

MINUTES OF THE REGULAR MEETING OF THE
ZONING BOARD OF APPEALS

held in Room 201-A and 201-City Council Chambers
on Friday, March 18, 1994

at 9 A.M. and 2:00 P.M.

The following members were present and constituted a quorum:

Joseph J. Spingola
Chairman
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

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Member Martin moved that the Board approve the minutes of the proceedings of the regular meeting of the Zoning Board of Appeals held on February 18, 1994 (as submitted by the Secretary) as the minutes of said meeting.

The motion prevailed by yeas and nays as follows:

Yeas- Spingola, Fornelli, Martin, McCabe-Miele and Moore, Nays- None.

* * * * *

The Board thereupon held its regular meeting, taking action designated on the face of the resolutions.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Mary Lockard
 APPEARANCES FOR: Leslie Ann Jones, Mary Lockard
 APPEARANCES AGAINST:

CAL. NO. 44-94-Z
 MAP NO. 4-F
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 1911-13 S. Jefferson Street
 SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

Variation granted.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	x		
Anthony J. Fornelli	x		
LeRoy K. Martin, Jr.	x		
Gigi McCabe-Miele	x		
Thomas S. Moore	x		

THE RESOLUTION:

WHEREAS, Mary Lockard, owner, on January 30, 1994, filed an application for a variation of the zoning ordinance to permit, in a C1-2 Restricted Commercial District, a cantilevered 2nd story 9.08' x 33.17' deck and room addition to the south side of a 2-story frame 3-dwelling unit building, whose front yard is 7 feet instead of 15 feet, on premises at 1911-13 S. Jefferson Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered December 14, 1993, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.5-4, §8.7-1, §9.7-1."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in a C1-2 Restricted Commercial District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the said use is located in a C1-2 Restricted Commercial District; that the subject site is a 72' x 155' lot improved with a 2-story frame 3-dwelling unit building with the subject cantilevered deck and room addition to the south side of the existing residential building; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district; that the plight of the owner is due to unique circumstances; and that the variation, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation in the application of the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit a cantilevered 2nd story 9.08' x 33.17' deck and room addition to the south side of a 2-story frame 3-dwelling unit building, whose front yard is 7 feet instead of 15 feet, on premises at 1911-13 S. Jefferson Street, upon condition that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Oswaldo Rivero
 APPEARANCES FOR: Oswaldo Rivero
 APPEARANCES AGAINST:

CAL. NO. 45-94-Z
 MAP NO. 8-H
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 1707-09 W. 33rd Street
 SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

Variation granted.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

THE RESOLUTION:

WHEREAS, Oswaldo Rivero, owner, on February 8, 1994, filed an application for a variation of the zoning ordinance to permit, in an R4 General Residence District, the division of a 48' x 125.82' improved zoning lot retaining the existing 2-story brick 2-dwelling unit building on the west half (1709) with no east side yard instead of 2.4 feet for the purpose of erecting a single-family dwelling on the east half (1707), on premises at 1707-09 W. 33rd Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 27, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §5.7-2(1), §7.8-4(1), §11.7-4(1)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R4 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R4 General Residence District; that the subject site is a 48' x 125.82' improved zoning lot containing a 2-story brick 2-dwelling unit building on the west half of the site; that the applicant proposes to erect a single-family dwelling on the east half of the lot to be used as a residence for him and his family; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district; that the plight of the owner is due to unique circumstances; and that the variation, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation in the application of the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit the division of a 48' x 125.82' improved zoning lot retaining the existing 2-story brick 2-dwelling unit building on the west half (1709) with no east side yard instead of 2.4 feet for the purpose of erecting a single-family dwelling on the east half (1707), on premises at 1707-09 W. 33rd Street, upon condition that all applicable ordinances **PAGE 4 OF MINUTES** of the City of Chicago shall be complied **BAZ 12** with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Amadeo Mendez
APPEARANCES FOR:
APPEARANCES AGAINST:

CAL. NO. 46-94-Z
MAP NO. 8-J
MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— 3148 S. Harding Avenue
SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

Case continued to
May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Andrew Zawacki
 APPEARANCES FOR: Andrew Zawacki
 APPEARANCES AGAINST:

CAL. NO. 47-94-Z
 MAP NO. 1-H
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 2340 W. Erie Street

SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

Variations granted.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Andrew Zawack, owner, on February 15, 1994, filed an application for a variation of the zoning ordinance to permit, in an R3 General Residence District, the erection of a 20.83' x 25.09' addition to the 2nd story dwelling unit of a 1 and 2-story brick building containing a non-conforming store on the 1st floor, with no west side yard instead of 5 feet and which addition will result in an 11% (523 sq. ft.) increase in the amount of floor area existing in the building prior to the adoption of the 1957 comprehensive amendment to the zoning ordinance, on premises at 2340 W. Erie Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered February 2, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.6-3, §7.8-3, §11/7-4(1)(7)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R3 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the said use is located in an R3 General Residence District; that the subject site is a 7,462 sq. ft. lot improved with a 1 and 2-story brick building containing a non-conforming commercial premises on the 1st floor; that a garage is located in the rear of the site which straddles the lot to the east which the applicant owns; that the said 20.83' x 25.09' addition to the 2nd story dwelling unit results in a 523 sq. ft. or 11% increase in the amount of floor area existing in the building prior to the adoption of the 1957 comprehensive amendment to the zoning ordinance; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district in that the said addition is necessary to meet the living space requirements of the applicant; that the plight of the owner is due to the necessity of providing additional bedroom space for the applicant's children; that the said addition is compatible with existing residential improvements in the

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block, many of which do not comply with the side yard requirements of the zoning ordinance; and that the variations, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation in the application of the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit the erection of a 20.83' x 25.09' addition to the 2nd story dwelling unit of a 1 and 2-story brick building containing a non-conforming store on the 1st floor, with no west side yard instead of 5 feet and which addition will result in an 11% (523 sq. ft.) increase in the amount of floor area existing in the building prior to the adoption of the 1957 comprehensive amendment to the zoning ordinance, on premises at 2340 W. Erie Street, upon condition that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Public Building Commission of Chicago and Chicago Board of Education CAL. NO. 48-94-Z
 APPEARANCES FOR: Anne L. Fredd MAP NO. 7-J
 APPEARANCES AGAINST: Michael A. Wojcik MINUTES OF MEETING
 March 18, 1994
 PREMISES AFFECTED— 2634-58 N. Monticello Avenue/2637-59 N. Lawndale Avenue
 SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

Variations granted.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele		X	
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Public Building Commission of Chicago and Chicago Board of Education, for the Public Building Commission, owner, on February 14, 1994, filed and subsequently amended, an application for a variation of the zoning ordinance to permit, in an R3 General Residence District, the erection of a 3-story annex addition to an existing elementary school with a 12.6' east front yard and a west front yard of 4.62' instead of 20', whose south side yard will be 5' instead of 12', and with no through lot rear yard instead of 60'. and whose total floor area ratio will be 1.69 instead of 0.70, on premises at 2634-58 N. Monticello Avenue/2637-59 N. Lawndale Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered February 2, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.6-3, §7.7-3, §7.8-3(4), §7.9-3, §11.7-4(1), §11.7-4(7)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R3 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R3 General Residence District; that the subject site is a 70,470 sq. ft. lot improved with the Monroe Elementary School; that the applicants propose to erect a 3-story 43,234 sq. ft. annex to the south side of the existing elementary school which will serve approximately 320 students, pre-school through third grade; that the proposed annex will include 13 classrooms, a dining area and warm-up kitchen which will accommodate both the proposed annex facility and the existing school building, a multi-purpose gymnasium, library, computer room, and needed administrative spaces; that the proposed annex can function as a part or independently of the existing school building; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district in that the proposed annex is necessary to alleviate severe

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overcrowding in the Monroe Elementary School which was originally constructed in 1905; that the plight of the owner is due to the necessity of providing additional needed space to help alleviate overcrowding at the existing school building; that the proposed annex will be compatible with existing residential improvements in the neighborhood and that the variations, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation of the application of the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit the erection of a 3-story annex addition to an existing elementary school with a 12.6' east front yard and a west front yard of 4.62' instead of 20', whose south side yard will be 5' instead of 12', and with no through lot rear yard instead of 60', and whose total floor area ratio will be 1.69 instead of 0.70, on premises at 2634-58 N. Monticello Avenue/2637-59 N. Lawndale Avenue, upon condition that a gate shall be provided to limit access to the blind alley that will be created between the south wall of the existing school and the north wall of the proposed annex addition; that security lighting shall be provided in this blind alleyway; and that applicable provisions of the Chicago Landscape Ordinance shall be complied with; and that all other applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Chicago SMSA Limited Partnership
 APPEARANCES FOR: John J. Riley
 APPEARANCES AGAINST:

CAL. NO. 49-94-S
 MAP NO. 8-H
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 2100 W. 32nd Street
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

Application approved.

