File #: 16-1364, **Version:** 1

PROPOSED PREVIOUSLY APPROVED ITEM AMENDMENT

Department: Zoning Board of Appeals

Request: ZBA recommendation is that the application be granted with an amended condition.

Item Number: 15-6443

Fiscal Impact: N/A

Account(s): N/A

Original Text of Item:

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: V-15-50
Applicant seeks a variance in the R-5 Single Family Residence District to reduce the right interior side yard setback from the minimum required 10 feet to a proposed 7.18 feet

Township: Northfield Township

County District: 14

Property Address: 815 Glenwood Lane, Glenview, Illinois

Property Description: The Subject Property consists of approximately 0.25 acres located on the southeast corner of Glenview Road and Glenwood Road

Owner: Jean Yang

Agent/Attorney: None

Current Zoning: R-5 Single Family Residence District

Intended use: The Variance is sought in order to construct a single family residential dwelling on the subject property

Recommendation: That the application be granted with conditions.

Conditions:
1. Remove the fireplace bump-out and the window well bump-out on the South border.

2. Repair the foundation wall on the south border.

3. ~~Install the 24" sewer piping between the subject property and 813 Glenwood in conformance with all governmental authority requirements and without causing any increase in water/flood concerns.~~

3. <u>Put proper storm sewer system between the Subject Property and 813 Glenwood in conformance with all governmental authority requirements and without causing any increase in water/flood concerns</u>.

4. Properly backfill and tamp area between the properties.

5. Restore the driveway on 813 Glenwood both currently and as needed during construction.

Objectors: None

History:
Zoning Board Hearing: 11/4/2015 and 1/6/2016
Zoning Board Recommendation date: 11/4/2015 and 1/6/2016
County Board extension granted: N/A