



# Village of Addison

## COMMUNITY DEVELOPMENT DEPARTMENT

BUILDING • CODE ENFORCEMENT • ENGINEERING • ZONING

### AGENDA

COMMERCIAL & INDUSTRIAL COMMISSION

SEPTEMBER 11, 2024

Village of Addison  
1 Friendship Plaza  
Addison IL 60101  
**Room 2002**  
10:00 AM

### Commission Members

Mr. Tim Delawder, Chairman  
Mr. Len Grimsley  
Mr. Scott Painter  
Mr. Antonio Ancona  
Mr. Roberto Gallo

1. Call to Order
2. Roll Call
3. Approval of the Minutes of the February 14, 2024 meeting.
4. New Business

A) Consideration of a “No Parking Restriction for that Part of the South Side of Cortland Ct. East of Rohlwing Rd.”

5. Old Business
6. Audience Participation
7. Agenda for next meeting
8. Adjournment

Approved



Dan Wohlfeil, Building Division Supervisor

### Pending

“In compliance with the Americans with Disabilities Act and other applicable federal and state laws, Village of Addison meetings will be accessible to individuals with disabilities. Persons requiring auxiliary aids and services should contact Don Pinson, Director of Human Resources/Risk Management, One Friendship Plaza, Addison, IL 60101, or call 630-543-4100, ext. 7505, five (5) days prior to meeting to inform of their anticipated attendance. Text Telephone (TTY) users may use the Addison Police Department’s non-emergency number, 630-543-3080”.

MINUTES  
COMMERCIAL & INDUSTRIAL COMMISSION  
FEBRUARY 14, 2024

1. Call to Order

Tim Delawder called the meeting to order at 10:00 A.M.

2. Roll Call

Present: Tim Delawder, Roberto Gallo, Len Grimsley, Scott Painter

Absent: Antonio Ancona

Also Present: Mayor Rich Veenstra, Assistant Community Development Director Jennifer Henaghan, Assistant Village Engineer Joel Melin, Maria Conrad and the following guest:

- Mr. Marty Brett, Crystal Engineering

3. Minutes

Approval of the Minutes of the November 8, 2023 and December 13, 2023 meetings.

Roberto Gallo made a *motion to approve the minutes of the November 8, 2023 and December 13, 2023 meetings.*

Len Grimsley seconded the motion. Motion carried.

4. New Business

- 1) Mr. Marty Brett, Crystal Engineering, located at 763 N. Annoreno Drive, Consideration of a “No Parking Restriction Across a Loading Dock” on Part of the North Side of Annoreno Drive

Assistant Village Engineer Melin presented the request. Mr. Melin stated staff received a “No Parking” request from Mr. Marty Brett of Crystal Engineering located at 763 W. Annoreno Drive. Mr. Brett has requested that the Village create a “No Parking” zone across the street in front of 763 W. Annoreno Drive. A no parking zone across from Crystal’s Engineering’s loading dock is requested due to the difficulty that semi-trucks have maneuvering into and out of their loading docks. Mr. Brett also stated in his request that it makes it very difficult and sometimes impossible for the trucks to access the loading dock.

Mr. Melin noted a survey along with an exhibit depicting the proposed restriction was sent to the surrounding businesses. Six came back “no objection”. Four came back as “have objection”

although three of these objections appear to have come from one business that is occupying three units in a single building. The proposed "No Parking" zone is only for a short length of about 17 feet, thus eliminating just one on-street parking space.

Len Grimsley questions staff's thoughts.

Assistant Village Engineer Melin responded staff supports the request.

Len Grimsley questioned if anyone reached out to the car dealership and question why they are not utilizing their parking lot and mention the potential issues they are creating.

Scott Painter commented he is familiar with the business/location and the lot is being utilized.

Mr. Brett asked how is this going to work with the existing signage to avoid confusion.

Chairman Delawder responded new signage will be installed.

Scott Painter made a *motion to approve the "No Parking" request*. Seconded by Len Grimsley. Motion carried.

5. Old Business

6. Audience Participation

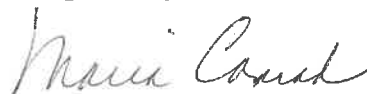
7. Agenda for next meeting

8. Adjournment

Scott Painter made a *motion to adjourn the meeting*. Roberto Gallo seconded the motion. Motion carried.

