

VILLAGE OF GLENCOE

RESOLUTION NO. R-12-2010

**A RESOLUTION REFERRING THE ZONING COMMISSION
TO REVIEW BUSINESS DISTRICT
TEMPORARY TENT SIGN REGULATIONS AND
REAL ESTATE 'FOR SALE/FOR RENT' SIGNS**

WHEREAS, the Village's Zoning Code establishes specific Purposes for regulations dealing with the display of signs in the Village of Glencoe; and

WHEREAS, the Village's Zoning Code, Section 5-105 specifies that the regulation of signs by this Code is intended to promote and protect the public health, safety, and welfare by reducing the depreciation of property values caused by signs that are incompatible with surrounding land uses; by creating a more attractive economic and business climate within the business districts of the Village; by enhancing and protecting the physical appearance of all areas of the Village; by protecting signs from obstruction by other signs; and by reducing the distractions, obstructions, and hazards to pedestrian and auto traffic caused by the indiscriminate placement and use of signs; and

WHEREAS, a review and enforcement of the Zoning Code provisions related to the review to allow temporary tent-type signs and to a request by a central business district building owner for an amendment regarding provisions relating to the 5-foot maximum For Sale/For Rent sign height as being too restrictive for signs in the business district; and

WHEREAS, the current Zoning Code sign provisions for business district signs do not permit temporary tent-type signs; and

WHEREAS, the sign provisions for For Sale/For Rent signs are under Section 5-105 (f) as follows:

Real Estate Signs. Such signs shall be limited to one non-illuminated wall or ground sign per zoning lot street frontage, shall be no more than five feet in height, and shall not exceed the following signage areas:

(a) R-A, R-B, and R-C Districts: no more than six square feet per zoning lot.

(b) R-D, B-1, and B-2 Districts: no more than 12 square feet per zoning lot.

Every such sign shall be removed within seven days following the execution of a sales contract or rental lease of the property or, for multi-unit developments or structures, within 14 days following the date upon which such development or structure is 90 percent sold or leased. The name, address, and telephone number of the person responsible for such removal shall be clearly marked on the sign. Real estate "sold by" signs shall not be permitted pursuant to this Paragraph, and

WHEREAS, the public interest may be advanced by amending the Zoning Code to accommodate business district temporary tent-type signs and For Sale/For Rent sign revisions, consistent with industry and community standards and not adverse to the goals of the Zoning Code of the Village, and;

WHEREAS, the Village Board of Trustees believes that such amendments to the Zoning Code merit additional review 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 related to temporary tent-type signs and the height of For Sale/For Rent signs in the business districts.

SECTION THREE: ACTION TIMETABLE. The Zoning Commission shall conduct the public hearing on possible amendments to the Zoning Code related to the display of temporary tent-type signs and real estate signs at its earliest opportunity and shall deliver its recommendation to the Village Board expeditiously, but in no event later than September 14, 2010.

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 17th DAY OF JUNE 2010.

AYES: Cowans, Keefe, Levin, Shubart and Solomon (6)

NAYS: None (0)

ABSENT: Bhote (1)

APPROVED THIS 17th DAY OF JUNE 2010.

/s/ Scott M. Feldman

Village President

ATTEST:

/s/ David A. Clark

Deputy Village Clerk