

REPORT OF THE COMMITTEE ON ZONING AND BUILDING

March 15, 2011

The Honorable,
The Board of Commissioners of Cook County

ATTENDANCE

Present: President Preckwinkle and Chairman Silvestri, Vice Chairman Murphy, Commissioners Beavers, Butler, Collins, Daley, Fritchey, Garcia, Gorman, Goslin, Reyes, Schneider, Sims, Steele, Suffredin, Tobolski (16)

Absent: Commissioner Gainer (1)

Ladies and Gentlemen:

Your Committee on Zoning and Building, having had under consideration the matter hereinafter mentioned, respectfully reports and recommends as follows:

SECTION 1

311613 DOCKET #8709 - G. HEITMAN, Owner, Application (No. V-11-01): Variation to reduce left interior side yard setback from 10 feet to 2.6 feet (existing); reduce right interior side yard setback from 10 feet to 3.5 feet (existing); reduce distance between principal and accessory from 10 feet to 8 feet (existing); and increase height of fence from 6 feet to 8 feet (existing) in the R-5 Single Family Residence District. The subject property consists of approximately 0.23 of an acre, located on the north side of 127th Place, approximately 163 feet east of Melvina Avenue in Worth Township, County Board District #6. **Recommendation: That the application be granted.**

Conditions: None

Objectors: None

311614 DOCKET #8716 - B. BLACK, Owner, Application (No. V-11-07): Variation to reduce left side yard setback from 15 feet to 13 feet (existing principal); reduce right side yard setback from 15 feet to 9 feet (existing principal); reduce right side yard setback from 15 feet to 4 feet (existing accessory); and reduce rear setback from 5 feet to 2 feet (existing accessory) to construct addition in the R-4 Single Family Residence District. The subject property consists of approximately 0.46 of an acre, located on the south side of Bayer Drive, approximately 300 feet east of Quintens Road in Palatine Township, County Board District #14. **Recommendation: That the application be granted.**

Conditions: None

Objectors: None

- 311615 DOCKET #8717 - L. PALMBOS, Owner, Application (No. V-11-08): Variation to reduce rear yard setback from 40 feet to 32 feet (existing) for a deck in the R-5 Single Family Residence District. The subject property consists of approximately 0.23 of an acre, located on the east side of Menard Avenue, approximately 488 feet north of 127th Street in Worth Township, County Board District #6. **Recommendation: That the application be granted.**

Conditions: None

Objectors: None

- 311616 DOCKET #8718- SOUTHWEST FINANCIAL BANK AND TRUST, Owner, Application (No. V-11-09): Variation to reduce rear yard setback from 30 feet to 20 feet for decks on lots 7, 6 and 5 in the R-6 General Residence District. The subject property consists of approximately 1.53 acres, located on the west side of Orange Avenue, approximately 150 feet south of Hancock Avenue in Orland Township, County Board District #17. **Recommendation: That the application be granted.**

Conditions: None

Objectors: None

- 311617 DOCKET #8719- D. POCZOBUT-POTCHEBOUT, Owner, Application (No. V-11-10): Variation to reduce rear yard setback from 50 feet to 19 feet for an addition; increase height of above grade stairs from 4 feet to 12 feet; and increase height of stone fence in front yard setback from 3 feet to 6 feet in the R-4 Single Family Residence District. The subject property consists of approximately 0.96 of an acre, located on the east side of Beach Lane, approximately 144 feet south of Whirlaway Drive in Northfield Township, County Board District #14. **Recommendation: That the application be granted.**

Conditions: None

Objectors: Letter of concern received from the neighbor who resides at 3438 Whirlaway Drive, Northbrook, Illinois.

311618 DOCKET #8720 - M. KUSPER, Owner, Application (No. V-11-11): Variation to increase height of front stairs from 4 feet to 6 feet (existing) for a front entry to a new single family residence in the R-5 Single Family Residence District. The subject property consists of approximately 0.07 of an acre, located on the west side of Linder Avenue, approximately 172 feet south of 48th Street in Stickney Township, County Board District #11. **Recommendation: That the application be granted.**

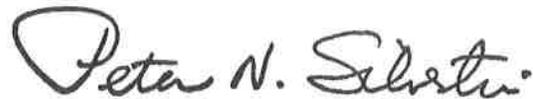
Conditions: None

Objectors: None

Commissioner Goslin, seconded by Vice Chairman Murphy, moved the Approval of the Applications, Communication Nos. 311613, 311614, 311615, 311616, 311617 and 311618. The motion carried.

Vice Chairman Murphy moved to adjourn. Seconded by Commissioner Reyes, the motion carried and the meeting was adjourned.

Respectfully submitted,
Committee on Zoning and Building



Peter N. Silvestri, Chairman

Attest:



Matthew B. DeLeon, Secretary