

**City of Prospect Heights  
Plan/Zoning Board of Appeals  
November 21, 2013**

The regular meeting of the Plan/Zoning Board of Appeals was called to order at 7:00 pm by Chairman Weidman, at City Hall, 8 N. Elmhurst Road, in Prospect Heights, Illinois.

**ROLL CALL:**

Present: Commissioners, Tammen, Dash, Frank-Watson, Roscoe, Wyatt  
Chairman Weidman  
Absent: Commissioner Jones

Present at the meeting: City Administrator Marrin, Assistant Director of Building & Zoning Cutaia, and Administrative Assistant Malik-Mordian.

**APPROVAL OF OCTOBER 24, 2013 MINUTES**

Motion made by Commissioner Tammen, seconded by Commissioner Frank-Watson, to approve the meeting minutes from October 24, 2013 as presented. The motion was approved by a roll call vote.

**ROLL CALL VOTE:**

AYES: Commissioners Tammen, Frank-Watson, and Chairman Weidman  
NAYS: None  
ABSENT: Commissioner Jones  
ABSTAIN: Commissioner Dash, Roscoe and Wyatt  
Motion carried.

**Case No. ZBA- None**

Applicant: N/A

Reason: N/A

**COMMUNICATIONS**

None

**OLD BUSINESS**

None

**NEW BUSINESS**

Anne Marrin introduces the Consultants Lesley Roth and Christine Carlyle at Solomon Cordwell Buenz. They will be working with CMAP the City on the new Comprehensive Plan. Both will be discussing the comprehensive plan on ways to improve the City of Prospect Heights.

The purpose of the Special PZBA meeting is to hear from everybody on what goals there are to bring that into the process. A strong way of putting together a document that allows you to take the policy of the land use and bring that into action. The City is looking for a long term vision for the community for the next 20 years. Both Christine and Lesley presented a slide show on ways to improve the City.

They spoke about the Prospect Heights website which contains the Speak Out button for residents to participate and answer questions for the City and will be handing out the

survey. The first public workshop is scheduled for December 4, 2013 from 6:00pm to 8:00pm.

Ideas that were mentioned on ways to improve the City and plans for the future:

1. Most dangerous road is Palatine Road and Schoenbeck Road for pedestrians; need a bridge for them to cross over safely.
2. Vacant building on Elmhurst Road and Euclid Road, need to know how to implement the land use.
3. Speaking of opening a Senior Center for our Senior residents near Napa Auto Body Shop
4. Residents that live here don't shop here
5. Deli 4 You parking lot is overcrowded and needs more space for parking
6. Build more sidewalks for pedestrians
7. Bring in new tenants to vacant stores, need more desirable retail stores
8. Stores that are aging that need work done and tenants are not willing to change
9. Need more family activities to do in the City of Prospect Heights
10. Needs a downtown, there is a need for a gathering place for families (Music, Farmers Market, Movies, Etc.)
11. Properties near Piper, Willow and Apple need some improvements for our residents for a better quality of life
12. Green Friendly Community with things such as forest preserves, parks, gardens, the Des Plaines River, tourists, recreational
13. Saving Energy and natural resources

Anne Marrin spoke about Palwaukee Plaza which is in the TIF District. The City has approached the owner several times to offer assistance with the parking lot with no response in over the last 2 years. The City has a tax incentive program. The City has the Rand Rd Corridor Business Incentive Program.

The biggest problem is that the business community is not very engaged with the City. They don't feel the strength of what we do as a City for them. The Sanders Rd property is one of the biggest developments in the City. There is a need to install more Welcome to Prospect Heights signs. There is a confusion of where Prospect Heights ends and begins.

Another problem is some mailing addresses show Arlington Heights, Wheeling, or Northbrook which are actually located within Prospect Heights. This is a big issue for our businesses for example the Hilton Chicago-Northbrook is located within Prospect Heights however has a Northbrook mailing address. Also for public safety while driving down on Rand Road the address changes where the numbers are going up and down. There have been complaints from residents in the community who are registered voters as far as not knowing where their polling locations are. A long term goal is to advocate a change in the addresses within the City for properties with Arlington Heights, Wheeling, and Northbrook addresses.

Assistant Director of Building and Zoning Steve Cutaia reminded the community that the City will keep them informed of all the steps in the Comprehensive Plan process and the public is invited to all of the meetings.

**ADJOURNMENT**

The November 21, 2013 Plan/Zoning Board of Appeals meeting was adjourned by unanimous voice vote, at 8:25pm with a motion by Commissioner Tammen, seconded by Commissioner Frank-Watson.

Respectfully Submitted,

Julie Malik-Mordian, Recording Secretary