

LEGAL NOTICE
ZONING BOARD OF APPEALS
RIVER FOREST, ILLINOIS

Public Notice is hereby given that a public hearing will be held by the Zoning Board of Appeals (ZBA) of the Village of River Forest, County of Cook, State of Illinois, on Thursday, June 9, 2022 at 7:30 p.m. in the First Floor Community Room of the River Forest Village Hall, 400 Park Avenue, River Forest, Illinois on the following matter:

The ZBA will consider an application for a major zoning variation submitted by Janet and Curtis Helwig, owners of the property at 934 Park Avenue, who are proposing to construct a two story addition onto the existing home.

Section 4-8-5 of the Village Code provides the Zoning Board jurisdiction to hold public hearings and offer recommendations to the Village Board concerning variations to Zoning Ordinance.

The applicants are requesting a major variation to Section 10-9-5 that would allow the home with the proposed addition to have a Floor Area Ratio of 0.467.

The Zoning Ordinance allows a maximum Floor Area Ratio of 0.40.

The legal description of the property at 934 Park Avenue is as follows:

LOT 9 AND THE SOUTH 2.90 FEET OF LOT 10 AND THE EAST HALF OF THE VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOTS IN SKILLINS SUBDIVISION OF BLOCK 11 IN SNOW AND DICKINSON ADDITION TO RIVER FOREST, BEING A SUBDIVISION OF PARTS OF SECTION 1 AND SECTION 2, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

A copy of the application will be available to the public at Village Hall and on the Village's website at www.vrf.us/zoningvariation no less than 15 days prior to the public hearing. The Zoning Board of Appeals meeting packet will also be available at www.vrf.us/meetings no less than 48 hours prior to the public hearing.

All interested persons will be given the opportunity to be heard at the public hearing. **For public comments to be considered by the Zoning Board of Appeals and Village Board of Trustees in their decision, they must be included as part of the public hearing record.** Interested persons can learn more about how to participate in the hearing by visiting www.vrf.us/zoningvariation.

Sincerely,
Clifford Radatz
Secretary, Zoning Board of Appeals