



**Board of Commissioners of Cook County
Zoning and Building Committee**

Wednesday, June 28, 2017

10:00 AM

**Cook County Building, Board Room
118 North Clark Street, Chicago, Illinois**

NOTICE AND AGENDA

There will be a meeting of the Committee or Subcommittee of the Board of Commissioners of Cook County at the date, time and location listed above to consider the following:

PUBLIC TESTIMONY

Authorization as a public speaker shall only be granted to those individuals who have submitted in writing, their name, address, subject matter, and organization (if any) to the Secretary 24 hours in advance of the meeting. Duly authorized public speakers shall be called upon to deliver testimony at a time specified in the meeting agenda. Authorized public speakers who are not present during the specified time for public testimony will forfeit their allotted time to speak at the meeting. Public testimony must be germane to a specific item(s) on the meeting agenda, and the testimony must not exceed three minutes; the Secretary will keep track of the time and advise when the time for public testimony has expired. Persons authorized to provide public testimony shall not use vulgar, abusive, or otherwise inappropriate language when addressing the Board; failure to act appropriately; failure to speak to an item that is germane to the meeting, or failure to adhere to the time requirements may result in expulsion from the meeting and/or disqualify the person from providing future testimony.

[17-4048](#)

COMMITTEE MINUTES

Approval of the minutes from the meeting of 6/7/2017

[17-3828](#)

Presented by: JAMES WILSON, Secretary, Zoning Board of Appeals

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variation V 17-18

Township: Northfield

County District: 14

Property Address: 3029 Applegate Lane, Glenview Illinois 60025

Property Description: The Subject Property consists of approximately 0.25 acre located on the west side of Applegate Lane and approximately 22.5 feet south of Applegate Road in Section 33.

Owner: Steven Chapman, 3029 Applegate Lane, Glenview Illinois 60025

Agent/Attorney: None

Current Zoning: R-5 Single Family Residence District

Intended use: Applicant seeks a variance to (1) reduce the right interior side yard setback from the minimum required 10 feet to an existing 8.83 feet and (2) reduce the left interior side yard setback from the minimum required 10 feet to an existing 7.97 feet. The variance is sought in order to bring existing lot conditions into compliance and construct an attached garage.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 6/7/2017

Zoning Board Recommendation date: 6/7/2017

County Board extension granted: N/A

[17-3829](#)

Presented by: JAMES WILSON, Secretary, Zoning Board of Appeals

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variation V 17-19

Township: Orland

County District: 17

Property Address: 7866 Silver Court, Orland Park Illinois 60462

Property Description: The Subject Property consists of approximately 0.49 acre located on north side of Silver Court and approximately 118 feet east of Meadow Lane in Section 12.

Owner: Monika Mszal-Urbaniak, 8350 W. 93rd Street, Hickory Hills, Illinois 60457

Agent/Attorney: Anna Lukaszczuk, 8642 S. Menard, Burbank, Illinois 60459

Current Zoning: R-4 Single Family Residence District

Intended use: Applicant seeks a variance to (1) reduce the lot area from the minimum required 40,000 square feet to an existing 20,715 square feet and (2) reduce the lot width from the minimum required 150 feet to an existing 119 feet. The variance is sought in order to bring existing lot conditions into compliance and to allow for the construction of a single family residential dwelling with attached garage on well and septic.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 6/7/2017

Zoning Board Recommendation date: 6/7/2017

County Board extension granted: N/A

[17-3830](#)

Presented by: JAMES WILSON, Secretary, Zoning Board of Appeals

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variation V 17-20

Township: Northfield

County District: 14

Property Address: 704 Glendale Road, Glenview, Illinois 60025

Property Description: The Subject Property consists of approximately 0.25 acre located on west side of Glendale Road and approximately 473 feet south of Linneman Street in Section 33.

Owner: Todd and Tammy Cornwell, 704 Glendale Road, Glenview, Illinois 60025

Agent/Attorney: Jim Dunne (Rite-Way Construction), 904 S. Roselle Road, Suite 108, Schaumburg, Illinois 60193

Current Zoning: R-5 Single Family Residence District

Intended use: Applicant seeks a variance to (1) reduce the left interior side yard setback from the minimum required 10 feet to an existing 7.9 feet and (2) reduce the right interior side yard setback from the minimum required 10 feet to an existing ~~7.9~~ 7.8 feet. The variance is sought in order to allow for the construction of an addition to a single family residential dwelling.

Recommendation: ZBA Recommendation is that the application is granted as amended.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 6/7/2017

Zoning Board Recommendation date: 6/7/2017

County Board extension granted: N/A

A handwritten signature in blue ink, reading "Matthew B. DeLeon". The signature is fluid and cursive, with the first name "Matthew" being more prominent than the last name "DeLeon".

Secretary

Chairman: Silvestri

Vice-Chairman: Sims

Members: Committee of the Whole