

**CITY OF WARRENVILLE**  
**PLAN COMMISSION / ZONING BOARD OF APPEALS**  
**Regular Meeting of Thursday, December 7, 2023, 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. OLD BUSINESS**

1. **2S541 Route 59 / JRC Hardware Inc. / Mellissa Porcaro**  
**Located east of the intersection of Batavia Road and IL Route 59**  
*(Continued Public Hearing)* Project# VAR-2023-0003

JRC Hardware Inc. has submitted a request to withdraw their application to rezone the property from B-2 Community Retail to B-4 Motorist Service and Special Use Permit request to allow outdoor storage of U-Haul Equipment.

**D. NEW BUSINESS**

1. **Everton Commercial Project / Khowaja Brothers Network, Inc. / Fareed Khowaja**  
**Located at the northeast corner of Route 59 and Everton Drive**  
*(Courtesy Review)*

Request for review of proposed PUD plans and variances for a proposed four tenant commercial development on the currently vacant lot.

**E. PUBLIC COMMENTS**

**F. APPROVAL OF MINUTES**

1. **Regular Meeting of November 9, 2023**

**G. CHAIRMAN'S REPORT**

**H. COMMUNITY AND ECONOMIC DEVELOPMENT DIRECTOR'S**

## **REPORT**

- I. ASSISTANT COMMUNITY DEVELOPMENT DIRECTOR'S REPORT**
- J. PLANNER'S REPORT**
- K. MAYOR'S REPORT**
- L. ADJOURN**

Copies: PC/ZBA, Mayor, City Council, City Clerk, City Administrator, Community & Economic Development Director, Assistant Community Development Director, Sr. Civil Engineer, Planner, Permit & Zoning Technician, Executive Assistant/Deputy City Clerk, Public Library, Police Department, Fire District, Park District, Mellissa Porcaro, Fareed Khowaja

---

---

**ADA ACCOMMODATION NOTICE: Requests for accommodations should be submitted to the Assistant City Administrator at (630) 836-3050 or [amorgan@warrenville.il.us](mailto:amorgan@warrenville.il.us) at least 48 hours in advance of the meeting. PLEASE SHUT OFF ALL ELECTRONIC DEVICES AS THEY INTERFERE WITH THE SOUND TRANSMISSION IN THE CITY COUNCIL CHAMBERS. THANK YOU!**

---

---