

Lake County Illinois



Meeting Agenda - Final

Tuesday, December 3, 2024

1:00 PM

Zion-Benton Public Library, 2400 Gabriel Ave., Zion, IL 60099

Zoning Board of Appeals

1. Call to Order
2. Roll Call
3. Pledge of Allegiance (if flag is present)
4. Public Comment
5. Approval of the Minutes
6. Added to Agenda Items
7. Deferred Matters
8. Other Business
 - 8.1 [24-1659](#) **CUP-001023-2024**: On the petition of Cramy, LLC, Jack B. Winters Amended and Restated Trust Agreement Dated August 12, 2014, and the Joseph F. Cantore Living Trust Dated March 9, 2016, record owners, who seek a Conditional Use Permit to establish a Commercial Solar Energy System. The subject property is located at 12977 W 9th Street, Zion, Illinois, and is approximately 70.76 acres. PIN: 04-07-300-002

Attachments: [CUP-001023-2024 Staff Recommendation](#)
[CUP-001023-2024 Complete Application_Redacted](#)
[Exhibit 1_Lake County Code Compliant Fencing Plan](#)
 - 8.2 [24-1660](#) **VAR-001024-2024**: On the petition of Cramy, LLC, the Jack B. Winters Amended and Restated Trust Agreement Dated August 12, 2014, and the Joseph F. Cantore Living Trust Dated 3/9/2016, record owners, who seek the following variation from the requirements of the Lake County Code and any other zoning relief as required: 1) Modify the required transition landscape requirement to locate a 6-foot fence within the 30-foot transition yard to 275 feet away from the transition yard along and parallel to the north, south, and east property lines. The subject property is located at 12977 W 9th Street, Zion, Illinois, and is approximately 70.76 acres. PIN: 04-07-300-002

Attachments: [VAR-001024-2024 Staff Recommendation](#)
[VAR-001024-2024 Complete Application_Redacted](#)
[Exhibit 1_Lake County Code Compliant Fencing Plan](#)
 - 8.3 [22-0245](#) Executive Session to discuss evidence presented and deliberate

application pursuant to 5 ILCS 120/2 (c)(4).

9. Adjournment