

Village of Wadsworth
Village Hall, 14155 West Wadsworth Road
Wadsworth, Illinois 60083
Telephone 847.336.7771 Fax 847.336.7786
www.villageofwadsworth.org

Special Meeting of the Zoning Board of Appeals/Plan Commission
Meeting Agenda

Wednesday, May 25, 2016 – 7:00 PM

1. Call to Order – 7:00 p.m. @ Wadsworth Village Hall
2. Roll Call
3. Motion to consider approval of March 9, 2016 ZBA/PC Meeting Minutes
4. Public Hearing

Petition for Conditional Use Permits/Zoning Variations

Action: Consideration of Conditional Use Permits/Zoning Variations

Petitioner: Surjit Singh Toor, on behalf of the owner of the property, Singh Inc. of Illinois

Property Location: Being a commercial property in the B-Business Zoning District with a common street address of 43067 North U.S. Highway 41, Wadsworth, IL 60083; PIN: 03-04-400-021

Request: Petitioner seeks multiple conditional use permits pursuant to the terms of the Wadsworth Zoning Ordinance (Title 10 of the Village Code). These conditional use permits include: 1) Operation of a truck stop use (10-4-4-Table 1); 2) Allowance of two principle uses upon the subject property (truck stop/convenience store and restaurant; 10-3-8-B); and, 3) Allowance regarding the installation of three (3) animated/change image signs (10-5-8-G) upon the subject property. Further, petitioner seeks zoning variations pursuant to the terms of the Wadsworth Zoning Ordinance (Title 10 of the Village Code) from 1) Section 10-2-3 to permit a 6,806 square foot convenience center; 2) Section 10-5-8-I to permit a total of 1,137 square feet of signs upon the property; 3) Section 10-5-8-E to permit three (3) roof signs; and, 4) Section 10-5-8-J to permit a freestanding sign to be 64' in height, a freestanding sign to be 461 square feet in size, a freestanding sign to be 189.75 square feet in size, a freestanding sign to encroach 2.5' into the property's required 10' property line setback, to permit 50 square feet of wall signs on the west canopy's south elevation, to permit 50 square feet of wall signs on the east canopy's south elevation and to permit 16 square feet of wall signs on the east canopy's east elevation as well as other variations or relief as necessary to permit same.

5. Adjournment