



Board of Commissioners of Cook County

118 North Clark Street
Chicago, IL

Legislation Details (With Text)

File #: 18-4302 **Version:** 1 **Name:** V 18-16 600 Waukegan Road Condo Assoc
Type: Zoning Board of Appeals Recommendation **Status:** Approved
File created: 6/11/2018 **In control:** Zoning and Building Committee
On agenda: 6/27/2018 **Final action:** 6/27/2018
Title: RECOMMENDATION OF THE ZONING BOARD OF APPEALS
Request: Variation V 18-16

Township: Northfield

County District: #14

Property Address: 600 Waukegan Road, Northbrook, Illinois 60062

Property Description: The subject property is approximately 5.13 acres located west of Waukegan Road (Frontage Road) and south of the Edens Spur Toll Road.

Owner: 600 Waukegan Road Condominium Association, 600 Waukegan Road, Northbrook, Illinois 60062

Agent/Attorney: Project Outdoor, LLC., 20 W. Kinzie, 17th Floor, Chicago, Illinois 60654 and Nicholas Ftikas Esq. (Law Offices of Sam Banks), 221 N. LaSalle St., 38th Floor, Chicago, IL 60601

Current Zoning: I-1 Restricted Industry District

Intended use: Applicant seeks a variance to: (1) reduce the distance of a billboard from the Forest Preserve District from the minimum required 500 feet to a proposed 125 feet, (2) increase the height of the billboard from maximum allowed 40 feet to a proposed 58 feet and (3) reduce the front yard setback from minimum required 30 feet to a proposed 1.5 feet. The variance is sought to construct a billboard advertising sign.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:
Zoning Board Hearing: 6/6/2018
Zoning Board Recommendation date: 6/6/2018
County Board extension granted: N/A

Sponsors:

Indexes: JAMES WILSON, Secretary, Zoning Board of Appeals

Code sections:

Attachments:

Date	Ver.	Action By	Action	Result
6/27/2018	1	Board of Commissioners	concur with the recommendation of the Zoning and Building Committee to	Pass

approve application

6/27/2018 1 Zoning and Building Committee

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variation V 18-16

Township: Northfield

County District: #14

Property Address: 600 Waukegan Road, Northbrook, Illinois 60062

Property Description: The subject property is approximately 5.13 acres located west of Waukegan Road (Frontage Road) and south of the Edens Spur Toll Road.

Owner: 600 Waukegan Road Condominium Association, 600 Waukegan Road, Northbrook, Illinois 60062

Agent/Attorney: Project Outdoor, LLC., 20 W. Kinzie, 17th Floor, Chicago, Illinois 60654 and Nicholas Ftikas Esq. (Law Offices of Sam Banks), 221 N. LaSalle St., 38th Floor, Chicago, IL 60601

Current Zoning: I-1 Restricted Industry District

Intended use: Applicant seeks a variance to: (1) reduce the distance of a billboard from the Forest Preserve District from the minimum required 500 feet to a proposed 125 feet, (2) increase the height of the billboard from maximum allowed 40 feet to a proposed 58 feet and (3) reduce the front yard setback from minimum required 30 feet to a proposed 1.5 feet. The variance is sought to construct a billboard advertising sign.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 6/6/2018

Zoning Board Recommendation date: 6/6/2018

County Board extension granted: N/A