

# AGENDA

## Planning & Zoning Committee

City of Palos Heights

SPECIAL DAY & TIME: Wednesday, July 21, 2021, 6:00 p.m.

### LOCATION:

City of Palos Heights City Hall

7607 W. College Drive, Palos Heights, IL 60463



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1. Call to Order
2. Roll Call
3. Approval of P&Z Committee Meeting Minutes: April 21, 2021
4. New Business

4(a) **DOCKET 2021-04:** a petition filed by William Shaughnessy...  
Request withdrawn

4(b) **DOCKET 2021-05:** A petition filed by Craig & Julie Demakes...

**Motion:** to allow a 3-foot Side Yard Setback along the east property line, in lieu of the required 10-foot Side Yard Setback, which variance is limited to the distance of the length of a detached garage in the rear yard of the residential property located at 6819 W. Evergreen Avenue, and contained within PIN # 24-31-108-013-0000.

ZBA Vote: (Monday 07/12/21):  5  Yes,  0  No; **Motion carried**

4(c) **DOCKET 2021-06:** A petition filed by Samir Nijmeh...

**Motion:** to allow a 6-foot privacy fence to extend beyond the southern building line to the south property line along the one-lot block of 126th Street, in lieu of the required 0 feet beyond the front building line, thence easterly to the east property line, thence northerly along the east property line to the north property line for the principal residence located on the corner lot at 12561 S. 68th Court, and contained within PIN 24-30-325-007-0000.

ZBA Vote: (Monday 07/12/21):  4  Yes,  1  No; **Motion carried**

4(d) **DOCKET 2021-07:** A petition filed by Jeff Welsh...

**Motion:** to allow an oversized detached garage containing an enclosed area of 1,200 square feet in lieu of 660 square feet, and a height of 17 feet in lieu of 15 feet, and a 6-foot Side Yard Setback along the west property line, in lieu of the required 10-foot Side Yard Setback, which Side Yard Setback variance is limited to the distance of the length of a detached garage in the rear yard of the residential property located at 7620 Carmichael Drive, and contained within PIN 23-25-301-095-0000.

ZBA Vote: (Monday 07/12/21):  5  Yes,  0  No; **Motion carried**

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- 4(e) **DOCKET 2021-08:** A petition filed by Jaya Vargheese, on behalf of Birch Hill Realty LLC...

**Motion:** to allow a Seva Brands management office to operate as a B-1 Use in a B District, specifically at 11855 Southwest Highway, and contained within PIN 23-24-300-336-0000.

ZBA Vote: (Monday 07/12/21): 5 Yes, 0 No; Motion carried

5. Old Business

6. Adjournment

**Meeting Decorum:** Persons wishing to address the board must first be recognized by the chairman, rise, step forward to the podium, and state your name and address into the microphone. Comments and discussion is limited to ten minutes, unless an extension is granted by a majority vote of the board. All meetings are audio recorded.

**Americans with Disabilities Act Notice:** Disabled persons who require certain accommodations to allow them to follow and/or participate in a City Council meeting should contact City Hall as early as possible so reasonable accommodations can be arranged.