

MEMORANDUM
Community Development Department

To: Michael Lynk, Chairman
Appearance Commission Members

From: Matt Brandmeyer, Community Development Director
Carrie Haberstich, Neighborhood Services Manager
Brian Augustine, Zoning Administrator

Date: July 14, 2021

**SUBJECT: APPEARANCE COMMISSION/CASE SUBMITTAL –
STAFF REPORT**

Staff offers the following comments on the cases scheduled for the July 14th Appearance Commission meeting:

Prior to the issuance of building permits, property owners who have 2 or more Property Identification Numbers (PINs) related to their Appearance Commission case shall submit to the Village of Skokie Community Development Department a Cook County Assessor's Office Petition for Consolidation of Property with associated fees to consolidate PINs into a single tax parcel or provide evidence that the petition was submitted to Cook County. If the PINs are in separate subdivisions, a new subdivision will be required.

RESIDENTIAL REQUESTS

All residential requests are subject to a final review of a completed Zoning Information Worksheet to ensure compliance with the Zoning Ordinance and the Village Code.

- 2021-040A (8717 Laramie Ave) – Please continue to the next meeting.
- 2021-016A (9101 Karlov Ave) – Staff has no concerns with the design. The location and width of the driveway and the turning radius from the street to the driveway will need to be reviewed prior to the issuance of a permit.
- 2021-043A (7411 Kostner Ave) – Staff has concerns with this project. The addition was built without a permit, and staff has concerns that it does not meet the overhang setback and building code requirements. Staff recommends removal of the addition or a redesign to meet zoning setback requirements.
- 2021-044A (4126 Suffield Ct) – Staff has no concerns with the design.
- 2021-045A (7716 Tripp Ave) – Staff has concerns with the design. Staff recommends incorporating a gable to the addition with the ridgeline running east to west instead of the proposed flat roof. Staff also suggests adding windows to the north and south elevations.

2021-046A (9220 Kostner Ave) – Staff has no concerns with the design.

2021-047A (3855 Greenwood St) – While staff would normally not recommend an addition without windows, since the elevation isn't street-facing and sunlight is provided through other elevations, staff has no concerns with the design.

NON-RESIDENTIAL REQUESTS

2021-048A (4999 Old Orchard Rd, Ste A2) – Staff has no concerns with the design. Sign size and location will need to be reviewed as part of the permit process. If relief from the Sign Code requirements is necessary, additional steps will be taken prior to approval.

2020-022A (5115-17 Suffield Terr) – This item was originally approved in 2020. Windows have been removed from the south elevation. The petitioner is to confirm façade materials and colors at the meeting. Staff has no objections with the design.