Chairman Parisi asked if there were any other subject topics from the Commissioners and there were none.

PRESENTATION:

OLD BUSINESS:

OTHER BUSINESS:

ADJOURNMENT:

At 6:05 p.m. Commissioner Christopher moved and Commissioner Morris seconded the motion to adjourn the meeting.

The results of the roll call vote were:

Ayes:	6	Commissioners Battisto, Meneghini, Tucek, Morris, Christopher and Chairman Parisi
Nays:	0	
Abstain:	0	
Absent:	1	Commissioner Petella

The motion was passed by unanimous vote.

FOR THE COMBINED BOARD

Recorded and transcribed by,

Patty Battaglia

Patty Battaglia

Planning and Permitting Assistant

Minutes approved by Plan Commission on this 24 day of MAY, 2021.

[Signature]
Chairman