

Minutes of the  
Village of Bourbonnais  
Planning Commission/Zoning Board of Appeals Meeting  
January 26, 2012

1. Call to Order.

The meeting of the Planning Commission/Zoning Board of Appeals held January 26, 2012 was called to order at 7:30 P.M. by Chairman Ed Hays. Members present were Ed Hayes, Mark Argelyn, Paul Cavitt, Theresa Gund, Ralph Huntley and Joan Pierce. No Absentees. Also present were Pat Dunn, Village Attorney and Gary Preston, Village Building Commissioner.

2. Approval of Minutes.

Minutes of the December 15, 2011 meeting had been presented to members. A motion was made by Joan Pierce, seconded by Ralph Huntley to accept the minutes of the December 15, 2011 meeting as presented. Roll call vote indicated all members present voted "Aye" Motion carried.

3. New Business.

A. Case #12-Z-001. Consideration to consider a proposed addition of an article for University Zoning in Chapter 36 of the Bourbonnais Municipal Code (Zoning). Mr. Hayes read the petition for a proposed addition for University Zoning in chapter 36 of the Bourbonnais Municipal Code (Zoning). He noted that the addition of a University chapter has been in planning for some time because the university has many various kinds of uses on their campus. It was noted the following requirements had been met, publication in the Herald and filing fee paid. Mr. Hays pointed out that the university makes a good neighbor, has a good looking campus and is an asset to the community.

Matt Whitis and Doug Perry represented the university. Mr. Hayes noted that regarding present zoning, the university has a mixture of zonings. But

no present addresses. All the zoning needs of the university. The new zoning for the university and the diverse uses needed a special zoning which would be known as U-1. To do this the university needs to develop a master plan which Mr. Perry said they are in the process of developing now. In going over the prepared ordinance the following sections were discussed.

4.1. The master plan will include all uses present and future at the site as they exist as well as proposed land use.

4.2 a i. Amusements and recreational uses, a question was asked about tickets to attend an event, are they taxed or not. Mr. Perry didn't know.

4.2 a ii. Who would be allowed to use the columbarium? Mr. Perry stated it would be available to select people who were very important to the university. He also said the vault would be located close to the chapel.

4,2 a v. Food establishment, their function would be for the use of students so there would be no taxes. If others would use this service, taxes would be required.

4.3. Special uses, a question was asked about police on campus. The campus has their own security force, but if a civil law was broken, than the incident would be reported to local police. Any infraction noted by security is recorded. If it is a campus encroachment then it is taken care of by the university. If a civil law is broken, the problem will be reported to local law enforcement.

4.5. Height of buildings, 1<sup>st</sup> line-the word "except" should be "including"

4.7. 4<sup>th</sup> line the first word should be "or" instead of "of"

### Public Comment

Doug Perry expressed thanks from the university for the proposed amendment to establish a university district. Mark Argelyn stated that in a recent visit to Notre Dame university (Indiana) they have a very similar ordinance,

A motion was made by Mark Argelyn, seconded by Ralph Huntley that the Planning Commission recommend to the Village Board that an ordinance amending chapter 36 of the municipal code establishing a zoning district entitled U-1 University District in the Village of Bourbonnais, Kankakee County Illinois. Roll call voted all members present (6) voted "Aye". Motion

carried. Recommendation to be made at the February 6, 2012 Village Board Meeting.

Next meeting.

The next meeting will be on February 23, 2012 if there is an agenda. Motion to adjourn the meeting was made by Paul Cavitt, seconded by Ralph Huntley. Roll call vote indicated all members present (6) voted "Aye". Motion carried. Meeting adjourned at 8:15 P.M.