

AGENDA

ZONING BOARD OF APPEALS

Wednesday, February 5, 2020

Village Hall – Rm. 201

7:00PM

1. **Roll Call and Declaration of a Quorum**
2. **Public Comment**
3. **Chairperson To Outline Procedure To Be Followed**
4. **Public Hearing(s)**

Cal. No. 01-20-Z: 6000-6020 Roosevelt Road, Oak Park, Illinois 60304

The Applicant Ampler Development LLC (“Applicant”) seeks a special use permit to operate a drive-through facility pursuant to Section 8.3 (Table 8-1: Use Matrix) and Section 5.4 (Table 5-12: RR District Use Restrictions by Building Type) of the (“Zoning Ordinance”) of the Village of Oak Park to permit a drive-through facility for a freestanding Taco Bell restaurant located in the RR Roosevelt Road District at the Premises.

In addition, the Applicant seeks the following variances from the following sections of the Zoning Ordinance:

1. Section 5.4(H)(2)(b) (Table 5-9: RR District RR-T Street Frontage Options) requires that a building be built out to the corner of the property and that sixty percent (60%) of the street frontage along Roosevelt Road be occupied by the building. The building street frontage as proposed is approximately eleven percent (11%); and
2. Section 5.4(I)(1) (Table 5-11: RR District Required Façade Elements) requires that a façade’s transparency (windows on the building façade) on the side street (Humphrey Avenue) shall be twenty percent (20%). The transparency as proposed is approximately two percent (9%). **(Continued to February 5, 2020; Request to continue to March 4, 2020)**

Cal. No. 02-20-Z: 1110 North Blvd.

The Applicant, Centunum, LLC, seeks a variance from Section 8.3 (Table 8-1: Use Matrix) of the Oak Park Zoning Ordinance, which section prohibits medical/clinic 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 an medical/clinic use (Life Speed: Behavioral Support Services, LLC) on the ground floor within 50 feet of a street line at the premises commonly known as 1110 North Blvd., Oak Park, Illinois.

5. **Approval of Resolutions/Recommendations**

- ✓ Cal. No. 02-20-Z: 1110 North Blvd.

6. **Approval of Minutes**

- ✓ November 6, 2019
- ✓ January 8, 2020

7. **Other Business**

- ✓ None

8. Adjournment

Contact the Department of Development Customer Services for additional information at (708) 358-5449. Office hours are from 8:30 AM to 5:00 PM Monday through Friday.

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