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ZONING BOARD OF APPEALS  
OF THE COUNTY OF COOK

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May 12, 2015

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The following is a **Decision Making Agenda** for **Wednesday, May 20th, 2015 at 1:00 P.M., at 69 W. Washington, Suite 2840, Chicago, Illinois 60602.**

**Reference – SU-15-03- Leo & Patricia Orlando** (Owner) Paul Kolpak- Kolpak & Lerner (Applicant) The Subject Property consists of approximately 0.50 acres, located on the South side of Lake Cook Road approximately 202 feet East of Constance Lane in Northfield Township (Cook County Board District #14). The request seeks a Special Use for Unique Use in the R-4 Single Family Residence District to reside and operate a Landscape Business in a single family residence and use the existing garage and shed to store business vehicles. The commonly known address is 4115 Lake Cook Road, Northbrook, Illinois.



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**Comments:** Department of Planning & Development  
Department of Environmental Control  
Department of Public Health  
Department of Building & Zoning

**Objections:** None



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**Continued: Reference #- MA 14-02, SU 14-03 & V 14-18 –Chicago Title Land Trust Agreement 5/9/2013 T#8002361908** -(Owner) / Nicholas J. Ftikas Attorney (Applicant) The Subject Property consists of approximately 44 acres, located north of Techny Road and west of Western Avenue in Northbrook Township (Cook County Board District #14 ). The Map Amendment in the P-2 Open Land District to R-6 General Residence District for a Planned Unit Development (PUD) of 137 residential units. Special Use for a PUD in the R-6 General Residence District for twenty one detached single family homes, seventeen duplex containing thirty four units and eighty two multi-unit (townhomes) for a total of 137 residential units. Variation in the R-6 General Residence District (if granted under companions MA 14-02 & SU 14-03 for PUD) to: (1) reduce rear yard setback for duplex and townhome lots from 40 feet to 25 feet; (2) reduce corner side yard setback for townhome lots from 21.5 feet to 20 feet; (3) increase the F.A.R. for duplex lots from 0.5 feet to 0.66 and (4) increase the F.A.R. for townhome lots from 0.6 feet to 0.73 feet. The commonly known address is 1677 W. Mission Hills, Northbrook, Illinois.

**Comments:** Final Plat Approval

**Misc.**

Very Truly Yours,

Andrew Przybylo  
Secretary

AP:am