THE RESOLUTION:

WHEREAS, Chicago SMSA Limited Partnership, for Tom G. McLain, owner, on February 14, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the construction of an unmanned cellular telephone facility consisting of a 5' antenna atop a 70' high monopole and an electric telephone switching equipment shelter, in a C4 Motor Freight Terminal District, on premises at 2100 W. 32nd Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered February 10, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §9.3-4, §9.4-4."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in a C4 Motor Freight Terminal District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a C4 Motor Freight Terminal District; that the subject site is a 2,480 sq. ft. lot improved with a 1-story garage and warehouse building; that the applicant proposes to erect directly west of the existing warehouse building an unmanned cellular telephone facility consisting of a 5' antenna atop a 70' high monopole and which will be connected to a 12' x 26' x 10' high electronic telephone switching equipment shelter; that cellular telephone systems are laid out on a grid pattern and the spacing and location of the component cells is critical for successful operation of the system; that the proposed use is necessary for the public convenience at this location to meet the public demand for mobile cellular communication systems; that the public health, safety and welfare will be adequately protected in the proposed use which will be operated in compliance with the regulations of the Federal Communications Commission; that the operation is a completely self-monitored facility and is connected to a central office where computers alert personnel of any breach of security or equipment malfunction; that service personnel will visit the site about once every three weeks for customary maintenance; that the proposed use will be compatible with the existing

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mixed commercial and residential improvements in the area and will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the construction of an unmanned cellular telephone facility consisting of a 5' antenna atop a 70' high monopole and an electronic telephone switching equipment shelter, on premises at 2100 W. 32nd Street, upon condition that the antenna and electronic switching equipment shall be serviced and maintained in a manner to preclude any problems of interference with other public and private transmissions; that the proposed antenna and electronic switching equipment and the use thereof shall be operated in compliance with the regulations of the Federal Communications Commission; and that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Cosmopolitcan Community Church
 APPEARANCES FOR: E. Wayne Robinson
 APPEARANCES AGAINST: John L. Wren, et al.

CAL. NO. 50-94-S
 MAP NO. 12-E
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 47-53 E. 53rd Street
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Application approved.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Cosmopolitcan Community Church, owner, on February 14, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of an off-site accessory parking lot for the parking of private passenger automobiles, in an R4 General Residence District, on premises at 47-53 E. 53rd Street, to fulfill the parking requirement for an addition to a church at 5249 S. Wabash Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 4, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.4-1, §7.7-3, §7.9-4."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R4 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advise in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R4 General Residence District; that the subject site is a 20,103 sq. ft. parcel of land presently improved with a 1-story brick vacant commercial building on the north portion of the lot and a vacant paved lot on the south side of the lot; that the applicant proposes to establish an off-site accessory parking lot for 51 automobiles at the site; that the proposed use is necessary for the public convenience at this location to fulfill the parking requirement for a proposed addition to a church at 5249 S. Wabash Avenue; that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed parking lot to be improved and operated under the conditions hereinafter set forth; that the proposed use will be compatible with the existing improvements in the area and will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of an off-site accessory parking lot for the parking of private passenger automobiles, on premises at 47-53

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E. 53rd Street, to fulfill the parking requirement for an addition to a church at 5249 S. Wabash Avenue, upon condition that no use shall be made of the site for the purpose requested until the following conditions shall have been complied with: that the lot shall be used solely for the parking of private passenger automobiles and that no commercial vehicles shall be parked upon said lot at any time; that the subject lot shall be enclosed, excepting the driveways, with steel beam guard rails two feet high; that the lot shall be improved with a compacted macadam base, not less than four inches thick, surfaced with asphaltic concrete or some comparable all-weather dustless material, properly graded to drain to a sewer or sewers located within the lot which shall be connected by drainage tiles to an established City of Chicago sewer; that striping shall be provided; that concrete wheel stops shall be provided; that lighting shall be provided directed away from adjacent residential improvements; that ingress and egress shall be from E. 53rd Street; that there shall be no ingress nor egress via N. Wabash Avenue nor the alley abutting the site to the east; that the driveways shall be constructed in accordance with all applicable ordinances; that all applicable provisions of the Chicago Landscape Ordinance shall be complied with; and that all other applicable ordinances of the City of Chicago shall be complied with before a certificate of occupancy is issued. It shall be the responsibility of the applicant to improve and maintain the property continuously in conformance with the provisions and standards hereby established under this order and Section 5.8-5 of the zoning ordinance.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Nationwide Church

CAL. NO. 51-94-S

APPEARANCES FOR:

MAP NO. 20-G

APPEARANCES AGAINST:

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PREMISES AFFECTED— 7919 S. Ashland Avenue

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Case continued to
May 20, 1994.

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Nationwide Church

CAL. NO. 52-94-S

APPEARANCES FOR:

MAP NO. 20-H

APPEARANCES AGAINST:

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PREMISES AFFECTED— 7930 S. Ashland Avenue

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Case continued to
May 20, 1994.

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
x		
x		
x		
x		
x		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Nationwide Church

CAL. NO. 53-94-S

APPEARANCES FOR:

MAP NO. 20-G

APPEARANCES AGAINST:

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PREMISES AFFECTED— 1547 W. 79th Street

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Case continued to
May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Belgravia Group, Ltd.

CAL. NO. 54-94-S

APPEARANCES FOR: Robert Buono

MAP NO. 3-F

APPEARANCES AGAINST:

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March 18, 1994

PREMISES AFFECTED— 1440 A-O N. Wells Street

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Application approved.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Belgravia Group, Ltd. for LaSalle National Bank, Tr. #10-24935-08, American National Bank and Trust Company of Chicago, Tr. #60843, #48191, #48712, and #105695-07, owners, on January 31, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of dwelling units on the ground floor of a proposed 3-story 14-dwelling unit townhouse building, in a B4-4 Restricted Service District and partly in an R5 General Residence District, on premises at 1440 A-O N. Wells Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 13, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.3-4A(1), §8.4-4(3)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-4 Restricted Service District and partly in an R5 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a B4-4 Restricted Service District and partly in an R5 General Residence District; that the subject site is a 158.75' x 122.08' unimproved lot; that the applicant proposes to erect a 3-story 14-dwelling unit townhouse building with on-site parkingspaces for each unit at the site and is seeking approval for dwelling units on the ground floor of the proposed building; that the proposed use is necessary for the public convenience at this location in that although the subject property is located on a business street in a B4-4 Restricted Service District, the surrounding area is predominantly residential in character and there is no demand for additional business property in this area; that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed residential project which will be operated pursuant to a Homeowners' Association Agreement which will address all operational issues, including maintenance of landscaping and scavenger service, and that adequate off-street parking spaces will be provided for each dwelling unit; that the proposed use will be

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compatible with the predominantly residential character of the area and will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of dwelling units on the ground floor of a proposed 3-story 14-dwelling unit townhouse building, on premises at 1440 A-O N. Wells Street, upon condition that street trees shall be provided as indicated on the site plan prepared by Bauhs and Dring Architects & Planners, dated January 26, 1994, submitted March 18, 1994; and that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Belgravia Group, Ltd.

CAL. NO. 55-95-Z

APPEARANCES FOR: Robert Buono

MAP NO. 3-F

APPEARANCES AGAINST:

MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— 1440 A-O N. Wells Street

SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

Variations granted.

