



**AGENDA FOR REGULAR MEETING  
VILLAGE OF TINLEY PARK  
ZONING BOARD OF APPEALS  
November 10, 2016 – 7:30 P.M.  
Council Chambers  
Village Hall – 16250 S. Oak Park Avenue**

**Meeting Called to Order**

**Pledge of Allegiance**

**Roll Call Taken**

**Approval of Minutes – August 25, 2016 Regular Meeting**

**ITEM 1:**

**Public Hearing #1:**

**REQUEST WITHDRAWN: SYLVAN LEARNING CENTER – 9501 171<sup>ST</sup> STREET, UNIT E – VARIATION FROM THE MAXIMUM SIGN FACE AREA AND MAXIMUM LETTER HEIGHT – WALL SIGN**

Consider recommending that the Village Board grant a Variation to the Petitioner, Jim Cronin of Sylvan Learning Center, the following Variations for a permanent wall sign:

1. A 16.08 square foot Variation from Section IX.D.3.a. where the maximum sign face area permitted for a permanent wall sign at 9501 171st Street, Unit E is twenty (20) square feet; and
2. A six inch (6”) Variation from Section IX.D.3.a. where the maximum letter height permitted for a permanent wall sign at 9501 171st Street, Unit E is thirty inches (30”).

These Variations would allow the Petitioner to install a 36.08 square foot permanent wall sign with thirty-six (36”) tall letters at 9501 171<sup>st</sup> Street, Unit E in the B-3 PD (General Business and Commercial, Planned Unit Development) Zoning District and the Park Hills Towne Centre Planned Unit Development and the Park Hills Towne Centre Subdivision.

**Close Public Hearing #1**

**ITEM 2:**

**Workshop:**

**STATUS UPDATE: TEXT AMENDMENT FOR FENCE REGULATIONS**

**ITEM 3:**

**Public Hearing #2:**

**SCHNEIDER – 6220 CARLSBAD DRIVE – VARIATION FROM THE REQUIRED FRONT YARD SETBACK – FENCE**

Consider recommending that the Village Board grant a Variation to the Petitioner, Gail Schneider, which would allow for a fence, including:

1. A fifteen foot (15’) Variation from Section V.B. Schedule II (Schedule of District Requirements) where the front yard setback requirement is twenty-five feet (25’).

This Variation would allow the Petitioner to install a new six foot (6') tall PVC privacy fence at a ten foot (10') setback on the east (Beverly Avenue) side of this corner lot at 6220 Carlsbad Drive in the R-4 (Single-Family Residential) Zoning District and within the Lancaster Highlands Subdivision. The proposed fence would replace the existing deteriorating wood fence that was installed at a zero foot (0') setback along the east (Beverly Avenue) side of the property.

**Close Public Hearing #2**

**ITEM 4:**  
**Public Hearing #3:**

**LUKASZCZYK – 17658 HIGHLAND AVENUE – VARIATION FROM THE REQUIRED FRONT YARD SETBACK – FENCE**

Consider recommending that the Village Board grant a Variation to the Petitioner, Edyta Lukaszczyk, which would allow for a fence, including:

1. A thirty foot (30') Variation from Section V.B. Schedule II (Schedule of District Requirements) where the front yard setback requirement is thirty feet (30').

This Variation would allow the Petitioner to replace an existing dilapidated wood fence with a new six foot (6') tall wood privacy fence at a zero foot (0') setback on the south (177th Street) side of this corner lot at 17658 Highland Avenue in the R-2 (Single-Family Residential) Zoning District and within the Elmore's Ridgeland Avenue Estates Subdivision.

**Close Public Hearing #3**

**ITEM 5:**  
**Public Hearing #4:**

**HICKEY – 16309 66<sup>TH</sup> COURT – VARIATION FROM THE REQUIRED FRONT YARD SETBACK – FENCE**

Consider recommending that the Village Board grant a Variation to the Petitioner, Kevin Hickey, which would allow for a fence, including:

1. A twenty-five foot (25') Variation from Section V.B. Schedule II (Schedule of District Requirements) of the Zoning Ordinance where the front yard setback requirement is twenty-five feet (25').

This Variation would allow the Petitioner to install a new four-foot (4') tall open-style aluminum fence at a zero foot (0') setback on the east (163<sup>rd</sup> Place) side of this corner lot at 16309 66<sup>th</sup> Court in the R-4 (Single-Family Residential) Zoning District and within the Tinley Terrace Subdivision.

**Close Public Hearing #4**

**Good of the Order**

**Receive Comments from the Public**

**Adjournment**