

VILLAGE OF GLENCOE

RESOLUTION NO. R-01-2009

**A RESOLUTION REFERRING PROPOSED ZONING CODE
AMENDMENTS TO THE VILLAGE ZONING COMMISSION
REGARDING BULK, SPACE, AND YARD REGULATIONS AFFECTING
BUILDINGS AND STRUCTURES DEVOTED TO VILLAGE USES**

WHEREAS, the Village's Zoning Code establishes specific bulk, space, and yard requirements for properties in each zoning district within the Village, including residential districts (Section 3-111), business districts (Section 4-110), and the highway frontage district (Section 4A-110); and

WHEREAS, the Zoning Code permits certain uses as special uses in each zoning district within the Village, including residential districts (Section 3-103), business districts (Section 4-103), and the highway frontage district (Section 4A-103); and

WHEREAS, the Zoning Code authorizes buildings and structures devoted to Village uses to be developed or improved in each zoning district; and

WHEREAS, because Village uses are intended to advance the purposes of the Glencoe community and its residents, it is appropriate to make available additional zoning relief for buildings and structures devoted to Village uses; and

WHEREAS, the public interest may be advanced by amending the Zoning Code to authorize the Village Board of Trustees to approve special use permits to allow buildings and structures devoted to Village uses to be developed or improved notwithstanding the generally applicable bulk regulations for the relevant zoning district; and

WHEREAS, the Village Board of Trustees believes that such amendments to the Zoning Code have merit and therefore warrant a public hearing and recommendation for possible amendment by the Glencoe Zoning Commission;

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF GLENCOE, COUNTY OF COOK, STATE OF ILLINOIS, as follows:

SECTION ONE: RECITALS. The foregoing recitals are incorporated in, and made a part of, this Resolution by this reference as findings of the Village Board of Trustees of the Village of Glencoe.

SECTION TWO: REFERRAL TO ZONING COMMISSION. The President and Board of Trustees hereby authorize and direct the Zoning Commission to conduct a public hearing and thereafter to make a recommendation on possible amendments to the Zoning Code to establish special use permits allowing buildings or structures devoted to Village uses to be developed or improved notwithstanding the generally applicable bulk regulations for the relevant zoning district. In particular, the Zoning Commission shall consider the following draft amendments to the enumerated special uses permitted in residential districts, business districts, and the highway frontage district:

- A. Amendment to Section 3-103 of the Zoning Code.

3-103 SPECIAL USES

Except as specifically limited in the following paragraphs, the following may be permitted in any **residential district** subject to the issuance of a **special use permit** as provided in Section 7-502 of this **Code** and subject to the additional standards hereinafter set forth:

J. Relief for buildings or structures devoted to Village uses that do not meet the bulk, space, and yard requirements contained in Section 3-111 of this Code, subject to such restrictions and conditions on the special use permit as the Board of Trustees may deem necessary or appropriate.

- B. Amendment to Section 4-103 of the Zoning Code.

4-103 SPECIAL USES

Except as specifically limited in the following paragraphs, the following may be permitted in any **business district** subject to the issuance of a **special use permit** as provided in Section 7-502 of this **Code** and subject to the additional standards hereinafter set forth:

F. Relief for buildings or structures devoted to Village uses that do not meet the bulk, space, and yard requirements contained in Section 4-110 of this Code, subject to such restrictions and conditions on the special use permit as the Board of Trustees may deem necessary or appropriate.

C. Amendment to Section 4A-103 of the Zoning Code.

4A-103 SPECIAL USES

The following may be permitted in the Highway Frontage District subject to the issuance of a **special use permit** as provided in Section 7-502 of this **Code**:

Business, Professional, and Administrative Offices

Buildings or structures owned devoted to Village uses that do not meet the bulk, space, and yard requirements contained in Section 4A-110 of this Code, subject to such restrictions and conditions on the special use permit as the Board of Trustees may deem necessary or appropriate.

SECTION THREE: ACTION TIMETABLE. The Zoning Commission shall conduct the public hearing on possible amendments to the Zoning Code to establish special uses for the development or improvement of buildings and structures devoted to Village uses in all zoning districts within the Village that do not meet the generally applicable bulk, space, and yard requirements of the Zoning Code at its earliest opportunity and shall deliver its recommendation to the Village Board expeditiously, but in no event later than February 6, 2009.

SECTION FOUR: EFFECTIVE DATE. This Resolution shall be in full force and effect upon its passage and approval in the manner provided by law.

PASSED THIS 15TH DAY OF JANUARY 2009.

AYES: Keefe, Melamed, Shubart and Solomon (4)

NAYS: None (0)

ABSENT: Cowans and Debb (2)

APPROVED THIS 15th DAY OF JANUARY 2009.

/s/ Scott M. Feldman
Village President

ATTEST:

/s/ David A. Clark
Deputy Village Clerk