

**Planning & Zoning Commission
Public Hearing for a Special Use
Permit to Operate a Short-Term
Rental at 501-503 Pistakee Pkwy.
September 12th, 2018**

I. CALL TO ORDER

Chairman David Gauger called the Planning & Zoning Commission Meeting for the Village of Fox Lake to order at 7:52pm.

II. ROLL CALL

Present

Commissioner David Schultz
Commissioner Stephanie Vermillion
Commissioner Tim Foster
Commissioner Debra Vander Weit
Commissioner Peter Fenneman
Chairman David Gauger
Staff Present
Community Development Director Donavon Day
Absent
Commissioner Niki Warden

III. PUBLIC HEARING

Petitioner, Mark Hoffman, is seeking Planning and Zoning Commission's approval for a Special Use Permit to operate a short-term rental at property commonly known as 501-503 Pistakee Parkway.

Mr. Hoffman explained that when he started offering short-term rentals the village did not have an ordinance at that time. The Village of Fox Lake adopted regulations for short-term rentals in October of 2015. Mr. Hoffman also addressed the importance of having an open line of communication with his neighbors.

- Mr. & Mrs. Hoffman have owned and operated four (4) homes as a short-term rental at the subject properties for several years.
- Community Development Department has not received any complaints regarding the use of the property in that time.
- The property has ample parking for guests and no parking on the street is needed.
- Proof of insurance, copy of the lease/contract is valid.
- Petitioner operates a business (Famous Freddie's) adjacent to the subject property and lives in the area.
- Security cameras are installed around property.

IV. COMMISSION QUESTIONS

None

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V. COMMISSION COMMENTS

Community Development Director, Donovan Day informed the board that the inspections done on Mr. Hoffman's properties were completed and also mentioned that Building Inspector, Trent Turner was impressed on how well maintained the properties were. Mr. Day also reported the many positive referrals and messages left about Mr. Hoffman's properties.

VI. PUBLIC COMMENTS

Resident and neighbor of 501-503 Pistakee Parkway, Tammy Christenson, commented that she never noticed any increased traffic to be concerned of with Mr. Hoffman operating the short-term rentals.

Resident and neighbor of 501-503 Pistakee Parkway, Eric Eichholz, commented that the communication with Mr. & Mrs. Hoffman has been well received.

VII. MOTION

Commissioner Foster made a motion to approve the Petitioner's request to operate four (4) short-term rentals at properties known as 501-503 Pistakee Parkway. In accordance with all requirements of zoning, code 9-1-2 with one (1) condition:

- One (1) year approval and reviewed at that time.

Commissioner Vermillion seconded the motion.

Discussion: None

Ayes: Commissioner Schultz, Comissioner Vermillion, Commissioner Foster, Commissioner Vander Weit, Commissioner Fenneman, Chairman Gauger

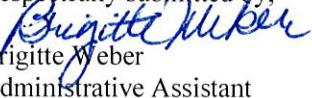
Nays: None

Abstain: Commissioner Warden

VIII. ADJOURNMENT

Chairman David Gauger closed the hearing at 8:17pm.

Respectfully submitted by,


Brigitte Weber
Administrative Assistant