

Bonnie Brae Construction, LLC.

3528 Walnut Ave., Wilmette, Illinois 60091

Tel: (847) 728-0584

Fax: (847) 728-0585

PUBLIC HEARING NOTICE: APPLICATION FOR PLANNED DEVELOPMENT PERMIT DEVELOPMENT REVIEW BOARD, RIVER FOREST, ILLINOIS

Public notice is hereby given that on Thursday, March 5, 2020, at 7:30 p.m. in the First Floor Community Room at the River Forest Village Hall, 400 Park Avenue, River Forest, Illinois, the Village of River Forest Development Review Board (DRB) will hold a public hearing on the following matter:

Application # 20-01: Construction of 19 townhouses at 1101-1111 Bonnie Brae Place, which is located at the North-East corner of Bonnie Brae Place and Thomas. This is a new Planned development and is not an amendment or expansion of a previous Planned Development.

A legal description of the property/properties is provided later in this notice.

Applicant: Bonnie Brae Construction, LLC

You are receiving this notice because our records indicate that you own property within 500 feet of the proposed development site. You are welcome to review the application, to send correspondence, attend the public hearing, submit evidence, and provide testimony at the public hearing. **For your comments to be considered by the DRB and the Village Board of Trustees in their decision, they must be included as part of the public hearing record.** If you cannot attend the public hearing but would like to provide input on this matter to the DRB, you may submit your comments in writing to Ms. Scheiner, no later than 12:00 Noon on the date of the public hearing, at lscheiner@vrf.us or by mailing them to 400 Park Avenue, River Forest, IL 60305. In preparing your comments, please discuss whether or not you believe the application meets the standards that the DRB must consider when reviewing the application. Those standards are available on the Village's website at www.vrf.us/DevelopmentGuide.

A copy of the application is available to the public at Village Hall and on the Village's website at <http://www.vrf.us/DevelopmentGuide>. Elements of the application may be amended during the course of this process and interested persons are encouraged to stay apprised of the progress of the application by also viewing DRB meeting agendas and packets, which are also available at the Village Hall and online at www.vrf.us/meetings, and are published no less than 48 hours prior to any public meeting.

Once the DRB concludes the public hearing, its members will make a recommendation to the Village Board of Trustees that a planned development permit be granted, with or without conditions, or that it be denied. The Village Board of Trustees has up to 60 days to begin consideration of the DRB's recommendation. You will receive notice of the meeting of the Village Board of Trustees no less than seven days prior to the meeting date where the DRB's recommendation will be considered.

Any questions regarding this application or the planned development process may be directed to: Lisa Scheiner, Assistant Village Administrator, 400 Park Avenue, River Forest, Illinois 60305, lscheiner@vrf.us, (708) 714-3554.

Sincerely,

Art Gurevich, Manager
Bonnie Brae Construction, LLC

LEGAL DESCRIPTION:

1101-07 Bonnie Brae Place

LOTS 15 AND 16 IN GREY AND BRAESE'S RESUBDIVISION OF BLOCK 1 IN THE SUBDIVISION OF BLOCKS 1, 8, 9, 10, 11, 14, 15 AND 16 IN BOGU'S ADDITION TO OAK PARK BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/3 OF THE WEST 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Commonly known as: 1101-1107 Bonnie Brae Place, River Forest Illinois 60305
P.L.N.'s (undivided and underlying): 15-01-403-020-0000
15-01-403-021-0000

1111 Bonnie Brae Place

LOT 14 IN GREY AND BRAESE'S RESUBDIVISION OF BLOCK 1 IN THE SUBDIVISION OF BLOCKS 1, 8, 9, 10, 11, 14, 15 AND 16 IN BOGU'S ADDITION TO OAK PARK BEING A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 AND THE EAST 1/3 OF THE WEST 1/2 OF SAID SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

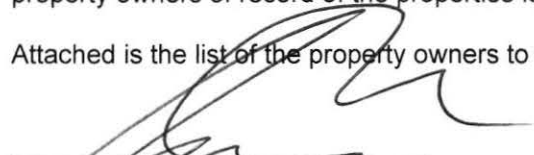
Commonly known as: 1111 Bonnie Brae Place, River Forest Illinois 60305
P.L.N.'s (undivided and underlying): 15-01-403-019-0000

