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AGENDA

PLANNING & ZONING COMMISSION MEETING City of Oakbrook Terrace 17W261 Butterfield Road

**Tuesday, October 15, 2024
Council Chambers - 6:00 P.M.**

I. ROLL CALL

II. APPROVAL OF MINUTES

1. Minutes of the Public Hearing held on October 1, 2024 for Case 25-01 – Variations at Stella May Swartz School (17W160 16th St) (Petitioner: FGM Architects, Inc.)

III. ACTION ITEMS/PUBLIC HEARINGS:

1. Case #25-02 1S576 Midwest Road Petitioner: Hamra Chicago, LLC

To consider a request by FGM Architects Inc. (“Petitioner”) to consider a request by Hamra Chicago, LLC (“Petitioner”) to approve the following zoning relief:

- a) In accordance with Section 156.024 (B) of the Zoning Ordinance a Special Use pursuant to Section 156.087 (C) (36) of the Zoning Ordinance for a Restaurant with a Drive-Through Window.
- b) A variation from Section 156.043(B)(1) to increase the total permitted area of signs from 68 square feet to 193.08 square feet.
- c) A variation from Section 156.087 (G) (2) of the Zoning Ordinance to reduce the minimum required side yard setback for paved areas from five feet to approximately 3.5 feet on the north property line.
- d) A variation from Section 156.087 (G) (2) of the Zoning Ordinance to reduce the minimum required side yard setback for paved areas from five feet to approximately 2.75 feet on the south property line.
- e) A variation from Section 156.087 (G) (3) of the Zoning Ordinance to reduce the minimum required rear yard setback for paved areas from five feet to approximately 3 feet on the west property line.

- f) A variation from Section 156.049 (I) (2) (a) of the Zoning Ordinance to reduce the perimeter landscape areas from five feet to approximately 3.5 feet along the north property line.
- g) A variation from Section 156.049 (I) (2) (a) of the Zoning Ordinance to reduce the perimeter landscape areas from five feet to approximately 2.75 feet along the south property line.
- h) A variation from Section 156.049 (I) (2) (a) of the Zoning Ordinance to reduce the perimeter landscape areas from five feet to three foot along the west property line.

IV. ADJOURNMENT