



# Board of Commissioners of Cook County

118 North Clark Street  
Chicago, IL

## Legislation Details (With Text)

**File #:** 24-2567      **Version:** 1      **Name:** V 2415 Jacek Sek  
**Type:** Zoning Board of Appeals Recommendation      **Status:** Approved  
**File created:** 4/3/2024      **In control:** Zoning and Building Committee  
**On agenda:** 4/17/2024      **Final action:** 4/18/2024  
**Title:** RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variance V 2415

Township: Lemont

County District: 17

Property Address: 1296 119th Street, Lemont, IL. 60439

Property Description: The Subject Property is 0.52 acres, located approximately 2500 feet north of McCarthy Road, and approximately 3,100 feet south of Main Avenue, in Section 21.

Owner: Jacek Sek, 1296 119th Street, Lemont, IL 60439

Agent/Attorney: Agent Anna Lukaszcyk, 8642 Menard Ave. Burbank, IL 60459,

Current Zoning: R-4 Single Family Residence District

Intended use: : Applicant seeks a variance to; 1) increase the height of an accessory structure from the maximum allowed 15 feet to a proposed 18.8 feet, and 2) reduce the side yard setback from the minimum required 25 feet to a proposed 19.8 feet. The variance is required to construct a second story addition, porch, and shed onto an existing single-family residence.

Recommendation: ZBA Recommendation that the application be granted.

Conditions: None

Objectors: Joe Pieggi, Esq., representing Susan Black, neighbor, 1269 118th Street, Lemont, IL 60439

History:

Zoning Board Hearing: 4/3/2024

Zoning Board Recommendation date: 4/3/2024

County Board extension granted: N/A

### Sponsors:

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

### Code sections:

### Attachments:

Date	Ver.	Action By	Action	Result
4/18/2024	1	Board of Commissioners	approve	Pass
4/17/2024	1	Zoning and Building Committee	recommend for approval	Pass

**RECOMMENDATION OF THE ZONING BOARD OF APPEALS**

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