



REAL ESTATE DEVELOPMENT BOARD AGENDA

Village of Worth
7112 W. 111th Street
Worth, IL 60482
(708) 448-1181
www.villageofworth.com

Thursday July 7, 2016 7:00 P.M. Worth Village Hall, 7112 W. 111th Street, Worth, Illinois – Board Room

1. CALL TO ORDER / ROLL CALL.
2. PLEDGE OF ALLEGIANCE.
3. NON-AGENDA ITEM PUBLIC PARTICIPATION.
4. DISPOSITION OF MINUTES OF PREVIOUS MEETING(S).
5. PUBLIC HEARING(S):
 - a. At the request of Mr. Sam Miuccio, ordinances approving the following concerning the property commonly known as 10959 S. Harlem Avenue, Worth, Illinois:
 - 1) A map amendment to rezone the Subject Property from the R1 Single-Family Residence Zoning District to the R3 General Residence District; and
 - 2) A variance to Section 5-5C-3(A) of the Worth Municipal Code (the "Code") to construct single-family attached residences that provide less than 6,000 square feet per dwelling unit; and
 - 3) A variance to Code Section 5-5C-3(B) to provide less than 18,750 square feet of lot area; and
 - 4) A variance to Code Section 5-5C-3(B) to provide less than the 150 feet of lot frontage; and
 - 5) A variance to Code Section 5-5C-3(C) to exceed the maximum floor area ratio of 0.6; and
 - 6) A variance to Code Section 5-5C-4(B)(2) to provide less than the required 25 foot side yard setback adjacent to 110th Street; and
 - 7) A variance to Code Section 5-5C-4(C) to provide less than the required 25 foot rear yard setback; and
 - 8) A variance to Code Section 5-9-6(K)(1) to provide fewer than the 15 required vehicle parking spaces on the Subject Property;
 - 9) A variance to Code Section 5-3-4(C) to allow the construction of accessory structures containing greater than 160 feet in area; and
 - 10) Other relief as required.
 - b. At the request of Ms. Beth Rosentreter and Mr. Mark Colander, ordinances approving the following concerning the property commonly known as 11416 S. Harlem Avenue, Worth, Illinois:
 - 1) A special use permit to operate a massage therapy establishment, beauty parlor, and professional office on the Subject Property;
 - 2) A variance to Worth Municipal Code Section 5-9-6(K)(3) to provide fewer than the 16 vehicle parking spaces required on the Subject Property; and
 - 3) Other relief as required.

6. NEW BUSINESS

Review the Official Village of Worth Zoning Map for accuracy and completeness.

7. OLD BUSINESS

8. ADJOURNMENT

Contact the Building Department for additional information at (708) 448-1181. Office hours are from 9:00 AM to 5:00 PM Monday through Friday. Individuals requiring reasonable accommodation in order to participate in a public meeting should come to the Village Clerk's office or call 708-448-1181 at least 48 hours in advance of the scheduled meeting.

REAL ESTATE DEVELOPMENT BOARD

Brent Woods

Posted: June 21, 2016

4847-7456-9010, v. 1