

**Village of Indian Head Park
201 Acacia Drive
Indian Head Park, IL 60525**

**MINUTES
VILLAGE OF INDIAN HEAD PARK
PLANNING AND ZONING
COMMISSION MEETING**

August 2, 2022

“Pursuant to 5 ILCS 120/2.06 (3) minutes of public meetings shall include, but need not be limited to: a general description of all matters proposed, discussed, or decided, and a record of votes taken.”

I. CALL TO ORDER – Commissioner Svestka 6:00pm

ROLL CALL: PRESENT (AND CONSTITUTING A QUORUM):

Commissioner Tantillo, present via phone
Commissioner Svestka, present
Commissioner Gormely-Barnes, present
Commissioner Halm, present
Chair Costelloe, absent
Commissioner Scovitch, absent
Commissioner Bruno, absent

ALSO IN ATTENDANCE:

Mayor Hinshaw
Trustee Eck
Trustee Metz
Lisa Bujak, Administrative Clerk
Audiovisual Tech David Karaffa
Andy Ferrini, Assistant Village Administrator

II. PLEDGE OF ALLEGIANCE

Recited

III. APPROVAL OF MAY 3, 2022 MEETING MINUTES

Commissioner Halm motioned to approved the May, 2022 meeting minutes, seconded by Commissioner Svestka. Motion carried unanimously.

IV. NEW BUSINESS

a. Special Use Hearing for an Existing Shed: 6588 Shabbona Road

Commissioner Halm motioned to open the Special Use Hearing, seconded by Commissioner Svestka. Motion carried unanimously.

Petitioner Steve Ziemba has an existing shed that was built 2 years ago. He applied for a building permit – the inspector told him that the shed would have to be relocated – then he received a letter stating sheds are not allowed. He stores his riding lawn mower and other lawn equipment in the shed. He gathered the signatures of his neighbors stating that they do not object to the placement of the existing shed and agrees to pay the bulk mailing fee. Mr. Ziemba agrees to paint the shed to have it match the home and to screen the shed with plantings. The Commissioners discussed the criteria for a hardship and what constitutes a hardship.

Commissioner Halm motioned to recommend approval for a special use for a shed at 6588 Shabbona Road, seconded by Commissioner Barnes, the vote was tied with Commissioners Halm and Tantillo voting Aye and Commissioners Svestka and Barnes voting No.

Commissioner Svestka motioned to close the Special Use Hearing, seconded by Commissioner Barnes. Motion carried unanimously.

b. Special Use Hearing for an Existing Shed: 6616 Osceola Trail

Commissioner Barnes motioned to open the Special Use Hearing, seconded by Commissioner Halm. Motion carried unanimously.

Petitioners Barbara and Gary Prange are applying for a special use permit for a shed that is currently existing in their yard. The petitioners have gathered signatures from their neighbors stating they do not object to the placement of the shed and agree to pay the bulk mailing fee. The shed is screened by plantings and the backyard abuts to Joliet Road.

Commissioner Barnes motioned to recommend approval for a special use at 6616 Osceola Trail, seconded by Commissioner Halm. Motion carries unanimously.

Commissioner Barnes motioned to close the Special Use Hearing, seconded by Commissioner Svestka. Motion carried unanimously.

c. Special Use Hearing for an Existing Fence: 6534 Pontiac Drive

Commissioner Barnes motioned to open the Special Use Hearing, seconded by Commissioner Svestka. Motion carried unanimously.

Wayne and Diana Kieduk are petitioning the Village for a special use for an existing fence. The fence has existed since 1957, two years prior to Village incorporation. The petitioners have filled out and submitted all of the required materials for the special use hearing and have gathered signatures from their neighbors and agree to pay the bulk mailing fee. The fence is not a boundary fence, it's a few panels which is primarily used to screen garbage cans.

Commissioner Halm motioned to approve the special use at 6534 Pontiac Drive, with the condition that the fence must be removed prior to the sale or transfer of the property, seconded by Commissioner Svestka. Motion carries unanimously.

