

MINUTES OF SEPTEMBER 12, 2012
MEETING OF THE LINCOLNWOOD
ZONING BOARD OF APPEALS (ZBA)

The regular meeting of the Zoning Board of Appeals was called to order on September 12, 2012 at 7:00 p.m. In attendance were Paul Gordon, Paul Grant, Christopher Nickell, Kathy O'Brien and S.J. Malkin.

Also present: Community Development Manager/Zoning Officer Aaron Cook

Chairman Malkin then called for any comments or corrections regarding the minutes of the ZBA meeting on July 18, 2012 and, there being none, on motion duly made and seconded, the minutes were unanimously approved. Chairman Malkin then called for a vote regarding the minutes of August 15, 2012 which documented the fact that, due to lack of a quorum, Development Manager Aaron Cook announced that the August 15, 2012 regular meeting of ZBA was continued to the September 12, 2012 meeting, which minutes, on motion duly made and seconded, were unanimously approved.

A public hearing was then held on the application of Darlene Egues for variation from Article III, Section 3.13(11)h of the Zoning Code to permit construction of a five-foot high board-on-board fence on the property at 6402 N. Kolmar Avenue. Upon conclusion of the discussion, Chairman Malkin moved that the requested variation (i.e. a five-foot fence) be recommended for approval subject, however, to the conditions that: a) evergreens of at least the height of the fence be maintained in front of the fence as long as the fence remains; and b) the fence be installed by a professional contractor with footings sufficient to prevent the fence from being blown over by the wind (both of which conditions the Applicant agreed to). However, by a vote of 3 to 2 (Members O'Brien, Gordon and Grant voting against the motion, and Chairman Malkin and Member Nickell voting in favor), the motion was defeated. Accordingly, it was the recommendation of ZBA that the requested variation to permit a five-foot fence be denied.

(For details, see report filed by Chairman Malkin)

A public hearing was then held on the application of Magdalena Mubark for variation from Article VII, Section 7.06(5) of the Zoning Code to permit off-street parking on the existing driveway in the front of the residence at 3837 W. Sherwin Avenue. After discussion, by a vote of 5 to 0, ZBA recommended that the requested variation be denied.

(For details, see report filed by Chairman Malkin)

Chairman Malkin then announced that the next meeting of ZBA will be held on October 17, 2012.

There being no further business, on motion duly made and seconded, by unanimous consent the meeting was adjourned.

Sherwin J. Malkin, Chairman