



**PLANNING, BUILDING AND ZONING COMMISSION MEETING  
VILLAGE OF HAWTHORN WOODS  
2 LAGOON DRIVE, HAWTHORN WOODS, ILLINOIS  
TUESDAY, MAY 10, 2016  
6:00 P.M.**

**AGENDA**

- I. Call to Order and Roll Call**
- II. Opportunity for the Public to Address the Commission**
- III. Approval of Minutes**
  - a. Approval of Minutes of the March 8, 2016 Planning, Building and Zoning Commission Meeting
- IV. Public Hearing**
  - a. Hawthorn Trails South/Phase 3 – Foxford Communities – Consideration, Review and Recommendation to the Village Board of a Request for:
    - i. A Special Use Permit for a Planned Unit Development, Including a Special Use Permit to allow an Automobile Service Station (gas station) with an Automobile Laundry (Automatic) (car wash), Including Departures from the Zoning Ordinance, Land Subdivision Ordinance, and Building Regulations Ordinance of the Village to Allow the Property to be Developed as a Planned Unit Development as Set Forth in the Application or as Amended During the Course of the Public Hearing Process;
    - ii. Preliminary Plat of Subdivision approval;
    - iii. Special Use Permit to allow up to four (4) display homes on the Subject Property at any point in time;
    - iv. Certificate of Approval/Architectural Review for the following:
      1. Single-Family Homes
      2. Lot 42 Gas Station and Car Wash; and
    - v. Such Other Relief or Approvals as the Commission and the Village Board May Determine Reasonably Necessary.
- V. New Business**
  - a. Consideration and Recommendation of the Findings of Fact – Hawthorn Trails South/Phase 3 Planned Unit Development – Foxford Communities
    - i. Title 9 – Zoning, Section 9-14-4.B
    - ii. Title 9 – Zoning, Section 9-15-7

iii. Title 10 – Land Subdivisions, Section 10-5-2.A Hardships

**VI. Adjournment**