

Summary of a Meeting
Committee on Zoning,
Landmarks & Building Standards
June 9, 2011

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NO. 17217 (49th WARD) ORDINANCE REFERRED (3-9-11)

Common Address: 7100-7110 North Sheridan Road

Applicant: INVERBRASS FUNDS LLC. (See application for full list of LLC partners or owners)

Owner: INVERBRASS FUNDS LLC. (See application for full list of LLC partners or owners)

Attorney: Richard Zulkey

Change Request: RT4 Residential Two-Flat, Townhouse Multi-Unit District to B3-1 Community Shopping District

Purpose: Existing 3 story building with 58 residential units and 6 retail spaces on the first floor. Seek to re-establish the commercial uses presently not allowed to be consistent with B3-1 Community Shopping District Standards such as a computer retail store and retail clothing store.

NO. A-7668 (44th WARD) ORDINANCE REFERRED (1-13-11)

WITHDRAWN

Common Address: 2826-70 North Broadway/ 2827-73 North Clark Street

Applicant: Alderman Thomas Tunney

Change Request: B3-2 Community Shopping District and B3-3 Community Shopping District to B1-2 Neighborhood Shopping District

Purpose: A land use planning measure to bring this lot into conformity with surrounding zoning land and uses

NO. 17253 (44th WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 1120 West Wolfram

Applicant: Marianne Kwiatkowski and Glenn Scumacher

Owner: Marianne Kwiatkowski and Glenn Scumacher

Attorney: Thomas Moore

Change Request: RM-4.5 Residential Multi-Unit District to RS-3 Residential Single Unit (Detached House) District

Purpose: Promised Alderman and Community that they would downzone after obtaining permit to bring building into compliance as a three flat

NO. 17256 (41st WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 6566 North Northwest Highway
Applicant: Joseph and Janette Swiatek
Owner: Joseph and Janette Swiatek
Attorney: Paul Kolpak
Change Request: RS-3 Residential Single Unit (Detached House) District to RT4.5 Residential Two-Flat, Townhouse Multi-Unit District
Purpose: A 6 unit residential building with 6 parking spaces and a building height of 36 feet. There will be no commercial space

NO. 17263 (40th WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 2840 West Foster
Applicant: Alshore House Inc. (Herman Lazar; Debbie Lazar; Sam Brandman; and Rita Brandman)
Owner: Alshore House Inc. (Herman Lazar; Debbie Lazar; Sam Brandman; and Rita Brandman)
Attorney: Silver Law Office (Warren Silver)
Change Request: RS-3 Residential Single Unit (Detached House) District to B1-1 Neighborhood Shopping District
Purpose: The property use will remain as a skilled nursing home. The building and addition will remain one story at height, and the parking at the rear of the site will not change

NO. A-7699 (38th WARD) ORDINANCE REFERRED (4-13-11)

PASS AS AMENDED

Common Address: 6015-21 West Lawrence Avenue/ 4752 North Austin Avenue
Applicant: Alderman Timothy Cullerton
Change Request: RT4 Residential Two-Flat, Townhouse Multi-Unit District and B2-3 Neighborhood Mixed-Use District to RS-2 Residential Single Unit (Detached House) District
Purpose: The proposed change is a land use planning measure to address the potential future of use of these two lots

NO. 17255 (33rd WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 4040 North Kedzie Avenue
Applicant: Code 130 LLC (Bresler Reality and Thomas Lichter Revocable Trust)
Owner: Code 130 LLC (Bresler Reality and Thomas Lichter Revocable Trust)
Attorney: Paul Kolpak
Change Request: B3-1 Community Shopping District to C2-2 Motor-Vehicle Related Commercial District
Purpose: The proposed use is an existing four story commercial building with approx. 20,000 sq.ft. of commercial space which will remain and the proposed zoning will allow for on-site recreational vehicle storage. There will be no residential parking units. The existing building height is 45 feet and there are 25 parking spaces which will remain

NO. A-7708 (31st WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 3170-74 North Milwaukee Avenue; 3180-84 North Milwaukee Avenue;
3192-96 North Milwaukee Avenue; 3198 North Milwaukee Avenue;
3901-09 West Belmont Avenue

Applicant: Alderman Ray Suarez

Change Request: C1-2 Neighborhood Commercial District and C1-3 Neighborhood
Commercial District to B1-1 Neighborhood Shopping District

Purpose: A land use planning measure to assure the surrounding property owners
that the use of land will be suitable to the community

NO. 17251 (27th WARD) ORDINANCE REFERRED (5-4-11)

Common Address: 500 West Division

Applicant: Smart City LLC (Ihor Shvetsov)

Owner: Smart City LLC (Ihor Shvetsov)

Attorney: Law Offices of Samuel V.P. Banks

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

Purpose: In order to permit the construction of a new 4 story residential building
containing 9 dwelling units and 9 on site interior parking spaces. The
height of the proposed building is 49 feet 10 inches

NO. A-7705 (20th WARD) ORDINANCE REFERRED (5-4-11)

Common Address: East 63rd Street; South Ellis Avenue; South Ingleside Avenue

Applicant: Alderman Willie Cochran

Change Request: Residential Planned Development No. 723 to RM-5 Residential Multi-
Unit District

Purpose: To allow construction of a school

NO. A-7704 (1st WARD) ORDINANCE REFERRED (5-4-11)

WITHDRAWN

Common Address: 1540-42 North Western Avenue

Applicant: Alderman Proco Joe Moreno

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

Purpose: To allow the establishment of an electric car facility

LARGE SIGNS OVER 100 SQ.FT. IN DIAMETER, 24FT. ABOVE GRADE

<u>DOC#</u>	<u>WARD</u>	<u>LOCATION/ SIGN</u>	<u>SIGN CO.</u>
Direct Inro	42	162 North Franklin	24 Seven Outdoor
O2011-448	44	3730 North Clark	DeSign Group Signage <u>PASS AS SUBSTITUTED</u>

Historical Landmark Fee Waivers

The following order has been submitted to Waive Historical Landmark Fees for the following properties:

Order: 2011-449

Waive Fees for property located at 5454 South Shore Drive, Ald Hairston (5th Ward)

Proposed Historical Landmark Designation

Ordinances 2011-4177

The proposed recommendation for Historical Landmark Designation of Five Schlitz Brewery-Tied Houses and One Schlitz Stable in the following wards:

9 th Ward	11400 S Front Ave
9 th Ward	11314 S Front Ave (Former Schlitz Stable)
12 th Ward	3456 S Western
32 nd Ward	2159 W Belmont
32 nd Ward	3159 N Southport