

Deferred Agenda
Committee on Zoning, Landmarks & Building Standards
May 13, 2015

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OFFICE OF THE CITY CLERK 73

NO.18316 (1st WARD) ORDINANCE REFERRED (3-18-15)
DOCUMENT #02015-1380

Common Address: 1446 North Artesian Avenue

Applicant: Anita Goyal

Owner: Anita Goyal

Attorney: Gordon & Pikarski

Change Request: RS3 Residential Single-Unit (Detached House) District to RT4 Residential Two-Flat, Townhouse and Multi-Unit District

Purpose: The property will be used for three dwelling units with no commercial space. Three parking spaces will be provided on site. The building will reach a height of 38 feet as defined by the zoning ordinance.

NO.18284 (14th WARD) ORDINANCE REFERRED (3-18-15)
DOCUMENT #02015-1348

Common Address: 4511 S Spaulding Ave

Applicant: Jose Nuno

Owner: Jose Nuno

Attorney: Law Office of Mark Kupiec & Associates

Change Request: RS3 Residential Single-Unit (Detached House) District to RM4.5 Residential Multi-Unit District

Purpose: Three unit residential building; 3 parking spaces; no commercial space; existing 3 story and existing height

NO. 17364 (18th WARD) ORDINANCE REFERRED (11-2-11)
DOCUMENT # O2011-8876

Common Address: 7301-11 South Western Avenue

Applicant: Amir Amiri

Owner: Lookin Good Car Wash Inc.

Attorney: Law Offices of Mark J Kupiec & Assoc

Change Request: C1-2 Neighborhood Commercial District to C2-2 Motor Vehicle Related Commercial District

Purpose: Outdoor auto sales business, approximately 3,150 sq.ft. of commercial space within the existing one story commercial building; required parking; no dwelling units

NO.18299-T1 (25TH WARD) ORDINANCE REFERRED (3-18-15)
DOCUMENT #02015-1363

Common Address: 221 W 22nd Place

Applicant: Lam Sai Ho Tong Association

Owner: Lam Sai Ho Tong Association

Attorney: Gordon & Pikarski

Change Request: RT4 Residential Two-Flat, Townhouse and Multi-Unit District to B2-3 Neighborhood Mixed-Use District

Purpose: The property will be used for one mixed use building. The project will provide 1,449 sq.ft. of commercial space, two dwelling units and three parking spaces. The building height will be 42 feet as defined in the zoning ordinance

NO.18271 (27th WARD) ORDINANCE REFERRED (1-21-15)
DOCUMENT #O2015-55

Common Address: 1012 N Larrabee Street

Applicant: State Bank of Countryside ATUT Number 15-3299

Owner: State Bank of Countryside ATUT Number 15-3299

Attorney: Law Office of Mark Kupiec & Associates

Change Request: C1-2 Neighborhood Commercial District to B2-3 Neighborhood Mixed-Use District

Purpose: To build a new four-story 8 dwelling unit residential building: no commercial: 8 parking spaces: 4-story / height: 54'

NO.18208 (32nd WARD) ORDINANCE REFERRED (11-5-14)
DOCUMENT #02014-8794

Common Address: 1424 West Diversey Parkway

Applicant: Comet Development I, LLC (William Senne)

Owner: Jill M. Stetson

Attorney: Gordon & Pikarski

Change Request: RT3.5 Residential Two-Flat, Townhouse and Multi-Unit District to RM4.5 Residential Multi-Unit District

Purpose: The Applicant is seeking a zoning change in order to permit the construction of a new four-story all residential building, containing three (3) dwelling units. The new development will provide on-site parking for three (3) vehicles, at the rear of the lot. The proposed building will be masonry in construction and measure approximately 44'-10" in height.

NO.18302 (48th WARD) ORDINANCE REFERRED (3-18-15)
DOCUMENT #02015-1366

Common Address: 1221-1227 W Devon and 6351 N Magnolia Ave

Applicant: Loyola Partners LLC (Scott Whelen and Jeff Parkhill)

Owner: Loyola Partners LLC (Scott Whelen and Jeff Parkhill)

Attorney: Law Office of Samuel VP Banks

Change Request: B3-1 Community Shopping District to B3-2 Community Shopping District

Purpose: The Applicant is seeking to amend the zoning at the subject property in order to convert the existing grade level commercial space into two (2) retail/office units and to erect a two-story addition, containing four (4) duplex units, above, at the existing building. The existing one-story commercial building will remain. The Applicant intends to undertake a complete interior demolition and rehabilitation of the existing 1st floor commercial space, in order to convert the area into two (2) separate retail/office units (2,749 sq. ft. and 2,218 sq. ft., respectively). The Applicant also intends to erect a two-story addition, to the existing one-story building, which would contain a single office unit at the rear of the new 2nd floor and four (4) dwelling (duplex) units between the new 2nd and 3rd floors. There will be parking for four (4) vehicles located on-site.