

Village of Wadsworth
Village Hall, 14155 West Wadsworth Road
Wadsworth, Illinois 60083
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Special Meeting of the Zoning Board of Appeals/Plan Commission
Meeting Agenda

Monday, February 5, 2018 – 7:00 PM

1. Call to Order
2. Roll Call
3. Motion to consider approval of October 16, 2017 ZBA/PC Meeting Minutes
4. Public Hearings (Public Comment is permitted and welcomed during Public Hearings)

Petition for Conditional Use Permit

Action: Consideration of Conditional Use Permit Application

Petitioner: Land and Lakes Development Co., on behalf of the owner of the property, Wadsworth Investment, LLC

Property Location: Being an agricultural and residential property used for said purposes in the SE, SR and B Wadsworth Zoning Districts with a common street address of 38335 US HWY 41, Wadsworth, Illinois, 60083, parcel identification number 03-34-300-001.

Request: Petitioner seeks a Conditional Use Permit pursuant to the terms of the Wadsworth Zoning Ordinance, Section 10-3-7, to allow two (2) principal uses upon the subject Property: Residential (Existing) and Conservation / Natural Area (proposed Wetland Bank). The residential use is a legal non-conforming use upon the subject Property; the Conservation / Natural Area use is a permitted use upon the subject Property. Further, Petitioner seeks other variations or relief as necessary to permit same.

Petition for Zoning Code Text Amendment

Action: Consideration of Zoning Code Text Amendment Application

Petitioner: Village of Wadsworth

Request: Petitioner seeks an amendment to Section 10-4-4-Table 1 (Uses Permitted in Zones) to allow the “Building Materials Dealer & Installer, Indoor” use to be a permitted use by right within the B, LI, LI-1 and LI-2 Zoning Districts in the Village of Wadsworth.

5. Adjournment