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Belgravia Group, Ltd., for LaSalle National Bank, Tr. #10-24935-08, American National Bank and Trust Company of Chicago, Tr. #60843, #48191, #48712, and #105695-07, owners, on January 31, 1994, filed and subsequently amended an application for a variation of the zoning ordinance to permit, in a B4-4 Restricted Service District and partly in an R5 General Residence District, the erection of a 3-story 14-dwelling unit townhouse building, whose front yard will be zero feet instead of 14.65 feet, whose north side yard will be 6 feet and whose south side yard will be 6.66 feet instead of 15.8 feet each, with no rear yard instead of 30 feet, and with no provision for 1 loading berth, on premises at 1440 A-O N. Wells Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 18, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.7-5, §7.8-5, §7.9-5, §8.7-4, §8.10-4, §11.7-4(1)(4)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-4 Restricted Service District and partly in an R5 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a B4-4 Restricted Service District and partly in an R5 General Residence District; that on March 18, 1994 the Board approved the applicant's special use application for the establishment of dwelling units on the ground floor of the proposed 3-story 14-dwelling unit townhouse building at the subject site in Calendar No. 54-94-S; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district in that the yard variations requested are necessary to provide single-family dwelling units containing adequate living space; that the private roadway to the interior garage parking affords adequate space for all loading needs without requiring a loading berth; that the plight of the owner is due to the size of the property, 158.75' x 122.08', which would make it extremely difficult to construct the proposed dwelling units

MINUTES OF MEETING
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as designed in compliance with the yard setback requirements and off-street loading requirement of the zoning ordinance; that the proposed use will be compatible with existing mixed business and residential improvements in the area, many of which do not comply with the yard setback requirements of the zoning ordinance; and that the variations, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation in the application of the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit the erection of a 3-story 14-dwelling unit townhouse building, whose front yard will be zero feet instead of 14.65 feet, whose north side yard will be 6 feet and whose south side yard will be 6.66 feet instead of 15.8 feet each, with no rear yard instead of 30 feet, and with no provision for 1 loading berth, on premises at 1440 A-O N. Wells Street, upon condition that the proposed 14-dwelling unit townhouse building shall be constructed in accordance with revised plans submitted, dated January 26, 1994; that all garbage receptacles shall be contained within the individual parking garages; that air rights rental shall be secured from the City council for the two dwelling units with bay windows projecting one foot over the N. Wells Street public way; and that all other applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Belgravia Group, Ltd.
 APPEARANCES FOR: Robert Buono
 APPEARANCES AGAINST:

CAL. NO. 56-94-Z
 MAP NO. 3-F
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 1401 A-Y N. Wieland Street
 SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

THE VOTE

Variations granted.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
x		
x		
x		
x		
x		

THE RESOLUTION:

WHEREAS, Belgravia Group, Ltd., for LaSalle National Bank, Tr. #10-24935-08, American National Bank and Trust Company of Chicago, Tr. #60843, #48191, #48712, and #105695-07, owners, on January 31, 1994, filed and subsequently amended, an application for a variation of the zoning ordinance to permit, in an R5 General Residence District, the erection of a 3-story 25-dwelling unit townhouse building, whose front yard will be 7.5 feet instead of 12.24 feet, whose north side yard will be 3 feet instead of 20 feet, whose rear yard will be 18 feet instead of 30 feet, and with no provision for 1 loading berth, on premises at 1401 A-Y N. Wieland Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 18, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.7-5, §7.8-5, §7.9-5, §7.11-5, §11.7-4(1)(4)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R5 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R5 General Residence District; that the subject site is a 440.1' x 102'- unimproved lot; that the applicant proposes to erect a 3-story 25-dwelling unit townhouse building with 2-car garage parking for each residential unit at the subject site; that the property in question cannot yield a reasonable return nor be put to reasonable use if permitted to be used only under the conditions allowed by the regulations in this district in that the yard variations requested are necessary to provide single-family dwelling units containing adequate living space, and that access to the on-site parking garages will be from one driveway on Schiller Street which requires a private roadway on this narrow property; that the plight of the owner is due to the size of the property which would make it extremely difficult to construct the proposed dwelling units as designed in compliance with the yard setback requirements, 1 loading berth,

MINUTES OF MEETING

March 18, 1994

Cal. No. 56-94-Z

and off-street parking requirement of the zoning ordinance; that the proposed use will be compatible with existing mixed business and residential improvements in the area, many of which do not comply with the yard setback requirements of the zoning ordinance; and that the variations, if granted, will not alter the essential character of the locality; it is therefore

RESOLVED, that the Zoning Board of Appeals, by virtue of the authority conferred upon it, does hereby make a variation in the district regulations of the zoning ordinance and that a variation be and it hereby is granted to permit the erection of a 3-story 25-dwelling unit townhouse building, whose front yard will be 7.5 feet instead of 12.24 feet, whose north side yard will be 3 feet instead of 20 feet, whose rear yard will be 18 feet instead of 30 feet, and with no provision for 1 loading berth, on premises at 1401 A-Y N. Wieland Street, upon condition that all garbage receptacles shall be contained within the individual parking garages; and that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Mark Barats & John Floyd

CAL. NO. 57-94-S

APPEARANCES FOR:

MAP NO. 7-M

APPEARANCES AGAINST:

MINUTES OF MEETING

March 18, 1994

PREMISES AFFECTED— 5900 W. Fullerton Street

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Case continued to
May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: American Jewelers, Inc.
 APPEARANCES FOR: William J. Hennessy
 APPEARANCES AGAINST: Dan Crowe

CAL. NO. 58-94-S
 MAP NO. 9-G
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 962-64 W. Belmont Avenue
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Application denied.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
	X	
X		
	X	
	X	
	X	

THE RESOLUTION:

WHEREAS, American Jewelers, Inc, for Maywood Proviso Bank, Tr. #4289, owner, on February 16, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of a pawn shop in a 1-story brick building, in a B4-2 Restricted Service District, on premises at 962-64 W. Belmont Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 12, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.3-3, §8.4-4(8)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-2 Restricted Service District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a B4-2 Restricted Service District; that the subject site is improved with a 1-story vacant store building; that the applicant presently operates a pawn shop at 946 W. Belmont Avenue and seeks to relocate his business to the subject site location; that no evidence was presented to indicate that the proposed use is necessary for the public convenience at this location nor that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed use at the subject site; that the subject site is located near the corner of W. Belmont and N. Sheffield Avenues in an upscale business area and that no evidence was presented to indicated that the establishment of a pawn shop in the subect store premises would not be injurious to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is denied.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Maryville Academy
 APPEARANCES FOR: Donald A. McCarthy, Fr. John Smyth
 APPEARANCES AGAINST:

CAL. NO. 59-94-S
 MAP NO. 12-G
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 5114-44 S. Elizabeth Street
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Application approved.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Maryville Academy, for The Catholic Bishop of Chicago, a corporation sole, owner, on January 18, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of a 64-bed transitional shelter for adolescents who are wards of the state in a 2-story brick vacant school building at the northeast corner of the site, in an R4 General Residence District, on premises at 5114-44 S. Elizabeth Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 7, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.3-4, §7.4-4(8)."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an R4 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R4 General Residence District; that the subject site is improved with 5 buildings consisting of 2 school buildings, a convent, rectory and church; that the site of the proposed transitional shelter is the 2-story brick former school building located at the northeast corner of the site; that the applicant proposes to establish a 64-bed transitional shelter for male adolescents 12 to 17 years of age in the subject building; that the adolescents to be served by the proposed facility are wards of the state who have been abandoned, abused and/or neglected; that the proposed shelter facility will provide emergency shelter, food, clothing, medical care and counseling services on a 24 hour daily basis with professional staff personnel on-site at all times; that the proposed use is necessary for the public convenience at this location to serve the community located in the far south side of the city; that the proposed shelter will be the first transitional shelter for adolescent wards of the state in that area of the city; that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed use under the conditions hereinafter set forth

MINUTES OF MEETING

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and that the facility will meet all applicable provisions of municipal and state ordinances governing the establishment and operation of transitional shelter facilities for wards of the state; that the proposed use of the subject building at the subject site as a transitional shelter facility fulfills a need in the community and is consistent with the historical use of the premises as a school; and that such a use will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of a 64-bed transitional shelter for adolescents who are wards of the state in a 2-story brick vacant school building at the northeast corner of the site, on premises at 5114-44 S. Elizabeth Street, upon condition that the building is brought into compliance with all applicable building code requirements; that the premises shall not be used as a transitional shelter until the building complies with all applicable code regulations; that all other applicable ordinances of the City of Chicago shall be complied with before a permit is issued; and be it further

RESOLVED, that the granting of this special use runs only to the applicant herein, and if said applicant vacates the subject property or transfers the transitional shelter activity to another group or association the special use at the subject site granted herein shall become null and void; and be it further

RESOLVED, that any deviation from the specified use of the subject premises as a transitional shelter facility for adolescent youths or in the number of beds, as stated by the applicant and delineated herein, shall cause the special use granted to immediately become null and void.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Ravenswood Disposal Service, Inc.

CAL. NO. 60-94-S

APPEARANCES FOR:

MAP NO. 1-I

APPEARANCES AGAINST:

MINUTES OF MEETING

PREMISES AFFECTED— Area bounded by W. Fulton St., N. Talman Ave.
W. Lake St., and N. Washtenaw Ave., known as 200-70 N. Talman Avenue.

