

**LEGAL NOTICE/PUBLIC NOTICE  
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that a Meeting of the Community Development Commission of the Village of Bensenville, DuPage and Cook Counties, will be held on Tuesday, December 3, 2024, at 6:30 P.M. at which a Public Hearing will be held to review case No. 2024 – 12 to consider a request for:

Planned Unit Development Amendment  
*Municipal Code 10 – 4 – 4*

*\*With the following Code Departures*

C-2 District Requirements; Principal Entrance Location  
*Municipal Code 10 – 6 – 18 – 1G*

Off-Street Parking Requirements  
*Municipal Code 10 – 8 – 2 – 1*

Snow Storage Location  
*Municipal Code 10 – 8 – 6K*

Pedestrian Circulation Systems  
*Municipal Code 10 – 8 – 7*

Maximum Driveway Width  
*Municipal Code 10 – 8 – 8 – 1*

Driveway Apron  
*10 – 8 – 8F – 2*

Off-Street Loading Facility Requirements; Location  
*10 – 8 – 11D – 1*

Off-Street Loading Facility Requirements; Access  
*10 – 8 – 11E*

Species Diversity Requirements  
*10 – 9 – 3 – 2*

Street Tree Frequency  
*10 – 9 – 4B – 1*

Tree Canopy Coverage  
*10 – 9 – 5A*

Minimum Parking Lot Perimeter Landscaping  
*10 – 9 – 5B – 1b*

Parking Lot Landscaping Landscape Elements

*10 – 9 – 5B – 1c*

Landscape Island Spacing

*10 – 9 – 5C – 1*

Landscape Island Size

*10 – 9 – 5C – 2*

Landscape Island Trees

*10 – 9 – 5C – 4*

At Lots 2 and 3, Sexton Property Redevelopment, Bensenville Illinois 60106 is an existing C-2 Commercial District. The Public Hearing will be held in the Village Board Room at Village Hall, 12. S. Center Street, Bensenville.

The Legal Description is as follows:

LOTS 2 AND 3 IN SEXTON PROPERTY REDEVELOPMENT RECORDED MAY 19, 2017 AS DOCUMENT NO. 42017-049227, A RESUBDIVISION OF SEXTON PROPERTY REDEVELOPMENT RECORDED AUGUST 2, 2002 AS DOCUMENT NO. R2002-198616 BEING A SUBDIVISION PART OF THE NORTHEAST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

Commonly known as Lots 2 and 3, Sexton Property Redevelopment, Bensenville Illinois 60106.

KMS Investments LLC of 811 E Grand Avenue, Bensenville, Illinois 60106 is the owner of the subject property and KMS Investments LLC of 811 E Grand Avenue, Bensenville, Illinois 60106 is the applicant for the subject property.

Any individual with a disability requiring a reasonable accommodation in order to participate in any public meeting held under the authority of the Village of Bensenville should contact the Village Clerk, Village of Bensenville, 12 S. Center St., Bensenville, IL 60106, (630) 766-8200, at least three (3) days in advance of the meeting.

Applicant's application and supporting documentation may be examined by any interested parties in the office of the Community and Economic Development Department, Monday through Friday, in the Village Hall, 12 South Center Street, Bensenville, IL 60106. All interested parties may attend the Public Hearing and be heard. A link for electronic viewing will be posted on the Village website at least 48 hours prior to the meeting date. Written comments mailed to the Village Hall, and online comments submitted on the Village website, will be accepted by the Community and Economic Development Department through December 3, 2024 until 5:00 PM.

Office of the Village Clerk

Village of Bensenville

**TO BE PUBLISHED IN THE BENSENVILLE INDEPENDENT  
NOVEMBER 14, 2024**