PUBLIC NOTICE

In accordance with the Statutes of the State of Illinois and the Ordinances of the City of Highland Park, the next regular meeting of the Zoning Board of Appeals of the City of Highland Park is scheduled to be held at the hour of 7:30 P.M. on Thursday, 03/17/2016, at City Hall, 1707 St. Johns Avenue, Highland Park, Illinois, during which meeting it is anticipated that there will be a discussion of the following items:

CITY OF HIGHLAND PARK
ZONING BOARD OF APPEALS

Public Hearing
Thursday, 03/17/2016 - 7:30 P.M.
Council Chambers
City Hall, 1707 St. Johns Avenue, Highland Park, Illinois

AGENDA

1) Call to Order

2) Approval of Minutes: **02/18/2016**

3) Publication Date for New Business: **02/17/2016 and 03/02/2016**

4) Items for Omnibus Consideration: *None*

5) Business from the Public

6) Old Business:

a) **#16-01-VAR-003**
Property: 1046 Crofton Court
Zoning District: R5

Appellant: Jordan and Stephanie Goldstein
Address: 1046 Crofton Court, Highland Park, IL 60035
Phone: (248) 514-5954

Nature of Appeal: Petitioners request by authority of Section 150.1204(A)(1) and 150.1204(A)(4) of the Zoning Code, a variation of a provision of Section 150.703 and 150.703.3, as required under the R5 zoning district, (i) to encroach 1.68 feet into the total combined side yard of 22.5 feet for a distance of 47.5 feet on the south side of the property, and (ii) to exceed the maximum permitted F.A.R. of 30% by 6.75% for a total of 36.75%, in order to construct an addition to an existing single-family residence.

7) New Business:

a) **#16-03-VAR-006**
Property: 511 Clavey Court
Zoning District: R4

Appellant: Alan M. Freeman
Address: 511 Clavey Court, Highland Park, IL 60035
Phone: (312) 493-2422

Nature of Appeal: Petitioner requests by authority of Section 150.1204(A)(1) of the Zoning Code, a variation of a provision of Section 150.703, as required under the R4 zoning district, to encroach 6.57 feet into the total combined side yard of 30 feet on the south side of the property for a total distance of 70.85 feet to construct additions to an existing single family residence.

b) **#16-03-VAR-007**
Property: 430 Burton Avenue
Zoning District: R6/SLOZ

Appellant: Scott and Dawn Sullivan
Address: 430 Burton Avenue, Highland Park, IL 60035
Phone: (847) 951-5563

Nature of Appeal: Petitioners request by authority of Section 150.1204(A)(5) of the Zoning Code, a variation of a provision of Section 150.707(D)(1), as required under the R6/SLOZ zoning district, to exceed the maximum permitted rear lot coverage of 30 percent by 6 percent for a total of 36 percent to replace a detached two-car garage.

c) **#16-03-VAR-008**
Property: 436 Burton Avenue
Zoning District: R6/SLOZ

Appellant: Daniel Daoud
Address: 1342 Nyoda Place, Highland Park, IL 60035
Phone: (312) 218-0229

Nature of Appeal: Petitioner requests by authority of Section 150.1204(A)(5) of the Zoning Code, a variation of a provision of Section 150.707(D)(1), as required under the R6/SLOZ zoning district, to exceed the maximum permitted rear lot coverage of 30 percent by 14 percent for a total of 44 percent, to replace a detached two-car garage.

d) **#16-03-VAR-009**
Property: 1342 Nyoda Place
Zoning District: R4

Appellant: Daniel Daoud
Address: 1342 Nyoda Place, Highland Park, IL 60035
Phone: (312) 218-0229

Nature of Appeal: Petitioner requests by authority of Section 150.1204(A)(5) and 150.1204(A)(13) of the Zoning Code, a variation of a provision of Section 150.707(D)(1) and 150.703, as required under the R4 zoning district, (i) to exceed the maximum permitted rear lot coverage of 30 percent by 5.6 percent for a total of 35.6 percent, and (ii) to exceed the maximum accessory building height of 18 feet by 4 inches for a total accessory building height of 18 feet 4 inches.

**** Note: This is a request for an extension of a variation originally approved by the ZBA on August 21, 2014 as Public Hearing #14-08-VAR-020.*

d) **#16-03-VAR-010**
Property: 1385 Green Bay Road
Zoning District: R6

Appellant: Daniel Paul Rubin
Address: 1385 Green Bay Road, Highland Park, IL 60035
Phone: (312) 917-9431

Nature of Appeal: Petitioner requests by authority of Section 150.1204(A)(1) of the Zoning Code, a variation of a provision of Section 150.703, as required under the R6 zoning district, to encroach 4.3 feet into the total combined side yard of 15.5 feet on the south side of the property for a total distance of 27.4 feet.

8) Miscellaneous

9) Adjournment