

**The City of Lake Forest  
Plan Commission Agenda**

<b>Regular Meeting</b>	<b>Wednesday, September 10, 2025</b> <b>City Council Chambers – 220 E. Deerpath</b> <i>Second Floor</i>	<b>6:30 p.m.</b>
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*James Moorhead  
David Hunt*

*Mark Pasquesi, Chairman  
Louis Pickus  
Barrett Davie*

*Lisa Nehring  
Paul Thomas*

*The Plan Commission meetings are broadcast on Cable TV*

**MEETING PROCEDURES**

*Plan Commission meetings follow the procedures outlined below. In the spirit of fairness to all parties, any of these procedures may be modified for a particular item at the discretion of the Chairman.*

1. Introduction of Commission members and staff, overview of meeting procedures – Chairman Pasquesi
2. Consideration of the minutes of the March 12, 2025 and July 9, 2025 Plan Commission meetings.
3. **Public Hearing and Action:** A request for a recommendation in support of approval of a tentative and final plat of subdivision through a Special Use Permit incorporating any related variances. The property is addressed as 1235 Elm Tree Road and 1310 Lake Road. The property is currently considered a single zoning lot and was originally part of a larger estate. The proposed subdivision is requested to allow the single zoning lot to be divided into two parcels held in separate ownerships.  
Property Owner: Elm Tree Road LLC (Winslow S. Bent Trust and Seth L. Bent Trust)  
Presented by: Nate Lielasus, architect

**Other Items**

4. Opportunity for the public to address the Plan Commission on matters not on the agenda.
5. Additional items from staff.

1. Introduction of the Item by the Chairman
2. Declaration of Conflicts of Interest and Ex Parte Contacts
3. Swearing in of Parties Intending to Testify
4. Presentation by the Petitioner – not to exceed 20 minutes.
5. Identification of Issues by Staff - not to exceed 5 minutes.
6. Questions and requests for clarification from Commission to Petitioner or Staff.
7. Public Testimony - not to exceed 5 minutes per speaker.
8. Opportunity for cross examination. *Requires submittal of request to cross examine prior to meeting.*
9. Final Questions from Commission to Petitioner or Staff, direction to Petitioner and Staff, requests for additional information.
10. Petitioner Rebuttal - not to exceed 10 minutes.
11. Staff Response to Public Testimony - not to exceed 5 min.
12. Commission Discussion and Comment
13. Commission Action

*Mandatory Adjournment Time  
11:00 p.m.*