

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP
Assistant Village Manager/Director of Community Development

DATE: September 6, 2007

SUBJECT: PC 07-08: 600 W. North Avenue

Attached are the following items for Village Board consideration as part of the September 6, 2007 Village Board meeting:

1. Plan Commission referral letter;
2. IDRC report and addendum report for PC 07-08;
3. An Ordinance amending Ordinance 4920, granting a conditional use for a second drive-through facility, and granting a variation to increase the number of permitted wall signs; and
4. Plans associated with the petition.

Staff notes that the Plan Commission has included with their recommendation for approval, condition 4, which limits the conditional use to a restaurant use with an A.M. peak hour traffic generation. Counsel has provided some additional findings that the Board will need to adopt, should the Board choose to approve the subject petition. These findings have been incorporated into the draft ordinance.

Please contact me if you have any questions regarding the aforementioned materials.