



DU PAGE COUNTY

Development Committee

Final Summary

421 N. COUNTY FARM ROAD
WHEATON, IL 60187
www.dupagecounty.gov

Tuesday, May 2, 2023

10:30 AM

ROOM 3500B

1. **CALL TO ORDER**

10:30 AM meeting was called to order by Chair Sam Tornatore at 10:30 AM.

2. **ROLL CALL**

PRESENT Chaplin, Gustin, Krajewski, Ozog, Rutledge, and Tornatore
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3. **CHAIRMAN'S REMARKS- CHAIR TORNATORE**

No remarks were offered.

4. **PUBLIC COMMENT**

No public comments were offered.

5. **MINUTES APPROVAL**

5.A. [23-1681](#)

Development Committee - Regular Meeting - Tuesday, April 18, 2023

Attachments: [Summary25-Apr-2023-02-29-42.pdf](#)

RESULT:	APPROVED
MOVER:	Liz Chaplin
SECONDER:	Sheila Rutledge
AYES:	Chaplin, Gustin, Krajewski, Ozog, Rutledge, and Tornatore

6. **REGULATORY SERVICES**

6.A. [23-1682](#)

20 Minute Presentation by Teska Associates, Inc. and Ancel Glink regarding the Lake Street Zoning Overlay District

Michael Blu from Teska Associates, Inc. was joined by David Silverman from Ancel Glinck to present the draft outline of the Lake Street Corridor Zoning Overlay. This area is located in District 1 and a small portion of District 6. In addition to unincorporated area, this includes the municipalities of Hanover Park, Bloomingdale, Roselle. The project has been going on for three years and through this process they have tried to establish a baseline, for the character elements that matter most, which are land use, landscaping and signage. They would like to create consistent zoning to encourage development. This area developed over many years, which has created a challenge. When they began this process they met with residents to get their input, including concerns about code enforcement. He broke down the overlay sections, which include, intent and purpose, administrative provisions, zoning standards, parking and loading, landscaping and buffering, general provisions, signage, and definitions. Mr. Blu explained the next steps are presenting to the other municipalities involved. In June, they should have the Draft Final Overlay District. This will come back to the County and other municipalities, to recommend to approve and adopt into the County Code. They are currently working with Ancel Glink to create an Intergovernmental agreement that will. A brief discussion ensued.

7. OLD BUSINESS

No old business was discussed.

8. NEW BUSINESS

No new business was discussed.

9. ADJOURNMENT

With no further business, the meeting was adjourned at 11:06 a.m.