

City of Zion

Planning and Zoning Commission

Agenda

REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION

Thursday, December 4, 2025 7:00pm

ZION CITY HALL COUNCIL CHAMBERS

I. Opening Protocol

- Call to Order
- Attendance
- Approval of meeting minutes from November 6, 2025

II. Public Hearings

1. Docket 25-Z-20

Petitioner: Horizon Court Properties, LLC

Request: Seeking approval of a Final Plat of Consolidation of 2005 Horizon Court (PIN 04-18-401-011) and 2009 Horizon Court (PIN 04-18-401-012) to serve the principal use.

2. Docket 25-Z-21

Petitioner: Horizon Court Properties, LLC

Request: Seeking a Variance from Section 102-128(8)(b) of the Zion Municipal Code to allow gravel or parking and equipment storage for the property located at 2005 Horizon Court in Zion, IL.

III. Old Business

1. Docket 25-Z-16

Petitioner: Orion Asset Management, LLC

Request: Requesting approval to Consolidate PIN 03-01-400-041 and part of PIN 03-01-300-046 for the purpose of development.

IV. Docket Updates

V. New Business

VI. Public Participation

VII. Adjourn