

CITY OF WARRENVILLE
PLAN COMMISSION / ZONING BOARD OF APPEALS
Regular Meeting of Thursday, January 23, 2020, at 7:00 p.m. at City Hall
28W701 Stafford Place

A G E N D A

A. CALL TO ORDER

B. ROLL CALL

C. PUBLIC HEARING

1. [27W457 Old Warrenville Road / Watermark Engineering](#)

Project No. 2019-0977 [Staff Report \(PDF\)](#)

Located in a triangle formed by intersecting Mill Street, Ferry Road and Old Warrenville Road
Request for the following approvals, which would allow an approximately 2,035-square foot addition on the west side of the existing Compass School building, together with construction of six additional parking spaces and related landscaping and stormwater management/best management practices improvements:

- a. Major Amendment to an existing Planned Unit Development (PUD) Special Use Permit, and
- b. PUD Variation from Table 5B of Warrenville Zoning Ordinance No. 1018 to allow parking to encroach approximately 20-feet into the required 40-foot front yard setback.

D. CITIZENS' COMMENTS

E. COURTESY REVIEW ([Backup Info PDF](#)) ([Staff Memo \(PDF\)](#))

1. 4S120 N. Route 59 / Next Generation Development, LLC ([Staff Memo PDF](#))

Located at the northwest corner of Route 59 and Ferry Road

Potential request for approval of a special use permit for Adult Use Cannabis Dispensary in the B-4 Motorist Service zoning district that would allow operation of a recreational cannabis dispensary in an existing 4,770-square foot single-story building formerly occupied by a bank.

F. OTHER BUSINESS

1. Plan Commission/Zoning Board of Appeals

- a. Annual election of Plan Commission Vice-Chairman.
- b. Annual election of Zoning Board of Appeals Vice-Chairman.
- c. Annual Reports
 - (i) Warrenville Plan Commission
Review and approval of [2019 Annual Report \(PDF\)](#), which sets forth transactions and recommendations of Plan Commission prior to submission to Mayor and City Council.
 - (ii) Warrenville Zoning Board of Appeals
Review and approval of [2019 Annual Report \(PDF\)](#), which sets forth transactions and recommendations of Zoning Board of Appeals prior to submission to Mayor and City Council.
- d. FY 2020 Work Plan
Review and approval of draft [2020 PC/ZBA Work Plan \(PDF\)](#)

G. APPROVAL OF MINUTES

1. Regular Meeting of December 19, 2019 [Draft Minutes of 12-19-19 \(PDF\)](#)

H. CHAIRMAN'S REPORT

I. COMMUNITY AND ECONOMIC DEVELOPMENT DIRECTOR'S REPORT

J. SENIOR PLANNER'S REPORT

K. MAYOR'S REPORT

L. ADJOURN