



Village of Winnetka

Plan Commission Special Meeting

April 10, 2025 at 7:00 PM
Winnetka Village Hall Council Chambers
510 Green Bay Road

AGENDA

1. **Call to Order & Roll Call**
2. **Approval of Minutes**
 - a. March 13, 2025, Special Meeting Minutes
3. **Public Comments**
4. **Community Development Report**
5. **New Applications**
 - a. **Case No. 25-02-SD: 473 Sheridan Road and 499 Sheridan Road:** Applications seeking approval of (i) a Final Plat of Subdivision to consolidate the two existing lots known as 473 Sheridan Road and 499 Sheridan Road into a single Lot of Record, which requires (a) a variation to allow a side lot line abutting a rear lot line; and (b) a finding of "No Material Increased Adverse Impact" for the existing wood deck at 499 Sheridan Road, which observes less than the minimum required side yard setback of 12 feet and less than the minimum required front yard setback of 50 feet from the ordinary high water mark of Lake Michigan; and (ii) a Special Use Permit to allow the consolidation that is greater than two times the minimum required lot size and more than two times the minimum required average lot width for a corner lot in the R-2 Single-Family Residential Zoning District. The Village Council has final jurisdiction on this request.
6. **New Business**
 - a. April 23, 2025, Regular Meeting Quorum Check
7. **Adjournment**

NOTICE

Public comment is permitted on all agenda items at the meeting. If you wish to provide testimony or comments prior to the meeting, you may provide them one of two ways: (1) by sending an email to planning@winnetka.org; or by sending a letter to Community Development, Village of Winnetka, 510 Green Bay Road, Winnetka, IL 60093. All agenda materials are available at www.villageofwinnetka.org/agendacenter.

The Village of Winnetka, in compliance with the Americans with Disabilities Act, requests that persons with disabilities, who require certain accommodations to allow them to observe and/or participate in this meeting or have questions about the accessibility of the meeting or facilities contact the Village ADA Coordinator at 510 Green Bay Road, Winnetka, Illinois 60093, (Telephone (847) 716-3543; T.D.D. (847) 501-6041).