

VILLAGE OF GLENCOE
ZONING COMMISSION

PUBLIC HEARING
MAY 5, 2014

1. CALL TO ORDER.

A meeting of the Zoning Commission of the Village of Glencoe was called to order at 7:30 p.m. Monday, May 5, 2014 in the Glencoe Village Hall, 675 Village Court, Glencoe, Illinois.

2. ROLL CALL

The following were present:

Chair: Howard Roin

Members: Deborah Carlson, Trent Cornell, David Friedman, Ed Goodale, Jim Nyeste and Steve Ross

The following were absent:

None.

The following Zoning Commission staff liaison and Secretary were present:
John Houde, Building & Zoning Administrator

The Chairman opened the public hearing on a referral from the Village Board to make a recommendation on possible amendments to the Zoning Code concerning temporary uses for outdoor cafes in the B-1 and B-2 Business Districts with respect to: (a) extending the duration of outdoor café uses to more than 180 days per year, and (b) extending the availability of temporary use permits for outdoor cafes to the B-2 District.

The following information was provided:

Background: The Village's Outdoor Seating Code currently requires businesses in the B-1 Central Business District to obtain prior approval from the Village Manager to provide outdoor seating. The code states that to operate an outdoor café the business must provide adequate public access on sidewalks, public health safeguards, litter controls, be absent of undue adverse impact on other businesses in the area, and may operate no more than 180 days per year.

The Village Manager's office issues Outdoor Seating Permits annually to businesses that apply and meet these requirements. However, in recent years certain businesses in the B-2 Business District (Subway, Guanajuato and Frank & Betsie's) have also applied for (and received) Outdoor Seating Permits despite the Zoning Code's silence on their inclusion. Permits were granted under the same guidelines as those granted in the B-1 Central Business District.

Additionally, many of Glencoe's outdoor cafes have operated as early as mid-April and as late as mid-November, weather permitting, for a total of around 7 months or

210 days, even though the code states that they may operate no more than 180 days per year.

Analysis: in holding its public hearing and making recommendations to the Village Board on outdoor uses, the Zoning Commission may take into consideration that the changes being sought have been put into probationary practice by the Village Manager's office with no apparent negative effects. The public hearing legal notice was published in the April 17, 2014 Glencoe News. The Glencoe Chamber of Commerce was also notified of this public hearing.

During the discussion, members spoke in favor of provisions that appear to have been put into probationary practice by the Village Manager's office with no apparent problems. It was mentioned but left to the Village Board as to whether a fee should apply to the outdoor tables permit. Also it was noted that enforcement provisions could be added if needed if there were problems with tables/chairs blocking pedestrian sidewalk access.

There being no further discussion a motion was made and seconded to recommend approval of the draft ordinance by the Village Board.

Ayes: Carlson, Cornell, Friedman, Goodale, Nyeste, Ross, and Roin (7)

Nays: None.

There being no further business to come before the Zoning Commission the meeting was adjourned at 7:50 P.M.

John Houde, Secretary