



## AGENDA

### Planning & Development Committee

Monday, July 25, 2022

Lorraine H. Morton Civic Center, James C. Lytle City Council Chambers, Room 2800  
6:00 PM

Those wishing to make public comments at the Administrative & Public Works Committee, Planning & Development Committee or City Council meetings may submit written comments in advance or sign up to provide public comment by phone or video during the meeting by completing the City Clerk's Office's online form at [www.cityofevanston.org/government/city-clerk/public-comment-sign-up](http://www.cityofevanston.org/government/city-clerk/public-comment-sign-up) or by calling/texting 847-448-4311.

Community members may watch the City Council meeting online at [www.cityofevanston.org/channel16](http://www.cityofevanston.org/channel16) or on Cable Channel 16.

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#### (I) CALL TO ORDER - COUNCILMEMBER BURNS

#### (II) APPROVAL OF MINUTES

PM1. **Approval of the Minutes of the Regular Planning & Development Committee meeting of June 27, 2022 and July 11, 2022** 4 - 8

Staff recommends approval of the Minutes of the Regular Planning & Development Committee meeting of June 27, 2022 and July 11, 2022.

#### **For Action**

[Planning & Development Committee - Jun 27 2022 - Minutes - Pdf](#)

[Planning & Development Committee - Jul 11 2022 - Minutes - Pdf](#)

#### (III) PUBLIC COMMENT

#### (IV) ITEMS FOR CONSIDERATION

- P1. **Ordinance 63-O-22, Amending Portions of Title 4, “Building Regulations” and Title 6 “Zoning” to Update the Zoning Code** 9 - 99
- The Land Use Commission and staff recommend the adoption of Ordinance 63-O-22, Amending Portions of Title 4, “Building Regulations” and Title 6 “Zoning” to Update the Zoning Code. This is an Omnibus Text Amendment to the Zoning Ordinance to clarify existing requirements and procedures.
- For Introduction**
- [Ordinance 63-O-22, Amending Portions of Title 4, “Building Regulations” and Title 6 “Zoning” to Update the Zoning Code - Attachment - Pdf](#)
- P2. **Ordinance 53-O-22, Amending City Code Title 6 to Add “Billboards” as a Special Use** 100 - 222
- The Land Use Commission reaffirms their recommendation for denial of Ordinance 53-O-22, Amending City Code Title 6 to Add “Billboards” as a Special Use in all zoning districts. The Land Use Commission reaffirms the proposed text amendment does not meet the Standards for Approval, specifically the proposal does not meet the goals and objectives of the Comprehensive General Plan (Comp Plan).
- For Introduction**
- [Ordinance 53-O-22, Amending City Code Title 6 to Add “Billboards” as a Special Use - Attachment - Pdf](#)
- P3. **Ordinance 72-O-22 Approving a Major Adjustment Regarding Required Parking at 1571 Maple Authorized by Ordinance 19-O-15 and Amended by Ordinance 61-O-16 and Ordinance 147-O-18** 223 - 325
- Land Use Commission recommends adoption of Ordinance 72-O-22 for approval of a Major Adjustment to a Planned Development at 1571 Maple Avenue in order to modify the parking lease condition of approval (Z) modifying the parking lease to relocate the 55 parking spaces currently leased at the Maple Avenue Garage to the Sherman Plaza Garage and only charging the applicant for the parking spaces that are utilized. A resolution amending the parking lease will follow at the August 8, 2022 meeting.
- For Introduction**
- [Ordinance 72-O-22 Approving a Major Adjustment Regarding Required Parking at 1571 Maple Authorized by Ordinance 19-O-15 and Amended by Ordinance 61-O-16 and Ordinance 147-O-18 - Attachment - Pdf](#)
- P4. **Ordinance 74-O-22, Map Amendment to the Zoning Ordinance to remove the oCSC Central Street Overlay District from Certain** 326 - 378

### **Properties at Crawford Avenue & Gross Point Road**

The Land Use Commission recommends denial of Ordinance 74-O-22, a map amendment to the Zoning Ordinance to remove the oCSC Central Street Overlay District from certain properties at Crawford Avenue & Gross Point Road. The Land Use Commission found the proposed map amendment does not meet the Standards for Approval, specifically the proposal does not meet the goals and objectives of the Comprehensive General Plan (Comp Plan).

A petition in opposition of the map amendment was filed with the City Clerk prior to the close of the Land Use Commission's public hearing on July 13, 2022. Pursuant to Section 6-3-4-7 of the Zoning Ordinance, if 30% or more of property owners within the 500 foot boundary notice area are valid petitioners verified by the City Clerk, then the proposed map amendment requires a 3/4 vote of the City Council to approve.

### **For Introduction**

[Ordinance 74-O-22, Map Amendment to the Zoning Ordinance to remove the oCSC Central Street Overlay District from Certain Properties at Crawford Avenue & Gross Point Road - Attachment - Pdf](#)

**(V) ITEMS FOR DISCUSSION**

**(VI) ITEMS FOR COMMUNICATION**

**(VII) ADJOURNMENT**