

MINUTES
MEETING OF THE OAK PARK PLAN COMMISSION
REMOTE PARTICIPATION
November 5, 2020
7:00 p.m.

A recording of this meeting is available on the Village of Oak Park Website: <https://www.oak-park.us/your-government/citizen-commissions/commission-tv>

PRESENT: Chair Iris Sims, Commissioners; Lawrence Brozek, Jeff Clark, Jeff Foster, Paul May, Nick Bridge, Paul Beckwith, Tom Gallagher and Jon Hale

EXCUSED: None

ALSO PRESENT: Craig Failor - Village Planner, Tammie Grossman, Development Customer Services Director and Gregory Smith – Plan Commission Attorney

Roll Call - Roll was called at 7:02pm. A quorum was present.

Non-Agenda Public Participation – Presentation was made by Frank Heitzman and Frank Lipo on historic building reuse.

Approval of Minutes – October 27, 2020

Commissioner Bridge asked that the minutes be amended to include the statement he made and the acknowledgement made by the Applicant regarding registering their project with the USGBC.

Motion was made by Commissioner Foster, Seconded by Commissioner May. Roll Call Vote as follows: Commissioners; Foster- yes, May–yes, Hale–yes, Beckwith–yes, Bridge–yes, Clark–yes, Brozek–yes, Gallagher–yes and Chair Sims–yes.

Other Business – A discussion regarding Plan Commission review processes. This discussion was based on concerns raised at the October 27, 2020 plan commission meeting regarding design review. Some Commissioners were suggesting that the Plan Commission be involved in a building’s design decision earlier in the development process. Director Grossman provided an overview of the process relative to presentation and discussion by the Oak Park Economic Development Corporation staff and board. Planner Failor provided and discussed two memorandums regarding the Village of Oak Park’s historical perspective on design review for planned developments and the current planned development review process. Planner Failor stated that in cases where the Historic Preservation was included, they represent a design review in addition to the current process of the contracted design review by Wight & Co., a firm hired after a competitive vetting process as an extension of staff. It was noted that Wight & Co. is not a design consultant for the Plan Commission. Attorney Smith provided an overview of the current regulatory provisions for design review.

Final direction by the Plan Commission was three-fold; 1. Ask that the Historic Preservation Commission Chair or a representative from their Architectural Review Committee attend the Plan Commission meeting to provide an overview of their design review in addition to a memorandum, 2. Ask that the architectural design consultant continue to attend meetings but provide a history of their design review from first contact with a developer through the stated recommendations in their memorandum, and 3. Ask that the architectural design consultant, Wight & Co., attend a Plan Commission meeting in the near future to discuss design-related expectations of the Plan Commission.

Consensus motion was made by Commissioner Gallagher, Seconded by Commissioner Clark. Roll Call Vote as follows: Commissioners; Gallagher-yes, Clark-yes, May-yes, Foster- yes, Hale-yes, Beckwith-yes, Bridge-yes, Brozek-yes, and Chairperson Sims-yes

Adjournment

The meeting was adjourned at 9:13 p.m. Motion by Commissioner Foster, Seconded by Commissioner Gallagher. Roll Call Vote as follows: Commissioners; Foster-yes, Gallagher-yes, Bridge-yes, Brozek- yes, Beckwith-yes, Clark-yes, May-yes, Hale-yes and Chair Sims-yes.

Prepared by: Craig Failor, Village Planner / Staff Liaison