

NOTE: This meeting is open to the public, but discretion in attending and social distancing is encouraged when possible. Any public comment can be sent to the Planning and Zoning Board at PZBoard@village.gurnee.il.us.

**VILLAGE OF GURNEE
PLANNING AND ZONING BOARD AGENDA**

DATE: December 21, 2022
TIME: 7:30 P.M.
PLACE: Gurnee Village Hall, 325 North O’Plaine Road

- 1. Call to Order and Roll Call**
- 2. Pledge of Allegiance**
- 3. Approval of the PZB’s Meeting Minutes from the following dates:**
 - a. November 2, 2022**
 - b. November 16, 2022**

4. PUBLIC HEARING: Teodora Kocovska of MS Consultants Inc., on behalf of White Castle (6290 Route 132)
Teodora Kocovska of MS Consultants Inc., on behalf of White Castle, is seeking a Special Use Permit to allow a drive-through facility without a required bail-out lane at the White Castle located at 6290 Route 132. The subject property is zoned C-6, Regional Commercial District.

5. PUBLIC HEARING: D&J Real Estate Holding Company, LLC and Lakeharbor Treatment, LLC c/o Adam Hochberg (3915 Oglesby Avenue)
D & J Real Estate Holding Company, LLC and Lakeharbor Treatment, LLC c/o Adam Hochberg, is seeking the following: 1) exception to the underlying use regulations of the O-1, Restricted Office District; 2) amendment to the existing PUD for the subject property to establish “Inpatient Treatment Facility” as an authorized Special Use in the O-1 PUD District in which the subject property is located; 3) Special Use Permit to establish in inpatient treatment facility on the subject property; and 4) such other relief as may be necessary to accomplish the applicant’s development plan. The petitioner is seeking to establish a dual-diagnosis (substance abuse disorder diagnosis and mental health disorder diagnosis) inpatient treatment facility. The subject property is located at 3915 Oglesby Avenue, consists of approximately 5 acres, and is zoned O-1 PUD, Restricted Office District as a Planned Unit Development.

6. Next Meeting Date: January 4, 2023

7. Public Comment

8. Adjournment

The Village of Gurnee is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities, are required to contact Austin Pollack at (847) 599-7500 promptly to allow the Village to make reasonable accommodations for those persons.

Comments regarding any of the agenda items can be e-mailed to the Planning and Zoning Board at the following address: pzboard@village.gurnee.il.us. Full copies of applications and support material can be found and viewed at the Warren-Newport Public Library the Saturday before the Planning and Zoning Board meeting and at Village Hall during normal business hours.