



KENDALL COUNTY
PLANNING, BUILDING & ZONING COMMITTEE MEETING
111 West Fox Street • Rooms 209 and 210 • Yorkville, IL • 60560
(630) 553-4141 Fax (630) 553-4179

AGENDA

Monday, July 8, 2024 – 6:30 p.m.

CALL TO ORDER:

ROLL CALL: Elizabeth Flowers, Dan Koukol, Ruben Rodriguez (Vice-Chairman), Brooke Shanley, and Seth Wormley (Chairman)

APPROVAL OF AGENDA:

APPROVAL OF MINUTES: Approval of Minutes from June 10, 2024, Meeting

PUBLIC COMMENT:

EXPENDITURE REPORT: Review of Expenditures from June 2024

PETITIONS:

1. **Petition 24 – 10 – Alex M. Schuster**
Request: Special Use Permit for a Landscaping Business
PIN: 03-22-400-001
Location: 2142 Wooley Road, Oswego in Oswego Township
Purpose: Petitioner Would Like to Operate a Landscaping Business; Property is Zoned A-1

2. **Petition 24 – 11 – James W. Filotto on Behalf of Oakland Avenue Storage, LLC**
Request: Map Amendment Rezoning the Subject Property from A-1 Agricultural District to B-3 Highway Business District
PIN: 09-13-400-011
Location: Between 276 and 514 Route 52, Minooka in Seward Township
Purpose: Petitioner Wants to Rezone the Property in Order to Operate a Construction/Contractor's Office

3. **Petition 24 – 12 – James W. Filotto on Behalf of Oakland Avenue Storage, LLC**
Request: Conditional Use Permit for a Contractor's Office or Shop (Roofing Contractor) Where No Fabrication is Done on the Premises and Where All Storage of Materials and Equipment is Within a Building
PIN: 09-13-400-011
Location: Between 276 and 514 Route 52, Minooka in Seward Township
Purpose: Petitioner Wants to Operate a Construction/Contractor's Office (Roofing Contractor) at the Subject Property Pending Rezoning to B-3

NEW BUSINESS:

1. Approval of a Request to the Extend the Deadline for Installing Vegetation at the Property Identified by Parcel ID Number 07-05-400-003 in the 16000 Block of Newark Road in Big Grove Township; Property is Zoned A-1 with a Special Use Permit for a Public or Private Utility Other

OLD BUSINESS:

1. Update on Stormwater Permit at 13039 McKanna Road (PIN: 09-09-100-002) in Seward Township
2. Approval to Extend or Revoke Building Permit 01-2020-146 for a Single-Family Home at 7782 Tanglewood Trails

REVIEW VIOLATION REPORT:

REVIEW PRE-VIOLATION REPORT:

UPDATE FROM HISTORIC PRESERVATION COMMISSION:

1. July 15, 2024, Historic Preservation Group Summer Meeting
2. Update on Historic Structure Surveys

REVIEW PERMIT REPORT:

REVIEW REVENUE REPORT:

CORRESPONDENCE:

1. June 4, 2024, Letter from Alphonse I. Johnson Pertaining to the 1847 Stone 2-1/2 Story Farmhouse Built by the Sherrill Family

COMMENTS FROM THE PRESS:

EXECUTIVE SESSION:

ADJOURNMENT:

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.