

May 19, 2026

To Mayor Murphy and the Aurora Village Board of Trustees:

Please consider this brief public comment in the hearing that remains open for consideration of draft amendments to the Village of Aurora Zoning Law and Comprehensive Plan. I ask that, if possible, it be read into the record, as was occasional past practice.

First, I apologize. My previous comment on the draft zoning law submitted on April 14, 2026, mis-identified the golf course as part of the PDD district proposed by the country planning office. That was incorrect.

My earlier comment addressed only the draft Zoning Law, I now would like to address the draft revisions to the Comprehensive Plan.

The inclusion of useful information from the February 2026 community survey in the revised draft Comprehensive Plan is a very welcome addition.

By contrast, the complete elimination of the campus Institutional zone from the Comprehensive Plan is both unwelcome and risky for the Village.

The PDD proposed to replace the Institutional zone does not in itself provide any basic zoning regulation for the campus. Without the continuance of an underlying, currently existing zone, the proposal places most of the campus in limbo, with *no* permissible uses until a new landowner completes a lengthy application and approval process for their own specific Planned Development District(s).

The removal of the entire Institutional* zone is not even shown in the draft proposal by a red-line deletion. It simply disappears, with no record of its loss.

I suggest that the Village Board consult with communities that successfully use PDDs while safely preserving underlying zoning regulation. I also suggest that the Board seek legal advice on the matter, specifically tailored to the needs and preferences of the community .

The draft of the revised Comprehensive Plan, as well as that of the Zoning Law, should not be adopted as they stand.

My apologies that I am unable to attend your meeting in person. Thank you for considering my comments.

Karen Hindenlang, 290 Main Street

*FOR REFERENCE, our current code reads:

Institutional District (I): The **purpose** of the Institutional District is to provide for continued institutional use of a portion of the former Wells College campus. The **intent** of this Zoning District is to provide space for non-profit, public, and semi-public entities to house schools, medical centers, municipal offices, libraries, museums, research centers, creative and performing arts centers, and facilities for charitable, fraternal and religious or other similar organizations.