

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP, Director of Community Development

DATE: November 4, 2004

SUBJECT: PC 04-31: 1501 S. Main Street (Christ the King Church & School)

Attached please find the following items for Village Board consideration as part of the August 19, 2004 Village Board meeting:

1. Plan Commission referral letter;
2. IDRC report for PC 04-23;
3. An Ordinance granting approval of an amendment to Ordinance 3055, which granted a conditional use for a religious institution and school on the subject property;
4. An Ordinance granting approval of a conditional use for a planned development, with landscaping and signage deviations;
5. An Ordinance granting approval of a variation from Section 154.306 (D) of the Subdivision and Development Ordinance pertaining to public improvements along the 15th Street right-of-way.

A companion development agreement is currently being finalized by the petitioner and staff. The Development Agreement and its companion resolution will be transmitted to the Village Board with the second reading of Ordinances.

Lastly, consistent with past Board practice with other religious institutions, the petitioner is also requesting a waiver of the Village portion of the Plan Commission public hearing fees.