



Board of Commissioners of Cook County

118 North Clark Street
Chicago, IL

Legislation Text

File #: 16-4749, **Version:** 1

RECOMMENDATION OF THE ZONING BOARD OF APPEALS

Request: Variation V 16-26

Township: Leyden

County District: 16

Property Address: 2448 North Mannheim Road, Franklin Park, Illinois

Property Description: The Subject Property consists of approximately 1.25 acres located on the northwest corner of Mannheim Road and Montana Street.

Owner: Yogesh Patel, 2448 North Mannheim Road, Franklin Park, Illinois

Agent/Attorney: John C. Daniel, 9919 W. Montana Avenue, Franklin Park, Illinois

Current Zoning: C-4 General Commercial District

Intended use: Applicant seeks a variance to (1) increase the height of a fence that is located in the left corner side yard setback from the maximum allowed 3 feet to a proposed 6 feet and (2) reduce the left corner yard setback from the minimum required 30 feet to an existing 5 feet. The variance is sought in order to bring existing lot conditions into compliance and to allow for the construction of a 6 foot fence.

Recommendation: ZBA Recommendation is that the application be granted.

Conditions: None

Objectors: None

History:

Zoning Board Hearing: 07/27/2016

Zoning Board Recommendation date: 07/27/2016

County Board extension granted: N/A