

Village of Johnsburg Reconvened Planning and Zoning Commission

May 14, 2025

7:00 PM

David G. Dominguez Municipal Center

1515 Channel Beach Ave.

Johnsburg, IL 60051

815-385-6023

Chairperson Curt Larsen

Planning & Zoning Commission

Commission Members: Barrett, Benck, Block, Calhoun, Dixon and Loud

ROLL CALL

PLEDGE OF ALLEGIANCE

PUBLIC COMMENT

UNFINISHED BUSINESS – PUBLIC HEARING

HIDDEN HARBOR, LLC - Request for B-2 zoning with a Special Use Permit for Planned Development to accommodate: 1) a marina with drive up boat storage; 2) a hotel and restaurant with a conditional use permit to allow for the sale and consumption of alcohol beverages on the premise; 3) an ice cream shop; 4) a multi-use retail building housing a boating supply store and vehicle sales showroom; and 5) 28 vehicle condominiums on the property commonly known as 3309 Chapel Hill Road, Johnsburg, Illinois.

COMMISSION DELIBERATIONS

MOTIONS

Motion to adopt Findings of Fact and make a recommendation in favor or against the request for B-2 zoning with a Special Use Permit for Planned Development to accommodate: 1) a marina with drive up boat storage; 2) a hotel and restaurant with a conditional use permit to allow for the sale and consumption of alcohol beverages on the premise ; 3) an ice cream shop; 4) a multi-use retail building housing a boating supply store and vehicle sale showroom; and 5) 28 vehicle condominiums and on the property commonly known as 3309 Chapel Hill Road, Johnsburg, Illinois.

Move to approve Final Plat/Development Plan for the property commonly known as 3309 Chapel Hill Road, Johnsburg, Illinois

ADJOURNMENT OR CONTINUANCE OF MEETING