

approved
**VILLAGE OF LAKE ZURICH
PLAN COMMISSION MINUTES
DECEMBER 19, 2012**

The meeting was called to order by Vice Chairman Stratman at 7:00 p.m.

ROLL CALL: *Present* – Vice Chairman Stratman, Commissioners Baumann, Martin, Schultz, and Stefaniu. *Excused:* Commissioners Jackson, Luby, and Tassi.

Also present: Building and Zoning Director Peterson and Economic Development Asst. Slattery.

Vice Chairman Stratman noted a quorum was present.

APPROVAL OF MINUTES:

APPROVAL OF THE NOVEMBER 21, 2012 MEETING MINUTES OF THE PLAN COMMISSION:

MOTION was made by Commissioner Baumann, seconded by Commissioner Martin, to approve the November 21, 2012 minutes of the Plan Commission as submitted. Upon voice vote, all in favor.

PUBLIC MEETING:

Beelow's Steakhouse: To consider an amendment to the exterior appearance for 763 South Rand Road, zoned in the Village's B-3 Regional Shopping District. Applicant Dan Beelow, Business Owner

Building and Zoning Director Peterson provided an overview of the petitioner's request for exterior appearance approval to allow PVP vinyl-clad seasonal panels that are removable and temporary to enclose the patio seating area. The intent of the panels is to block the wind, protect from elements, and to retain the heat provided by radiant panels in the floor. Beelow's was granted temporary approval to use the panels subject to final approval from the Board of Trustees.

Dan Beelow and Russell Ackerman arrived at 7:05 p.m. and answered questions posed by the Plan Commission. They showed photographs of the installed panels that are rated for 130 MPH winds. Pending approval, Mr. Beelow intends to use the patio as long as the panels keep out the elements and an appropriate temperature is maintained. He will remove them when the weather is warmer but would consider using a few panels if severe weather strikes.

MOTION was made by Commissioner Martin, seconded by Commissioner Stefaniu, to recommend the Board of Trustees approve an amendment to the exterior appearance for 763 South Rand Road, granted via Ordinance 2011-05-775.

The motion was withdrawn to allow for an amended motion made by Commissioner Baumann, seconded by Commissioner Schultz, to recommend the Board of Trustees approve an amendment to the exterior appearance for 763 South Rand Road, granted via Ordinance 2011-05-775 and to accept the standards included in Section 21-103 subject to terms, conditions, and findings contained in the Staff Report dated December 10, 2012 .

Upon roll call vote:

AYES: 5 Commissioners Stratman, Baumann, Martin, Schultz, and Stefaniu.

NAYS: 0

ABSENT: Commissioners Jackson, Luby, and Tassi.

MOTION CARRIED

PUBLIC HEARING:

Restoration Fitness, LLC: To consider a special use permit, for physical fitness (SIC 7991) at the Subject Property, 1142 Rose Road, zoned in the Village's I-1 Limited Industrial District.

Applicant Sean Lee, Business Owner

Building and Zoning Director Peterson said per the applicant this petition would be withdrawn until further notice.

STAFF REPORT

A. Update on upcoming projects – The next Plan Commission meeting will be held on January 16, 2013. The PUD for Bradford Exchange and the McDonald's was approved by the Board of Trustees on December 17, 2012 with an expected opening in 2014.

B. Industrial Standards Review and Overhaul – Update provided by Building and Zoning Director Peterson. They will begin focus groups in the first quarter of 2013. The Plan Commission will hold a public hearing after the Board holds a courtesy review and prior to Board formal review when the recommendations are completed.

C. Open Meeting Act Training – Online training must be completed by all Plan Commission members by the end of the year.

ADJOURNMENT:

MOTION was made by Commissioner Baumann, seconded by Commissioner Stefaniu, to adjourn the meeting. Voice Vote, all in favor. MOTION CARRIED

The meeting was adjourned at 7:20 p.m.

Submitted by: Janet McKay, Recording Secretary

Approved by: _____
/s/ Tim Jackson, Chairman

1/23/2013