The meeting adjourned at 10:05 A.M.

Respectfully Submitted,



Maria Conrad

# Commercial & Industrial Commission February 14, 2024

PLEASE SIGN IN

NAME	ORGANIZATION AND/OR ADDRESS
MARTY BRETT	CRYSTAL ENGINEERING
JOEL MELIN	VOA
P. CH VECUSTRA	VOA
JENNIFER HENAGHAN	VOA



# Village of Addison

DEPARTMENT of COMMUNITY DEVELOPMENT  
BUILDING • CODE ENFORCEMENT • ENGINEERING • ZONING  
ECONOMIC DEVELOPMENT

September 11, 2024

MEMORANDUM:

TO: CHAIRMAN AND COMMERCIAL AND INDUSTRIAL COMMISSION MEMBERS

FROM: MICHAEL CRANDALL, DIRECTOR OF COMMUNITY DEVELOPMENT <sup>M.C.</sup>  
BY KAI TAK LIU, VILLAGE ENGINEER <sup>KL</sup>

SUBJECT: CONSIDERATION OF A "NO PARKING RESTRICTION FOR THAT PART OF THE SOUTH SIDE OF CORTLAND CT EAST OF ROHLWING RD"

FILE: 11.12

Staff received a "No Parking" request from Mr. Mike Difatta, owner of Greenwood Fence, located at 1770 W. Cortland Ct. Mr. Difatta requested that the Village create a "No Parking" zone across the street from his property. Mr. Difatta stated that the vehicles parked on the south side of the street across from his loading dock restrict access for his shipping and receiving service trucks maneuvering into the dock.

A survey along with an exhibit depicting the proposed restriction was sent to the businesses within the vicinity most affected by this proposal. Each business was given an opportunity to "have no objection" or "have objection" to the proposed restriction and provide any comments. Out of the thirty-three (33) surveys mailed out:

- two (2) came back as "have no objection."
  - two (2) came back as "have objection."
  - eight (8) came back as undeliverable.
- Surveys are attached for your review.

Since this request is related to loading docks, the Commission may approve or deny this request.

Attachments:

1. Proposed No Parking Survey Letter together with the Exhibit
2. Notice of Rescheduled C&I Meeting Letter to Owners
3. Letter requesting No Parking Zone from Mr. Mike Difatta of Greenwood Fence
4. Corresponding Returned Survey Responses
5. No Parking Forms for the Commission's action (Approval or Denial)



# Village of Addison

DEPARTMENT of COMMUNITY DEVELOPMENT  
BUILDING • CODE ENFORCEMENT • ENGINEERING • ZONING  
ECONOMIC DEVELOPMENT

DATE: July 23, 2024  
TO: OCCUPANT/MANAGER/OWNER  
SUBJECT: PROPOSED NO PARKING RESTRICTION FOR THAT PART OF THE SOUTH SIDE OF CORTLAND CT EAST OF ROHLWING RD  
FILE NO: 11.12

Dear Sir/Madam:

A request has been made and presented to this office to restrict parking along that part of Cortland Ct, east of Rohlwing Rd, as trucks are experiencing difficulty in accessing the driveway and thus loading dock of 1770 W. Cortland Ct. A sketch of the proposed restriction is attached. The proposed “No Parking” restriction is described as follows:

**“No Parking on that part of the south side of Cortland Ct commencing at a point 376 feet (more or less) east of the centerline of Rohlwing Rd; thence 43 feet east of the first point.”** *The Village allows a maximum clear distance of 70 feet for semi trucks to make the reversing turn onto the driveway to the loading dock.*

This item will be placed on the agenda of the Commercial & Industrial Commission (C&I) meeting tentatively scheduled for Wednesday, August 14th, 2024 at 10:00 AM in Room 2002 of the Village Hall. You may attend this meeting and present your concerns at that time or complete the following form and return it in the enclosed envelope by Wednesday, August 7th, 2024.

**NOTE:** The petitioner/applicant or his/her duly authorized representative is highly encouraged to attend this meeting to provide positive testimony to his/her request for this “No Parking” zone and to answer any questions that the Commissioners or audience may have. At this time, the Commissioners can approve or deny this request.

