CITY OF DARIEN
NOTICE OF PUBLIC HEARING

Notice is hereby given that the Planning, Zoning and Economic Development Commission of the City of Darien will hold a public hearing on March 18, 2026 at 7:00 p.m. in City Hall Council Chambers, 1702 Plainfield Road, Darien, IL 60561.

The purpose of the public hearing will be to hear testimony from interested persons and make a recommendation on CASE NO. PZC-26-3.

(CASE NO. PZC-26-3) Involves a petition from Connor Franklin c/o RCG Ventures for a minor amendment to a planned unit development and plat of subdivision to subdivide the property at 2101 West 75th Street (PIN 09-29-400-033) into two lots within the General Business District (B-3). There will be no new construction, and no other changes are proposed.

Said Property is legally described as follows:

PARCEL 1:
LOTS 2 AND 3 IN FINAL PLAT OF SUBDIVISION OF DARIEN TOWNE CENTRE RESUBDIVISION, BEING A RESUBDIVISION OF LOTS 1, 2 AND 4 IN DARIEN TOWNE CENTRE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 30, 2013 AS DOCUMENT R2013-015754, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 2:
A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AND PARCEL 3 AS CREATED BY THE DECLARATION DATED AUGUST 5, 1993 AND RECORDED AUGUST 17, 1993 AS DOCUMENT R93-183596 BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER JUNE 4, 1991 AND KNOWN AS TRUST NUMBER 113974-03 AND WAL-MART STORES, INC. FOR THE PURPOSE OF INGRESS AND EGRESS, UTILITIES, SIGNAGE AND STORMWATER RETENTION. MODIFICATION RECORDED SEPTEMBER 9, 1994 AS DOCUMENT R94-186274 AND RERECORDED OCTOBER 31, 1994 AS DOCUMENT R94-213935. MODIFICATION RECORDED JANUARY 30, 2013 AS DOCUMENT R2013-015758.

PARCEL 3:
LOTS 9 AND 10 IN DARIEN TOWNE CENTRE, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 17, 1993 AS DOCUMENT R93-183593, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 4:
AN EASEMENT FOR THE BENEFIT OF LOT 2 OF PARCEL 1 AS CREATED BY THE PLAT OF DARIEN TOWNE CENTRE RECORDED AUGUST 17, 1993 AS DOCUMENT R93-183593 FOR THE PURPOSE OF CONSTRUCTING, INSTALLING, MAINTAINING,

REPAIRING AND REPLACING A SIGN ON THE NORTH 25 FEET OF THE EAST 25 FEET OF LOT 8 IN DARIEN TOWNE CENTRE, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PINs: 09-29-400-026, 09-29-400-027, 09-29-400-033, 09-29-400-035

Said petition and report may be viewed at City Hall and on the City Website: www.darien.il.us starting on March 13, 2026. For questions on disability access, contact the City ADA Coordinator at (630) 852-5000.

The public is encouraged to participate in the meeting by submitting questions and comments via email to the City Planner Ryan Murphy at rmurphy@darienil.gov, or attending in-person. Emails or letters providing public comment shall be submitted by 5:00PM prior to the start of the meeting.

JoAnne E. Ragona, City Clerk
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