



NOTICE OF PUBLIC HEARING

VILLAGE OF OAK PARK
VILLAGE BOARD OF TRUSTEES

DOCKET NUMBER: BOT 16-01

HEARING DATE:
December 5, 2016

TIME: 7:30 p.m. or as soon thereafter as the Agenda permits.

LOCATION OF HEARING: Room 201 (Council Chambers), Oak Park Village Hall, 123 Madison Street, Oak Park, Illinois, 60302

APPLICANT(S): OP South Boulevard LLC, 1110 Jorie Boulevard, Suite 300, Oak Brook, IL 60523

OWNERS OF RECORD: Village of Oak Park, 123 Madison Street, Oak Park, IL 60302

SUBJECT PROPERTY

ADDRESSES: 325-331 North Harlem Avenue & 100-107 South Maple Avenue, Oak Park, IL 60302 (Includes the northernmost portion of Maple Avenue at South Boulevard).

LEGAL DESCRIPTION:

PARCEL 1: LOTS 1, 2 AND LOT 3 (EXCEPT THE SOUTH 35 FEET OF THE EAST 105.00 FEET THEREOF) IN BLOCK 2 IN SCOVILLE AND NILES ADDITION TO OAK PARK, A SUBDIVISION OF THE WEST 112 OF THE WEST 112 OF THE SOUTHWEST 114 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: LOTS 2, 3 AND 4 IN BLOCK 1 IN SCOVILLE AND NILES ADDITION TO OAK PARK, A SUBDIVISION OF THE WEST 112 OF THE WEST 112 OF THE SOUTHWEST 114 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: (FUTURE VACATED SOUTH MAPLE AVENUE) THAT PART OF THE RIGHT OF WAY OF SOUTH MAPLE AVENUE AS PLATTED IN SCOVILLE & NILES' ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE WEST 40 ACRES OF THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY

29,1867 AS DOCUMENT NUMBER 1895152, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF LOT 2 IN BLOCK 1 OF SAID SCOVILLE & NILES' ADDITION TO OAK PARK; THENCE SOUTH 01 DEGREE 51 MINUTES 18 SECONDS EAST ALONG THE WEST LINES OF LOTS 2, 3 AND 4 IN BLOCK 1 OF SAID SCOVILLE & NILES' ADDITION TO OAK PARK, 115.16 FEET TO THE NORTH LINE, EXTENDED EAST, OF THE SOUTH 35.00 FEET OF LOT 3 IN BLOCK 2 OF SAID SCOVILLE & NILES' ADDITION TO OAK PARK; THENCE SOUTH 88 DEGREES 21 MINUTES 21 SECONDS WEST ALONG SAID NORTH LINE, EXTENDED EAST, 66.00 FEET TO THE EAST LINE OF LOT 3 IN BLOCK 2 OF SAID SCOVILLE & NILES' ADDITION TO OAK PARK; THENCE NORTH 01 DEGREE 51 MINUTES 18 SECONDS WEST ALONG THE EAST LINES OF LOTS 3, 2 AND 1 IN BLOCK 2 OF SAID SCOVILLE & NILES' ADDITION TO OAK PARK, 115.17 FEET TO THE NORTH-EAST CORNER OF SAID LOT 1; THENCE NORTH 88 DEGREES 21 MINUTES 52 SECONDS EAST, 66.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

REQUEST: The Applicant seeks approval of an amendment to Ordinance Number 16-028 to allow an increase of the approved height allowance of 135 feet to 140 feet. The planned development is a mixed use project consisting of 10,000 square feet of first floor commercial space, 263 rental apartments, and 398 parking spaces.

Copies of the application and each of the applicable documents are on file and are available for inspection at the Village Hall, Development Customer Services Department, 123 Madison Street, Oak Park, Illinois 60302, during regular business hours, Monday through Friday, between 8:30 a.m. and 5:00 p.m. Persons with disabilities planning to attend and needing special accommodations should contact the Village Clerk's Office at 123 Madison Street, Oak Park, Illinois 60302, or call (708) 358-5670.

ALL PERSONS INTERESTED IN THESE PROCEEDINGS ARE INVITED TO BE HEARD.

Anan Abu-Taleb, Village President
Village Board of Trustees,
Sitting as a Zoning Commission
Oak Park, Illinois 60302

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