

Responses to Village Council Questions July 21, 2026

ORD 2026-11260 A. Ordinance: Amending the Zoning Ordinance of the Village of Downers Grove, Illinois, to Designate the Property at 1020 31st Street as Planned Unit Development #75 (Forest Trail Luxury Apartments)

1. *If the property is rezoned to B2/PUD, does the property owner have the zoning rights allowed in the B2 District?*

Yes. The property owner would have the zoning rights associated with the B2 zoning district. In addition to B2 related zoning rights, the property owner also has the rights included in the Planned Unit Development Ordinance. If the rezoning and Planned Unit Development are approved, the property may be developed in accordance with the B2 district or in accordance with the Planned Development.