

# PLANNING COMMISSION

## ANNUAL REPORT 2017

The Town of Normal Planning Commission consists of seven (7) members appointed by the Mayor and Council. At the end of 2017, commission members included Rick Boser (Chairperson), Bob Broad, Mike Matejka, Michael McFarland (Vice Chair), Dave Shields, Traci Widergren, and A.J. Zimmerman. Commissioner Arlene Hosea left the commission mid-year to serve on the Normal Township Board. Commissioners Widergren and Shields were appointed to the commission before year's end.

The powers and duties of the Commission are set forth in Section 15.12-1(D)(2) of the Town of Normal Municipal Code. The Commission meets at 5:00 p.m. on the first Thursday following the first Monday of each month for its regularly scheduled meetings. All of the meetings are open to the public. Members of the Commission are also offered the opportunity to attend various workshops and training sessions organized by the American Planning Association and local planners.

In 2017 the Planning Commission met 9 times, with the rest of the meetings cancelled due to a lack of agenda items. There were 18 cases scheduled for public hearing before the Planning Commission in 2017. The table below contains a summary of the Planning Commission's recommendation and Town Council action on the cases that came before the Planning Commission for public hearing. Additional details about the most significant actions are included in the Planning Department annual report.

Case #	Description	Action	Town Council Action
17-01-01-PC	Zoning Map Amendment (Microbrewery With Class P License)	Approved 5-0	Approved 5-0
17-03-02-PC*	PUD Revocation (South Cottage Village PUD)	Approved 6-1	Approved 7-0
17-03-03-PC*	Zoning Map Amendment, 1000 S. Cottage	Approved 6-1	Approved 7-0
17-03-04-PC*	Site Plan, 1000 S. Cottage	Approved 6-1	Approved 7-0
17-03-05-PC*	Zoning Map Amendment (South and East of 1000 S. Cottage)	Approved 6-1	Approved 7-0
17-03-06-PC*	Preliminary Planned Unit Development (South and East of 1000 S. Cottage)	Approved 6-1	Approved 7-0



### PUBLIC HEARINGS (CONT'D)

Case #	Description	Action	Town Council Action
17-04-07-PC	Amended Final Development Plan, One Normal Plaza PUD (Baby Fold, 612-614 Oglesby)	Approved 7-0	<b>Approved 7-0</b>
17-05-08-PC	Amended Site Plan, 1430 Ft. Jesse (Grossinger Motors)	Approved 6-1	<b>Approved 7-0</b>
17-06-09-PC	Amended Final Development Plan, Constitution Trail Centre PUD (Sky Zone Northwest of Bradford and McKnight)	Approved 4-0	<b>Approved 7-0</b>
17-08-10-PC	Zoning Text Amendment (Addition of Dog Kennel to M-2)	Approved 6-0	<b>Approved 7-0</b>
17-08-11-PC	Amended Final Development Plan, Constitution Trail Centre PUD (West Side of Bradford)	Approved 5-0	<b>Approved 7-0</b>
17-08-12-PC	Zoning Map Amendment, 1845 W. Hovey	Denied 4-2	<b>Withdrawn</b>
17-08-13-PC	Site Plan, 1845 W. Hovey	Approved 6-0	<b>Withdrawn</b>
17-08-14-PC	Zoning Map Amendment, 603, 605, 701 N. Fell, 204, 206 W. Cypress	Denied 6-0	<b>Withdrawn</b>
17-09-15-PC	Zoning Text Amendment, M-1 Permitted Uses (Sec.15.6-19(C))	Approved 4-0	<b>Approved 7-0</b>
17-11-16-PC	Comprehensive Plan	Approved 7-0	<b>Approved 7-0</b>
17-12-17-PC	Amended Site Plan, 801 N. Main (Fairview Park, Cell Tower Addition)	Approved 4-1-1	<b>Approved 5-0</b>
17-12-18-PC	Zoning Text Amendment, Design Review in B-2 Central Business District	Approved 6-0	<b>Approved 5-0</b>

\*These 5 items were filed in February, planned for the March agenda, but were not actually heard by the Planning Commission until April. Thus, all items were originally given a Case # for February (17-02-02-PC, etc), which is what the March and April agendas show. However, the staff reports use March Case #s.