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**AGENDA
PLAN COMMISSION – ZONING BOARD OF APPEALS
CITY OF COUNTRYSIDE
COUNCIL CHAMBERS
803 JOLIET ROAD, COUNTRYSIDE IL 60525
TUESDAY, JULY 1, 2025 at 7:15 PM**

I. Roll Call Members:

Mr. Robert Schwarz (Chairman)
Mrs. Tina Grotzke (Secretary)
Mrs. Danielle Edenfield
Mr. Jack Benton
Mr. Tom Geraghty

Mr. Marco Gutierrez
Mr. Ronald Ward
Mr. Steve Kehr
Mr. Jonathan Gertsmeier

Other Attendees:

II. Approval of Minutes: June 3, 2025

III. Chairman's Comments

IV. Action Items:

1. CASE #PZV25-0003: Consideration of a Variance

- a. To consider a Variance to reduce the front yard setback from 30' to 16.84' for the addition of a second floor to the principal building in the R-3 Zoning District;
- b. To consider a Variance to exceed the permitted cumulative area for accessory buildings/structures on site from 720 sq. ft. to 970.85 sq. ft. contained in the rear yard in the R-3 Zoning District; and
- c. To consider a Variance to exceed the maximum number of accessory buildings or structures on site from 3 to 6 allowed on each residential zoned lot which contains a principle building in the R-3 Zoning District at the subject property of 9608 W. 57th Street.

2. CASE #PTA25-0004: Consideration of a Text Amendment

- a. To consider amending Zoning Code Section 10-2-17 (Location of Swimming Pools And Hot Tub/Spa Systems) to address the permitted location of hot tub/spa system installations on residential properties greater than and less than 10,000 square feet in the Code.

V. Public Comments

VI. Other Business

- 1. Ticket Statistics (June '25)**
- 2. 2018-25 Zoning Cases**

3. Next Meeting

VII. Adjournment