AFFIDAVIT

Village of River Forest
400 Park Ave.
River Forest, Illinois 60305


I, Art Gurevich, as the Manager of Bonnie Brae Construction, LLC and as its authorized representative, hereby attest that the requirement of informing the neighbors within 500 of our proposed development at 1101 – 1111 and inviting them to a Development Review Board meeting to be held at the River Forest Village Hall at 7:30 PM on March 5, 2020, has been fulfilled by mailing an appropriate notice to the property owners of record of the properties located within 500 of the proposed development..

Attached is the list of the property owners to whom we mailed the notice.

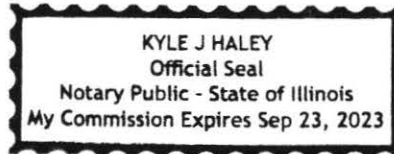


Art Gurevich

Subscribed and sworn to before
Me this 13 day of February, 2020



Notary Public



Concordia University
7400 W. Augusta
River Forest, IL 60305

Victor Moore
7209-11 W. Division St., Unit C-2
River Forest, IL 60305

Bjosephine Elamo
1131 Bonnie Brae Pl., Unit 3N
River Forest, IL 60305

Grace Evangelical Lutheran Church
of River Forest
7300 W. Division St.
River Forest, IL 60305

Norma Sherbondy
7211 W. Division St., Unit C-3
River Forest, IL 60305

Andrea Krzak
1131 Bonnie Brae Pl., Unit 3S
River Forest, IL 60305

Grace Evangelical Lutheran Church
of River Forest
7300 W. Division St.
River Forest, IL 60305

Gregory Reposh
7977 Lake St
River Forest, IL 60305

Joshua Veselsky
1127 Bonnie Brae Pl.
River forest, IL 60305

Kristin Kopp
7209 W. Division, #A1
River Forest, IL 60305

Adrienne Cobb
7211 W. Division St., Unit D-2
River Forest, IL 60305

Thomas J. Vollman
1123 Bonnie Brae Pl.
River forest, IL 60305

Barbara A. Butzen
7209-11 W. Division St., A-2
River Forest, IL 60305

7-Eleven, Inc.
Tax Dept.#23852
P.O. Box 711
Dallas, Texas 75221-0711

Enrique Salgado
1119 Bonnie Brae Pl.
River forest, IL 60305

Wafaa H. Shehada
7209-11 W. Division St., Unit A-3
River Forest, IL 60305

Grace Evangelical Lutheran Church
of River Forest
7300 W. Division St.
River Forest, IL 60305

