

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, 09/01/2016, 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, 09/01/2016 - 7:30 P.M.
Council Chambers
City Hall, 1707 St. Johns Avenue, Highland Park, Illinois

AGENDA

- 1) **Call to Order**
- 2) **Approval of Minutes:** 08/18/2016
- 3) **Publication Date for New Business:** 08/17/2016
- 4) **Items for Omnibus Consideration:** None
- 5) **Business from the Public**
- 6) **Old Business:**

- a) **#16-07-VAR-025**
Property: 1417 Eastwood Avenue
Zoning District: R5A
- | |
|---|
| Appellant: Jeffrey Alexander
Address: 1417 Eastwood Avenue, Highland Park, Illinois 60035
Phone: (847) 831-4010 |
|---|

Nature of Appeal: Petitioner requests by authority of Section 150.1204(A)(1) of the Zoning Code, a variation of a provisions of Sections 150.703 and 150.707(D)(1) of the Zoning Code, as required under the R5A zoning district, to (i) locate an accessory structure within a required side yard, and (ii) encroach 4.5 feet into the minimum side yard of 6 feet on the north side of the property for a distance of 53 feet, and (iii) encroach 1.5 feet into the 3 foot setback from the side lot line for accessory structures in rear yards, in order to construct an accessory structure consisting of poles and netting.

- b) **#16-08-VAR-028**
Property: 1055 Hillcrest Avenue
Zoning District: R3
- | |
|---|
| Appellant: Sean and Ellen Stiller
Address: 1055 Hillcrest Avenue, Highland Park, Illinois 60035
Phone: (773) 263-7077 |
|---|

Nature of Appeal: Petitioners request by authority of Sections 150.1204(A)(1) and 150.1204(A)(4) of the Highland Park Zoning Code, a variation of provisions of Sections 150.703, 150.703.3, and 150.707(F)(1), as required under the R3 zoning district, to (i) encroach 1.54 feet into the minimum side yard setback of 7.43 feet on the south side of the property for a distance of 56.4 feet, (ii) encroach 9.25 feet into the minimum rear yard setback of 30 feet for a distance of 24 feet, and (iii) exceed the maximum permitted floor area ratio of 40.24% by 7.22% for a total of 47.46%, in order to build additions to an existing single family residence.

7) **New Business:**

- a) **#16-09-VAR-029**
Property: 1584 Robin Hood Place
Zoning District: R6
- | |
|--|
| Appellant: Luke Knotts
Address: 1584 Robin Hood Place, Highland Park, Illinois 60035
Phone: (630) 532-7848 |
|--|

Nature of Appeal: Petitioner requests by authority of Sections 150.1204(A)(1) and 150.1204(A)(14) of the Highland Park City Code, a variation of provisions of Sections 150.703, 150.707(B)(1), and

150.711(A) as required under the R6 zoning district, to (i) encroach 11.98 feet into the minimum front yard of 25 feet on the north side of the property for a distance of 65.4 feet, (ii) encroach 15 feet into the established front setback of 41.4 feet on the west side of the property for a distance of 29 feet, and (iii) to encroach 13.59 feet into the subdivision setback of 40 feet on the west side of the property for a distance of 24 feet, in order to build an addition to an existing single family residence.

8) Miscellaneous

9) Adjournment