



**PLANNING COMMISSION - REGULAR SESSION
COMMUNITY ROOM 1, 2ND FLOOR, BLOOMINGTON PUBLIC LIBRARY
205 E. OLIVE ST., BLOOMINGTON, IL 61701
WEDNESDAY, JANUARY 8, 2025, 4:00 PM**

1. Call to Order

2. Roll Call

3. Public Comment

Individuals wishing to provide emailed public comment must email comments to publiccomment@cityblm.org at least 15 minutes before the start of the meeting. Individuals wishing to speak in-person may register at cityblm.org/register at least 5 minutes before the start of the meeting.

4. Consent Agenda

Items listed on the Consent Agenda are approved with one motion; Items pulled from the Consent Agenda for discussion are listed and voted on separately.

A. Consideration and action to approve the Minutes of the October 2, 2024, regular meeting of the Bloomington Planning Commission. (Recommended Motion: The proposed Minutes be approved.)

B. Consideration and action to approve the Minutes of the December 4, 2024, regular meeting of the Bloomington Planning Commission. (Recommended Motion: The proposed Minutes be approved.)

5. Regular Agenda

A. **Z-14-24** - Public hearing, review, and action on a request initiated by the City of Bloomington, for the approval of text amendments, modification and additions to the Zoning Code of the City of Bloomington, Illinois (Chapter 44 of the Bloomington City Code, 1960), relating to the creation of translation zoning for annexed properties. (Recommended Motion: Motion to establish findings of fact that the proposed text amendments meet the standards and objectives for which the Code is designed and are in the public interest, and to recommend that City Council approve the proposed text amendments.)

B. **Z-12-24** - Public hearing, consideration, and action on a request by BBig Solar, LLC, for an **Annexation Agreement and Zoning Map Amendment**, to the City A (Agriculture) District upon annexation, pertaining to property generally located at the western terminus of Lutz Road, consisting of approximately 17.0 acres (part of PIN: 21-20-100-006). (Recommended Motion: Motion to establish findings of fact that the request for **approval** of the proposed Zoning Map Amendment to the A (Agriculture) District is in the public interest and not solely for the benefit of the Applicant or

Property Owner and to recommend approval of the request; Motion to establish findings of fact that the request for **approval** of the proposed Annexation Agreement is in the public interest and not solely for the benefit of the Applicant or Property Owner and to recommend approval of the request.)

- C. **Z-13-24** - Public hearing, consideration, and action on a request by Trinity Lutheran Church, for an **Annexation Agreement and Zoning Map Amendment**, to the City A (Agriculture) District upon annexation, pertaining to property generally located at the northwestern terminus of Lutz Road, consisting of approximately 4.57 acres, part of PIN: 21-20-100-006. (Recommended Motion: Motion to establish findings of fact that the request for **approval** of the proposed Zoning Map Amendment to the A (Agriculture) District is in the public interest and not solely for the benefit of the Applicant or Property Owner and to recommend approval of the request; Motion to establish findings of fact that the request for **approval** of the proposed Annexation Agreement is in the public interest and not solely for the benefit of the Applicant or Property Owner and to recommend approval of the request.)

6. New Business

7. Adjournment

Individuals with disabilities planning to attend the meeting who require reasonable accommodations to observe and/or participate, or who have questions about the accessibility of the meeting, should contact the City's ADA Coordinator at 309-434-2468 or mhurt@cityblm.org.