March 18, 1994

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Case continued to
May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Plote, Inc.
 APPEARANCES FOR: Warren Fuller, Anne M. Burke
 APPEARANCES AGAINST: John Muhr, Erma Tranter, et al.

CAL. NO. 61-94-S
 MAP NO. 9-I
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 3401-3561 N. Rockwell Street
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Application approved.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele		X	
Thomas S. Moore		X	

THE RESOLUTION:

WHEREAS, Plote, Inc., for United Parcel Service, owner, on February 8, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of a reprocessible construction/demolition material facility on a 5-acre site, in an M2-2 General Manufacturing District, on premises at 3401-3561 N. Rockwell Street; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered February 3, 1994, reads:

) "Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §10.3-2."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on February 28, 1994; and

WHEREAS, the district maps show that the premises is located in an M2-2 General Manufacturing District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the said use is located in an M2-2 General Manufacturing District; that on June 23, 1993, the City Council passed an ordinance authorizing the establishment and operation of facilities for the reprocessing and recycling of construction and demolition materials; that the subject site is an approximate 5 acre parcel of land located immediately east of N. Rockwell Street, abutted by Lane Technical High School athletic stadium and field on the east side of the site, a vacant industrial area to the south and a Commonwealth Edison facility to the west, and manufacturing uses to the north; that the applicant seeks special use approval solely for the purpose of recycling concrete taken from and to be reincorporated into the 1994 Phase of the northerly portion of the Kennedy Reconstruction Project; that the applicant has been awarded a contract from the Illinois Department of Transportation to conduct such concrete recycling activities from March 4, 1994 to October 31, 1994 at the subject site; that at the conclusion of the Reconstruction Project in October, 1994, all recycled material and the equipment used in the recycling will be removed from the subject site location, the top soil re-spread, fine graded and seeded with grass at which time possession will be returned to the owner of the property, United Parcel Service;

MINUTES OF MEETING
 March 18, 1994
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that the proposed concrete recycling operation will be conducted in 12 hour shifts with an average of 100 truck trips per day; that ingress and egress to the subject site will be via N. Rockwell Street; that dust and noise emission control systems will be provided at the site; that the proposed use is necessary for the public convenience at this location to provide a concrete recycling facility to facilitate the 1994 Phase of the northerly portion of the Kennedy Expressway Reconstruction Project located in the immediate area and to help accomplish the goals and mandates of the City of Chicago, State of Illinois and Environmental Protection Agencies related to the recycling of disposable materials; that the public health, safety and welfare will be adequately protected in the design, location and operation of the said concrete recycling facility which will be operated under the conditions hereinafter set forth and which will be operated in compliance with all applicable standards of the U.S. Environmental Protection Agency, the Illinois Environmental Protection Agency and the City of Chicago Department of Environment, and in compliance with the performance standards established under Article 10 of the zoning ordinance; that the proposed use of the site will be on a temporary basis from March to October 31st, and that with restoration of the site upon completion of the Kennedy Expressway repair project, the proposed use will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of a reprocessible construction/demolition material facility on a 5-acre site, on premises at 3401-3561 N. Rockwell Street, upon condition that the proposed use shall be a temporary use of the site only, and that the special use granted herein shall expire on October 31, 1994; and that the following conditions shall be complied with at all times during the operation:

1. No construction materials or debris shall be processed between the hours of 7:00 P.M. and 6:00 A.M. unless a waiver is granted by the Department of Environment or at times when the operation would interfere with specific school activities identified by the principals of Lane Technical High School, Gordon Technical High School, and DeVry Institute;
2. No equipment or construction debris shall be placed or stored within 10 feet of any of the site's property lines thereby creating a buffer to adjoining properties;
3. The height of the reprocessible material storage piles shall not exceed 30 feet above existing grade;
4. Material storage piles shall be kept entirely on the Parcel 1 site only as described in the applicant's lease with the owner of the property; and that storage of any materials or equipment on Parcel 2 in conjunction with the operation shall require amended special use application;
5. Sprinkler systems shall be included as part of the crushing equipment to control dust and that a water truck shall be maintained on site to control dust emanating from all storage piles;
6. All truck access to and from the site shall be limited to streets approved by the Chicago Department of Transportation in order to avoid all residential streets and Addison Street during Chicago Cubs home games;

MINUTES OF MEETING

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7. The site shall be secured from pedestrians and automobile traffic by a durable and well-maintained 6 foot fence and that necessary steps shall be taken to secure the site from unauthorized entry;
8. That the applicant shall maintain street sweeping equipment on-site and shall sweep down the entrance and portions of Rockwell Street and other adjacent roadways as necessary to prevent any dust and mud buildup;
9. Tarpaulins shall be provided for trucks conveying concrete and crushed rock to help prevent dust and debris emissions;

that all applicable standards of the U.S. Environmental Protection Agency, the Illinois Environmental Protection Agency and the City of Chicago Department of Environment and the performance standards established under Article 10 of the zoning ordinance shall be complied with; that the applicant shall remove all equipment and material piles and return the site to its existing grade and improve the site upon completion of all reprocessing operations as described in the applicant's lease with the owner of the subject property; that said improvements shall include installation of an aggregate base and topsoil and seeding of topsoil for grass; and that all other applicable ordinances of the City of Chicago shall be complied with before a permit is issued; and be it further

) RESOLVED, that the special use approval granted herein is hereby conditioned upon the applicant posting a performance bond or other security in the amount of one million dollars (\$1,000,000.00) with the Department of Environment for the purpose of insuring that all waste and other materials and equipment are removed from the subject site after the termination date of October 31, 1994 and that the site be restored to the grade level that existed prior to the proposed use and consistent with Section 11-4-2010 of the Municipal Code of Chicago.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Deja Vu, Inc.

CAL. NO. 62-94-S

APPEARANCES FOR:

MAP NO. 4-E

APPEARANCES AGAINST:

MINUTES OF MEETING

March 18, 1994

PREMISES AFFECTED— 2135-41 S. Indiana Avenue

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Case continued
to May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: PMG Incorporated
 APPEARANCES FOR: Gary I. Wigoda, Tom Piazza
 APPEARANCES AGAINST:

CAL. NO. 63-94-A
 MAP NO. 5-G
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 950 W. Webster Avenue
 SUBJECT— Appeal from the decision of the Office of the Zoning Administrator.

ACTION OF BOARD—

THE VOTE

Appeal sustained and the decision of the Office of the Zoning Administrator reversed.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore			X

THE RESOLUTION:

WHEREAS, PMG Incorporated, for Schuberth Real Estate, owner, on February 16, 1994, filed an appeal from the decision of the Office of the Zoning Administrator in refusing to approve a music and dance license for an existing tavern which also has food and beer garden licenses in a 2-story brick building, in a B2-2 Restricted Retail District, on premises at 950 W. Webster Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered February 3, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.3-2."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994; and

WHEREAS, the district maps show that the premises is located in a B2-2 Restricted Retail District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a B2-2 Restricted Retail District in a 2-story brick building containing an existing tavern; that the said tavern also holds food and beer garden licenses and has a licensed juke box; that the appellant seeks a music and dance license to provide light entertainment for his patrons; that such entertainment will not include bands; that a music and dance license may be considered an accessory use for the convenience of the tavern patrons if subordinate in nature to the principal tavern operation; that no violation of the zoning ordinance exists and that the appellant has established the basis of its appeal; it is therefore

RESOLVED, that the appeal be and it hereby is sustained and the decision of the Office of the Zoning Administrator be and it hereby is reversed and he is authorized to permit a music and dance license, as an accessory use only, for an existing tavern which also has food and beer garden licenses in a 2-story brick building, on premises at 950 W. Webster Avenue, upon condition that all applicable ordinances of the City of Chicago shall be complied with before a license is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Hunter's Auto Body
 APPEARANCES FOR: Warren Skora, Tom Chong
 APPEARANCES AGAINST:

CAL. NO. 64-94-A
 MAP NO. 5-M
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 6343 W. Grand Avenue
 SUBJECT— Appeal from the decision of the Office of the Zoning Administrator.

