

WEEKLY DEVELOPMENT REPORT

CITY OF ST. CHARLES COMMUNITY & ECONOMIC DEVELOPMENT DEPARTMENT

MAY 12, 2017



DEVELOPMENT APPLICATIONS –

ZONING OR SUBDIVISION APPLICATIONS REQUIRING CITY COUNCIL AND/OR PLAN COMMISSION REVIEW OR APPROVAL

DEVELOPMENT NAME AND LOCATION	PENDING ZONING OR SUBDIVISION APPLICATIONS	PLAN COMMISSION REVIEW DATE	PLANNING & DEVELOPMENT CMTE. REVIEW DATE	CITY COUNCIL ACTION DATE	STATUS
Tyler & 64 Business Park PUD Lot 2 – Office building for Generation Rescue (EJ)	<ul style="list-style-type: none"> PUD Preliminary Plan 	Approved 5-2-17	Approved 5-8-17	Scheduled 5-15-17	
The Quad / Charlestowne Mall Concept for mixed use project, retail/ townhomes/multifamily (RC)	<ul style="list-style-type: none"> Concept Plan 	Discussed 4-18-17	Discussed 5-8-17		Concept Plan process complete.
Lexington Club PUD North of Dean/State St, South of RR, between 5 th & 12 th Streets 107 single family lots (RC)	<ul style="list-style-type: none"> Map Amendment Special Use (PUD Amendment) PUD Preliminary Plan 	PH held and closed, Approved 3-17-15			Applicant has requested additional time before P&D Committee consideration.
Parkside Reserves 1337 Geneva Rd. Three lot townhome subdivision; 1 building, 3 townhome units (EJ)	<ul style="list-style-type: none"> Map Amendment Final Plat of Subdivision 				Review comments on the resubmittal provided to applicant.

GENERAL AMENDMENT APPLICATIONS - TEXT AMENDMENTS TO THE ZONING ORDINANCE

APPLICATION	APPLICATION FILED BY	PLAN COMMISSION REVIEW DATE	PLANNING & DEVELOPMENT CMTE. REVIEW DATE	CITY COUNCIL ACTION DATE	STATUS
-No current applications-					

FINAL PLATS OF SUBDIVISION – PLATS SUBMITTED FOR CITY COUNCIL APPROVAL AND RECORDING

DEVELOPMENT NAME AND LOCATION	PLAN COMMISSION REVIEW DATE	PLANNING AND DEVELOPMENT CMTE. REVIEW DATE	CITY COUNCIL APPROVAL DATE	FINAL PLAT RECORDING DEADLINE	STATUS
Hillcroft PUD 1147 Geneva Rd. 4 lot residential subdivision	N/A				Waiting for direction from the applicant to proceed.
St. Charles Commercial Ctr. PUD Primrose School Day care facility at NW corner of Bricher Rd. and Blackberry Dr.			Approved 11-21-16	11-21-18	Financial Guarantee received. Property owner to record Final Plat.
Legacy Business Park PUD Lot 8-9 883 & 884 Enterprise Ct. Industrial bldg. for Doran Scales			Approved 2-21-17	2-21-19	Final Plat mylar at County Clerk's office for signature.
Prairie Winds- Bricher Commons Bricher Rd. west of Lowes 250 multi-family residential units	N/A				Final Engineering Plans and Final Plat under review.

COMMERCIAL AND INDUSTRIAL BUILDING PERMIT PROJECTS -

NEW BUILDINGS, MAJOR ADDITIONS, OR SITE DEVELOPMENT PROJECTS REQUIRING ADMINISTRATIVE DESIGN REVIEW

DEVELOPMENT NAME AND LOCATION	PROJECT DESCRIPTION	STATUS
First Street Building 1 – Build out for ALE Solutions 190 S. 1 st Street	Build-out upper three floors of Building 1 for office space.	Final inspection held and passed for third and fourth floors. Final inspection scheduled for second floor.
First Street Building 3 10 Illinois St.	Construct 5 story mixed use building PUD Plan approved by City Council 9-6-16. Historic Pres. COA approved 9-7-16, Revised 2-1-17.	Footing and foundation permit issued. Under construction. Minor Change approved 2-21-17. Shell permit issued.
2701 E. Main St. Dunkin Donuts- west of Walgreen’s, east of Toyota	Dunkin Donuts with Drive-Through PUD Plan approved by City Council	Temporary Certificate of Occupancy issued, subject to completing grading/landscaping in Spring.
510 S. Tyler Road Ryder Truck Rental Inc.	28,000 square foot building; Truck rental, leasing, maintenance, washing and fueling facility	Permit approved, waiting applicant to start project. Ordinance expanding SSA approved and recorded 10-17-16.
Metro Self Storage 2623 Lincoln Hwy. (Rt. 38)	3-story, 101,000 square foot self-storage facility PUD Plan approved by City Council	Building Permit release meeting held 8-23-16. Permit issued, under construction.
Nirvana Fitness Studio & Spa 2791 Woodward Drive	Pine Ridge Park, Lots 6 & 7 (south of Regency Estates) PUD Plan approved by City Council	Waiting for further information to be submitted.
Primrose School of St. Charles 1940 Bricher Rd.	Single story, 12,000 square foot daycare facility PUD Plan approved by City Council	Permit ready to be issued. Final Plat taken to County for recording.
410 S. Kirk Rd. Smithfield Foods	30,000 square foot addition	Permit issued.
3550 Legacy Blvd. Savety Yellow	18,080 square foot warehouse building in Legacy Business Park	Permit approved, ready to be issued.
4058 E. Main St. Silverado	47,500 square foot senior living and memory care community	Financial guarantee received; Final Plat recorded. Review comments provided; revised plans under review.
883 Enterprise Ct. Doran Scales	33,000 square foot manufacturing and warehouse building in Legacy Business Park	Minor Change approved 2-21-17. Review comments provided; revised plans under review.
2900 Dukane Dr. Dukane Corp.	33,000 square foot addition	Under review.
157 S. Tyler Rd. Generation Rescue	5,100 square foot clinic in Tyler & 64 Business Park	Under review.