AGENDA
CRYSTAL LAKE PLANNING AND ZONING COMMISSION
WEDNESDAY, JANUARY 15, 2020
HELD AT THE CRYSTAL LAKE CITY HALL
7:30 p.m.

1. Approve Minutes of the December 9, 2019 Planning and Zoning Commission Special Meeting.

2. **2019-193 – 57 S Oriole Tr** – PUBLIC HEARING
Variations from Article 4-600 to allow the addition to an accessory structure to be over 600 square feet, not meet the principal structure setbacks requiring a variation of 15 feet from the rear yard setback and 4 feet 10 inches from the side yard setback, and to allow the structure to be closer than 5 feet to the principal structure.

3. **2018-139 BLUESTONE (THORNTON) – 911 Tek Dr** – PUBLIC MEETING
A motion is requested to set a public hearing date of February 5, 2020
Preliminary Planned Unit Development for a new 5,500 square-foot gas station convenience store and fueling canopies for truck and passenger vehicles, which requires a Comprehensive Land Use Amendment from Industry to Commerce, Rezoning from M Manufacturing to B-2 PUD General Commercial Planned Unit Development, and Special Use Permit for a Gas Station.

4. **2019-173 HAWTHORNE SELF STORAGE – 100 W Terra Cotta Ave** – PUBLIC HEARING
Rezoning upon annexation to B-2 General Commercial and Office PUD; Special Use Permit for a mini-storage facility; and Variations from Articles 2-300, 3-200, 4-200, 4-400 and 5-200 to comply with the approved site plan.

5. **2019-186 NORTHSIDE CENTER – 40 & 60 W Terra Cotta Ave** – PUBLIC HEARING
Rezoning upon annexation to Office PUD; and Special Use Permit for a resale shop.

6. **REPORT FROM PLANNING**
A summary of the previous petition outcomes from the City Council meeting and a brief explanation of the upcoming items for the Planning and Zoning Commission.

7. COMMENTS FROM THE COMMISSION

8. ADJOURNMENT

If you need special assistance in order to participate in the City of Crystal Lake public meeting, please contact Melanie Nebel, Executive Assistant, City Manager's Office at 815-459-2020. If possible, please contact the City at least 24 hours before the meeting to make arrangements.