ACTION OF BOARD—

THE VOTE

Appeal sustained and the decision of the Office of the Zoning Administrator reversed.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

THE RESOLUTION:

WHEREAS, Hunter's Auto Body, for Yu Kwon Chong & Jin Hee Chong, owners, on February 4, 1994, filed an appeal from the decision of the Office of the Zoning Administrator in refusing to certify an existing auto repair and body shop business in a 1-story brick building, in a B4-1 Restricted Service District, on premises at 6343 W. Grand Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered December 22, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.3-4."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-1 Restricted Service District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the said use is located in a B4-1 Restricted Service District in a 1-story brick building occupied by an existing auto repair and body shop business; that evidence presented indicates that the subject premises has been occupied by an auto repair and body shop business since prior to the adoption of the 1957 comprehensive amendment to the zoning ordinance; that no violation of the zoning ordinance exists nor is intended and that the appellant has established the basis of its appeal; it is therefore

RESOLVED, that the appeal be and it hereby is sustained and the decision of the Office of the Zoning Administrator be and it hereby is reversed and he is authorized to certify an existing auto repair and body shop business in a 1-story brick building, on premises at 6343 W. Grand Avenue, upon condition that all applicable ordinances of the City of Chicago shall be complied with before a license is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Robert D. Templeton
 APPEARANCES FOR: Robert D. Templeton
 APPEARANCES AGAINST:

CAL. NO. 65-94-A
 MAP NO. 5-K
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 2035 N. Cicero Avenue
 SUBJECT— Appeal from the decision of the Office of the Zoning Administrator.

ACTION OF BOARD—

THE VOTE

Appeal sustained and the decision of the Office of the Zoning Administrator reversed.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Robert D. Templeton, for Mary Herstein, owner, on February 16, 1994, filed an appeal from the decision of the Office of the Zoning Administrator in refusing to certify an existing outdoor automobile sales lot, in a B4-1 Restricted Service District, on premises at 2035 N. Cicero Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered January 10, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.3-4."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-1 Restricted Service District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the said use is located in a B4-1 Restricted Service District; that the appellant has leased the subject property for the past 19 years as an outdoor automobile sales lot; that evidence presented indicates that the property was purchase by the late husband of the owner of the property, Mary Herstein, in October, 1953 as an outdoor automobile sales lot and was operated as such until such time as it was leased to the appellant as an outdoor automobile sales lot; that no violation of the zoning ordinance exists nor is contemplated and that the appellant has established the basis of his appeal and has a right to continue the use of the premises as an outdoor automobile sales lot; it is therefore

RESOLVED, that the appeal be and it hereby is sustained and the decision of the Office of the Zoning Administrator be and it hereby is reversed and he is authorized to certify an existing outdoor automobile sales lot, on premises at 2035 N. Cicero Avenue, upon condition that all applicable ordinances of the City of Chicago shall be complied with before a license is issued.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Albert H. Miller

CAL. NO. 66-94-A

APPEARANCES FOR:

MAP NO. 8-F

APPEARANCES AGAINST:

MINUTES OF MEETING

March 18, 1994

PREMISES AFFECTED— 3830-48 S. Emerald Avenue

SUBJECT— Appeal from the decision of the Office of the Zoning Administrator.

ACTION OF BOARD—

Case continued to
May 20, 1994.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Blaise Guzzo

APPEARANCES FOR:

APPEARANCES AGAINST:

PREMISES AFFECTED— 3111 N. Cicero Avenue

SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

Application withdrawn upon motion of applicant.

CAL. NO. 59-93-S

MAP NO. 7-K

MINUTES OF MEETING

March 18, 1994

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Richard Jezyk

CAL. NO. 9-94-Z

APPEARANCES FOR:

MAP NO. 13-M

APPEARANCES AGAINST:

MINUTES OF MEETING

March 18, 1994

PREMISES AFFECTED— 5842 W. Lawrence Avenue

SUBJECT— Application to vary the requirements of the zoning ordinance.

ACTION OF BOARD—

Application withdrawn upon motion of applicant.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Morgan Park Seventh-Day Adventist Church
 APPEARANCES FOR: Elise Dixon
 APPEARANCES AGAINST:
 PREMISES AFFECTED— 11000 S. Vincennes Avenue
 SUBJECT— Application for the approval of a special use.

CAL. NO. 34-94-S
 MAP NO. 26-H
 MINUTES OF MEETING
 February 18, 1994 and
 March 18, 1994

ACTION OF BOARD—

THE VOTE

Application approved.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
x		
x		
		x
x		
x		

THE RESOLUTION:

WHEREAS, Morgan Park Seventh-Day Adventist Church, owner, on November 22, 1993, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of a community center including gymnasium, day care facility and assembly hall in a proposed 16,000 sq. ft. building, in an R3 General Residence District, on premises at 11000 S. Vincennes Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered November 22, 1994, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §7.3-3, §7.4-3."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meetings held on February 18, 1992 and March 15, 1994 after due notice thereof by publication in the Chicago Sun-Times on January 31, 1994; and

WHEREAS, the district maps show that the premises is located in an R3 General Residence District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in an R3 General Residence District; that the subject site is a 49,950 sq. ft. parcel of land composed of five zoning lots each containing a frame single-family dwelling; that the applicant proposes to establish a community center including a gymnasium, day care facility and assembly hall area which will also be used as a 160-seat worship area; that the proposed use is necessary for the public convenience at this location to meet the needs of the congregation and to provide necessary services in the community; that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed use which will meet all applicable code regulations and which will provide off-street parking to be improved and operated under the conditions hereinafter set forth; that the proposed use will be compatible with existing residential improvements in the area and will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of a community center

MINUTES OF MEETING

February 18, 1994 and
March 18, 1994

Cal. No. 34-94-S

including gymnasium, day care facility and assembly hall in a proposed 16,000 sq. ft. building, on premises at 11000 S. Vincennes Avenue, upon condition that the parking area to be located northwest of the proposed building shall be limited to the parking of private passenger automobiles only and that no commercial vehicles shall be parked upon said parking area at any time; that the parking area shall be improved with a compacted macadam base, not less than 4 inches thick, surfaced with asphaltic concrete or some comparable all-weather dustless material, properly graded to drain to a sewer or sewers located within the lot which shall be connected by drainage tiles to an established City of Chicago sewer; that a 5 foot high decorative wood fence shall be provided on the northwest property line of the parking area to screen the parking from abutting residential properties; that concrete wheel stops shall be provided; that lighting shall be provided directed away from adjacent residential properties; that striping shall be provided; that ingress and egress shall be determined by the Bureau of Traffic Engineering; that the sides of the one-way drop off driveway located in front of the Vincennes Avenue entry shall be constructed at a deeper angle in order to stack more vehicles; that all applicable provisions of the Chicago Landscape Ordinance shall be complied with; and that all other applicable ordinances of the City of Chicago shall be complied with before a permit is issued. It shall be the responsibility of the applicant to improve and maintain the property continuously in conformance with the provisions and standards hereby established under this order.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Methodist Youth Services, Inc.
 APPEARANCES FOR: Arlene Y. Coleman-Romeo
 APPEARANCES AGAINST: Delores Collins

CAL. NO. 36-94-S
 MAP NO. 17-H
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— 1737 W. Touhy Avenue
 SUBJECT— Application for the approval of a special use.

ACTION OF BOARD—

THE VOTE

Application approved.

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele		X	
Thomas S. Moore	X		

THE RESOLUTION:

WHEREAS, Methodist Youth Services, Inc., for Fred R. Wasser, owner, as subsequently amended, on January 3, 1994, filed an application for a special use under the zoning ordinance for the approval of the location and the establishment of a transitional shelter facility to serve homeless youths 12 to 15 years of age, in a 2-story with basement frame building, in a B4-2 Restricted Service District, on premises at 1737 W. Touhy Avenue; and

WHEREAS, the decision of the Office of the Zoning Administrator rendered November 29, 1993, reads:

"Application not approved. Requested certification does not conform with the applicable provisions of the Chicago Zoning Ordinance, Title 17 of the Municipal Code of Chicago, specifically, §8.4-4(1), §8.4-1(15), §11.10-2."

and

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on March 18, 1994, after due notice thereof by publication in the Chicago Sun-Times on January 31, 1994; and

WHEREAS, the district maps show that the premises is located in a B4-2 Restricted Service District; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby makes the following findings of fact: that the proposed use is to be located in a B4-2 Restricted Service District; that the subject site is improved with a 2-story with basement building formerly occupied by a restaurant on the first floor and a dwelling unit on the second floor; that the applicant proposes to establish a transitional shelter facility for eight to a maximum of 10 male youths 12 to 14 years of age at the subject site; that the proposed facility will provide residential diagnostic assessment services such as medical screening, program orientation, assignment of designated child care workers, etc. which initially serves as a guide to those tasks necessary for immediate transition into the therapeutic environment; that youths remaining at the facility for more than 7 days will receive a complete multi-disciplinary diagnostic evaluation prior to final placement; that the youths to be serve at the facility are wards of the state who are neglected and/or abused; that the length of residence for clients will be 90 days to a maximum of 120 days if there are problems in placing the child; that there will be 24-hour 7-day a week close supervision of the residents by professional staff personnel; that all residents leaving the premises for educational or recreational activities will be escorted by staff personnel; that the establishment of a transitional shelter facility

