

Village of Bensenville  
Board Room  
12 South Center Street  
DuPage and Cook Counties  
Bensenville, IL, 60106

**MINUTES OF THE SPECIAL COMMUNITY DEVELOPMENT COMMISSION**

February 28, 2011

**CALL TO ORDER:** The meeting was called to order at 7:00 p.m.

**ROLL CALL :** Upon roll call, the following Commissioners were present:  
Markowski, Rowe, Janowiak, Moruzzi, Ramirez, Weldon, Ventura  
Absent: None  
A quorum was present.

**JOURNAL OF PROCEEDINGS:**

The minutes of the Community Development Commission of February 14, 2011 were presented.

**Motion:** Commissioner Ramirez made a motion to approve the minutes as presented. Commissioner Rowe seconded the motion.

All were in favor.

Motion carried.

**Public Hearing:** CDC Case Number 2011-01  
**Petitioner:** Amerifreight Systems, LLC  
**Location:** 1160-1200 N. Ellis Street  
**Request:**  
1. Conditional Use Permit; Outdoor Storage  
2. Conditional Use Permit; Motor Vehicle Repair Minor & Major  
3. Variance to allow Outdoor Storage on a non-approved surface  
4. Variance to reduce the screening requirements for Outdoor Storage

Chairman Markowski opened the Public Hearing at 7:02 p.m. Matthew C. Mason of Mason Law, Jeffrey H. Jacob, P.E., President of Jacob & Hefner Associates, Inc., and Brian A. Doyle of Amerifreight Systems, LLC were all present and sworn in by Chairman Markowski. The current property is zoned I-2. The petitioner stated that they have recently changed plans and would like to remove the building to the south for additional detention on the site. The petitioners understand a new plan has to be approved by Staff and are willing to continue this case to a further date.

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Commissioners raised concern with the proposed width of the parking spaces. The petitioners stated that parking spaces would be eleven (11) feet by seventy-five (75) feet. The current Village Code calls for the width to be fourteen (14) feet. Mr. Doyle stated that Amerifreight Systems, LLC wants to pave the lot and remove all gravel that is currently in place. The petitioners requested to continue this case until March 14, 2011. Staff stated there was not enough time to post a Public Notice in the newspaper and that the case may have to take place in April. There was no public comment.

Motion: Commissioner Ventura made a motion to continue CDC Case #2011-01 until a future date. Commissioner Rowe seconded the motion.

Roll Call: Ayes: Markowski, Rowe, Janowiak, Moruzzi, Ramirez, Weldon, Ventura

Nays: None

Motion carried.

Commissioner Markowski closed the Public Hearing at 7:25 p.m.

**Report from Community Development:**

Mr. Viger reviewed both recent Village Board actions and prior CDC cases along with upcoming cases.

**ADJOURNMENT:**

There being no further business before the Community Development Commission, Commissioner Ramirez made a motion to adjourn the meeting. Commissioner Rowe seconded the motion.

All were in favor  
Motion carried.

The meeting was adjourned at 8:03 p.m.

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Chairman  
Community Development Commission