

CITY OF WEST CHICAGO

WHERE HISTORY & PROGRESS MEET

DEVELOPMENT COMMITTEE

Monday, November 13, 2023

6:00 P.M. - Council Chambers

Please note the meeting time.

AGENDA

1. Call to Order, Roll Call, and Establishment of a Quorum

2. Approval of Minutes

A. October 9, 2023

3. Public Participation

The opportunity to speak to the Development Committee is provided for those who have a question or comment on an agenda item or a City of West Chicago issue. The Development Committee appreciates hearing from our residents and your thoughts and questions are valued. The Development Committee strives to make the best recommendations for the City and public input is very helpful.

Respect for the duties of the Development Committee and for the democratic process will be adhered to – in this regard, civility and a sense of decorum will be strictly followed. All speakers must address their comments to the Chairperson. Comments that are personally condescending will not be permitted. Speakers shall be courteous and should not make statements that are personally disrespectful to members of the Development Committee or City staff.

Please use the podium in the center aisle. Please announce your name and address (if acceptable) before commencing – all public comments are limited to three (3) minutes and each citizen will be permitted to speak only once. It is the Development Committee's policy not to engage in dialogue during Public Comment. Any questions raised will be addressed by City staff or an elected official outside of the Development Committee meeting.

4. Items for Consent

A. **1100 Carolina Drive** – Paclantic Naturals is a natural products warehouse, distribution and processing center which requires storage of flammable liquids, fats and oils. To carry store and use items, the petition requires a Special Use Permit. The Plan Commission member vote was unanimous in favor of the SUP.

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Nancy M. Smith
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B. **833 Industrial Drive** – Turner World Autosales requires a Special Use Permit to conduct its internet-based mobile vehicles sales business. The Plan Commission member vote was unanimous in favor of the SUP.

5. Items for Discussion

A. **Design Standards Addendum** – Staff was asked to development a document to assist petitioners who may need help interpreting the City’s building design guidelines. The draft version of the Addendum is attached and includes photos and text describing what is allowed by Code. As an all-brick requirement is becoming somewhat stylistically dated and expensive, Staff is open to making additional changes to the Code and Addendum. The topic is up for discussion at tonight’s meeting.

6. Unfinished Business

7. New Business

8. Reports from Staff

9. Adjournment