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Wednesday, June 12, 2024
Wheeling Plan Commission Regular Meeting

PUBLIC NOTICE - in accordance with the applicable statutes of the state of Illinois and Ordinances of the Village of Wheeling, notice is hereby given that the **REGULAR MEETING OF THE WHEELING PLAN COMMISSION** will be held in the Board Room, Wheeling Village Hall, 2 Community Boulevard, Wheeling, Illinois at 6:30 p.m., during which meeting it is anticipated there will be discussion and consideration of and, if so determined, action upon the matters contained in the following agenda:

1. Call to Order

2. Pledge of Allegiance

3. Roll Call

4. Changes to the Agenda

5. Citizens Concerns and Comments

A. Citizens Concerns and Comments

6. Consent Items

7. Items for Review

A. Docket No. PSPMIN24-0012, Request for Minor Site Plan and Appearance Approval to Construct an Equipment Enclosure on the North Side of the Building for Selfreliance Credit Union (50 W. Dundee Road).

B. Docket No. PV24-0003, Request for Variation to Permit an Increase in the Maximum Fence Height From 6 Feet to 8 Feet Associated with the Screening of Proposed Mechanical Equipment for Dundee Fuel Mart, Inc. (11 E. Dundee Road) ***PUBLIC HEARING***

C. Docket No. PSPMIN24-0010, Request for Minor Site Plan and Appearance Approval for the Installation of a New Central Vacuum System and Associated Improvements for Dundee Fuel Mart, Inc. (11 E. Dundee Road).

D. Docket No. PSU24-0010, Request for Special Use Approval to Permit the Operation of a Drive-Thru Associated with an Existing Restaurant Drive-Thru Building for Kava Java, LLC DBA Scooter's Coffee (310 N. Milwaukee Ave.) ***PUBLIC HEARING***.

E. Docket No. PSPMIN24-0018, Request for Minor Site Plan and Appearance Approval for Changes to the Facades of the Building and Related Site Improvements for Kava Java, LLC DBA Scooter's Coffee (310 N. Milwaukee Ave.).

F. Docket No. PPUD23-0004, Request for Preliminary Planned Unit Development Approval for a Gas Station with Convenience Store and Drive-Through Restaurant for Lenny's Gas N Wash Hintz Rd & Old Buffalo Grove Road, LLC (1750 & 1798 W. Hintz Road).
PUBLIC HEARING CONTINUED FROM MAY 22, 2024 PC MEETING

G. Docket No. PSU24-0007, Request for Special Use Approval for a 4,900 Square Foot Detached Car Wash Facility for Lenny's Gas N Wash Hintz Rd & Old Buffalo Grove Road, LLC (1750 & 1798 W. Hintz Road). ***PUBLIC HEARING CONTINUED FROM MAY 22, 2024 PC MEETING***

H. Docket No. PSU24-0008, Request for Special Use Approval to Permit the Operation of a Package Liquor Store for Lenny's Gas N Wash Hintz Rd & Old Buffalo Grove Road, LLC (1750 & 1798 W. Hintz Road). ***PUBLIC HEARING CONTINUED FROM MAY 22, 2024 PC MEETING***

I. Docket No. PSUBPP24-0003, Request for Approval of the Preliminary Plat of Subdivision of Lots 1 and 2 in Zales Subdivision for Lenny's Gas N Wash Hintz Rd & Old Buffalo Grove Road, LLC (1750 & 1798 W. Hintz Road) ***CONTINUED FROM MAY 22, 2024 PC MEETING***.

J. Exhibits from the Public Regarding Agenda Items F-I (Gas N Wash).

8. Approval of Minutes

A. Approval of Minutes of the Regular Meeting of May 22, 2024 (including the Findings of Fact for Docket No's PV24-0002, PPUD23-0004, PSU24-0007 and PSU24-0008).

9. Other Business

10. Adjournment

This meeting will be televised on channels 17 and 99. If you would like to attend a Village meeting but require an auxiliary aid such as a sign language interpreter, call 847-499-9085 AT LEAST 72 HOURS PRIOR TO THE MEETING. To view the full agenda packet, visit go.boarddocs.com/il/vowil/Board.nsf/vpublic?open