PKN Real Estate Investments
1020 N. Harlem Ave., #3B
River Forest, IL 60305

Maria E. Rosa
7209 W. Division St., Unit B-1
River Forest, IL 60305

Emily A. Glunz
1131 Bonnie Brae Pl., Unit 1
River Forest, IL 60305

Daniel Brown
938 Columbian
Oak Park, IL 60302

Josephine M. Elarmo
7209-11 W. Division St., Unit B-2
River Forest, IL 60305

Karim M. Chronopoulos
1129 Bonnie Brae Pl., Unit 1S
River Forest, IL 60305

S. Wood & K. Strickler
1124 N. Harlem Ave., Unit A
River Forest, IL 60305

Andrea Krzak
7209-11 W. Division St., Unit B-3
River Forest, IL 60305

Peters
1131 Bonnie Brae Pl., Unit 2N
River Forest, IL 60305

Donna Westbrook
1124 N. Harlem Ave., Unit B
River Forest, IL 60305

Heather M. Olesky
7209-11 W. Division St., Unit C-1
River Forest, IL 60305

Susan Giorongo
1129 Bonnie Brae Pl., Unit 2S
River Forest, IL 60305

Maidaliz Marrero
1124 N. Harlem Ave., Unit C
River Forest, IL 60305

Christophe Laverdure
1126 N. Harlem Ave., Unit A
River Forest, IL 60305

Caroline Mahic
1122 N. Harlem Ave., Unit C
River Forest, IL 60305

Debra Wilson
1102 N. Harlem Ave., Unit G
River Forest, IL 60305

John Albert T Villanue
1126 N. Harlem Ave., Unit B
River Forest, IL 60305

Kurt Stadtwald
1122 N. Harlem Ave., Unit B
River Forest, IL 60305

Vicky Powell
1102 N. Harlem Ave., Unit 205
River Forest, IL 60305

Eddy Pierre
1126 N. Harlem Ave., Unit C
River Forest, IL 60305

Michael Nelson
1122 N. Harlem Ave., Unit A
River Forest, IL 60305

Jeffrey Lynch
1100 N. Harlem Ave., Unit 2W
River Forest, IL 60305

Delfina Cervantes
1128 N. Harlem Ave., Unit A
River Forest, IL 60305

Carolyn M. Pall
2020 Rolling Ridge Ln
Lindenhurst, IL 60046

Victoria M. Tufano
1102 N. Harlem Ave., Unit 3
River Forest, IL 60305

Myron Russel
1128 N. Harlem Ave., Unit B
River Forest, IL 60305

Judy Kavanaugh
1118 N. Harlem Ave., Unit B
River Forest, IL 60305

Kathleen Mulvey
1104 N. Harlem Ave., Unit 1
River Forest, IL 60305

Ronald Davis
1128 N. Harlem Ave., Unit C
River Forest, IL 60305

Sarah Kull
1118 N. Harlem Ave., Unit A
River Forest, IL 60305

Czeslaw Chlebek
1104 N. Harlem Ave., Unit 2
River Forest, IL 60305

Chitrakar Sajana
1130 N. Harlem Ave., Unit A
River Forest, IL 60305

Adam West
1100 N. Harlem Ave., Unit G
River Forest, IL 60305

Jose Tomayo
1104 N. Harlem Ave., Unit 3D
River Forest, IL 60305

Connie Strait
1130 N. Harlem Ave., Unit B
River Forest, IL 60305

Paul McGarry
1100 N. Harlem Ave., Unit 1
River Forest, IL 60305

Lester Alice Richmond
1106 N. Harlem Ave., Unit 1
River Forest, IL 60305

Ronald Malik
1130 N. Harlem Ave., Unit C
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1100 N. Harlem Ave., Unit 2
River Forest, IL 60305

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707 N. Hayes Ave
Oak Park, IL 60302

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River Forest, IL 60305

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1100 N. Harlem Ave., Unit 3D
River Forest, IL 60305

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1106 N. Harlem Ave., Unit 3
River Forest, IL 60305

Suzanne Brennen
1108 N. Harlem Ave., Unit 1
River Forest, IL 60305

Andrew Psyk
1114 N. Harlem Ave., Unit G
River Forest, IL 60305

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1027 Bonnie Brae Pl.
River Forest, IL 60305

John Koch
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River Forest, IL 60305

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1114 N. Harlem Ave., Unit 1
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1023 Bonnie Brae Pl.
River Forest, IL 60305

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1909 N. 72nd Court
Elmwood Park, IL 60707

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427 N. Harvey
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15548 Monterosso Ln., #102
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River Forest, IL 60305

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River Forest, IL 60305

An Udivided One Half
1009 Bonnie Brae Pl., Unit 4B
River Forest, IL 60305

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Fontana, WI 53125

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Houston, TX 77008

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CTLTC
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River Forest, IL 60305

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River Forest, IL 60305

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1020 N. Harlem, Unit B-5
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1020 N. Harlem, Unit 3E
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River Forest, IL 60305

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1020 N. Harlem, Unit D5
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1020 N. Harlem, Unit 2C
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Larry E. Mitchener
1020 N. Harlem, Unit 4A
River Forest, IL 60305

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1020 N. Harlem, Unit 5-E
River Forest, IL 60305

Kenneth Wright
1020 N. Harlem, Unit 2D
River Forest, IL 60305

Margaret Gilmore
1020 N. Harlem, Unit 4B
River Forest, IL 60305

Karl Reko
1020 N. Harlem, Unit 5F
River Forest, IL 60305

Philip Lofgren
1020 N. Harlem, Unit 2E
River Forest, IL 60305

Cynthia Mears
1020 N. Harlem, Unit 4C
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Judith Wolf
1010 N. Harlem, Unit 201
River Forest, IL 60305

