



Village Of Homewood  
Planning and Zoning Commission  
Thursday, February 23, 2017  
7:30 p.m.

Village Hall Board Room  
2020 Chestnut Road  
Homewood, IL 60430

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1. **ROLL CALL**

2. **APPROVAL OF MINUTES:**

- A. Approval of the minutes of the Planning and Zoning Commission meeting held on January 26, 2017.

3. **PUBLIC COMMENT**

4. **NEW BUSINESS:**

- A. **PUBLIC HEARING – CASE 16-48 Rezoning Property from R-3 to B-1 at 18132 Martin Avenue** – Consider a request filed by John Farrell to rezone property located at 18132 Martin Avenue from R-3 to B-1. Continued from meeting on 01/26/17.
- B. **PUBLIC HEARING – CASE 17-2 – Administrative Variance at 18410 Aberdeen Street** – Side Yard Encroachment – A request by Noboru Nakamura for an administrative variance from Section 4.3 of the Homewood Zoning Ordinance to retain a pergola that encroaches into the required side yard
- C. **PUBLIC HEARING – CASE 17-4 – Variance at 18441 Stewart Avenue (South ½ of Property)** – A request by Catherine Myers for a variance from Section 4.3 of the Homewood Zoning Ordinance to allow a lot that is substandard in width and area
- D. **PUBLIC HEARING – CASE 17-5 – Administrative Variance at 1305 Meyer Court** – A request by Dan and Kristen Ryan for an administrative variance from Section 4.3 of the Homewood Zoning Ordinance to construct a screened porch and deck encroaching into the required rear yard
- E. **PUBLIC HEARING – CASE 17-1 – Text Amendment** – A request by the Village of Homewood to amend Section 9, Use Standards, of the Homewood Zoning Ordinance related to home-based business permit requirements

5. **OLD BUSINESS**

6. **ADJOURNMENT**