

## **MEMORANDUM**

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

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

**DATE:** November 17, 2005

**SUBJECT:** **Extension of Ordinance 5578 (PC 04-31; Christ the King Church/School)**

The Board of Trustees approved Ordinance 5578 (PC 04-31) on November 18, 2004 which approved a planned development with landscaping and signage deviations for the property at 1501 S. Main Street (i.e., Christ the King Church and School). Per the provisions of Section 155.103 (F)(11) of the Zoning Ordinance, if construction has not begun within one (1) year from the date of approval, the conditional use is null and void unless an extension is granted by the Board of Trustees. A copy of Ordinance 5578 is attached for your reference.

After being advised that the relief was about to expire, the petitioner submitted a letter requesting an extension of the relief for an additional year. As stated in the attached correspondence, the petitioner has encountered delays in securing bidding approval through the Joliet Diocese and final approvals from DuPage County pertaining to existing wetlands on the subject property. The petitioner has filed for building permits for the parish center addition and they hope to begin construction in Spring, 2006.

Staff believes that granting an extension is in the best interest of the Village, provided that the petitioner adheres to conditions incorporated in the Ordinance 5578. Should the relief expire, any future property owner or petitioner would need to go through the entire public hearing process to build on the property. As the petitioner's plans were deemed to be desirable and acceptable by the Village, we believe that granting the extension would provide the possibility of development to occur on the property in a more timely manner.

### **RECOMMENDATION:**

Staff recommends that the Village Board approve an Ordinance extending the time period for the previously approved conditional use for an additional year, with a waiver of first reading of the aforementioned Ordinance.