

Planning and Zoning Commission
July 21, 2010
7:30 PM

I. Call to Order and Roll Call

II. Public Hearings

1. Case #10-06 being a petition filed by Matthew Knopf, Bradford Landing South 4, LLC, 10 S. Wacker #2935, Chicago, Illinois 60606, acting as agent for the owner Cuneo Trust, requesting, pursuant to the Joint Local Land Resource Management Plan and Agreement for the Cuneo Property (aka Gregg's Landing) and the Hawthorn Properties Annexation Agreement dated November 15, 1988 and as amended from time and time, Exhibit F of the Annexation Agreement, and Appendix C of the Village of Vernon Hills Code of Ordinance, Articles 13, 18, 20 and 21, Section 21.6, and Ordinances 2007-25 and 2007-55, the following:
 - a) Approval to amend the approved Special Use Permit for the Planned Unit Development to permit the resubdivision of Lots 6 and 7 to create seven (7) lots, the expansion of the retail commercial center to allow a grocery store (Mariano's Fresh Market) and certain variations including but not limited to building setbacks and required parking for the use.
 - b) Preliminary and final approval of the site and landscaping plans.
 - c) Preliminary and final approval of the architectural elevations including signage.
 - d) Preliminary and final approval of the amended Plat of Re-subdivision for Lots 6 and 7.

The Shoppes of Gregg's Landing PUD, is zoned B-1, General Business District and is located on the southwest corner of Milwaukee Ave (Route 21) and Gregg's Parkway in Vernon Hills, Illinois.

The staff report and related information is attached behind the agenda

2. Case #10-07 is an application filed by Robert H. Helle, representing Pathway Senior Living, LLC, 701 Lee Street, Suite 500, Des Plaines IL 60016 and acting as agent for the owner, the Village of Vernon Hills, requesting, pursuant to Appendix C of the Village of Vernon Hills Code of Ordinances, Articles 12, 18 and 21, the following:
 - a) Approval of a Special Use Permit for the Planned Unit Development to permit the resubdivision of Lot 4 in the Deerpath Atrium Subdivision to create a two lot subdivision.
 - b) Approval of certain variations including but not limited to minimum lot size and width and building setbacks and separations on the new lots.
 - c) Preliminary and final approval of the Plat of re-subdivision for Lot 4.

The vacant property is commonly known as the Victory Centre of Vernon Hills and is located at the southwest corner of Phillip Drive and Atrium Drive in Vernon Hills. The property is zoned R-7, Multi-Family Dwelling District

The staff report and related information is attached behind the 1st blue divider

III. Development Review

IV. Discussion

V. Approval of Minutes from the June 9, 2010 meeting

The minutes are attached behind the 2nd blue divider

VII. Adjournment