MINUTES OF MEETING

March 18, 1994

Cal. No. 36-94-S

providing diagnostic assessment services at the subject site is necessary for the public convenience at this location to provide a necessary service in the community; that the public health, safety and welfare will be adequately protected in the design, location and operation of the proposed use to be operated under the conditions hereinafter set forth, and that the facility will meet all applicable provisions of municipal and state ordinances governing the establishment of transitional shelter facilities; that the proposed use of the building on the subject site as a transitional shelter facility for diagnostic assessment services is compatible with the existing residential improvements in the area and will not cause substantial injury to the value of other property in the neighborhood; it is therefore

RESOLVED, that the application for a special use be and it hereby is approved and the Zoning Administrator is authorized to permit the establishment of a transitional shelter facility to serve homeless youths in a 2-story with basement frame building, on premises at 1737 W. Touhy Avenue, upon condition that the premises shall not be used as a shelter until the building complies with all applicable code regulations; that the facility shall be limited to no more than 8 male youths between the ages of 12 and 14; that the facility shall be maintained as a diagnostic assessment center only and shall not be converted to a half-way house; that the facility shall maintain a staff/resident ratio of 1 to 4; that the facility shall provide a continuous program of supervision and control of the residents throughout the day; and that all applicable ordinances of the City of Chicago shall be complied with before a permit is issued; and be it further

RESOLVED, that the granting of this special use runs only to the applicant herein and if said applicant vacates the subject property or transfers the transitional shelter activity to another group or association the special use at the subject site granted herein shall become null and void; and be it further

RESOLVED, that any deviation from the specified use of the subject premises as a transitional shelter facility providing diagnostic assessment services only or any increase in the number of clients to be served or ages of the clients, as resolved by the Board and delineated herein, shall cause the special use granted to immediately become null and void.

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 67-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (5th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

~~5559 S. Cottage Grove (6)~~
 6613 S. Cottage Grove (1)
 6659 S. Cottage Grove (2)
~~7707 S. Cottage Grove (2)~~
 7801 S. Cottage Grove (1)
~~7831 S. Cottage Grove (2)~~
 6749 S. Dorchester (1)
 7704 S. Greenwood (3)
 7855 S. Greenwood (1)
 7458 S. Jeffery (1)
~~7283 S. South Chicago (4)~~
 7683 S. South Chicago (1)
 5500 S. South Shore Dr. (1)
 7059 S. South Shore Dr. (1)
 5600 S. Stony Island (1)
 6832 S. Stony Island (1)
~~6990 S. Stony Island (1)~~

7030 S. Stony Island (1)
 7159 S. Stony Island (3)
 7234 S. Stony Island (1)
 7158 S. Woodlawn (1)
 830 E. 56th St. (1)
~~1026 E. 67th St. (3)~~
 2000 E. 67th St. (4)
 2338 E. 67th St. (1)
 1547 E. 67th Pl. (1)
 1356 E. 70th St. (2)
 1200 E. 71st St. (1)
 1225 E. 71st St. (1)
~~1425 E. 71st St. (1)~~
 2147 E. 71st St. (4)
 814 E. 75th St. (1)
 1335 E. 76th St. (1)
~~1550 E. 79th St. (1)~~

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 68-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (6th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | |
|------------------------------------|--------------------------------|
| 7358 S. Cottage Grove (1) | 108 E. 71st St. (2) |
| 7450 S. Cottage Grove (1) | 130 E. 71st St. (2) |
| 6730 S. Halsted (1) | 400 E. 71st St. (2) |
| 6858 S. Halsted (4) | 628 E. 71st St. (2) |
| 7500 S. Indiana (1) | 130 E. 75th St. (2) |
| 7901 S. Martin Luther King Dr. (1) | 346 E. 75th St. (1) |
| 8001 S. Martin Luther King Dr. (5) | 400 E. 75th St. (2) |
| 8304 S. Martin Luther King Dr. (2) | 120 E. 87th St. (1) |
| 9500 S. Martin Luther King Dr (2) | 644 E. 87th St. (1) |
| 7501 S. State (3) | 558 E. 95th St. (2) |
| 7729 S. State (1) | 558 E. 79th St. (3) |
| 8753 S. State (1) | 559 E. 79th St. (1) |
| 9040 S. St. Lawrence (2) | |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 69-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (7th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

- 8766 S. Burley (2)
- 7100 S. Coles (2)
- 9500 S. Colfax (2)
- ~~8458 S. Commercial (1)~~
- ~~8554 S. Commercial (2)~~
- 7953 S. Escanaba (2)
- 7162 S. Exchange (6)
- 7256 S. Exchange (4)
- ~~7326 S. Exchange (1)~~
- 7520 S. Exchange (2)
- 7945 S. Exchange (1)
- 8027 S. Exchange (2)
- ~~8233 S. Exchange (2)~~
- ~~9140 S. Exchange (1)~~
- 9501 S. Jeffery (1)
- 9527 S. Jeffery (1)
- 8700 S. Saginaw (2)
- ~~8700 S. South Chicago (1)~~
- 8887 S. South Chicago (1)

- 8901 S. South Chicago (2)
- ~~9142 S. South Chicago (2)~~
- ~~7901 S. Yates (2)~~
- 8700 S. Yates (1)
- 9729 S. Yates (1)
- ~~2347 E. 75th St. (3)~~
- 2532 E. 75th St. (3)
- 2660 E. 76th St. (2)
- 2635 E. 79th St. (5)
- 2801 E. 79th St. (2)
- 3126 E. 79th St. (1)
- 2423 E. 82nd St. (2)
- 2858 E. 83rd St. (4)
- 2824 E. 87th St. (3)
- ~~1901 E. 95th St. (1)~~
- 2015 E. 95th St. (4)
- 2101 E. 95th St. (1)
- ~~2263 E. 95th St. (2)~~
- 2544 E. 95th St. (2)

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 70-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (8th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

8126 S. Stony Island Ave. (3)
 8524 S. Stony Island Ave. (2)
~~8544 S. Stony Island Ave. (1)~~
 9258 S. Stony Island Ave. (1)
~~2161 E. 75th Street (1)~~

1652 E. 79th Street (3)
~~1816 E. 83rd Street (2)~~
 1800 E. 87th Street (2)
~~2024 E. 93rd Street (2)~~

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 71-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (10th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

~~10657 S. Ewing (1)~~
 10751 S. Ewing (2)
 9355 S. Kreiter (3)
 12201 S. Oglesby (1)
 12200 S. Stony Island (2)
 12600 S. Stony Island (1)
 10359 S. Torrence (2)
 10401 S. Torrence (2)
 10758 S. Torrence (2)
 11236 S. Torrence (2)
 11700 S. Torrence (1)
 12200 S. Torrence (1)
 12600 S. Torrence (2)
 13000 S. Torrence (2)
 3104 E. 91st St. (2)
~~3300 E. 91st St. (2)~~
 3010 E. 92nd St. (1)
 3029 E. 92nd St. (3)

11610 S. Avenue O (4)
~~13201 S. Baltimore (1)~~
~~13258 S. Baltimore (1)~~
 10259 S. Bensley (1)
 8261 S. Brandon (2)
 8459 S. Burley (2)
 11600 S. Burley (2)
 11602 S. Burley (1)
 10800 S. Calhoun (3)
 9052 S. Commercial (2)
 9157 S. Commercial (2)
 9501 S. Commercial (1)
~~10203 S. Commercial (1)~~
~~9247 S. Eggleston (1)~~
 9331 S. Ewing (1)
~~9420 S. Ewing (1)~~
 10063 S. Ewing (1)
 10501 S. Ewing (2)

3421 E. 95th St. (2)
 3434 E. 95th St. (2)
 3522 E. 95th St. (1)
 3730 E. 95th St. (1)
 4001 E. 98th St. (3)
 2416 E. 100th St. (3)
 2400 E. 105th St. (1)
 2664 E. 106th St. (2)
 3600 E. 106th St. (1)
 3625 E. 106th St. (2)
 2900 E. 108th St. (1)
 857 E. 111th St. (4)
 3737 E. 114th St. (1)
 3020 E. 91st St. (2)
 8801 S. Houston (1)
~~3042 E. 92nd St. (1)~~
 2717 E. 95th St. (1)
~~2928 E. 95th St. (1)~~

