

**Planning and Zoning Commission Meeting
Minutes**

March 20, 2024

CALL TO ORDER

The Regular Meeting of the Planning and Zoning Commission of the Village of Mundelein was held on March 20, 2024, at 300 Plaza Circle, Mundelein. Chair Roswick called the meeting to order at 7:00 PM.

PLEDGE OF ALLEGIANCE

Chair Roswick led the Pledge of Allegiance

ATTENDANCE

Chair Roswick took the roll call. It indicated as follows:

Board Attendance

PRESENT: K. Anderson, S. Petti, T. Roswick, S. Schneckloth

ABSENT: K. Garesche, J. Holden, K. Teehan

Village Attendance

A. Orenchuk, Director of Community Development, T. Verbeke, Senior Planner, and E. Swanson, Recording Secretary

MINUTES APPROVAL

Approve the Planning and Zoning Commission Regular meeting minutes from February 7, 2024

Approve the Planning and Zoning Commission Regular Meeting Minutes from February 7, 2024

RESULT:	Passed [Yes 4, No 0, Abstained 0]
MOVER:	Planning and Zoning Commission Kevin Anderson
SECONDER:	Planning and Zoning Commission Sophia Schneckloth
AYES:	Kevin Anderson, Terry Roswick, Sophia Schneckloth, Steven Petti

NAYS:	None
ABSTAIN:	None

PUBLIC COMMENTARY

None

OLD BUSINESS

None

NEW BUSINESS

PUBLIC HEARING - PZC-02-2024 - 143 N Seymour Avenue - Hidden Door Tattoo Studio
Motion to recommend **approval/denial** of a use variation to **Table 20.36-1 of Section 20.36.020** to permit a tattoo shop in the C-5-R Downtown Residential zoning district at 143 North Seymour Avenue, Mundelein, Illinois.

T. Verbeke reviewed the attached presentation and gave an overview of the incoming business and the history of the property. The petitioner is requesting the approval of a variation to Table 20.36.020 to permit a tattoo studio in the C-5-R Downtown Residential zoning district at 143 North Seymour Avenue, Mundelein, Illinois.

Commission members questioned the petitioners as to their background in the tattoo industry and the format of the business. Petitioners stated that they had a combined 6 years in the tattoo industry and presented a portfolio of work. They intend to have general operating hours from 12 PM - 10 PM, but will not be offering walk-ins. They plan to only do tattoos by appointment. Further questions were addressed on screening for shielding tattoo sessions and what local or state bodies oversee licensing.

Motion to recommend Approval of a use variation to Table 20.36-1 of Section 20.36.020 to permit a tattoo shop in the C-5-R Downtown Residential zoning district at 143 North Seymour Avenue with the findings of fact as presented.

RESULT:	Passed [Yes 4, No 0, Abstained 0]
MOVER:	Planning and Zoning Commission Kevin Anderson
SECONDER:	Planning and Zoning Commission Sophia Schneckloth
AYES:	Kevin Anderson, Terry Roswick, Sophia Schneckloth, Steven Petti

NAYS:	None
ABSTAIN:	None

Motion to close Public Hearing PZC-02-2024

RESULT:	Passed [Yes 4, No 0, Abstained 0]
MOVER:	Planning and Zoning Commission Kevin Anderson
SECONDER:	Planning and Zoning Commission Steven Petti
AYES:	Kevin Anderson, Terry Roswick, Sophia Schneckloth, Steven Petti
NAYS:	None
ABSTAIN:	None

QUESTIONS AND COMMENTS

None

ADJOURNMENT

Motion to Adjourn the Regular Planning and Zoning Commission Meeting.

RESULT:	Passed [Yes 4, No 0, Abstained 0]
MOVER:	Planning and Zoning Commissioner Steven Petti
SECONDER:	Planning and Zoning Commissioner Kevin Anderson
AYES:	Kevin Anderson, Terry Roswick, Sophia Schneckloth, Steven Petti
NAYS:	None
ABSTAIN:	None

The Regular Planning and Zoning Commission Meeting adjourned at 7:20 PM.