\_\_\_\_\_ I have **no** objection

\_\_\_\_\_ I have objection

Comments: \_\_\_\_\_

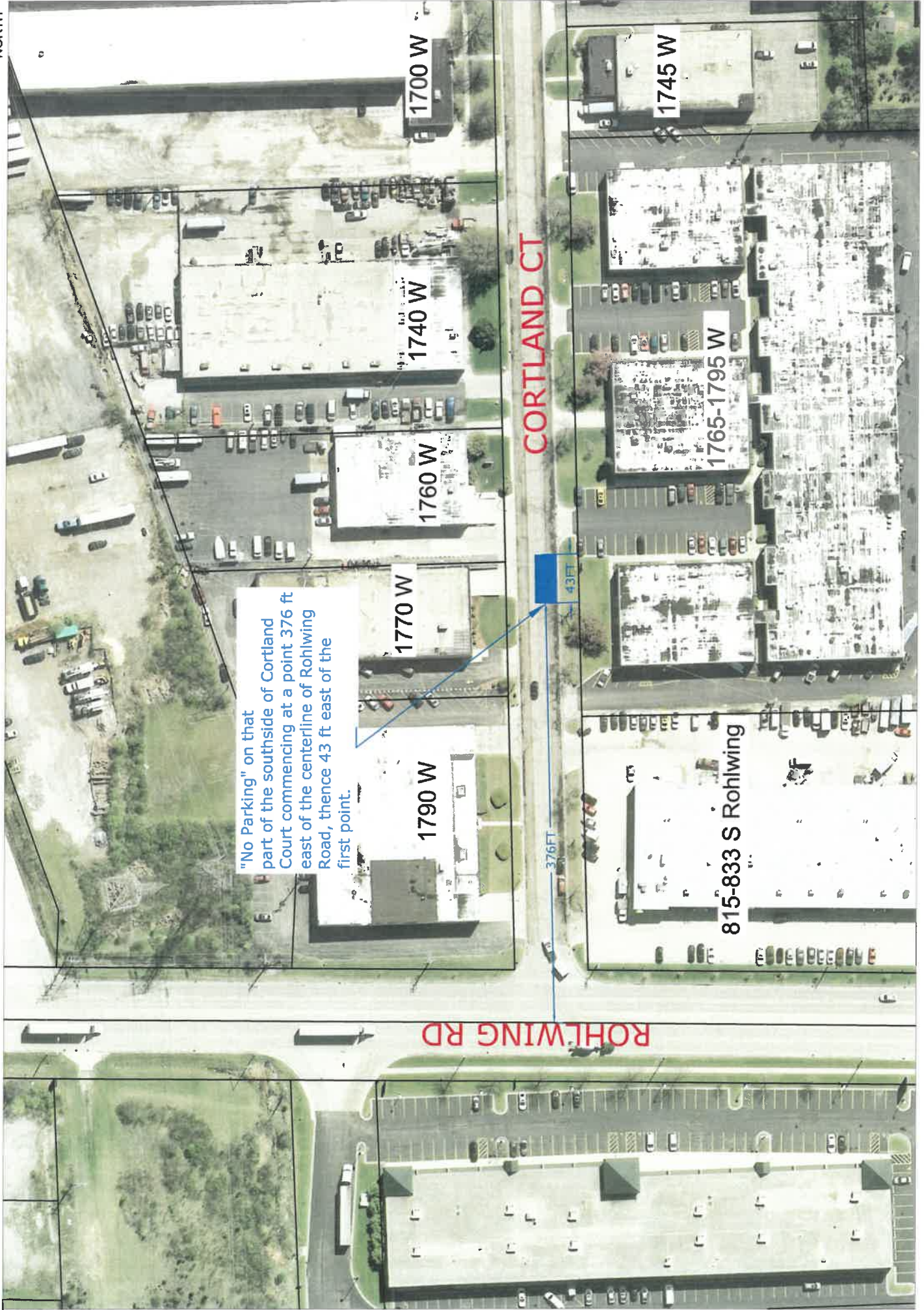
Name of Occupant/Manager/Owner/ Company Name (Optional): \_\_\_\_\_

Any comments and findings will be presented at the meeting. If you have any questions, please call the Department of Community Development at (630) 693-7533.

