

**VILLAGE OF NORTH UTICA**

801 South Clark Street  
North Utica, IL 61373  
Planning Commission  
Public Hearing  
April 25, 2019  
[www.utica-il.gov](http://www.utica-il.gov)

AGENDA

I. **6:00 p.m.** Call to Order

II. Pledge of Allegiance

III. Roll Call

IV. **6:00 Public Hearing:**

1.) Petition of Jacob T. Newcomer, owner of property located at 209 Woodland Dr., Utica, IL., seeking a Variance to the Village of North Utica Zoning Ordinance provisions regarding the construction of an addition to an existing detached garage in the R-1 District. The construction will be approx. 1,200 sq. ft. for the purpose of a garage with storage and a wood-working area.

- a) Consideration of a Variance to allow the maximum floor area of all garages to exceed 1200 square feet;
- b) Consideration of such other relief as is necessary to allow the intended Construction.

2.) Discussion and Possible Recommendations of the Planning Commission regarding such Hearing.

V. **6:15 Public Hearing:**

1.) Continued review of the Village of North Utica Zoning Ordinance and discussion of possible amendments of such:

- a) Consideration of amending the maximum square footage of garages and accessory structures allowed in the Residential Districts;
- b) Consideration of amending the Permitted and Special Uses in the Residential Districts, the Commercial Districts, and the Industrial Districts;
- c) Consideration of amending the Definitions Section of Title 10, Chapter 2;
- d) Consideration of amendments to the Sign Ordinance Title 10, Chapter 15; and
- e) Consideration of such other amendments to the Zoning Ordinance as are necessary and in the best interest of the Village.

2.) Discussion and Possible Recommendations of the Planning Commission regarding such Amendments to the Village of North Utica Zoning Ordinance.

VI. Consideration of Approval of Planning Commission Meeting Minutes: 03-28-19

VII. Old / New Business

VIII. Public Comment

IX. Adjournment

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