Lori O'Connor
1010 N. Harlem, Unit 202
River Forest, IL 60305

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1010 N. Harlem, Unit 402
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Oak Park, IL 60302

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1010 N. Harlem, Unit 203
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1010 N. Harlem, Unit 403
River Forest, IL 60305

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1120 W. Thomas St., 102
Oak Park, IL 60302

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1010 N. Harlem, Unit 204
River Forest, IL 60305

Kathleen Polk
1010 N. Harlem, Unit 404
River Forest, IL 60305

Sujay Sharma
PO Box 43841
Houston, TX 77210

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1010 N. Harlem, Unit 205
River Forest, IL 60305

Mary Bowman
1010 N. Harlem, Unit 405
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1120 W. Thomas St., 104
Oak Park, IL 60302

Mark Martin
1010 N. Harlem, Unit 301
River Forest, IL 60305

Haraleon Cross
1010 N. Harlem, Unit 501
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Keith O. Newton
1120 W. Thomas St., 105
Oak Park, IL 60302

Luis Reyes
1010 N. Harlem, Unit
River Forest, IL 60305

John Muldoon
1010 N. Harlem, Unit 502
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Lorne J. Brown
1120 W. Thomas St., 201
Oak Park, IL 6-302

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1010 N. Harlem, Unit
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Enrique Ibarra
1010 N. Harlem, Unit 503
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Janice Myers
1120 W. Thomas St., 202
Oak Park, IL 60302

David Adams
1010 N. Harlem, Unit 304
River Forest, IL 60305

Marie Roach
1010 N. Harlem, Unit 504
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Jerry Ju
1120 W. Thomas St., 203
Oak Park, IL 60302

Zonice Gregory
1010 N. Harlem, Unit 305
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Mary Halpin
1010 N. Harlem, Unit 505
River Forest, IL 60305

Calvin and Ruth Gray
1120 W. Thomas St., 204
Oak Park, IL 60302

Margaret Kraft
1010 N. Harlem, Unit 401
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1002 N. Harlem Ave.
River Forest, IL 60305

Mary Struedman
1120 W. Thomas St., 205
Oak Park, IL 60302

Victoria Schnure Atrus
1120 W. thomas St., 301
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Neuman S. Kiamco
1111 N. Harlem Ave, 2C
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3402 Tanager Trail
Crystal Lake, IL 60012

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1120 W. Thomas St., 302
Oak Park, IL 60302

