

**AGENDA FOR THE VILLAGE OF BEACH PARK  
PLAN COMMISSION & ZONING BOARD OF APPEALS MEETING**

**May 27, 2010  
7:00pm**

1. **Approval of the February 4, 2010 Planning and Zoning Board Minutes.**
2. **Village Board Report** – Trustee John Hucker
  - **Rudy Sanchez Variance request – 39080 N. McAree Road, Beach Park, IL – approved at the February 24<sup>th</sup> board meeting.**
  - **Scott and Marcella Adolphs Map Amendment request – 10158 Crissy Avenue (also known as 10170 Crissy Avenue) and 10174 Crissy Avenue, Beach Park, IL – approved at the February 24<sup>th</sup> board meeting.**
3. **Public Hearing.**
  - A. **Public Hearing – Ronald Rogers, Map Amendment request/36956 N. Greenbay Road and 12916 W. Tyler Avenue, Waukegan, IL 60085**
    - **Petitioner, Ronald Rogers is seeking approval of a Map Amendment to zone property (B-1) Business District.**
      - i. **Open the public hearing**
        - a. **Brief description of zoning matter.**
        - b. **Legal description as noted in Petition.**
        - c. **Confirm with Recording Secretary notice was published and property posted.**
      - ii. **Swearing in**
      - iii. **Applicant Testimony**
      - iv. **Village staff reports**
        - a. **Building and Zoning Administrator’s review**
        - b. **Village Planner’s review**
        - c. **Village Attorney’s review**
      - v. **Questions from the Plan Commission and Zoning Board of Appeals**
      - vi. **Questions from the Public**
        - a. **Written statements received**
        - b. **Oral statements: will be limited to five (5) minutes per person.**
      - vii. **Close Public Comment**
        - a. **Motion-second-vote**
      - viii. **Board Discussion – Motion to approve or deny – second vote**

- xi. Close the Public Hearing
  - a. Motion-second-vote

4. Public Hearing.

**A. Public Hearing – Ronald Rogers, Conditional Use Permit request/12916 W. Tyler Avenue, Waukegan, IL 60085**

- Petitioner, Ronald Rogers is seeking approval of a Conditional Use Permit to allow the establishment and operation of a dwelling, caretaker's, proprietors or watchman's in the B-1 Zoning District.
  - i. Open the public hearing
    - a. Brief description of zoning matter.
    - b. Legal description as noted in Petition.
    - c. Confirm with Recording Secretary notice was published and property posted.
  - ii. Swearing in
  - iii. Applicant Testimony
  - iv. Village staff reports
    - a. Building and Zoning Administrator's review
    - b. Village Planner's review
    - c. Village Attorney's review
  - v. Questions from the Plan Commission and Zoning Board of Appeals
  - vi. Questions from the Public
    - a. Written statements received
    - b. Oral statements: will be limited to five (5) minutes per person.
  - vii. Close Public Comment
    - a. Motion-second-vote
  - viii. Board Discussion – Motion to approve or deny – second vote
  - ix. Questions from the Public
  - x. Questions from the Public
  - xi. Close the Public Hearing
    - a. Motion-second-vote

**Next meeting: Thursday, July 1, 2010**