

VILLAGE OF RIVERSIDE, ILLINOIS NOTICE OF PUBLIC HEARING

Notice is hereby given to all interested persons that a public hearing before the Planning and Zoning Commission of the Village of Riverside will be held on Wednesday, March 22, 2023 at 7:00 p.m., or as soon thereafter as the business of the Planning and Zoning Commission may permit, in the Riverside Township Hall, Room 4, 27 Riverside Road, Riverside, Illinois, to consider an application for variations from Section 10-7-3(D) (Accessory Structures and Uses) and Section 10-7-4 (Permitted Encroachments) of the Village of Riverside Zoning Ordinance. The variations are sought to build a first-story deck that will encroach 5 feet into the street yard and to build a deck on the second story of the house.

Application No.: PZ 23-0003

Petitioner: Romney Cirillo

Property Commonly Known As: 95 Groveland Avenue, Riverside, Illinois

PIN: 15-35-204-008-0000

Variations:

The variations sought include, but may not be limited to, variations from the following sections of the Riverside Zoning Ordinance: a variation from Section 10-7-3(D) (Accessory Structures and Uses) and Section 10-7-4 (Permitted Encroachments), which state decks are prohibited in street yards; and a variation from Section 10-7-3(D) (Accessory Structures and Uses), which states decks shall not be higher than the elevation of the first floor of the principal building.

The above application is available for inspection at the office of the Village Clerk, 27 Riverside Road, Riverside, Illinois 60546. During the Public Hearing the Planning and Zoning Commission will hear testimony from and consider any evidence presented by persons interested to speak on these matters. Persons wishing to appear at this hearing may do so in person or by attorney or other representative and may speak for or against the proposed variations. Communications in writing in relation thereto may be filed at such hearing or with the Planning and Zoning Commission in advance by submission to Village Planner Anne Cyran via email at acyran@riverside.il.us or delivered to the attention of Village Planner Anne Cyran at the Village Offices at 27 Riverside Road, Riverside, Illinois prior to 4:00 p.m. on the day of the public hearing.

The Public Hearing may be continued from time to time without further notice, except as otherwise required under the Illinois Open Meetings Act. The proposal and zoning relief sought may be added to, revised, altered or eliminated as a result of the Public Hearing and prior to final action by the Board of Trustees of the Village of Riverside.

Dated this 1st day of March, 2023.

Jill Mateo, Chairperson
Planning and Zoning Commission