Very truly yours,

Kevin Bardan  
Civil Engineer I

# EXHIBIT 1





# Village of Addison

DEPARTMENT of COMMUNITY DEVELOPMENT  
BUILDING • CODE ENFORCEMENT • ENGINEERING • ZONING  
ECONOMIC DEVELOPMENT

DATE: August 22, 2024

TO: RESIDENT/MANAGER/OWNER

SUBJECT: **RESCHEDULED MEETING DATE FOR PROPOSED NO PARKING RESTRICTION FOR THAT PART OF THE SOUTH SIDE OF CORTLAND CT EAST OF ROHLWING RD**

FILE NO: 11.12

Dear Sir/Madam:

A request has been made and presented to this office to restrict parking along that part of Cortland Ct, east of Rohlwing Rd, as trucks are experiencing difficulty in accessing the driveway and thus loading dock of 1770 W. Cortland Ct. A sketch of the proposed restriction is attached. The proposed "No Parking" restriction is described as follows:

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This item will be placed on the agenda of the Commercial & Industrial Commission (C&I) meeting tentatively scheduled for Wednesday, September 11, 2024 at 10:00 AM in Room 2002 of the Village Hall. You may attend this meeting in person and present your comments or concerns at the above location and time. Returned surveys will be available to the Commission to review.

**NOTE:** The petitioner/applicant or his/her duly authorized representative is required to attend this meeting to provide positive testimony to his/her request for this "No Parking" zone and to answer any questions that the Commissioners or audience may have. At this time, the Commissioners can approve or deny this request.

Comments and findings will be presented at the meeting. If you have any questions, please call the Department of Community Development at (630) 693-7533.

Very truly yours,

Kevin Bardan  
Civil Engineer I



Kai Tak Liu <kliu@addison-il.org>

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## Request for No Parking Area

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Mike Difatta <mike@greenwoodfence.com>  
To: "kliu@addison-il.org" <kliu@addison-il.org>  
Cc: Sal Greenwood Fence <sal@greenwoodfence.com>

Tue, Apr 30, 2024 at 3:20 PM

Dear Mr. Liu,

My name is Mike and I am with Greenwood Fence.  
We recently moved into our location at [1770 Cortland Ct.](#)

If possible we are requesting a "No Parking Area" across from our loading docks.  
When vehicles are parked on the South side of the street, they restrict access for our shipping and receiving services.  
We would like the restricted parking to start at the sewer access point to the entrance just east on the Southside of street.  
(this would be 42' of restricted parking)

I am attaching a few photos for your reference.

Please let us know if you have any questions or if additional information is needed.

Best regards,

Mike

View facing South from our dock



Sewer access just to right of Car



View facing our dock (North)



Sewer to Entrance on Southside of street (East 42')



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Mike DiFatta  
GWF and GWC Sales Representative  
Toll Free (888) 243-3623 EXT 4  
Mobile: 708-781-6055  
[mike@greenwoodfence.com](mailto:mike@greenwoodfence.com)  
<https://www.facebook.com/24fence/>  
<https://greenwoodfence.com/>  
[https://www.instagram.com/greenwood\\_fence/](https://www.instagram.com/greenwood_fence/)



Sender notified by  
Mailtrack



# Village of Addison

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ECONOMIC DEVELOPMENT

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\_\_\_\_\_ I have **no** objection      X I have objection

Comments: WE HAVE SEMI TRUCKS, TRAILERS, RV'S PARKING FOR AS MUCH AS 2 HOURS OF TIME DUE TO FIRE HYDRANT. IT WOULD

Name of Occupant/Manager/Owner/ Company Name (Optional): BOB DANASAP TO HAVE NO PARKING THERE  
NICK TICARU - CONSTRUCTION SERVICE & LOG PAID

Any comments and findings will be presented at the meeting. If you have any questions, please call the Department of Community Development at (630) 693-7533.

Very truly yours,

Kevin Bardan  
Civil Engineer I



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\_\_\_\_\_ I have **no** objection

✓ \_\_\_\_\_ I have objection

Comments: There is always plenty of space for trucks to back up if drivers knows how to do it properly.

Name of Occupant/Manager/Owner/ Company Name (Optional): \_\_\_\_\_

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Very truly yours,

Kevin Bardan  
Civil Engineer I



