

VILLAGE OF  
**FRANKFORT**  
EST • 1855

**PLAN COMMISSION / ZONING BOARD OF APPEALS  
AGENDA**

**Thursday, October 14, 2021  
6:30 P.M.**

**Frankfort Village Hall  
432 W. Nebraska Street (Board Room)**

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1. **Call to Order**
2. **Roll Call**
3. **Approval of Minutes of September 23, 2021**
4. **Public Hearing Request: 300 S. Maple St. (Ref. #108)** *Tabled from August 26, 2021, September 9, 2021, and September 23, 2021*  
Public Hearing Request: Zoning map amendment (rezoning) from I-1/Limited Industrial to R-4/Attached Single Family Residential District. *(Janine Farrell)*
5. **Final Plat: Nebraska Pines** *Tabled from September 23, 2021*  
Request: Approval of a Final Plat of Subdivision of Nebraska Pines, a two-lot subdivision located at 314 W. Nebraska St. *(Janine Farrell)* **REQUEST TO TABLE UNTIL OCTOBER 28, 2021 DUE TO REVISED FINAL PLAT RECEIVED.**
6. **Public Hearing Request: 49 N. White St. (Ref. #109)** *Tabled indefinitely August 12, 2021*  
Public Hearing Request: Four (4) variations for garage height from 15 ft. to 19 ft.; open patio setback from the side yard (south) from 10 ft. to 4 ft.; accessory structure (open porch) setback from the rear yard (east) from 10 ft. to 4 ft.; and accessory structure (open porch) setback from the side yard (south) from 10 ft. to 4 ft. *(Janine Farrell)*
7. **Public Hearing Request: 11195 Siena Dr. (Ref. #104)**  
Public Hearing Request: Variation for accessory structure (pergola) size from 144 sq. ft. to 215 sq. ft. *(Janine Farrell)*
8. **Public Hearing Request: 20550 S. LaGrange Rd. Suite 230 (Ref. #105)**  
Public Hearing Request: Special use for massage establishment. *(Christopher Gruba)* **\*TO BE TABLED UNTIL OCTOBER 28, 2021, DUE TO AN ERROR IN THE NEWSPAPER NOTICE\***
9. **Public Comments**
10. **Village Board & Committee Updates**
11. **Other Business**
12. **Attendance Confirmation (October 28, 2021)**

### **13. Adjournment**

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All applicants are advised to be present when the meeting is called to order. Agenda items are generally reviewed in the order shown on the agenda, however, the Plan Commission/Zoning Board of Appeals reserves the right to amend the agenda and consider items in a different order. The Commission may adjourn its meeting to another day prior to consideration of all agenda items. All persons interested in providing public testimony are encouraged to do so. If you wish to provide public testimony, please come forward to the podium and state your name for the record and address your comments and questions to the Chairperson.