



MAY 6, 2026

PUBLIC HEARING AGENDA

The following items are scheduled for a public hearing before the Cook County Zoning Board of Appeals (ZBA) on Wednesday, May 6, 2026, at 11:00 AM located at 69 W. Washington – 22nd Floor Conference Room, Chicago, Illinois 60602.

- 1. CALL TO ORDER / DECLARATION OF QUORUM**
- 2. APPROVAL OF MEETING MINUTES FROM APRIL 1, 2026**
- 3. NEW BUSINESS**
- 4. UNFINISHED BUSINESS**

VARIANCE

VA-25-0066

Paula and Bartlomiej Ciezobka have petitioned the Zoning Board of Appeals for a variance to the zoning requirements in the R-5 Single Family Residence District. The request seeks to; (1) reduce the rear yard setback from the minimum required 40 feet to a proposed 31.82 feet, and (2) reduce the right interior side yard setback from the minimum required 10 feet to a proposed 9.7 feet. The variance is required for an addition to a single-family residence. The subject property is located within the **9th District** with the common address **215 Valerie Court, Glenview, IL. 60025.**

VA-26-0011

Gary Wapinski has petitioned the Zoning Board of Appeals for a variance to the zoning requirements in the R-3 Single Family Residence District. The request seeks to reduce the rear yard setback from the minimum required 50 feet to an existing 40 feet for a proposed front addition to a single-family residence. The subject property is located within the **17th District** with the common address **55 Oakwood Drive, Palos Park, IL. 60464.**

VA-26-0012

Nicolas Ron has petitioned the Zoning Board of Appeals for a variance to the zoning requirements of the R-3 Single Family District. The request seeks to reduce the lot width from the minimum required 150 to an existing 100 feet to construct a single-family residence on a septic system. The subject property is located within the **5th District** with the common address **3449 W. 192nd Street, Homewood, IL. 60430.**

VA-26-0013

Anna Lukaszczyk, acting on behalf of Rapciak Properties LLC, has petitioned the Zoning Board of Appeals for a variance to the zoning requirements in the R-4 Single Family Residence District. The

request seeks to; (1) reduce the left interior side yard setback from the minimum required 15 feet to an existing 14.4 feet, and (2) reduce the right interior side yard setback from the minimum required 15 feet to an existing 13.1 feet. The variance is required for a second-story addition to a single-family residence. The subject property is located within the **17th District** with the common address **8117 W. 130th Street, Palos Park, IL. 60464.**

VA-26-0014

Ilori Investments LLC has petitioned the Zoning Board of Appeals for a variance to the zoning requirements in the R-4 Single Family Residence District. The request seeks to; (1) reduce the front yard setback from the minimum required 40 feet to 23.5 feet (after-the-fact front porch), and (2) reduce the corner side yard setback from the minimum required 25 feet to an existing 10.5 feet. The subject property is located within the **17th District** with the common address **15858 115th Court, Orland Park, IL. 60467.**

5. ANNOUNCEMENTS

6. ADJOURNMENT

NEXT MEETING: June 3, 2026, AT 11:00 AM