

THE ZONING BOARD OF
APPEALS
OF COOK COUNTY, ILLINOIS

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SECRETARY OF THE BOARD



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**MINUTES OF THE ZONING BOARD OF APPEALS
August 2, 2023, at 11:00AM**

ATTENDANCE

Present: Montes, Oszakiewski, Pedersen, losco, and Hamill (5)

Absent: None (0)

Motion: The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member losco to include ZBA Member Pedersen virtually to the hearing. The motion carried unanimously.

Approval of the minutes from the meeting of July 5, 2023.

Motion: The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member Oszakiewski to approve the minutes. The motion carried unanimously.

Vote:

Present: Montes, Oszakiewski, losco, Pedersen, and Hamill (5)

Absent: None (0)

PUBLIC TESTIMONY

The Zoning Board of Appeals called upon the following public speakers in accordance with the Illinois Open Meetings Act:

Description: **V 2325** to:(1) increase the height of the masonry wall and pillars in the front yard from the maximum allowed 3 feet to 5 feet and, (2) increase the height of the masonry wall and pillars in the rear from the maximum allowed 6 feet to 6.5 feet. The subject property common address of **22500 Torrence Avenue, Sauk Village, IL. 60411.**

Motion: The application was withdrawn by the owner/applicant.

Description: V 2326- to increase the height of a fence in the front yard from the maximum allowed 3 feet to 4 feet. The subject property common address **15650 115th Ct, Orland Park, IL. 60467.**

Motion: The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member Hamill, to approve V 2326. The motion was carried unanimously by the following vote.

Ayes: Montes, Hamill, losco, Pedersen and Oszakiewski (5)

Nay: None (0)

Present: None (0)

Abstain: None (0)

Absent: None (0)

Description: V 2329- to: (1) reduce the front yard setback from the minimum required 40 feet to 31.74 feet (existing), and (2) reduce the left interior side yard setback from the minimum required 15 feet to 10.1 feet. (existing) to construct an addition onto an existing single-family residence. The subject property common address **3921 Maple Avenue, Northbrook, IL. 60062.**

Motion: The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member losco, to approve V 2329. The motion was carried by the following vote.

Ayes: Montes, Hamill, losco, Pedersen and Oszakiewski (5)

Nay: None (0)

Present: None (0)

Abstain: None (0)

Absent: None (0)

Description: V 2330- to increase the height of a fence in the front and corner side yard from the maximum allowed 3 feet to 4 feet. The subject property common address **2160 Ela Road, Schaumburg, IL. 60195.**

Motion: The motion was made by ZBA Member Oszakiewski, seconded by ZBA Member losco, to approve V 2330. The motion was carried unanimously by the following vote.

Ayes: Montes, Hamill, losco, Pedersen and Oszakiewski (5)

Nay: None (0)

Present: None (0)

Abstain: None (0)

Absent: None (0)

Description: V 2229- to: (1) reduce the lot area from the minimum required 40,000 square feet to an existing 21,005 square feet and (2) reduce the lot width from minimum required 150 feet to an existing 114 feet for an addition onto an existing single-family residence on a septic system. The subject property common address **1117 S. Hough Street, Barrington, IL. 60010.**

Motion:

The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member losco, to approve V 2229 for a one-year extension of time. The motion was carried by the following vote.

Ayes: Montes, losco, Pedersen and Oszakiewski (4)

Nay: Hamill (1)

Present: None (0)

Abstain: None (0)

Absent: None (0)

Vote:

The motion was made by ZBA Acting Chairman Montes, seconded by ZBA Member losco, to adjourn. The motion was carried by the following vote:

Ayes: Montes, losco, Oszakiewski, Pedersen and Hamill (5)

Nay: None (0)

Abstain: None (0)

Absent: None (0)