MEETING MINUTES
PLAN COMMISSION
Wednesday, October 30, 2019
7:00 P.M.
Evanston Civic Center, 2100 Ridge Avenue, James C. Lytle Council Chambers

Members Present: Colby Lewis (Chair), Teri Dubin, Carol Goddard, John Hewko, Andrew Pigozzi, Jane Sloss

Members Absent: Jennifer Draper, George Halik, Peter Isaac

Staff Present: Scott Mangum, Planning and Zoning Manager
Meagan Jones, Neighborhood and Land Use Planner
Brian George, Assistant City Attorney

Presiding Member: Chairman Lewis

1. CALL TO ORDER / DECLARATION OF QUORUM
Chair Lewis called the meeting to order at 7:00 P.M.

2. APPROVAL OF MEETING MINUTES: September 11, 2019 & September 25, 2019
Commissioner Goddard made a motion to approve the September 11, 2019 meeting minutes. Seconded by Commissioner Hewko. The Commission voted, 6-0, to approve the minutes of September 11, 2019.

Commissioner Sloss made a motion to approve the September 25, 2019 meeting minutes. Seconded by Commissioner Goddard. The Commission voted, 6-0, to approve the minutes of September 25, 2019.

3. NEW BUSINESS

A. Text Amendment
New Residential Zoning District 19PLND-0090
A Zoning Ordinance Text Amendment pursuant to City Code Title 6, Zoning, to create a new general residential zoning district designation with a maximum height limit of 3 and one-half stories.

Ms. Jones provided an overview of the proposal for both 19PLND-0090 and 19PLND-
0089. She provided information on the proposed rezoning area, The 2005 Canal-Green Bay Road/Ridge Avenue Church Street Study Area Report which provided recommendations for a new zoning district R5a. Ms. Jones then explained the changes that would occur with the proposed rezoning, primarily the reduction in maximum building height from 50 feet to 42 feet.

Chair Lewis alerted the taxpayers within a 500 foot radius of the subject area can submit a written request for continuance.

Thomas Ramsdel, attorney representing property owner Victoria Kathrein, stated that his client has been accumulating parcels for over 10 years and has recently secured legal and zoning expertise. He stated that there has not been enough time to review the proposal and gather proper documents and information to state her case. They requested that the item be continued to the December 11, 2019 meeting.

A brief discussion followed regarding whether to continue the item to the November 13, 2019 meeting or the December 11, 2019 meeting.

Commissioner Pigozzi made a motion to continue this item to the December 11, 2019 meeting. Commissioner Hewko seconded the motion. A roll call vote was taken and the motion passed, 4-2.

Ayes: Hewko, Lewis, Pigozzi, Sloss
Nays: Dubin, Goddard

B. Map Amendment

Emerson Street Rezoning

A Zoning Ordinance Map Amendment pursuant to City Code Title 6, Zoning, to rezone properties located north of Emerson Street roughly between Asbury Avenue to the east, Gilbert Park and former Mayfair railroad property to the west, and the block north of Foster Street to the north, from the existing R5 General Residential District zoning district to a new general residential zoning district with a height limit of 3 and one-half stories.

Commissioner Sloss made a motion to continue this item to the December 11, 2019 meeting. Commissioner Pigozzi seconded the motion. A roll call vote was taken and the motion passed, 5-1.

Ayes: Dubin, Hewko, Lewis, Pigozzi, Sloss
Nays: Goddard

4. PUBLIC COMMENT

There was no public comment.
5. ADJOURNMENT

Commissioner Goddard made a motion to adjourn the meeting. Commissioner Dubin seconded the motion.

A voice vote was taken and the motion was approved by voice vote 6-0. The meeting was adjourned at 7:22 pm.

Respectfully Submitted,
Meagan Jones
Neighborhood and Land Use Planner
Community Development Department