

**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 of the Village of River Forest, County of Cook, State of Illinois, on Thursday, August 14, 2008, at 7:30 p.m. in the Community Room of the Municipal Complex, 400 Park Avenue, River Forest, Illinois on the following matter:

The Zoning Board of Appeals will consider a zoning variation application submitted by Jose Jimenez, owner of the property at 915 Franklin Avenue. The applicant has constructed a shed in the rear yard that does not comply with the Zoning Code. Section 10-9-5 limits total lot coverage to 30%. The shed increased the lot coverage from 33.8% to 34.5%. Section 10-9-5 limits the maximum floor area ratio (FAR) to 0.35 for lots twenty thousand square feet or greater. The shed increased the FAR from 0.52 to 0.53. Section 10-9-7 requires a 3 foot rear yard setback for accessory structures. The shed was constructed on the property line.

The legal description of the property at 915 Franklin is as follows:

LOT 4 (EXCEPT THE SOUTH 140 FEET THEREOF) AND LOT 5 (EXCEPT THE NORTH 100 FEET THEREOF) IN BLOCK 8 IN WALLER AND OTHERS SUBDIVISION OF PART OF NORTH WOODS, BEING THE SOUTH ½ OF THE EAST ½ OF THE SOUTHWEST ¼ OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

All interested persons will be given the opportunity to be heard at the public hearing. A copy of the meeting agenda will be available to the public at the Village Hall.

Phil Cotter
Secretary
Zoning Board of Appeals