

PLAN/ZONING BOARD OF APPEALS
Regular Meeting
July 23, 2020

Prospect Heights City Hall
8 North Elmhurst Road – 7 p.m.

NOTICE. MEETING MODIFICATION DUE TO COVID-19

Pursuant to the Governor’s Executive Orders, the Governor has made a disaster declaration in response to COVID-19. In accordance with 5 ILCS 120/7(e), the head of the public body has determined that an in-person meeting of all of the individual Council members under the Open Meetings Act is not practical or prudent. The PZBA Chairperson (Danielle Dash) will attend in person. The Board and members of the public may continue to attend the meeting virtually via Zoom as attendance in the board room is not feasible. Public comment may be emailed to Building Director Dan Peterson dpeterson@prospect-heights.org at least two hours prior to the scheduled meeting. Said email will be read by a representative of the Board at said meeting or otherwise placed into the record. See meeting instructions at the bottom of the agenda.

AGENDA

I. Call to Order

II. Roll Call

III. Approval of Minutes
June 25, 2020 Regular Meeting

IV. Old Business

1. PZBA – Zoning Public Hearing: Case No. ZBA 20-02 SU – Recommitted by Council

Applicant: Crown Castle, represented by Ray Shinkle, Insite Inc
Address: 10 E. Camp McDonald Rd., Prospect Heights, IL 60070

Description of Request:

Consideration of a Special Use and Variations, Section 5-3-15G to allow the construction of a wireless communication facility; and Section 5-6-1 B seeking a height variation of 5’ from 110’ to 115’ high communications tower on the property commonly known as 10 E. Camp McDonald, Prospect Heights, Illinois, in the City’s R-1 Single Family Residential District.

V. New Business

1. PZBA – Zoning Public Hearing: Case No. ZBA 20-11 V

Applicant: Lukasz Borkowski,
Address: 905 Edward Rd., Prospect Heights, IL 60070

Description of Request:

Applicant is seeking the following variations:

- 1) To allow a 37’ foot recreational vehicle in excess of the 32’ maximum allowed for parking and storage of a recreational vehicle per Section 5-8-4 B3; and

- 2) To reduce the required side yard setback from 5' to 1.5' for the construction of a driveway to access the rear yard as required by Section 5-8-2; E2A.

2. PZBA – Zoning Public Hearing: Case No. ZBA 20-12, SU,
Applicant: Jay Brizzolara, Owner
Address: 1421 N. Rand Rd., Arlington Heights, IL 60004

Description of Request:

Special Use Permit to operate a 2,730 ± sq. ft. sit down restaurant with outdoor dining, in the B-2A General Commercial District per 5-7-3 C of the City of Prospect Heights Zoning Code.

VI. Previous Application Updates

VII. Communications

1. PZBA Case #20-08 continued until Thursday July 30, 2020 @ 7:00 p.m. – Zoom format

VIII. Adjournment

Virtual meeting platform log-in instructions.

You are invited to a scheduled Zoom meeting.

Planning/Zoning Board of Appeals Teleconference Meeting
July 23, 2020
at 7:00pm

Participate by Computer:
<https://us02web.zoom.us/j/85963248339>

Meeting ID: **859 6324 8339**

Participate by Phone:
1-312-626-6799
1-877-853-5247

Meeting ID: **859 6324 8339**

Access to the meeting site will open 10 minutes prior to the meeting start time. To view any materials presented you must participate by signing in to the meeting link.