

**MINUTES OF THE JULY 1, 2025  
MEETING OF THE MORTON GROVE APPEARANCE COMMISSION  
MORTON GROVE VILLAGE HALL, 6101 CAPULINA AVENUE, MORTON GROVE, IL 60053**

Pursuant to proper notice in accordance with the Open Meetings Act, the regular meeting of the Appearance Commission was called to order at 7:00 p.m. by Chairperson Pietron. Anne Ryder Kirchner called the roll.

Commissioners Present: Hedrick, Manno, Minx, Pietron, and Zimmer

Commissioners Absent: Dahlberg with notice, Block without notice

Village Staff Present: Anne Ryder Kirchner, Planner/Zoning Administrator

Trustees Present: Minx

Chairperson Pietron proceeded to seek approval of the June 3, 2025 minutes.

Commissioner Minx moved to approve the minutes. Commissioner Manno seconded the motion. Chairperson Pietron called for the vote.

Commissioner Hedrick voting	aye
Commissioner Manno voting	aye
Commissioner Minx voting	aye
Commissioner Zimmer voting	aye
Chairperson Pietron voting	aye

Minutes approved (5-0)

Chairperson Pietron called for the case.

**CASE:** AC 25-10

**APPLICANT:** Napleton Honda of Morton Grove

**LOCATION:** 6900 Dempster  
Morton Grove, Illinois 60053

**PETITION:** Request for approval of an Appearance Certificate for the installation of a monument sign that is nonconforming due to size, location and lack of a landscape bed

In the case of **AC 25-10**, the applicant is seeking to install a second monument sign for the property. Waivers were given to replace an existing monument sign on Dempster Street in case **AC 24-12**. This application is for a monument sign on Waukegan Road, measuring the same dimensions as the Dempster Street sign. The applicant has revised the plans to only require a waiver for size, it will now have a landscape bed and a conforming setback.

The applicant, architect Simon Yu, confirmed that the sign location has been modified to conform and that a landscape bed will be installed around the monument sign.

Commissioner Manno asked if the sign will be the same as the previously approved sign on Dempster. Mr. Yu said it is the same.

Commissioner Zimmer thanked the applicant for complying with the setback and landscape bed.

Chairman Pietron asked for the interior illumination to not exceed 5,000 Kelvin. Discussion ensued regarding the Dempster sign illumination and the blue panels which are intended to soften the illumination. It was decided that the proposed Waukegan sign will match the illumination of the approved Dempster sign.

There was no public comment.

Commissioner Zimmer moved to approve case AC 25-10, a request for approval of an Appearance Certificate for the installation of a monument sign that is nonconforming due to size. The motion was seconded by Commissioner Minx.

Commissioner Hedrick voting	aye
Commissioner Manno voting	aye
Commissioner Minx voting	aye
Commissioner Zimmer voting	aye
Chairman Pietron voting	aye

Motion passed 5-0.

Hearing no further business, Chairman Pietron moved to adjourn the meeting. The motion was seconded by Commissioner Manno. The motion to adjourn the meeting was approved unanimously pursuant to a voice vote at 7:07 p.m.

Minutes by: Anne Ryder Kirchner