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 72-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (11th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | | |
|---------------------|--------------------------------|--------------------------------|
| 3410 S. Archer (2) | 4646 S. Halsted (1) | 335 W. 31st St. (1) |
| 3414 S. Archer (3) | 3156 S. May (1) | 420 W. 31st St. (2) |
| 2733 S. Archer (1) | 3332 S. Morgan (1) | 731 W. 31st St. (3) |
| 3145 S. Ashland (3) | 554 W. Pershing (1) | 742 W. 31st St. (2) |
| 3150 S. Ashland (1) | 1020 W. Pershing (1) | 1820 W. 31st St. (3) |
| 3204 S. Ashland (1) | 2901 S Poplar (1) | 500 W. 32nd St. (1) |
| 3205 S. Ashland (2) | 3042 S. Quinn (3) | 164 W. 35th St. (5) |
| 3516 S. Ashland (2) | 647 W. Root (1) | 333 W. 35th St. (2) |
| 4133 S. Ashland (1) | 4300 S. Union (2) | 500 W. 35th St. (1) |
| 4401 S. Ashland (1) | 3459 S. Wallace (1) | 1546 W. 35th St. (1) |
| 3501 S. Emerald (2) | 3758 S. Wallace (1) | 2013 W. 35th St. (1) |
| 3033 S. Halsted (1) | 4400 S. Western (2) | 1250 W. 46th St. (1) |
| 3564 S. Halsted (1) | 436 W. 25th Pl. (2) | 1251 W. 46th St. (1) |
| 3857 S. Halsted (1) | 444 W. 26th St. (2) | 718 W. 47th St. (1) |
| 4150 S. Halsted (1) | 301 W. 31st St. (1) | 2600 W. 47th St. (2) |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
APPEARANCES FOR: Michael Hayes, Robert Cushing
APPEARANCES AGAINST:

CAL. NO. 73-94-A

MAP NO.

MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— See addresses below (14th Ward batch)

SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

5808 S. Kedzie (1)
6500 S. Kedzie (1)

2959 W. Pershing (2)
2926 W. 63rd St. (2)

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 74-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (17th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | | |
|-----------------------|------------------------------------|------------------------------------|
| 1457 W. Marquette (2) | 7545 S. Vincennes (1) | 231 W. 76th Street (1) |
| 7356 S. Morgan (4) | 7700 S. Vincennes (2) | 241 W. 76th Street (3) |
| 7844 S. Morgan (2) | 7720 S. Vincennes (1) | 110 W. 79th Street (2) |
| 6500 S. Racine (2) | 7936 S. Vincennes (2) | 122 W. 79th Street (2) |
| 6701 S. Racine (4) | 1601 W. 69th Street (1) | 201 W. 79th Street (2) |
| 7247 S. Racine (2) | 1003 W. 69th Street (3) | 341 W. 79th Street (3) |
| 7401 S. Racine (1) | 1153 W. 69th Street (2) | 1000 W. 79th Street (2) |
| 7433 S. Racine (2) | 1159 W. 69th Street (1) | 1136 W. 79th Street (2) |
| 7555 S. Racine (2) | 1420 W. 69th Street (2) | 1400 W. 79th Street (7) |
| 7701 S. Racine (2) | 844 W. 71st Street (1) | 1528 W. 79th Street (2) |
| 7801 S. Racine (1) | 251 W. 75th Street (2) | 1720 W. 79th Street (2) |
| 7600 S. Sangamon (2) | | |
| 7024 S. Aberdeen (2) | 7558 S. Ashland (2) | 7950 S. Halsted (2) |
| 7430 S. Ada (1) | 7651 S. Ashland (1) | 7959 S. Halsted (1) |
| 6709 S. Ashland (2) | 7659 S. Ashland (1) | 8033 S. Halsted (1) |
| 7059 S. Ashland (2) | 7332 S. Halsted (2) | 8058 S. Halsted (2) |
| 7256 S. Ashland (4) | 7519 S. Halsted (1) | 6660 S. Harvard (1) |
| 7311 S. Ashland (2) | 7540 S. Halsted (1) | 6458 S. Laflin (2) |
| 7347 S. Ashland (2) | 7600 S. Halsted (2) | 6859 S. Loomis (4) |
| 7350 S. Ashland (1) | 7656 S. Halsted (1) | 7425 S. Loomis (1) |
| 7415 S. Ashland (1) | 7929 S. Halsted (2) | 7814 S. Lowe (1) |
| 7520 S. Ashland (1) | | |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 75-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (19th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

~~11173 S. Hermosa (1)~~
~~11059 S. Homewood (1)~~
 11106 S. Longwood (3)
 11055 S. Pulaski (1)
 10500 S. Vincennes (1)
 10658 S. Vincennes (1)

~~9059 S. Western (2)~~
~~10115 S. Western (1)~~
~~1970 W. 95th St. (2)~~
~~2118 W. 95th St. (1)~~
~~2156 W. 95th St. (1)~~

1901 W. 107th St. (1)
~~3301 W. 111th St. (1)~~
 10516 S. Western (1)
~~10945 S. Western (1)~~
~~11055 S. Western (2)~~
~~11461 S. Western (1)~~

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 76-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (20th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | | |
|-----------------------|-------------------------------------|----------------------|
| 48 E. Garfield (2) | 5924 S. Princeton (1) | 201 E. 61st St. (1) |
| 119 E. Garfield (2) | 5517 S. State (1) | 301 E. 61st St. (2) |
| 6000 S. King Dr. (2) | 6255 S. State (2) | 316 E. 61st St. (6) |
| 6010 S. King Dr. (2) | 6661 S. State (1) | 401 E. 61st St. (2) |
| 6020 S. King Dr. (1) | 8318 S. Stony Island (2) | 1200 E. 63rd St. (2) |
| 5107 S. Michigan (3) | 6324 S. Stony Island (2) | 2100 E. 63rd St. (2) |
| 5627 S. Michigan (1) | 5859 S. Wentworth (2) | 648 E. 67th St. (2) |
| 6115 S. Prarie (1) | 239 E. 51st St. (3) | 229 E. 69th St. (2) |
| 5647 S. Princeton (1) | | |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 77-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (21st Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | | |
|--------------------------------|-----------------------------------|------------------------------------|
| 11250 S. Ada (1) | 8105 S. Vincennes (1) | 1325 W. 87th Street (1) |
| 8721 S. Ashland (3) | 8216 S. Vincennes (1) | 1351 W. 87th Street (1) |
| 8800 S. Ashland (1) | 8531 S. Vincennes (1) | 1805 W. 87th Street (1) |
| 8821 S. Ashland (1) | 8655 S. Vincennes (1) | 180 W. 91st Street (1) |
| 8920 S. Ashland (1) | 9234 S. Vincennes (1) | 14 W. 95th Street (1) |
| 8945 S. Ashland (1) | 9440 S. Vincennes (1) | 36 W. 95th Street (2) |
| 9001 S. Ashland (2) | 9516 S. Vincennes (2) | 41 W. 95th Street (2) |
| 9131 S. Ashland (2) | 9700 S. Vincennes (2) | 125 W. 95th Street (1) |
| 9134 S. Ashland (1) | 9846 S. Vincennes (3) | 433 W. 95th Street (2) |
| 9205 S. Ashland (2) | 9906 S. Vincennes (1) | 458 W. 95th Street (1) |
| 9400 S. Ashland (2) | 10118 S. Vincennes (1) | 965 W. 95th Street (1) |
| 9443 S. Ashland (2) | 10335 S. Vincennes (1) | 1037 W. 95th Street (2) |
| 8158 S. Halsted (2) | 10936 S. Vincennes (2) | 1040 W. 95th Street (1) |
| 8220 S. Halsted (1) | 11201 S. Vincennes (2) | 1106 W. 95th Street (2) |
| 8301 S. Halsted (2) | 11230 S. Vincennes (1) | 1221 W. 95th Street (2) |
| 8700 S. Halsted (1) | 1155 W. 81st Street (2) | 1400 W. 95th Street (2) |
| 8801 S. Halsted (2) | 650 W. 83rd Street (1) | 1421 W. 95th Street (2) |
| 9206 S. Halsted (1) | 15 W. 87th Street (5) | 1329 W. 99th Street (1) |
| 9320 S. Halsted (1) | 112 W. 87th Street (6) | 1100 W. 103rd Street (2) |
| 9323 S. Halsted (1) | 125 W. 87th Street (5) | 1308 W. 103rd Street (2) |
| 9455 S. Halsted (2) | 200 W. 87th Street (1) | 1357 W. 103rd Street (1) |
| 8650 S. Morgan (2) | 440 W. 87th Street (1) | 1117 W. 111th Street (2) |
| 8257 S. Racine (1) | 1321 W. 87th Street (1) | 1448 W. 115th Street (2) |
| 8100 S. Vincennes (2) | | |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 78-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (22nd Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

