



VILLAGE OF HANOVER PARK
DEVELOPMENT COMMISSION
SPECIAL MEETING

Municipal Building, Village Board Room 214
2121 W. Lake Street
Hanover Park, IL 60133

Thursday, March 22, 2012

7:00 p.m.

MINUTES

1. CALL TO ORDER: ROLL CALL

Chairperson Wachsmuth called the meeting to order at 7:01 p.m.

Chairperson Wachsmuth appointed Auxiliary Member Scot Neil as a full voting member of the Commission for this meeting.

PRESENT:	Commissioners:	Arthur Berthelot, Philip McBride, Scot Neil, Patrick Watkins, Chairperson Virginia Wachsmuth
ABSENT:	Commissioners:	Robert Hain, Mark Mercier, Roy Pouse
ALSO PRESENT:		Trustee Bill Cannon, Village Planner Katie Bowman, BC John Doubek, Secretary Regina Mullen, Teska Associates' Konstantine Savoy, Residents Jim Aird and Chuck Plaia

2. PLEDGE OF ALLIEGENCE:

3. ACCEPTANCE OF AGENDA:

Motion by Commissioner McBride to accept the Agenda as presented, seconded by Commissioner Berthelot.

Voice Vote:

All AYES.

Motion Carried: Accept Agenda.

4. PRESENTATIONS/REPORTS:

1. Certificate of Appreciation – Jeffrey Bakes

Motion by Chairperson Wachsmuth to remove this item from the Agenda for presentation at an upcoming Village Board meeting, seconded by Commissioner Neil.

Voice Vote:

All AYES.

Motion Carried: Removed Item 4-1. From the Agenda.

5. APPROVAL OF MINUTES:

- 5-a. Request to Approve** the Regular Meeting Minutes of February 9, 2012

Motion by Commissioner McBride to approve Minutes, seconded by Commissioner Watkins.

Voice Votes:

All AYES.

Motions Carried: Approved the Regular Minutes of February 9, 2012.

6. ACTION ITEMS:

- 6-a. Public Hearing:** Conduct a Public Hearing to consider proposed amendments to the Village of Hanover Park Comprehensive Plan pursuant to *65 ILCS 5/11-12.7*. Such amendments will include the incorporation of a Village Center and Transit Oriented Development Plan.

Chairperson Wachsmuth entertained a Motion to Open the Public Hearing. Motion by Commissioner McBride to Open the Public Hearing, seconded by Commissioner Berthelot.

Voice Votes:

All AYES.

Motion Carried: Opened the Public Hearing.

Village Planner Bowman presented a summary of the Village Center Plan.

Chairperson Wachsmuth swore in Konstantine Savoy of Teska Associates, Inc., 627 Grove Street, Evanston, IL

Mr. Savoy presented the DRAFT Village Center and Transit Oriented Development Plan to the Commission for incorporation into the Village's Comprehensive Plan.

Chairperson Wachsmuth turned the meeting over to the Commission for questions.

Commissioner Berthelot – No questions.

Commissioner McBride – Confirmed a formal wetlands study would be included in a future feasibility study, and provided his corrections of the Final Draft to Village Planner Bowman.

Commissioner Watkins – No questions.

Commissioner Neil – No Questions

Chairperson Wachsmuth – Appreciated the higher density and covered parking structures in the plan. Commented on soil composites of the properties.

Commissioner McBride – Supported the use of roundabouts and unified signage throughout the plan.

Commissioner Berthelot – Questioned adequate parking and accessibility.

Chairperson Wachsmuth – Closed the Public Hearing and entertained a Motion to approve the Petitioner’s request based upon Staff’s summary.

Motion by Commissioner Watkins to approve the proposed amendments to the Village of Hanover Park Comprehensive Plan pursuant to *65 ILCS 5/11-12.7* for incorporation of a Village Center and Transit Oriented Development Plan, seconded by Commissioner Neil.

Roll Call Vote:

AYES: Commissioners: Berthelot, McBride, Neil, Watkins
Chairperson Wachsmuth

NAYS: Commissioner: None

ABSENT: Commissioners: Hain, Mercier, Pouse

Motion Carried: Approved.

TOWNHALL SESSION: None.

Persons wishing to address the public body must register prior to Call to Order. Please note that public comment is limited to 5 minutes per speaker.

8. OLD BUSINESS (NON-ACTION ITEMS): None.

9. NEW BUSINESS (NON-ACTION ITEMS):

9-a. Community Development Update – Katie Bowman

1. Staff has ordered a “Welcome to the Commission! A Guide for New Members” as a refresher for members of this Commission and new members. Staff will continue to explore other training opportunities.
2. Our April 12, 2012 will be cancelled due to a Lack of an Agenda.
3. Offered the Commission the opportunity to attend the 3rd Annual Youth

- Benefit Ball on April 12, 2012.
4. Discussed an earlier start time for Commission meetings of 6:30 p.m. (The Commission prefers their 7:00 p.m. start time.)
 5. Development Updates: Westview Streetscape Project along Barrington Road; Development of the Hanover Square Shopping Center; Addressing inquiries on available properties in response to our radio ads;

10. ADJOURNMENT:

Motion by Commissioner McBride, seconded by Commissioner Berthelot.

Voice Vote:

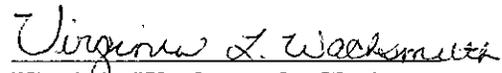
All AYES.

Motion Carried. Meeting adjourned at 8:07 p.m.

Recorded and Transcribed by:



Regina Mullen, Secretary
this 22 day of March, 2012



Virginia Wachsmuth, Chairperson