

AGENDA
ZONING BOARD OF APPEALS
Wednesday, October 6, 2021
SPECIAL REMOTE PARTICIPATION MEETING
7:00PM

SPECIAL NOTE: The Zoning Board of Appeals will conduct a public meeting remotely with live audio available and optional video. The meeting will be streamed live and archived online for on-demand viewing at www.oak-park.us/commissiontv as well as cablecast on VOP-TV, which is available to Comcast subscribers on channel 6 and ATT U-Verse subscribers on channel 99. The remote public meeting is authorized pursuant to Section 7(e) of the Open Meetings Act. The Village President has determined that an in-person public 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 public hearing due to public safety concerns related to the COVID-19 outbreak.

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

❖ September 1, 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: 16-21-Z:** The Zoning Board of Appeals ("Board") will conduct a public hearing on an application filed by the Applicant, Ryan D'Aprile, seeking a variance from 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 D'Aprile Properties LLC, a full-service Residential Real Estate Company (office use) on the ground floor within 50 feet of a street line at the premises commonly known as 193 N. Marion Street, Oak Park, Illinois, Property Index Number 16-07-118-050-0000 in the DT Downtown Zoning District.

❖ **CALENDAR NUMBER:** 15-21-Z: The Zoning Board of Appeals (“Board”) will conduct a public meeting on a special use permit application filed by the Applicant, Ruth Dorsey, to operate a massage service establishment, pursuant to Section 8.3 ("Table 8-1: Use Matrix) of the Oak Park Zoning Ordinance at the property located at 816 S. Oak Park Avenue, Oak Park, Illinois, Property Index Number 16-18-224-005-0000, in the NC Neighborhood Commercial Zoning District.

❖ **Discussion of 2022 Work Plan**

6. **Old Business:** None

7. **Adjourn**