



KENDALL COUNTY
ZONING AND PLATTING ADVISORY COMMITTEE
111 West Fox Street • Rooms 209 and 210 • Yorkville, IL • 60560
(630) 553-4141 Fax (630) 553-4179

AGENDA

August 7, 2018 - 9:00 a.m.

CALL TO ORDER

ROLL CALL: **County Board:** Robert Davidson, PBZ Committee Chair; **County Highway Department:** Fran Klaas, County Engineer; **Wills Burke Kelsey:** Greg Chismark, Stormwater Consultant; **County Health Department:** Aaron Rybski, Director Environmental Health; **Forest Preserve District:** David Guritz, Director; **SWCD:** Megan Andrews, Resource Conservationist; **Sheriff's Office:** Commander Jason Langston; **GIS:** Jonathan Oelschlager; **PBZ:** Brian Holdiman, Code Official; Matt Asselmeier, Senior Planner

APPROVAL OF AGENDA

APPROVAL OF MINUTES: Approval of the June 5, 2018 ZPAC Meeting Minutes

PETITIONS:

1. **18 – 24 – Dorothy Flisk on Behalf of Skyfall Equestrian, LLC**
Request: Major Amendment to a Special Use Permit to Increase the Number of Horses Allowed Boarded at the Property from Twenty-Four (24) to Thirty-Six (36)
PINs: 01-01-200-020 and 02-06-102-009
Location: 17 Ashe Road, Little Rock and Bristol Townships
Purpose: Increase the Number of Horses Allowed Boarded at the Property from Twenty-Four (24) to Thirty-Six (36)

2. **18 – 25 – Paul Kovacevich on Behalf of Tri-Star Development, Inc.**
Request: Map Amendment Rezoning the Subject Properties from A-1 Agricultural District to R-1 One Family Residential District
PINs: 09-15-300-014, 09-16-400-002, 09-16-400-005, 09-16-400-006, 09-21-200-004, and 09-22-100-010
Location: Approximately 0.5 Miles West of Jughandle Road on the South Side of U.S. Route 52, Seward Township
Purpose: Petitioner wants to Rezone the Property in Order to Develop a Forty (40) Lot Single-Family Residential Subdivision

3. **18 – 26 – Maurice E. Ormiston as Trustee u/t/a No. 101 and Marilyn J. Ormiston as Trustee u/t/a 102 (Owners) and Gay Hoddy (Tenant)**
Requests: Special Use Permit to Operate a Banquet Center at the Subject Property
 Variance to Section 7.01.D .10.a of the Kendall County Zoning Ordinance to Allow a Banquet Center on a Non-Arterial or Non-Major Collector Roadway
 Variance to Section 11.02.F.2 of the Kendall County Zoning Ordinance to Allow Off-Street Parking and Driving Aisles to Not Be Improved with a Permanent, Concrete, Unit Paver, Asphalt Surface or Some Other Environmentally Friendly or Green Design Practice
 Variance to Section 11.02.F.12.B of the Kendall County Zoning Ordinance to Waive the Requirement for “Fully Shielded” or “Cut Off” Light Fixtures for the Parking Facility
PIN: 04-34-100-001
Location: 14905 Hughes Road, Fox Township
Purpose: Petitioners Desire to Operate a Banquet Facility with Variances at the Subject Property.

REVIEW OF PETITIONS THAT WENT TO COUNTY BOARD

1. Petition 18-14 – Saar Map Amendment on Route 71

OLD BUSINESS/ NEW BUSINESS

None

PUBLIC COMMENT

ADJOURNMENT- Next meeting on September 4, 2018

If special accommodations or arrangements are needed to attend this County meeting, please contact the Administration Office at 630-553-4171, a minimum of 24-hours prior to the meeting time.