

AGENDA
ZONING BOARD OF APPEALS
Wednesday, November 3, 2021
SPECIAL REMOTE PARTICIPATION MEETING
7:00PM

SPECIAL NOTE: The Zoning Board of Appeals will conduct a remote meeting with live audio available and optional video. The meeting will be available live at <https://us06web.zoom.us/j/82535754958> and streamed live on www.oak-park.us/commissiontv as well as cablecast on VOP-TV, which is available to Comcast subscribers on channel 6 and ATT Uverse subscribers on channel 99. The meeting will be archived online for on-demand viewing at www.oak-park.us/commissiontv the following day. The remote meeting is authorized pursuant to Section 7 (e) of the Open Meetings Act. The Village President has determined that an in-person meeting is not practical or prudent due to the COVID-19 outbreak during Governor JB Pritzker's current disaster proclamation. It is also not feasible to have a person present at the meeting due to public safety concerns related to the COVID-19 outbreak. Public statements of up to five minutes may be made during the meeting. A limited number of written comments will be read into the record at the meeting, all will be placed on the record. To provide public comment at the meeting, you must email a request to zoning@oak-park.us, indicating an intent to speak at the meeting. Requests must be received no later than 30 minutes prior to the start of the meeting. If email is not an option, you can drop comments off in the Oak Park Payment Drop Box across from the entrance to Village Hall, 123 Madison Street, to be received no later than the day prior to the meeting.

1. Call to Order / Roll Call
2. Agenda Approval
3. Approval of the Special Remote Meeting Minutes:

❖ October 6, 2021 Minutes

4. Non-Agenda Public Comment

Public comments will be read into the record regarding non-agenda items or items on the agenda which are not set for a public hearing. Public comments will be provided to Zoning Board of Appeal Members in their entirety as a single document. Public comment is a time set aside at the beginning of each Zoning Board of Appeals meeting for such public statements. Individuals are asked to email statements to zoning@oak-park.us to be received no later than 30 minutes prior to the start of the meeting. If email is not an option, you can drop comments off in the Oak Park Payment Drop Box across from the parking lot side entrance to Village Hall, 123 Madison Street, to be received no later than 5:00 PM the day of the Zoning Board of Appeals meeting. Questions regarding public comment, or to request to make a public comment during the meeting, can be directed to 708/358-5449 or email zoning@oak-park.us.

5. New Business / Public Hearings and Findings of Facts:

❖ **CALENDAR NUMBER:** 17-21-Z The Zoning Board of Appeals ("Board") will conduct a public hearing on an application filed by the Applicant, LaRose & Bosco, Ltd., seeking a variance from

If you require assistance to participate in any Village program or activity, contact the ADA Coordinator at 708-358-5430 or email ADACoordinator@oak-park.us at least 48 hours before the scheduled activity

Section 8.3 (Table 8-1: Use Matrix) of the Oak Park Zoning Ordinance, which section prohibits office uses from being located within the first 50 feet of the street lot line at grade level or on the ground floor of any building within the DT-1 and DT-2 Sub-Districts of Downtown, to allow LaRose & Bosco, Ltd., a law firm (office use) on the ground floor within 50 feet of a street line at the premises commonly known as 1011 Lake Street, Suite 100, Oak Park, Illinois, Property Index Number 16-07-126-012-0000; 013; 014; 015 and 016 in the DT Downtown Zoning District.

6. Other / Old Business:

- ❖ **CALENDAR NUMBER:** 14-20-Z The Zoning Board of Appeals (“Board”) will conduct a public hearing on an application for a variance filed by the Applicant, Elizabeth Adamska, seeking a variance from Section 4.3 (Table 4-1: Residential Districts Dimensional Standards) and Section 9.3 (N) (1) (b) of the Oak Park Zoning Ordinance, which sections require a minimum five (5’) foot interior setback and that attached garages must be setback a minimum of five feet from the front building wall of the existing structure, respectively, to construct a two-story addition that will result in an approximate 3.9 foot interior setback and the attached garage is proposed to be constructed five (5’) feet in front of the building façade line of the existing house at the property located at 639 Highland Avenue, Oak Park, Illinois, Property Index Numbers 16-17-109-037-0000 in the R-4 Single-Family Zoning District.

The variances granted for 639 Highland Avenue are set to expire on November 19, 2021. The Applicant Elizabeth Adamska, has applied in writing on October 7, 2021 to extend the variations granted above until 2022.

7. Adjourn