



# Board of Commissioners of Cook County

118 North Clark Street  
Chicago, IL

## Legislation Details (With Text)

**File #:** 18-4304      **Version:** 1      **Name:** V 18-25 Manuel Garcia  
**Type:** Zoning Board of Appeals Recommendation      **Status:** Approved  
**File created:** 6/11/2018      **In control:** Board of Commissioners  
**On agenda:** 6/27/2018      **Final action:** 6/27/2018  
**Title:** RECOMMENDATION OF THE ZONING BOARD OF APPEALS  
Request: Variation V 18-25

Township: Stickney

County District: 16

Property Address: 4737 S. Lockwood Avenue, Chicago, Illinois 60638

Property Description: The subject property is approximately 0.33 acre located on the east side of Lockwood Avenue and approximately 351 feet south of 47th Street.

Owner: Manuel Garcia, 4737 S. Lockwood Avenue, Chicago, Illinois 60638

Agent/Attorney: Same as above

Current Zoning: R-5 Single Family Residence

Intended use: Applicant seeks a variance to reduce the right interior side yard setback from the minimum required 10 feet to an existing 1.17 feet. The variance is sought to bring existing conditions into compliance to obtain an after-the-fact building permit.

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

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 6/6/2018

Zoning Board Recommendation date: 6/6/2018

County Board extension granted: N/A

### Sponsors:

**Indexes:** JAMES WILSON, Secretary, Zoning Board of Appeals

### Code sections:

### Attachments:

Date	Ver.	Action By	Action	Result
6/27/2018	1	Zoning and Building Committee		
6/27/2018	1	Board of Commissioners	concur with the recommendation of the Zoning and Building Committee to approve application as amended	Pass

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