



VILLAGE OF BEECHER

INCORPORATED 1883

724 Penfield Street
P.O. Box 1154
Beecher, Illinois 60401

Phone (708) 946-2261
Fax (708) 946-3764
www.villageofbeecher.org

PRESIDENT
PAUL LOHMANN

CLERK
JANETT CONNER

TRUSTEES
SCOTT WEHLING
RONALD KUHLMAN
GAYLE AHRENDT
BRIAN CLEARY
GREGORY SZYMANSKI
JONATHAN KYPUROS

ADMINISTRATOR
ROBERT O. BARBER

MEETING OF THE BEECHER PLANNING AND ZONING COMMISSION (THE PZC)

Thursday, February 23rd, 2012 at 7:15 p.m.
Washington Township Center
30200 Town Center Road

NOTE: THE MEETING STARTS AT 7:15 P.M. THE VILLAGE ADMINISTRATOR WILL BE OUT OF TOWN SO THE VILLAGE PLANNER WILL REPRESENT STAFF AT THE MEETING.

I. PLEDGE TO THE FLAG

II. ROLL CALL

III. CONSIDER APPROVAL OF THE MINUTES OF THE JUNE 23, 2011 MEETING.

IV. WORKSHOP: CONSIDER A MOTION APPROVING A PUBLIC HEARING AT THE MARCH 22ND MEETING FOR A REQUEST FOR A SPECIAL USE PERMIT TO INSTALL A DIGITAL SIGN AT DE JONG IMPLEMENTS, 383 S. DIXIE HIGHWAY. The Village has received an application for this special use permit which will be replacing an existing sign on the property. The digital sign ordinance is also enclosed for your review. All of the dimensions and locations are provided in the attached application. Staff has no specific objections to this special use request since this will be the only digital sign south of Indiana Avenue. However, this approval may preclude others from having such signs in the future in close proximity. Some of the conditions to consider include a daytime and nighttime setting for brightness so night drivers are not overly distracted. The Village Planner will be asking the petitioner some questions at the workshop and will prepare a recommendation for the public hearing. A motion is needed to set a public hearing for March 22nd.

The Village Board, in its referral to the PZC, asked how the PZC would evaluate the application since there are no criteria or regulations on the use of such signs. Staff has asked the Village Planner to come up with some criteria such as acceptable distances between signs, lamination, and rate of animation that can be used to evaluate the special use request and the establishment of appropriate conditions.

V. DISCUSSION ON THE LOCATION OF THE PROPOSED ILLIANA EXPRESSWAY CORRIDOR. IDOT and INDOT have released their recommended corridor for the proposed Illiana Expressway. A copy of its location through Washington Township is enclosed for your review. The PZC needs to consider this corridor as it pertains to our current land use plan (attached) and perhaps advise the Village Board on the need to update this plan in the future. Our current plan does not address the Illiana.

VI. UPDATE ON CRETE INTERMODAL FACILITY. There is no new news on the future of this project. Centerpoint owns the land but we have not heard of any plans for construction as of yet.

VII. THIRD AIRPORT UPDATE. At the last intergovernmental meeting this project was discussed after a presentation from Susan Shea, Aeronautics Director for IDOT. Several PZC members attended this meeting and an update can be provided by the Village Planner.

VIII. NEW BUSINESS

IX. ADJOURNMENT