



# Board of Commissioners of Cook County

118 North Clark Street  
Chicago, IL

## Legislation Details

**File #:** 17-3240      **Version:** 1      **Name:** V 17-15 Red Ribbon Homes LLC.  
**Type:** Zoning Board of Appeals Recommendation      **Status:** Approved  
**File created:** 5/5/2017      **In control:** Zoning and Building Committee  
**On agenda:** 6/7/2017      **Final action:** 6/7/2017  
**Title:** RECOMMENDATION OF THE ZONING BOARD OF APPEALS  
Request: Variation V 17-15

Township: Palatine

County District: 14

Property Address: 343 North Elmwood Lane, Palatine, Illinois 60067

Property Description: The Subject Property consists of approximately 0.69 acre located on east side of North Elmwood Lane and approximately 370 feet south of Park Drive in Section 35.

Owner: Red Ribbon Homes LLC., 3330 Dundee Road, Northbrook, Illinois 60062

Agent/Attorney: Marlex LLC. Alex Shapiro, 818 Pinto Lane, Northbrook, Illinois 60062

Current Zoning: R-4 Single Family Residence District

Intended use: Applicant seeks a variance to reduce the front yard setback from the minimum required 33 feet (20% of lot depth) to an existing 25.17 feet. The variance is sought in order to bring existing lot conditions into compliance and allow for the remodel of the existing single family residential dwelling.

Recommendation: ZBA Recommendation is that the application be granted

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 5/3/2017

Zoning Board Recommendation date: 5/3/2017

County Board extension granted: N/A

### Sponsors:

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

### Code sections:

### Attachments:

Date	Ver.	Action By	Action	Result
6/7/2017	1	Board of Commissioners	concur with the recommendation of the Zoning and Building Committee to approve application	Pass
6/7/2017	1	Zoning and Building Committee	recommend for approval	Pass