

TO: Sycamore Plan Commission

FROM: Bill Nicklas
City Manager

DATE: July 8, 2009

RE: July 13, 2009 Plan Commission Meeting

The Plan Commission has one action item.

I. Action Items

A. Consideration of a Final Plat of Subdivision for the Pappas-Cassett Re-subdivision in the City of Sycamore, Illinois.

The attached plat re-subdivides the 11.59-acre former Kmart site in anticipation of future re-development. Two parcels would result. Lot One would create a combined area of roughly 8.46-acres south of the Radio Shack outlot, which is situated in the proposed Lot Two. The plat also provides a 60-foot access easement so that Lots One and Two would be better served, as well as a new access easement along the east side of the site to provide unfettered access for service vehicles.

The exciting prospect of a thoroughgoing redevelopment of the former Kmart site has been long-awaited. The approval of this plat is an initial step to establish two vendible parcels with development potential.

A favorable Plan Commission recommendation is requested.