

## MEMORANDUM

**TO:** William T. Lichter, Village Manager

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

**DATE:** June 2, 2005

**SUBJECT:** **PC 05-08: 330 & 350 E. North Avenue (Overlook on North Shopping Center)**

At the May 5, 2005 Village Board meeting, the Board tabled all actions associated with PC 05-08 to the June 2, 2005 meeting. This action was taken to allow the petitioner time to review and modify the north wall of the proposed retail building to ensure that it met the conditions of approval as set for the by the Plan Commission. With this task complete and with the recommendation from the Plan Commission relative to the proposed off-premise signage on the adjacent to the 350 E. North Avenue property, staff now brings forward the following items for consideration as part of the June 2, 2005 Village Board meeting:

1. The Plan Commission referral letter for the off-premise signage on the 350 E. North Av. property;
2. IDRC addendum report for the off-premise signage associated with PC 05-08;
3. An Ordinance granting approval of conditional uses for a drive-through window and for outdoor dining with variations to landscape yards, subject to conditions. (This ordinance was amended from the previous Ordinance provided to the Board members in their May 5, 2005 packet to reflect the revised building elevation date.)
4. An Ordinance granting an amendment to Ordinance 5513 approving a variation for an off-premise sign, subject to conditions.
5. A Resolution approving a companion development agreement for the subject property.
6. Plans associated with the petition.

Also associated with this petition will be a companion subdivision plat. Per the provisions of the Subdivision and Development Ordinance, the final plat will be brought forward for Village Board signature upon approval of the final engineering for the site.

The petitioner is requesting a waiver of first reading of the Ordinance.