

**: OFFICIAL PROCEEDINGS :**

**: OF THE CITY OF PEORIA, ILLINOIS:**

A meeting of the Planning & Zoning Commission was held on Thursday, May 6, 2021, at 1:00 p.m. with Chairperson Michael R. Wiesehan presiding and with proper notice having been posted.

**ROLL CALL**

The following Planning & Zoning Commissioners were present: Ed Barry, Branden Martin, Robin Grantham, Richard Unes, Eric Heard, George Ghareeb and Mike Wiesehan – 7.

City Staff Present: Leah Allison, Kerilyn Weick, Josh Naven, and Cynthia Fulford.

**SWEARING IN OF SPEAKERS**

Speakers were sworn in by George Ghareeb.

**MINUTES**

Commissioner Barry moved to approve the minutes of the Planning & Zoning Commission meeting held on April 1, 2021; seconded by Commissioner Ghareeb.

The motion was approved unanimously by viva voce vote 7 to 0.

**REGULAR BUSINESS**

**PZ 273-2021**

Hold a Public Hearing and forward a recommendation to City Council on the request of Leo Johnson of Leo Johnson Auto Sales to obtain a Special Use in a Class C-N (Neighborhood Commercial) for Auto Sales, for the property located at 2316 SW Jefferson Avenue (Parcel Identification No. 18-17-182-001), Peoria, IL (Council District 1)

Senior Urban Planner, Leah Allison, Community Development Department, read Case No. PZ 273-2021 into the record and provided a summary of the request.

Discussion was held around removal and replacement of the sidewalk and fence.

Petitioner, Leo Johnson, provided a summary of the request.

Chairperson Wiesehan opened the public hearing at approximately 1:18 PM. With no public testimony provided, Chairperson Wiesehan closed the public hearing at 1:18 PM.

Findings of facts were read by Commissioner Ghareeb at 1:19p.m.

**Motion:**

Commissioner Ghareeb made a motion to APPROVE; seconded by Commissioner Unes. After discussion Commissioner Ghareeb withdrew the motion.

Commissioner Grantham made a motion to APPROVE per Staff’s recommendation but with the following modifications; seconded by Commissioner Martin:

- 1) Condition no. 4 is replaced with remove or replace the existing fence.
- 2) Eliminate condition no. 6 regarding sidewalks.
- 3) All repairs must be completed within six months.

The motion was approved unanimously by viva voce vote 7 to 0.

