

ZONING BOARD OF APPEALS/PLAN COMMISSION MEETING AGENDA

Special Meeting of the Zoning Board of Appeals/Plan Commission

Wednesday, October 26, 2022 – 7:00 PM

1. Call to Order
2. Roll Call
3. Consideration of a motion to approve meeting minutes of the September 28, 2022 ZBA/PC Meeting
4. Public Hearing and Consideration of a Recommendation to the Village Board regarding the following Zoning Petition (Public Comment is permitted and welcomed during Public Hearings):

Petition for a Conditional Use Permit and Variation

Action: Consideration of an Application for a Conditional Use Permit and Variation

Petitioner: Todd Peyron, with permission from the owner of the property, Vladislav Tsvetkov

Request: The Petitioner seeks consideration for a Conditional Use Permit, Variation, and any other necessary relief for the property located at 43135 North U.S. Highway 41, PIN 03-04-400-010. The Property is Zoned LI-2, Light Industrial, under the Wadsworth Zoning Ordinance. Petitioner seeks a Conditional Use Permit pursuant to Sections 10-5-5 and 10-3-7 of the Wadsworth Zoning Ordinance to allow for multiple principal uses on the Property, and a Variation from Section 10-5-9 of the Wadsworth Zoning Ordinance to allow for the use of asphalt grindings as the surface material for a parking area on the property. Further, Petitioner seeks departures from standards and other relief as may be required.

5. Consideration of a motion to approve a Site Plan for the Redevelopment of the Property at 43135 N. US Highway 41
6. Public Hearing and Consideration of a Recommendation to the Village Board regarding the following Zoning Petition (Public Comment is permitted and welcomed during Public Hearings):

Petition to Amend a Conditional Use Permit and Apply for a Variation

Action: Consideration of an Application to Amend a Conditional Use Permit and a Variation

Petitioner: William R. Sheehan, with permission from the property owner, Mackin Land Co.

Request: The Petitioner seeks consideration for an Amendment to a Conditional Use Permit, Variation, and any other necessary relief for the property located at 39105 N. U.S. Highway 41, PIN 03-27-300-024. The Property is Zoned B-Business under the

Wadsworth Zoning Ordinance. Petitioner seeks to amend the existing Conditional Use Permit for the Property to install a new identification sign with an animated/change image screen, and a Variation from Section 10-5-8 of the Wadsworth Zoning Ordinance to allow for the installation of an identification sign that exceeds the maximum allowable height. Further, Petitioner seeks departures from standards and other relief as may be required.

7. Public Comment:

8. Other Business: Next Meeting Scheduled for 7:00PM on Wednesday, November 23, 2022.

9. Adjournment:

All members of the public are welcome to attend. Individuals requiring a reasonable accommodation in order to participate in a public meeting should contact the Village Administrator at 847-336-7771 at least 48 hours in advance of the meeting. Public comment may also be emailed to the Village at: info@villageofwadsworth.org. People without access to email may also leave a message for public comment at: (847) 336-7771 x 101.