

DIXON CITY PLAN COMMISSION
COUNCIL CHAMBERS – CITY HALL
MAY 28, 2015 – 6:00 P.M.

The Dixon Plan Commission met on Thursday, May 28, 2015 at 6:00 p.m. in the Council Chambers of City Hall, 121 West Second Street.

Chairman Houck called the meeting to order with the following members present: Corken, Schuler, Scriven, Seagren, Yount, Whaley and Chairman Houck. Absent: Lawton, Marx and Weitzel.

Motion was made and seconded to approve the minutes of the March 26, 2015 meeting.

LEE COUNTY PETITION
641 PALMYRA ROAD
SPECIAL USE TRACT 1 AND REZONE TRACT 2
PETITIONERS: THOMAS AND TAMMI LEHMAN,
GERALD VAN BUREN

Gary Gehlbach, representing the petitioners, explained that Jerry Van Buren, who is present, is currently under a purchase agreement for the property once known as the White House and plans to use it for a Medical Supply Store and used car sales lot. Gary commented on the uniqueness of the type of car sales, as these will be outfitted for people with disabilities to meet their special needs. Gary said the current county zoning, C-3, allows for a used car lot with a Special Use. Gary explained the one tract needs to be rezoned to R-2; this is the back tract and has an existing house on it.

Doug Schuler asked where access is to the house. Jerry Van Buren said it has its own access off of Palmyra Road.

Kathy Yount asked how many cars will this lot have on it. Van Buren answered less than 30, but the lot could hold up to 100 cars. He also commented this property would allow him to have everything in all one location.

Motion was made by Josie Whaley and seconded by Schuler to approve the petition to rezone Tract 2 of 641 Palmyra Road to R-2, Single Family Residential; and to approve a Special Use for Auto and Trailer Sales of Tract 1 at 641 Palmyra Road, Dixon, Illinois. Petitioners: Thomas and Tammi Lehman and Gerald Van Buren. Voting yea: Corken, Seagren, Scriven, Schuler, Yount, Whaley and Chairman Houck. Voting nay: none. Motion carried: 7 – 0.

NEW BUSINESS

Motion was made to accept the Schedule of Meetings for Fiscal Year 2015 – 2016. All agreed.

Louise Corken nominated Tom Houck for Chairperson for Fiscal Year 2015 – 2016, seconded by Chuck Scriven, all agreed.

No further business, meeting adjourned at 6:11pm.

Jane Haws, Secretary