



# Board of Commissioners of Cook County

118 North Clark Street  
Chicago, IL

## Legislation Details

**File #:** 17-5236      **Version:** 1      **Name:** V 17-32 Michael Pac  
**Type:** Zoning Board of Appeals Recommendation      **Status:** Approved  
**File created:** 9/11/2017      **In control:** Zoning and Building Committee  
**On agenda:** 10/11/2017      **Final action:** 10/11/2017  
**Title:** RECOMMENDATION OF THE ZONING BOARD OF APPEALS  
Request: Variation V 17-32

Township: Stickney

County District: 16

Property Address: 5001 South Lotus, Stickney, Illinois 60638

Property Description: The Subject Property consists of approximately 0.14 acre located on the southeast corner of 50th Street and Lotus Avenue in Section 09.

Owner: Michael Pac, 5001 South Lotus, Stickney, Illinois 60638

Agent/Attorney: Maureen Neumann, 1947 N. Lincoln, Chicago, Illinois 60614

Current Zoning: R-5 Single Family Residence District

Intended use: Applicant seeks a variance to (1) reduce the lot area from the minimum required 10,000 square feet to an existing 5,907 square feet, (2) reduce the lot width from the minimum required 60 feet to an existing 47 feet, (3) reduce the left corner side yard setback from the minimum required 15 feet to an existing 3.57 feet and (4) increase the height of a fence located in the front yard from the maximum allowed 3 feet to the an existing 5 feet. The variance is sought in order to bring the existing lot conditions into compliance.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 9/6/2017

Zoning Board Recommendation date: 9/6/2017

County Board extension granted: N/A

**Sponsors:**

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

**Code sections:**

**Attachments:**

Date	Ver.	Action By	Action	Result
10/11/2017	1	Zoning and Building Committee	recommend for approval	Pass
10/11/2017	1	Board of Commissioners	concur with the recommendation of the	Pass

Zoning and Building Committee to  
approve application