Virgilio a. Castillo
1115 N. Harlem. Ave, 1A
Oak Park, IL 60302

Annette Miley
1121 N. Harlem Ave., Unit C
Oak Park, IL 60302

Sheila R. Trainor
1120 W. Thomas St., 303
Oak Park, IL 60302

Levy Palacio
1115 N. Harlem. Ave, 1B
Oak Park, IL 60302

Lilian Lau
1121 N. Harlem Ave., Unit D
Oak Park, IL 60302

Felice E. Maciejewski
1120 W. Thoams St., 304
Oak Park, IL 60302

Zuzana Balciunas
1115 N. Harlem. Ave, 1C
Oak Park, IL 60302

Vikram Chopra
1121 N. Harlem Ave., Unit E
Oak Park, IL 60302

Harshal & Palak Jani
1120 W. Thomas, #305
Oak Park, IL 60302

Cynthia Emery
1115 N. Harlem. Ave, 2A
Oak Park, IL 60302

Bette J. Wilson
1121 N. Harlem Ave., Unit F
Oak Park, IL 60302

Larry E. Moody
1111 N. Harlem Ave., 1A
Oak Park, IL 60302

Colby V. Burnett
1115 N. Harlem. Ave, 2B
Oak Park, IL 60302

Michelle Simmons
1125 N. Harlem Ave., Unit A
Oak Park, IL 60302

Berwyn Holdings, LLC
1000 N. Milwaukee Ave.
Chicago, IL 60642

Luis Caro
1115 N. Harlem. Ave, 2B
Oak Park, IL 60302

Myrna E. Mejia
1125 N. Harlem Ave., Unit B
Oak Park, IL 60302

SOT2, LLC
5339 W. Belmont Ave.
Chicago, IL 60641

Elvin & Estrellita Ram
1115 N. Harlem. Ave, 2C
Oak Park, IL 60302

Andrew Broderick
1125 N. Harlem Ave., Unit C
Oak Park, IL 60302

James E. Carroll & L To
1111 N. Harlem Ave., 2A
Oak Park, IL 60302

Lila Pantos
117 N. Harlem Ave.
Oak Park, IL 60302

Lillian M. Hidalgo
1125 N. Harlem Ave., Unit D
Oak Park, IL 60302

Maaza Bonfanti
1111 N. Harlem Ave., 2B
Oak Park, IL 60302

Jacqueline Napier
1121 N. Harlem Ave., Unit A
Oak Park, IL 60302

Angelica C. Lau
1125 N. Harlem Ave., Unit E
Oak Park, IL 60302

Henry Ware
1125 N. Harlem Ave., Unit F
Oak Park, IL 60302

J & A Wenc
805 N. Marion St.
Oak Park, IL 60302

Allison Yumlu
1526 Forest Ave.
River Forest, IL 60305

ALDO
1611 E. 53rd St.
Chicago, IL 60615

Anita Varkey
801 N. Marion St.
Oak Park, IL 60302

Palmina Trombetta
1039 N. Harlem Ave., 2SD
Oak Park, IL 60302

Ryan P. May
837 N. Marion St.
Oak Park, IL 60302

Jennifer Dirkin
1112 W. Thomas St.
Oak Park, IL 60302

Joseph R. Irons
1039 N. Harlem Ave., 2SC
Oak Park, IL 60302

Dennis P. Burke
837 N. Marion St.
Oak Park, IL 60302

Curtissa Ware
1037 N. Harlem Ave., 1SA
Oak Park, IL 60302

Candice F. Demario
1039 N. Harlem Ave., 3D
Oak Park, IL 60302

Roman Cmiel
837 N. Marion St.
Oak Park, IL 60302

Renato Graziano
1037 N. Harlem Ave., 1SB
Oak Park, IL 60302

Rasa Valiauga
1039 N. Harlem Ave., 3SC
Oak Park, IL 60302

Thomas B. Ard Jr
827 N. Marion St.
Oak Park, IL 60302

M. Fair
1037 N. Harlem Ave., 2SA
Oak Park, IL 60302

1031 N. Harlem Inc.
PO Box 87
River Grove, IL 60171

Phil & Leslie Ellman
823 N. Marion St.
Oak Park, IL 60302

Sunday Wegner
1037 N. Harlem Ave., 2SB
Oak Park, IL 60302

Mathew Thompson
1029 N. Harlem Ave.
Oak Park, IL 60302

Rodney A. Schainis
817 N. Marion St.
Oak Park, IL 60302

Margaret Harris
1037 N. Harlem Ave., 3SA
Oak Park, IL 60302

Paciano Ebarvia
1715 N. 74th Ct.
Elmwood Park, IL 60707

Patricia Sheridan
815 N. Marion St.
Oak Park, IL 60302

John Little
1037 N. Harlem Ave., 3SB
Oak Park, IL 60302

Sergio Martinez
1021 N. Harlem Ave.
Oak Park, IL 60302

Jennifer Ricks & Hilla
809 N. Marion St.
Oak Park, IL 60302

Christian Japlit
1039 N. Harlem Ave., 1D
Oak Park, IL 60302

Nichayette Vil
25W271 Oldham Rd.
Naperville, IL 60563

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1111 W. Thomas St.
Oak Park, IL 60302

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743 N. Marion St.
Oak Park, IL 60302

Steve G. Citko
7390N. Marion St.
Oak Park, IL 60302

Armstrong
745 N. Marion St.
Oak Park, IL 60302

F Javier Toubes
741 N. Marion St.
Oak Park, IL 60302

Kathleen Gibson Lena
735 N. Marion St.
Oak Park, IL 60302

Michael F. Chronopoulos
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