

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

Wednesday, March 13, 2019 – 7:00 PM

1. Call to Order
2. Roll Call
3. Motion to consider approval of July 23, 2018 ZBA/PC Meeting Minutes
4. Public Meeting (Public Comment is permitted and welcomed during Public Meetings)

Review of Final Planned Unit Development Plans

Action: Consideration of Final Planned Unit Development Plans

Petitioner: Love's Travel Stops and Country Stores, Inc., on behalf of the owners of the properties, Alicia Melling; Phillip and Betty Ogden, Jr.; Doug and Joyce Young; and, Jane Kenner (c/o Chicago Title Land Trust Company) *Note: Following July 23, 2018 Public Hearing, Love's Travel Stops and Country Stores, Inc. now owns all of the subject properties.*

Property Location: The site/area ("Property") that is subject to this petition consists of five (5) parcels that are already annexed into the corporate limits of the Village of Wadsworth (03-04-300-054: 43102 North US HWY 41, Wadsworth, IL 60083; 03-04-300-055: 43110 North Skokie Highway, Wadsworth, IL 60083; 03-04-300-062: 43010 North US HWY 41, Wadsworth, IL 60099; 03-04-300-061: 43028 North US HWY 41, Zion, IL 60099; and, 03-04-300-022: 43098 North US HWY 41, Zion, IL 60099).

Request: Petitioner seeks approval of their Final Planned Unit Development Plan pursuant to the terms of the Wadsworth Zoning Ordinance, Section 10-5-6, to allow development of the Property to contain a Truck Stop use; it is proposed that said development will contain a fast food restaurant, a convenience store, a truck repair building and will provide facilities for the fueling of trucks and passenger vehicles as well as a private waste-water treatment facility. Also, Petitioner seeks other variations or relief as necessary to permit same. The Property is currently subject to Village of Wadsworth Ordinances 2018-1045, 2018-1046, 2018-1047 concerning annexation, rezoning, future land use, zoning variations and conditional use permits. Further, the Property is subject to an annexation agreement as approved by the Village pursuant to Resolution 2018-277.

5. Adjournment