

PLAN COMMISSION PROJECT TIMELINE

Project Name: HANA Downzoning
PC Number: 23-005
Location: 121 W. Fremont, 116 W. St. James, 200 W. St. James,
204 W. St. James, 206 W. St. James, 208 W. St.
James, 407 N. Chestnut, 401 & 403 N. Chestnut

Requested Action:

1. Rezoning from the R-6, Multiple-Family Dwelling District to the R-3, One-Family Dwelling District for certain portions of the subject property.
2. Amendment to the Comprehensive Plan to reclassify certain portions of the subject property from the Single-Family Attached classification to the Single-Family Detached classification.
3. Variation to Section 5.1-6.1, to allow an area of R-6 zoning of approximately 15,150 square feet (0.35 acres) where the minimum size of R-6 zoning is to be no less than one acre.
4. Variation to Section 6.12-1.3, to waive the requirement for a traffic and parking study.

	Date	# of Business Days
Petitioner Provides Plans needed for CPRC	02/20/23	-
Conceptual Plan Review Meeting (CPRC)	03/22/23	22*
Awaiting Petitioner PC Application	04/24/23	23
PC Application Submittal Date	04/24/23	-
1 st Round Department Comments	05/15/23	15
Petitioner's Response – 1 st Round	05/22/23	5
PC Hearing	06/28/23	46 days from application date
Village Board	07/17/23	12
Potential Village Board Resolution Adoption	08/07/23	15

* Petitioner was offered the 3/8/23 CPRC meeting date but opted for the 3/22/23 meeting date instead.