Commissioner Halm motioned to close the special use hearing, seconded by Commissioner Svestka. Motion carried unanimously.

d. Special Use Hearing for an Existing Fence: 11399 Sequoya Lane

Commissioner Barnes motioned to continue the Special Use Hearing until September 6th, 2022, seconded by Commissioner Svestka. Motion carries unanimously.

e. Special Use Hearing for a New Shed: 6543 Cochise Drive

Commissioner Halm motioned to open the Special Use Hearing, seconded by Commissioner Barnes. Motion carries unanimously.

Petitioner Kennedy is petitioning the Village for a shed that does not currently exist. Mr. Kennedy submitted all of the required materials for a special use hearing. He gathered the signatures of his neighbors stating that they do not object to the placement of the shed, and agrees to screen the shed and pay the bulk mailing fee. He is planning on storing his lawnmower and snowblower in the shed.

Commissioner Halm motioned to recommend approval of the Special Use at 6543 Cochise Drive, seconded by Commissioner Svestka. Motion carries unanimously.

Commissioner Barnes motioned to close the special use hearing, seconded by Commissioner Svestka. Motion carries unanimously.

f. Special Use Hearing for a New Shed: 6324 Pontiac Drive

Commissioner Halm motioned to open the Special Use Hearing, seconded by Commissioner Svestka. Motion carries unanimously.

Petitioner Timothy Adams is applying for a special use permit for a shed that does not currently exist. Mr. Adams submitted all of the required materials for a special use hearing. He gathered the signatures of his neighbors and agrees to pay the bulk mailing fee. The petitioner presented a slideshow presentation detailing why he would like a shed and where the shed will be placed. The petitioner's garage size is 20' x 20' and he is planning on storing his riding lawnmower in the shed.

Commissioner Halm motioned to recommend approval for the Special Use at 6324 Pontiac Drive, seconded by Commissioner Barnes. Motion carries unanimously.

Commissioner Barnes motioned to close the Special Use Hearing, seconded by Commissioner Svestka. Motion carries unanimously.

g. Special Use Hearing for an Existing Shed: 6529 Cochise Drive

Commissioner Halm motioned to open the Special Use Hearing, seconded by Commissioner Svestka. Motion carries unanimously.

Petitioner Peter Brennan is applying for a special use for a shed that is existing. He gathered the signatures of his neighbors and agrees to pay the bulk mailing fee and screen the shed with plantings. He has a two car garage and his home is on a slab.

Commissioner Halm motioned to recommend approval for the Special Use at 6529 Cochise, seconded by Commissioner Svestka. Motion carries unanimously.

Commissioner Barnes motioned to close the Special Use Hearing, seconded by Commissioner Svestka. Motion carries unanimously.

h. Variance Hearing: 6395 Arrowhead Court

Commissioner Halm motioned to open the public hearing, seconded by Commissioner Barnes. Motion carried unanimously.

Ms. Margaret Brennan is applying for a variance in order to construct a screen room in the rear of her home and also to relocate the AC unit to the side of her home. The petitioner has a abnormal triangular shaped lot which restricts the buildable area more so than usual. Village Staff recommends approval since the screen room and AC unit will still be located roughly 40 feet from the property line and 65 feet from the adjacent home. The petitioner received signatures from her neighbors stating they do not object to the placement of the screen room or the AC unit.

Commissioner Barnes motioned to recommend approval for the Variance at 6395 Arrowhead Court, seconded by Commissioner Halm. Motion carries unanimously.

Commissioner Halm motioned to close the public hearing, seconded by Commissioner Barnes. Motion carries unanimously.

i. Discussion/Staff Update

Assistant Village Administrator Ferrini provided the Commission with an update on upcoming meetings. Garden and garden fence regulations will be discussed, along with business sign regulations and allowable home occupations. The fence and shed inspections occurred in July for the Bartlett Homes and all are compliant with the exception of two. The two have been given extensions and Code Enforcement will perform follow-up inspections in the Fall.

Adjournment

With there being no further business to discuss, Commissioner Barnes motioned to adjourn at 7:35pm, seconded by Commissioner Svestka. Motion carried unanimously. The next meeting is scheduled for September 6, 2022.

Respectfully Submitted,

Andy Ferrini
Recording Secretary