

Approved
Ryan/Cashman

**MINUTES
VILLAGE OF HINSDALE
PLAN COMMISSION
FEBRUARY 11, 2015
MEMORIAL HALL
7:30 P.M.**

Chairman Byrnes called the meeting to order at 7:30 p.m., Wednesday, February 11, 2015 in Memorial Hall, the Memorial Building, 19 East Chicago Avenue, Hinsdale, Illinois.

PRESENT: Chairman Byrnes, Commissioner Crnovich, Commissioner McMahon, Commissioner Cashman and Commissioner Stifflear, Commissioner Ryan and Commissioner Fiascone, Commissioner Johnson

ABSENT: Commissioner Unell

ALSO PRESENT: Sean Gascoigne, Village Planner, Robert McGinnis, Director of Community Development/Building Commissioner

Approval of Minutes

The Plan Commission reviewed the minutes from the January 14, 2015 meeting. Commissioner Ryan motioned to approve the minutes of January 14, 2015 as submitted. Commissioner Cashman seconded. The motion passed unanimously.

Findings and Recommendations

10 Salt Creek – Med Properties – Site Plan/Exterior Appearance Approval for a New 3-Story Building with Surface Parking Lot.

Chairman Byrnes provided a brief summary of the discussion that took place on these agenda items at the last Plan Commission meeting and highlighted the findings and recommendations that were included based on these discussions.

Commissioner McMahon motioned to approve the findings and recommendations for 10 Salt Creek – Med Properties – Site Plan/Exterior Appearance Approval for a New 3-Story Building with a Surface Parking Lot. Commissioner Cashman seconded. The motion was passed unanimously.

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12 Salt Creek – Med Properties – Site Plan/Exterior Appearance Approval for Exterior Changes and Façade Improvements.

Chairman Byrnes provided a brief summary of the discussion that took place on this agenda items at the last Plan Commission meeting and highlighted the findings and recommendations that were included based on these discussions.

Commissioner Cashman motioned to approve the findings and recommendations for 10 Salt Creek – Med Properties – Site Plan/Exterior Appearance Approval for a New 3-Story Building with a Surface Parking Lot. Commissioner McMahon seconded. The motion was passed unanimously.

A-35-2014 – Salt Creek Club – Exterior Appearance/Site Plan Review to Construct a New Clubhouse at 830 N. Madison

Staff stated that in light of new information regarding the revoking and rescinding of the original Planned Development for this property, the Major Adjustment was no longer required and the application now is simply for Exterior Appearance/Site Plan Review.

Pete Coules, attorney for the applicant, introduced himself and summarized the request. He clarified for the record that the proposed addition is a 2-story addition and not a 3-story. Mr. Coules stated that the proposed addition would only include the area that is currently concrete and would enclose and increase the remodeled kitchen and bathrooms of the clubhouse. He added that additional striped parking would be provided on the north and west side of property to satisfy the parking requirement. Mr. Coules also stated that no hardscape would be added and no variances are required.

Vince Caprio, architect, summarized the changes, proposal and proposed materials stating that the addition would match the existing buildings on the property.

Commissioner Crnovich questioned whether there were additional lights. Mr. Coules confirmed there would not be additional lighting in the parking lot area.

The Commission was very complimentary of the proposal.

Commissioner Cashman motioned to approved the Exterior Appearance Plan for Case A-35-14 – Salt Creek Club – 830 N. Madison. Commissioner McMahon seconded. Motion passed unanimously.

Commissioner Johnson motioned to approved the Site Plan Review for Case A-35-14 – Salt Creek Club – 830 N. Madison. Commission McMahon seconded. Motion passed unanimously.

Case A-34-2014 – Village of Hinsdale – Text Amendment to Section 11-401, as it relates to Requirements for a Certificate of Zoning Compliance

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Chairman Byrnes introduced Case A-34-2014 – Village of Hinsdale – Text Amendment to Section 11-401.

Commissioner Cashman motioned to open the public hearing at 7:50 p.m. Commissioner McMahon seconded. Motion passed unanimously.

The Commission heard a presentation from Robert McGinnis, Director of Community Development Director/Building Commissioner regarding the proposed language as it relates to the Certificate of Zoning Compliance. The Commission understood the need for the amendment and suggested minor changes to the proposed language.

Commissioner Cashman motioned to approve the Text Amendment to Section 11-401, as it relates to Requirements for a Certificate of Zoning Compliance with corrections to the language in Item 4b to read “Mechanical Equipment Replacement” and the line under Item 4i to remain. Commissioner Fiascone seconded. Motion was unanimously approved.

Other Business

Chairman Byrnes announced that Sean Gascoigne, Village Planner will be leaving the Village of Hinsdale and moving on to a new position in Bloomingdale. The Commission wished Sean well on his new position. Sean Gascoigne thanked the commissioners for their well wishes.

Chairman Byrnes asked for a motion to adjourn. Commissioner Johnson moved to adjourn. Commissioner Cashman seconded. Motion was unanimously approved and the meeting adjourned at 8:05 p.m.

Respectfully Submitted,

Robert McGinnis
Director of Community Development
Building Commissioner