



# Board of Commissioners of Cook County

118 North Clark Street  
Chicago, IL

## Legislation Text

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**File #:** 23-5698, **Version:** 1

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### **RECOMMENDATION OF THE ZONING BOARD OF APPEALS**

Request: Variance V-2336

Township: Stickney

County District: 11

Property Address: 7058 W 73rd Street, Chicago, IL. 60638

Property Description: The Subject Property is 0.12 acres, in Section 30.

Owner: Ondrej Jadrny, 8718 W 73rd Street, Justice IL. 60458

Agent/Attorney: Margaret Las, 14516 John Humphrey Drive, Orland Park, IL. 60462

Current Zoning: R-5 Single Family Residence District

Intended use: Applicant seeks a variance to: 1) reduce the front yard setback from the minimum required 27 feet (@20% of lot depth) to 19.51 feet, and 2) reduce the corner side yard setback from 15 feet to 5 feet in order to construct a single-family residence and an after the fact detached garage.

Recommendation: ZBA Recommendation that application be granted.

Conditions: None

Objectors: Firehouse 7100 LLC, 7100 W. 73<sup>rd</sup> Street, Chicago, IL 60638

History:

Zoning Board Hearing: November 1, 2023 & 11/15/2023

Zoning Board Recommendation date: 11/15/2023

County Board extension granted: N/A