

CASEYVILLE PLANNING COMMISSION MINUTES

April 16, 2024

Call to Order

The Planning Commission Meeting of the Village of Caseyville was called to order on April 16, 2024 at 6:03 pm by Chairperson Debbie Blaylock.

The meeting opened with the Pledge of Allegiance and Moment of Silence.

Roll Call

Present: Debbie Blaylock, Grace Brooke, Stan Gorka, Chris Huckins, Curtiss Rivali and Steve Kobylinski.

Minutes:

Chairperson Debbie Blaylock called for a motion for the Minutes from January 23, 2024 that are in our packets we received.

Motion to approve: was made by Stan Gorka & seconded by Curtiss Rivali

Voting on the motion: All yeas and no nays. **Motion Passed.**

New Business

- Case No. SP-002-2024 Applicant; Caseyville Management Group, LLC – Series Caseyville 2 Requesting special use permit under Section 21-3-2 of the Village liquor code to receive a Class A or B liquor license within 500 feet of a church, school or another Class A or B liquor license holder on property known as 421 S. Main Street, Suite A, Caseyville, IL 62232. Permanent Parcel number 03-07.0-403-002.
- Discussion from the floor: Curtiss Rivali asked Prince Patel, owner, what type of business they plan for this location. He responded they would sell high end spirits which would require a Monthly Subscription. The location would also carry organic packaged food. The members can sample Bourbon or other alcohol but limited to 2 shots for free. Chris Huckins inquired the amount of alcohol in each sample and Prince answered 3 ounces. Stan Gorka asked how to join monthly subscription, did they have a management team to handle this process. They do have 6 people for their management team. Also, it was asked if a member could buy liquor and drink it in the location and Prince stated that this isn't allowed. The hours of operation would be 4 pm to 10 pm.
- Karen Allison with Rescue Me is happy with the improvements that has taken place with this location.

Motion to recommend approval of Special Use Permit: Curtiss Rivali & seconded by Stan Gorka

Voting on the motion: All yeas & no nays. **Motion carries.**

- Case No. SP-003-2024 – Applicant; Benson Property DBA Benny's Bar & Slot Requesting special use permit under Section 21-3-2 of the Village liquor code to receive a Class A or B liquor license within 500 feet of a church, school or another Class A or B liquor license holder on property known as 421 S. Main Street, Suite B, Caseyville, IL 62232. Permanent Parcel number 03-07.0-403-002.
- Discussion from the floor: David Benson, owner, stated that this location would be a bar only, no food or kitchen. Chris Huckins asked if Outside bottles would be allowed and David responded that wouldn't be allowed. No package liquor sells. The hours of operation would be 10 am to 1 pm and will be closed 1 day out of the week.

Motion to recommend approval of Special Use Permit: Stan Gorka & seconded by Chris Huckins

Voting on the motion: All yeas & no nays. **Motion carries.**

- Case No. SP-004-2024 – Applicant Oscar Cortiz and Javier Alcazar Requesting special use permit under Section 21-3-2 of the Village liquor code to receive a Class A or B liquor license within 500 feet of a church, school or another Class A or B liquor license holder on property known as 301 N. Main Street, Caseyville, IL 62232. Permanent Parcel number 03-08.0-101-006
- Discussion from the floor: Oscar Cortiz, owner, advised that this location isn't going to be a bar but a Grocery/Market/Small Kitchen/Fast Food. It won't be a sit down restaurant but may have drive through. They will sell package liquor and the hours of operation will be 8 am to 9 pm 7 days a week. Chris Huckins inquired if they had a business before and Victoria, co-owner, stated they had a cart at the Fairmont Flea Market selling bacon wrapped hot dogs. Curtiss ask when they plan on opening the store if approved and Oscar responded as soon as possible. The name of the store is: Dos Generaciones – translates as 2 generations.
- Lisa Kent & Jason Kent stated that they were concerned and not in favor of opening more liquor stores in town.
- Cristian Manvujano & Rosa Ortiz owners of the old barber shop were concerned since they are planning on selling Traditional Mexican Food to go and they are located in front of 301 N. Main Street.

Motion to recommend approval of Special Use Permit: Stan Gorka & seconded by Curtiss Rivali

Voting on the motion: All yeas & no nays. **Motion carries.**

Motion to adjourn: was made by Chris Huckins and seconded by Curtiss Rivali.

Voting on the Motion: all yeas and no nays. **Motion passed.**

Meeting adjourned at 6:57 pm.

Grace Brooke, Secretary
Caseyville Planning Commission