



VILLAGE OF Diamond

**1750 E. DIVISION STREET
DIAMOND, IL 60416**

**SPECIAL
PLANNING & ZONING COMMISSION MEETING
6:00P.M. MONDAY, SEPTEMBER 30, 2013
DIAMOND VILLAGE HALL, BOARD ROOM**

I. CALL TO ORDER:

A. Pledge of Allegiance:

B. Roll Call:

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

C. Approval of Minutes

November 5, 2012 Planning & Zoning Commission Special Meeting

Roll Call: Motion by _____ Second by _____

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____Abstain

II. PUBLIC HEARING

A. Motion to Open Public Hearing (PZ-01-2013): The purpose of the public hearing shall be to receive and consider testimony, public comment and other evidence pertaining to the proposed adoption of an amendment to the text of the Village of Diamond Zoning Ordinance. to add Section 11A.00 Recreation Vehicle District, to the Village of Diamond Zoning Ordinance.

Roll Call: Motion by _____ Second by _____

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____Abstain

A. Hearing on Case PZ-01-2013 to be conducted in accordance with Rules of Procedure for Public Hearing

B. Motion to Close Public Hearing PZ-01-2013

Roll Call: Motion by _____ Second by _____

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____Abstain

B. Motion to Open Public Hearing (PZ-02-2013): An application of Kathryn Dixon for a zoning map amendment, pursuant to the terms of the annexation agreement, for the property located north of IL Route 113, west of Interstate I55, commonly known as 32664 NW Frontage Road, Diamond IL. To rezone a portion of the subject property to the RV Recreation Vehicle District for which testimony and evidence will be heard.

A. Hearing on Case PZ-02-2013 to be conducted in accordance with Rules of Procedure for Public Hearing

B. Motion to Close Public Hearing PZ-02-2013

Roll Call: Motion by _____ Second by _____

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____Abstain

C. Motion to Open Public Hearing (PZ-03-2013): The purpose of the public hearing shall be to receive and consider testimony, public comment and other evidence pertaining to the proposed adoption of amendments to the text of the Village of Diamond Zoning Ordinance as follows:

- Amend Section 9.01.3 to add Distribution Facilities (authorized to grow, harvest and distribute cannabis) as a Special Use within the I1 Limited Industrial District as well as recommend any other conditions that should be part of the zoning regulations applicable to any such Distribution Facilities.
- Amend Section 3.02 to add a definition for Distribution Facilities.
- Amend Section 8.01.2 to remove “massage” as a permitted use within the B1 Retail Business District.
- Amend Section 8.01.3 to add “Massage Establishment” as a Special Use within the B1 Retail Business District as well as recommend any conditions that should be part of the zoning regulations applicable to any such Massage Establishment.
- Amend Section 3.02 to add a definition for massage, massage therapist and Massage Establishment.

A. Hearing on Case PZ-03-2013 to be conducted in accordance with Rules of Procedure for Public Hearing

B. Motion to Close Public Hearing PZ-03-2013

Roll Call: Motion by _____ Second by _____

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____Abstain

III. NEW BUSINESS

- A. Consideration of Case PZ-01-2013: Zoning Ordinance Text Amendment – Recreation Vehicle District
- B. Consideration of Case PZ-02-2013: Rezoning (Dixon)
- C. Consideration of Case PZ-03-2013: Zoning Ordinance Text Amendment – Regulations for Distribution Facilities and Massage

IV. OLD BUSINESS (There is no old business for consideration)

V. VILLAGE LEGAL COUNSEL

VI. BOARD MEMBERS OPEN FORUM

- Kim Voichescu
- Craig VanDuyne
- Bob Bianchetta
- Rusty Elberts
- Mark Adair- Chair

VII. PUBLIC COMMENT

Please limit comments to 5 minutes, per topic.

VIII. ADJOURNMENT

Motion _____ P.M. By _____ Second By _____

Roll Call

Kim Voichescu	Present_____	Absent_____
Craig VanDuyne	Present_____	Absent_____
Bob Bianchetta	Present_____	Absent_____
Rusty Elberts	Present_____	Absent_____
Mark Adair - Chair	Present_____	Absent_____

_____Ayes _____Nays _____ Absent