

**\*NO NEW ITEMS WILL BE HEARD AFTER 10:00 P.M.\***

**AGENDA  
PLAN COMMISSION**

Monday, April 26, 2021  
7:05 p.m.

**DUE TO PUBLIC HEALTH CONCERNS THIS MEETING WILL BE CONDUCTED VIRTUALLY**

**Please join my meeting from your computer, tablet or smartphone.**

<https://global.gotomeeting.com/join/474064581>

**You can also dial in using your phone.**

United States: [+1 \(224\) 501-3412](tel:+12245013412)

**Access Code:** 474-064-581

**Call to Order:** Roll Call.

**Approval of the Minutes of:** April 12, 2021.

**Old Business:** None.

**New Business:**

**1530 Artaius Parkway**  
Durable Inc./Garden Investment Co.,  
Applicant  
PC 21-07 and PC 21-08

**Text Amendment** to Chapter 26 (Zoning Code), Section 26-16-8.5, Authorized Variations - Board of Trustees, to vary certain parking and loading requirements regarding Section 26-10-2.4, design and maintenance requirements, as it relates to Off-Street Loading in the I-1, I-2, and I-3 Industrial Districts. [PC 21-07]

**Site Plan Permit** in order to construct a truck dock loading area improvements and to expand parking lot area for property located in an I-1, Limited Industrial District. [PC 21-08].

**Staff Communications and Discussion:** Items not on the Agenda (5 minutes for each Item).

**Adjourn**

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*Any individual who would like to attend this meeting, but because of a disability needs some accommodation to participate, should contact the ADA Coordinator at 118 West Cook Avenue, Libertyville, Illinois 60048 (847) 362-2430. Assistive listening devices are available.*

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**AGENDA  
ZONING BOARD OF APPEALS**

Monday, April 26, 2021  
7:00 p.m.

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**Call to Order:** Roll Call.

**Approval of the Minutes of:** April 12, 2021.

**Old Business:** None.

**New Business:**

**101 W. Rockland Road**

Dos Amigos Mexican Restaurant, Applicant  
ZBA 21-05

**Variation** to reduce the minimum required number of parking spaces in order to allow for a restaurant expansion for property located in a C-3, General Commercial District.

**1530 Artaius Parkway**

Durable Inc./Garden Investment Co.,  
Applicant  
ZBA 21-07, ZBA 21-08, and ZBA 21-09

**Variation** in order to allow loading spaces to be located closer to the public right-of-way, an existing easement for private road and underground utilities, than the facade of the building facing such right-of way for property located in an I-1, Limited Industrial District. [ZBA 21-07]

**Variation** to increase the maximum allowed percentage of the width of a wall of a building facing a street containing loading docks or loading dock doors for property located in an I-1, Limited Industrial District. [ZBA 21-08]

**Variation** to allow loading spaces located on a side of the building facing a street, an existing easement for private road and underground utilities, to not be enclosed by the building for property located in an I-1, Limited Industrial District. [ZBA 21-09]

**Staff Communications and Discussion:** Items not on the Agenda (5 minutes for each Item).

**Adjourn**

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