

# VILLAGE OF ORLAND PARK

*14700 Ravinia Avenue  
Orland Park, IL 60462  
[www.orland-park.il.us](http://www.orland-park.il.us)*



## **Meeting Minutes**

**Tuesday, August 25, 2009**

**7:00 PM**

**Village Hall**

## **Plan Commission**

*Louis Stephens, Chairman  
Commissioners: Judith Jacobs, Paul Aubin, Steve Dzierwa,  
Patricia Thompson, and Nick Parisi*

**CALLED TO ORDER/ROLL CALL**

Chairman Lou Stephens called the meeting to order at 7:05 p.m.

**Present:** 6 - Commissioner Jacobs; Commissioner Dzierwa; Commissioner Aubin;  
Commissioner Stephens; Commissioner Thompson, Commissioner Parisi

**APPROVAL OF MINUTES**

STEPHENS: Entertained a motion to approve the July 28, 2009 Plan Commission minutes.

**A motion was made by Commissioner Patricia Thompson, seconded by Commissioner Paul Aubin that this matter was APPROVED with the following corrections: Page 3, line 13, change ".....land open the base", to ".....land open at the base." The motion CARRIED by the following vote:**

**Aye:** 5 - Commissioner Jacobs, Commissioner Dzierwa, Commissioner Aubin, Commissioner Thompson and Commissioner Parisi

**Nay:** 0

**Abstain:** 1 - Commissioner Stephens

**APPROVAL OF MINUTES**

STEPHENS: Entertained a motion to approve the August 11, 2009 Plan Commission minutes.

**A motion was made by Commissioner Patricia Thompson, seconded by Commissioner Paul Aubin, that this matter be APPROVED. The motion CARRIED by the following vote:**

**Aye:** 5 - Commissioner Jacobs, Commissioner Dzierwa, Commissioner Aubin, Commissioner Stephens and Commissioner Thompson

**Nay:** 0

**Abstain:** 1 - Commissioner Parisi

**PUBLIC HEARINGS**

**2009-0364 Southmoor Commons - Restricted Uses**

STEPHENS: Entertained a motion for continuance.

I move to continue the public hearing for file number 2009-0364, Southmoor Commons Restricted Uses, to the September 8, 2009 Plan Commission, due to the failure of the petitioner to post a public hearing notice sign and notify neighboring property owners 15 days prior to this public hearing date.

**A motion was made by Commissioner Paul Aubin, seconded by Commissioner Nick Parisi, that this matter be CONTINUED to the Plan Commission, due back on 9/8/2009. The motion CARRIED by the following vote:**

**Aye:** 6 - Commissioner Jacobs, Commissioner Dzierwa, Commissioner Aubin, Commissioner Stephens, Commissioner Thompson and Commissioner Parisi

**Nay:** 0

## **NON-PUBLIC HEARINGS**

### **2009-0361 STAKEHOLDER INTERVIEWS Village of Orland Park Comprehensive Plan Update 2009**

STEPHENS: Emphasized is an open discussion of ideas; not necessarily binding.

VISION:

Why move to Orland?

Good schools, parks, lots of open space, recreational activities, movie theaters, restaurants, great library, youth organizations, low taxes for what we get, transportation, access to Loop is quick; close to I-80, I-57, I-55, I-355; top draw is schools; top 100 cities list; Sportsplex; good housing price diversity; great job with open lands; professional staff.

Weakness

Lacking significant downtown; looking forward to Triangle; aren't capitalizing enough on Old Orland and history. New development can be sterile; need local character; need better architecture; need more jobs and urban friendly gathering areas to attract young professionals; mostly retail now; lacking corporate base; lacking gathering areas and lack of charm in downtown area; lack of demographics in region for higher-end commercial; lack of convenient access from west suburbs; relaxed building and zoning standards are a threat; Orland Square Mall is declining; New Lenox Mall is a threat; Cook County sales tax is a weakness.

Places you admire

Bonita Springs – Coconut Point has boulevard, trees; mixed uses;  
Burr Ridge town center; large area of mixed use – hotels, restaurants, shops, residential;  
Frankfort's old downtown – pleasant park setting, entertainment;  
Downtown Naperville and Riverwalk;  
Oak Brook Center – flowers, fountains, pleasant, higher end.

Improvement Ideas

Boulevards; diagonal parking, arts and culture emphasis; use old library more and market these things more; involve businesses in doing festivals – i.e., Christmas tree festival; favors Colette Highlands music venue.

#### Housing

Fewer McMansions; promote life cycle housing for all stages of life; more housing for the elderly; more detached single-family ranch homes on zero lot lines (2000-2500 square feet) some with 3-car garages for people aging; preserve character of older neighborhoods; affordable housing for young adults – single-family homes; consider higher residential buildings; issue of location near busier streets and commercial areas – 10-15 floors?; high rises must be carefully placed; higher for offices; smaller housing and lots; need transition heights for taller building; consider views, access, amenities, etc.; reconsider Spring Creek as single-family residential; higher density may be appropriate.

#### Mobility

All age groups cannot safely get around Village – crossing busy roads; agree Wolf Road interchange; monorail if dense, i.e., Las Vegas; trolleys like in San Diego – make holiday trolley permanent; buses and taxis in Cancun; increase connections between all areas; favors overpass and underpass; address intersection crossing and sidewalks; connect to DuPage County better with another enhanced north/south travel corridor; support complete streets approach where possible.

#### Great Street

Champs de Elysees;

Michigan Avenue – wide sidewalk with shops, urban with continuous buildings along walk;

Fifth Avenue (NYC) – urban appeal;

Naples – landscaping, diversity of businesses, thematic architecture; residential above commercial.

#### Favorite Gathering Place:

Individual houses and yards; anticipate restaurant over lake in Triangle; Panera, Orland Crossing.

#### Image of Orland

Shopping centers; top 100 places; traffic;

Lack great public space/gathering place; lacks a tavern (prohibited); lack of transportation for drinkers;

Centennial Park offers gathering potential; needs enhanced aesthetics;

Bury power lines on major corridors.

#### Favorite spots

Outside at Maguire's and Traverso's – seasonal.

#### Site Design Review

Not strict enough; about right; don't go less.

Architecture Review

Mixed opinions – most felt we are in the right place, some wanted stricter architectural standards.

Culture

Bring back Art Fair as a yearly event that can be anticipated support exchange of cultural ideas such as Chinese delegation.

Green Technology

Agree with Village program.

No Motion

**This matter was NO ACTION**

**OTHER BUSINESS**

DZIERWA: The next Plan Commission meeting on September 8, 2009, will be held in the Second Floor West Conference Room.

**ADJOURNMENT**

There being no further business before this Plan Commission, the meeting was adjourned at 8:30 p.m.

Respectfully submitted,

Bob Sullivan

Jane Turley