

**Village of Manteno  
Plan Commission  
Regular Meeting Agenda  
Tuesday, June 9<sup>th</sup>, 2020 - 6:00 p.m.  
Village Board Room**

PUBLIC PARTICIPATION: *Due to Covid-19 Restrictions, please use the following ZOOM call information for any citizen comments or questions:*

Website:            <https://zoom.us/j/4924267155>  
Meeting ID:        492 426 7155  
Password:          Manteno

**CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL**

**READING OF AGENDA - Additions, Deletions**

**APPROVAL OF MINUTES - Corrections, Changes**

PC Minutes of May 28<sup>th</sup>, 2020

**PUBLIC HEARINGS**

1. **PC-RE-SUB 20-01** Consideration of a request by Harlyn Schmidt (Owner) and Joan Bittler (Owner 413 Hesburgh Dr) for a re-subdivision plat, allowed on their properties located on parcels 03-02-16-207-023, 03-02-16-207-024, 03-02-16-207-037, 03-02-16-207-038, Manteno, IL 60950 in the R-2 Residential Zoning District.
  
2. **PC-VAR 20-02** Consideration of a request by Harlyn Schmidt (Owner) for a variance from the village ordinance 10-8-9 9-(C), streets and alleys, entrances, allowed on their property that is proposed in the re-subdivision plat for lots 11 & 12, Park West 15<sup>th</sup> Addn, Manteno, IL 60950 in the R-2 Residential Zoning District.

**OLD BUSINESS - None**

**NEW BUSINESS**

1. Planning Commission Recommendation 20-01 on the request by Harlyn Schmidt (Owner) and Joan Bittler (Owner 413 Hesburgh Dr) for a re-subdivision plat, allowed on their property located on parcels 03-02-16-207-023, 03-02-16-207-024, 03-02-16-207-037, 03-02-16-207-038, Manteno, IL 60950 in the R-2 Residential Zoning District.
  
2. Planning Commission Recommendation 20-03 on the variance requested by Harlyn Schmidt (Owner) for a variance from the village ordinance 10-8-9 9-(C), streets and alleys, entrances, allowed on their property that is proposed in the

re-subdivision plat for lots 11 & 12, Park West 15th Addn, Manteno, IL 60950 in the R-2 Residential Zoning District.

**UPDATES**

**COMMENTS**

**ADJOURNMENT**

To: Planning Commission

From: Chris LaRocque, Village Administrator  
Ryan Marion, Building Official

Re: Agenda Items – Regular Meeting – May 28<sup>th</sup>, 2020

**PUBLIC HEARINGS:**

**1. PC-RE-SUB-20-01**

- i) Open Public hearing**
- ii) Explanation of Public Hearing**
- iii) Public Comments**
- iv) Questions or Comments by Commission**
- v) Close Public Hearing**

*Consideration of a request by Harlyn Schmidt (Owner) and Joan Bittler (Owner 413 Hesburgh Dr) for a re-subdivision plat, allowed on their property located on parcels 03-02-16-207-023, 03-02-16-207-024, 03-02-16-207-037, 03-02-16-207-038, Manteno, IL 60950 in the R-2 Residential Zoning District.*

**2. PC-VAR 20-02**

- i) Open Public hearing**
- ii) Explanation of Public Hearing**
- iii) Public Comments**
- iv) Questions or Comments by Commission**
- v) Close Public Hearing**

*Consideration of a request by Harlyn Schmidt (Owner) for a variance from the village ordinance 10-8-9 9-(C), streets and alleys, entrances, allowed on their property that is proposed in the re-subdivision plat for lots 11 & 12, Park West 15th Addn, Manteno, IL 60950 in the R-2 Residential Zoning District.*

**OLD BUSINESS:** -None

**NEW BUSINESS:**

- 1. Planning Commission Recommendation 20-01 on a request by Harlyn Schmidt (Owner) and Joan Bittler (Owner 413 Hesburgh Dr) for a re-subdivision plat.** *Harlyn Schmidt (Owner) and Joan Bittler (Owner 413 Hesburgh Dr) are requesting to move the rear lot lines on lots 11 and 12 as proposed in the handouts to create two new lots. The area that is currently used as a large garden off of Maple Street will be divided into two lots for a proposed duplex. All structures will still conform to our current site requirements and setbacks once these lot lines are moved.*

*Joan Bittler has signed an affidavit of owner's consent to allow Harlyn to move the rear lot line of her property to allow for a larger back yard for the proposed duplex. After conducting the public hearing on the special use permit requested, the Planning Commission will be asked to make a recommendation to the Village Board.*

2. **Planning Commission Recommendation 20-03 on a request by Harlyn Schmidt (Owner).** *Harlyn Schmidt (Owner) is requesting a variance for the allowance of an additional driveway on a secondary route. Maple Street is considered a "secondary route" which is a one-mile road that is heavily traveled. Harlyn is proposing a large driveway that will accommodate the proposed duplex.*

**UPDATES:**

cc: Village President and Trustees