

VILLAGE OF ROBBINS
SPECIAL MEETING OF THE
MAYOR AND BOARD OF TRUSTEES
August 26, 2025 6:00 PM
3323 W. 137th St. Robbins, IL., Robbins Courtroom, 2nd Floor

MINUTES

CALL TO ORDER (Time): 6:02 PM

BY: Mayor Bryant

Pledge of Allegiance and Lord's Prayer said in Unison

ROLL CALL (TRUSTEES)

P David R. Dyson

A Ernest Maxey Jr.

P Thomas Harper Jr.

P Chanel Kelly

P Jeanneen Holmes

P Michael Collier Sr.

ADMINISTRATIVE STAFF

P Mayor Darren E. Bryant

P Village Clerk Sharon Dyson

P VA Korie Dickson

QUORUM ESTABLISHED? Yes

- I. Discussion and update was provided by Alex Waltz regarding the RTA. He advised this is not in conjunction with CMAP. He gave a TOD zoning code update (123 pages), they only looked at 1 /2 mile around the Metra station. They presented final code amendments to the staff in March. There are four main issues: transit, zoning incentives, PUD (planned unit development and design standards). They recommend ADU (accessory dwelling unit), a second house or apartment that shares the same lot of a larger primary home. But take your time, since this would be a big policy change. The mayor asked when does this have to be finished? November 10th is the deadline per the contract, but they can see if that can be extended if the village needs more time to review things. Trustee Dyson asked about the boundary where's Thompson's used to be, if it's Robbins or Blue Island, recommends that we check into that right away.
- II. Discussion and review of the zoning codes and what each one meant: R1, R2, R3, R4, B1, B2, M1, and M2. Mayor recommends having an agreement with the park district and changing R3 (park district area) to industrial. Trustee Dyson asked about finding out about the land north on Kedzie, on the other side of the Cal Sag. Mayor recommends that the trustee get with the attorney to get this done.
- III. The mayor stated he looked at several Comprehensive plans for other communities and found the one for Des Plaines to be what he was looking for: simple and clean. It didn't include the park district or the library, just referenced them. The mayor briefly discussed each chapter of the plan. He recommends that when we meet with RTA (since we'll have multiple meetings) we discuss RTA in the first half and the comprehensive plan in the second half. We will need the public's input.
- IV. Citizens' comments
Ms. Murphy wants a copy of the comprehensive plan and a copy of the TOD plan.
- V. Adjournment: It was moved by Trustee Collier and seconded by Trustee Dyson to adjourn. Upon unanimous vote in the affirmative, meeting adjourned at 7:05 PM.

Village Clerk/Sharon S. Dyson
