

APPEALS & REVIEW BOARD

Oak Lawn Municipal Center – Village Hall Auditorium
9446 Raymond Avenue Oak Lawn IL 60453
Tuesday, November 24, 2020 at 7:00 p.m.
Regular Meeting Minutes #2020-04

I. ROLL CALL: Meeting called to order at 7:11 p.m.

A.) Members: Jim Baker, District 4 (*ABS*) Jay Lurquin, District 6
 Joe Cwiklinski, At-Large Pat Pulver, District 1
 Matt Egan, District 2 (*ABS*) Andy Skoundrianos, District 3
 Kai Grant, District 6 (*ABS*)

B.) Staff: Don McKenna, Building & Zoning Administrator
 Deanne Adasiak, Recording Secretary

II. PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance was led by Chairman Lurquin.

III. APPROVAL OF MINUTES:

A.) Regular Meeting #2020-03 – September 1, 2020.

A motion was made by Member Skoundrianos to approve the Meeting Minutes of September 1, 2020 #2020-3 and was seconded by Member Cwiklinski.

Roll Call: Skoundrianos, yes; Pulver, yes; Lurquin, yes; Cwiklinski, yes.

Motion to approve carries: 4-0-0.

The Oath was administered by Chairman Lurquin.

IV. NEW BUSINESS:

A.) Pet. #A-2020--9- Request for a 16.51' Corner Side Yard Variation at 9301 S. Meade Ave., Morgyne M. Brantley, Petitioner

Ms. Morgyne Brantley, 9301 S. Meade, Oak Lawn, Illinois.

The petitioner explained that she purchased her home this past October and is requesting a corner side yard variation to allow a 6' fence to extend to the north lot line. The petitioner said she has low windows on the first floor. She explained that the home was built in March and at one time it was a 1-story home that faced 93rd Street but now it is a 2-story home that faces Meade. The petitioner reiterated that she feels the fence would provide privacy especially with having low windows. The petitioner mentioned that there is a lot of foot and car traffic on 93rd Street. She commented about the number of people that walk their dogs and said she feels the fence at the side yard will be helpful for privacy.

Member Lurquin asked the petitioner if she wants the fence to come right up to the front of the house at the side yard. The petitioner responded that she would like the fence to extend right behind the gas meter on the north side of the property on 93rd Street. Member Cwiklinski asked the petitioner if she wants the fence to go right up to the sidewalk and then around to the

driveway. The petitioner clarified and said she would like the fence to go to the sidewalk and then extend to where the existing fence is on the property.

Member Lurquin said the front yard is facing the driveway according to the rendering. The petitioner said she is referring to her side yard. Member Cwiklinski said the proposed fence will abut up to the neighbor's driveway. Mr. McKenna responded yes. The petitioner said she spoke to her neighbor Vicky Rieck, 6055 W. 93rd Street, and that Vicky is fine with the proposed fence. The petitioner said there is an existing iron fence and that is what her proposed fence will replace. The petitioner reiterated that her neighbor is fine with the fence and had expressed that she liked the idea. The petitioner said that her neighbor understands that the fence will come to the sidewalk and straight back to where the existing fence is on the property.

Member Lurquin said his concern is the sight line to the street and the sidewalk will be hindered by a 6' fence. Mr. McKenna explained that what the Building Department typically does in this type of situation is ask for a 5' site triangle. He explained that the site triangle would include a 5' fence along the sidewalk and a 5' fence along the driveway and then you connect the two points. Member Skoundrianos said it would be a 45 degree angled fence. Mr. McKenna agreed. Mr. McKenna asked the petitioner if she understands what is being suggested. The petitioner asked if the recommendation is to have a lower fence. Mr. McKenna responded no. He showed the petitioner what he is recommending and explained that the fence would cut at the corner on an angle. He said the petitioner would keep the fence 6' all around but then toward the corner of the fence it would be 5' on one side and 5' on the other side. Member Lurquin asked the petitioner if that is doable. The petitioner responded yes. Member Skoundrianos said after the pandemic when school is back in session the street will be a main thoroughfare for the high school. Member Cwiklinski asked staff if 5' is the minimum. Mr. McKenna responded from his experience 5' has been adequate.

A motion was made by Member Skoundrianos to approve Pet. #A-2020-9 – Request for a 16.51' corner side yard variation at 9301 S. Meade Ave., Morgyne Brantley with the stipulation to amend the proposed fence with a 45 degree angle by adding a 5' site triangle. The motion was seconded by Member Pulver.

Roll call: Cwiklinski, yes; Lurquin, yes; Pulver, yes; Skoundrianos, yes.

Motion to approve passes: 4-0-0.

V. OTHER BUSINESS BY:

A.) Chairman: None

B.) Members: None

C.) Staff: None

A.) ADJOURNMENT:

A motion to adjourn was made by Member Cwiklinski and seconded by Member Pulver.

Voice Vote: All in favor, Aye.

The meeting adjourned at 7:21 p.m.