

**NOTICE OF A PUBLIC HEARING
PLAN COMMISSION – ZONING BOARD OF APPEALS
CITY OF COUNTRYSIDE, ILLINOIS**

Notice is hereby given, that a Public Hearing will be held by the Plan Commission – Zoning Board of Appeals of the City of Countryside, Cook County, Illinois, on **August, 6, 2024 at 7:15 pm**, in the City Council Chambers, 803 Joliet Road, Countryside, Illinois, 60525 to consider:

A Special Use pursuant to Section 10-6C-2: Entitled Special Uses of the Municipal Code (Zoning Code):

- **To permit a contractor office and shop (Meade) in the B-3 Zoning District;**

A Variance pursuant to Section 10-6C-2: Entitled Special Uses of the Municipal Code (Zoning Code):

- **To waive the requirement for contractor offices and shops that all storage of material, equipment along with all trailers will be stored entirely within a building or storage container;**

A Variance pursuant to Section 10-10-3 (G)(2): Entitled Off Street Parking Regulations - Design And Maintenance - Surfacing of the Municipal Code (Zoning Code):

- **To waive the requirement that all commercial or public open off street parking areas shall be improved with either six inches (6") of portland cement concrete or one and one-half inches (1 ½") asphalt binder course with a one and one-half inch (1 ½") asphalt top coat, both over a compacted aggregate base, not less than eight inches (8") thick; and**

A Variance pursuant to Section 10-15-3-5 (6)(a)(b): Entitled Landscaping And Screening - Parking Lot Landscaping - Perimeter Parking Lot Landscaping of the Municipal Code (Zoning Code):

- **To waive the requirements of perimeter parking lot landscaping that includes the minimum five foot (5') wide landscape area around that part of the perimeter of all parking lots which abut another parcel or right of way and concrete curbs around the perimeter**

at the real estate commonly known as **6260 Joliet Road, Countryside, IL 60525.**

PIN#: 18-21-101-025-0000 & 18-21-101-026

LEGALLY DESCRIBED as follows:

Lot 1 in Stalford's Countryside Estates Subdivision, in the Northwest Quarter of Section 21, Township 38 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

The applicant is Cheryl Nelson whose address is 6701 S. LaGrange Road, Hodgkins, Illinois 60525. The property owner is 6260 Investments LLC whose address is 6701 S. LaGrange Road, Hodgkins, Illinois 60525.

Notice is further given, that all persons present at said hearing and desiring to be heard for or against the requested Special Use / Variance (**Case Number PSU24-0004 / PZV24-0002**) and or to ask questions shall be given such opportunity. For questions about the notice, please contact Richard Trent – Planning Manager at (708) 485-4775.

Robert Schwarz, Chairman
Plan Commission – Zoning Board of Appeals