



COMMUNITY DEVELOPMENT COMMISSION MINUTES

Meeting Date: August 19, 2019

Present: Ron Damasco, Richard Petersen, Dave Shimanek
George Vant, Dave Woods

Absent: Rick St. Marie, Brad Karich

Also Present: Gosia Pociecha, Attorney Jack Elsner, Ald. E. Wesley

Meeting Convened at: 7:00 P.M.

APPOINTMENT OF CHAIRMAN

Attorney Elsner requested a motion to appoint a Chairman Pro Tem in view of Mr. Karich's absence. To that effect, Mr. Petersen made a motion, seconded by Mr. Woods, to appoint Mr. Shimanek as Chairman Pro Tem for this August 19, 2019 meeting. Motion carried.

CALL TO ORDER:

Pro Tem Chairman Shimanek called the meeting to order. Roll call was taken and a quorum was present.

APPROVAL OF THE MINUTES:

Mr. Woods made a motion to approve the minutes of the June 17, 2019 meeting; the motion was seconded by Mr. Petersen and unanimously approved as presented via voice vote.

PUBLIC HEARINGS:

CASE NO. 2019-CDC-09

OVERVIEW:

Floor Pros, LLC is requesting Special Use and Major Site Plan Review to permit the operation of a carpet, rug, and linoleum store pursuant to Sections 17.403 and 17.402 of the Municipal Code of the City of Wood Dale. The subject property is located at 1450 N Wood Dale Road, Wood Dale, Illinois. The property is improved with an existing one-story commercial building and parking lot, and is currently zoned C-2, General Commercial. William Lockwood is the owner of the parcel.

DISCUSSION:

Ms. Pociecha explained that the applicant has requested a continuance of the Public Hearing to the next Community Development Commission meeting as they are not ready and able to attend tonight due to unforeseen circumstances. Ms. Pociecha added that all of the information regarding this case will be available on the City's website prior to next CDC meeting should they wish to read it prior to the meeting.

VOTE:

Mr. Petersen made a motion to continue the Public Hearing under Case No. 2019-CDC-09 to the next CDC meeting. Mr. Woods seconded the motion. A roll call vote was taken with the following results:

Ayes: Mr. Woods, Mr. Vant, Mr. Petersen, Mr. Damasco, Mr. Shimanek
Nays: None
Abstain: None
Motion carries

The Public Hearing was concluded at 7:05 P.M.

CASE NO. 2019-CDC-10

OVERVIEW:

The City of Wood Dale is proposing Text Amendments to Chapter 17 of the Municipal Code, the Unified Development Ordinance (UDO). The purpose of the text amendments is to remove the stormwater and floodplain management regulations from Chapter 17, Article VII of the City Code.

BACKGROUND:

Ms. Pociecha explained that the City of Wood Dale has previously approved and adopted the DuPage County Stormwater Management Ordinance including updated maps and has codified the regulations in Chapter 10 of the City Code.

ANALYSIS:

Ms. Pociecha explained the rationale behind requesting these text amendment; specifically, how this action will streamline any future amendments that may be required in connection to the DuPage County Stormwater Management Ordinances. In addition, she advised Commissioners that the proposed text amendment is consistent with the Comprehensive Plan and the Unified Development Ordinance.

VOTE:

Mr. Damasco made a motion that based on the proposed text amendment to the UDO,

as summarized in the staff memo dated August 19, 2019, I move that the Community Development Commission recommend to the City Council approval of the proposed text amendment to remove the stormwater and floodplain management regulations from Chapter 17, Article VII of the City Code in Case No. 2019-CDC-10. The motion was seconded by Mr. Woods

A roll call vote was taken with the following results:

Ayes: Mr. Woods, Mr. Vant, Mr. Petersen, Mr. Damasco, Mr. Shimanek
Nays: None
Abstain: None
Motion carries

STAFF LIAISON REPORT:

Ms. Pociecha reported that, in addition to the next regularly scheduled CDC Meeting on September 16th, there will be a second meeting on September 30th.

ADJOURNMENT:

Mr. Woods motioned to adjourn the meeting; the motion was seconded by Mr. Vant and was unanimously approved via voice vote. The meeting adjourned at 7:16 P.M.

Minutes taken by Marilyn Chiappetta