3059 S. Central Park (1)	4216 W. Ogden (1)	3101 S. Pulaski (3)
3401 W. Cermak (2)	4400 W. Ogden (1)	2859 S. Trumbull (1)
3158 S. Harding (1)	2150 S. Pulaski (2)	4320 W. 19th Street (1)
2020 S. Kildare (1)	2512 S. Pulaski (1)	3724 W. 26th Street (2)
1869 S. Kostner (2)	2634 S. Pulaski (2)	3814 W. 26th Street (4)
2758 S. Lawndale (1)	2637 S. Pulaski (3)	

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 79-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (29th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

~~1155 N. Central (4)~~
~~5950 W. Chicago (2)~~
~~5900 W. Iowa (2)~~

3920 W. Chciago (1)
 5955 W. Division (2)
~~100 S. Laramie (2)~~

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 80-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (33rd Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

~~2800 W. Addison (4)~~
~~3159 W. Addison (1)~~
 3212 W. Addison (4)
~~3758 N. Albany (1)~~
~~3008 W. Belmont (1)~~
 3260 W. Belmont (2)
 3300 W. Belmont (3)
 3140 N. California (2)
 4201 N. California (4)
 3570 N. Elston (4)
 3877 N. Elston (1)
 3976 N. Elston (1)
 2816 W. Irving Park (2)

2834 W. Irving Park (1)
 3134 W. Irving Park (1)
~~3200 W. Irving Park (1)~~
 3234 W. Irving Park (2)
 3622 W. Irving Park (1)
 3523 N. Kedzie (2)
~~3543 N. Kedzie (1)~~
 3800 N. Kedzie (2)
 3850 N. Kedzie (1)
~~4234 N. Kedzie (2)~~
 4343 N. Kedzie (2)
 4416 N. Kedzie (1)

~~4724 N. Kedzie (2)~~
 2449 W. Lawrence (2)
 2547 W. Lawrence (2)
~~2721 W. Lawrence (1)~~
 3056 W. Lawrence (1)
 2800 W. Montrose (1)
 3359 W. Montrose (4)
 3600 W. Montrose (3)
 3330 N. Kimball (1)
 4360 N. Kimball (3)
 4648 N. Rockwell (1)
 3944 N. Sawyer (2)

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 81-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (35th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

- | | | |
|------------------------|----------------------------------|------------------------|
| 2815 W. Armitage (2) | 3350 W. Diversey (2) | 2610 N. Milwaukee (1) |
| 2901 W. Armitage (4) | 3522 W. Diversey (1) | 2633 N. Milwaukee (3) |
| 3110 W. Armitage (4) | 2630 N. Emmett (1) | 2865 N. Milwaukee (2) |
| 3245 W. Armitage (2) | 2811 W. Fullerton (2) | 2912 N. Milwaukee (1) |
| 2957 W. Belden (2) | 3267 W. Fullerton (2) | 2215 N. Sacramento (2) |
| 3355 W. Belmont (5) | 3800 W. Fullerton (1) | 2811 N. Sacramento (2) |
| 3401 W. Belmont (1) | 2601 N. Hamlin (1) | 2951 N. Sacramento (1) |
| 2211 N. California (3) | 2618 N. Kedzie (2) | 3634 W. Wrightwood (2) |
| 2342 N. California (1) | 2246 N. Milwaukee (2) | 3658 W. Wrightwood (1) |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 82-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (39th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

6020 N. Cicero (2)
 6045 N. Cicero (1)
 3450 W. Foster (2)
 4632 N. Kedzie (2)

4648 N. Kedzie (1)
~~5600 N. Kimball (3)~~
 4600 N. Lawndale (2)
 3700 W. Montrose (2)

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Illinois Bell Telephone Co.
 APPEARANCES FOR: Michael Hayes, Robert Cushing
 APPEARANCES AGAINST:

CAL. NO. 83-94-A
 MAP NO.
 MINUTES OF MEETING
 March 18, 1994

PREMISES AFFECTED— See addresses below (40th Ward batch)
 SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
 Anthony J. Fornelli
 LeRoy K. Martin, Jr.
 Gigi McCabe-Miele
 Thomas S. Moore

	AFFIRMATIVE	NEGATIVE	ABSENT
Joseph J. Spingola	X		
Anthony J. Fornelli	X		
LeRoy K. Martin, Jr.	X		
Gigi McCabe-Miele	X		
Thomas S. Moore	X		

- | | | |
|---------------------------------|-----------------------|---------------------------------|
| 5550 N. Ashland (2) | 1701 W. Devon (1) | 5434 N. Lincoln (1) |
| 6162 N. Broadway (2) | 1972 W. Foster (2) | 5627 N. Lincoln (1) |
| 5340 N. Broadway (1) | 2760 W. Foster (1) | 5952 N. Lincoln (1) |
| 753 W. Catalpa (2) | 3040 W. Foster (1) | 2935 W. Peterson (1) |
| 5440 N. Clark (2) | 5100 N. Francisco (1) | 5940 N. Ridge (2) |
| 5600 N. Clark (1) | 5050 N. Lincoln (1) | 6056 N. Ridge (1) |
| 5970 N. Clark (4) | 5100 N. Lincoln (1) | 6400 N. Sheridan (1) |
| 6258 N. Clark (2) | 5230 N. Lincoln (1) | 5201 N. Western (2) |
| 5110 N. Damen (1) | 5308 N. Lincoln (1) | 5206 N. Western (4) |
| 1325 W. Devon (1) | 5346 N. Lincoln (1) | 5330 N. Western (2) |
| 1500 W. Devon (1) | 5350 N. Lincoln (1) | |

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 808

APPLICANT: Illinois Bell Telephone Co.
APPEARANCES FOR: Michael Hayes, Robert Cushing
APPEARANCES AGAINST:

CAL. NO. 84-94-A
MAP NO.
MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— See addresses below (44th Ward batch)
SUBJECT— Appeal from the Zoning Administrator's denial of Exception requests for the installation of outdoor public telephones.

ACTION OF BOARD—

Appeals withdrawn upon motion of appellant, with prejudice.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

3646 N. Broadway (4)

3720 N. Broadway (1)

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Colmar Inc.
APPEARANCES FOR: Norma Herrera
APPEARANCES AGAINST:

CAL. NO. 85-94-A
MAP NO.
MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— 8847 S. Commercial Avenue
SUBJECT— Appeal from the Zoning Administrator's denial of an Exception request for the installation of 2 outdoor public telephones.

ACTION OF BOARD—

Case continued to April 15, 1994 and remanded to the Department of Zoning with direction that the Zoning Administrator makes a determination in this case, pursuant to Sections 5.1(1)(2) and 5.3 of the Zoning Ordinance, as to why Section 8.3-5 A(3) is not applicable to the establishment of outdoor public telephones and provide a written report of his findings to the Board.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

AFFIRMATIVE	NEGATIVE	ABSENT
x		
x		
x		
x		
x		

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 806

APPLICANT: Ameri-Tel, Inc.
APPEARANCES FOR: John J. Pikarski, Jr.
APPEARANCES AGAINST:

CAL. NO. 86-94-A
MAP NO.
MINUTES OF MEETING
March 18, 1994

PREMISES AFFECTED— 4804 S. Throop Street

SUBJECT— Appeal from the Zoning Administrator's denial of an Exception request for the installation of an outdoor public telephone.

ACTION OF BOARD—

Case continued to May 20, 1994 and remanded to the Department of Zoning with direction that the Zoning Administrator makes a determination in this case, pursuant to Sections 5.1(1)(2), 5.3 and 7.2 of the Zoning Ordinance, as to why outdoor public telephones operating as proprietary for-profit business uses can be established in a Residential District and provide a written report of his findings to the Board.

THE VOTE

Joseph J. Spingola
Anthony J. Fornelli
LeRoy K. Martin, Jr.
Gigi McCabe-Miele
Thomas S. Moore

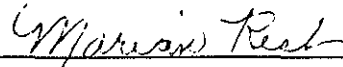
AFFIRMATIVE	NEGATIVE	ABSENT
X		
X		
X		
X		
X		

MINUTES OF MEETING

March 18, 1994

Member Fornelli moved that the Board do now adjourn.

The motion prevailed and the Board adjourned to meet in regular meeting on April 15, 1994.



Secretary

April