

**11-O-94  
ORDINANCE**

**Sponsored by**

**THE HONORABLE TONI PRECKWINKLE**

**PRESIDENT OF THE COOK COUNTY BOARD OF COMMISSIONERS**

**AN ORDINANCE GRANTING A SPECIAL USE FOR UNIQUE USE  
LOCATED IN ELK GROVE TOWNSHIP AS AUTHORIZED  
BY THE COOK COUNTY ZONING ORDINANCE**

**WHEREAS**, the owner of certain property located in Elk Grove Township described in Section 1, herein, has petitioned the Cook County Board of Commissioners for a Special Use for Unique Use, as requested, in I-3 Intensive Industrial District for the operation of a Public Official Testing Station for trucks under license from the Illinois Department of Transportation; and

**WHEREAS**, the said petition was received by the Zoning Board of Appeals of Cook County as Docket #8727 and a public hearing was held in regard to said request after due notice, all in accordance with the Cook County Zoning Ordinance and the Statutes of the State of Illinois; and

**WHEREAS**, the Zoning Board of Appeals entered detailed findings in accordance with the standards set forth in the Ordinance recommending that the Cook County Board of Commissioners grant with conditions said applications for a Special Use for Unique Use permit; and

**WHEREAS**, it is the determination that said request be granted with conditions in accordance with the recommendations of the Zoning Board of Appeals.

**NOW, THEREFORE, BE IT ORDAINED**, by the Board of Commissioners of Cook County, Illinois:

**Section 1:** That a Special Use for Unique Use, as requested, in I-3 Intensive Industrial District for the operation of a Public Official Testing Station for trucks under license from the Illinois Department of Transportation, granted with conditions. The conditions are as follows:

- 1) The Applicant meets with the Cook County Highway Department regarding a silt fence.
- 2) Rock crushing will occur ten times a month, Monday thru Friday between the hours of 7:00 am - 5:00 pm.
- 3) Soil pulverizing will take place three days a week Monday thru Friday, between the hours of 7:00 am -5:00 pm. Five hours each time.
- 4) No rock crushing or soil pulverizing from November 15 to March 1.
- 5) Vehicle Testing to be conducted Monday thru Friday from 7:00 am to 5:00 pm and Saturday from 8:00 am to 12 noon.

## LEGAL DESCRIPTION

Parcel 1: The East 35.00 Feet of the South 46.29 Feet and the East 35.0 Feet of the North 118.44 Feet of the South 164.73 Feet of the following Described property: The North 421.29 Feet of the South 915.39 Feet except the east 473.11 Feet except the East 473.11 Feet of the West Half of the Northwest Quarter of Section 23, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2 The North 164.73 Feet of the South 658.83 Feet of the East 473.11 Feet of the West Half of the Northwest Quarter of Section 23, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

Commonly described as on the North side of James Drive approximately 830 feet East of Busse Road Avenue in Elk Grove Township.

**Section 2:** That the Special Use for Unique Use in the I-3 Intensive Industrial District as mentioned in Section 1 of this Ordinance is hereby authorized.

**Section 3:** That this Ordinance under the provisions of Article 13.8.9 & Article 8.9.8 of the Cook County Zoning Ordinance be in full force and effect from and after its passage and approval, except that if said use is not established within one year as provided in Section 13.8.14 said Special Use for Unique Use shall be null and void. That said property be developed and constructed pursuant to the detailing set forth in the testimony and contained in the exhibits and Findings of the Cook County Zoning Board of Appeals hereby incorporated by reference into the Ordinance as provided by law.

Approved and adopted this 1st day of November 2011.

TONI PRECKWINKLE, President  
Cook County Board of Commissioners

Attest: DAVID ORR, County Clerk

**11-O-95  
ORDINANCE**

**Sponsored by**

**THE HONORABLE TONI PRECKWINKLE**

**PRESIDENT OF THE COOK COUNTY BOARD OF COMMISSIONERS**

**AN ORDINANCE GRANTING A SPECIAL USE LOCATED IN ELK GROVE TOWNSHIP  
AS AUTHORIZED BY THE COOK COUNTY ZONING ORDINANCE**

**WHEREAS**, the owner of certain property located in Elk Grove Township described in Section 1, herein, has petitioned the Cook County Board of Commissioners for a Special Use, as requested, in I-3 Intensive Industrial District for the open storage of uncontained bulk raw materials, concrete crushing and soil pulverizing as part of the existing concrete contractor's office, shop and yard; and

**WHEREAS**, the said petition was received by the Zoning Board of Appeals of Cook County as Docket #8728 and a public hearing was held in regard to said request after due notice, all in accordance with the Cook County Zoning Ordinance and the Statutes of the State of Illinois; and

**WHEREAS**, the Zoning Board of Appeals entered detailed findings in accordance with the standards set forth in the Ordinance recommending that the Cook County Board of Commissioners grant with conditions said applications for a Special Use permit; and

**WHEREAS**, it is the determination that said request be granted with conditions in accordance with the recommendations of the Zoning Board of Appeals.

**NOW, THEREFORE, BE IT ORDAINED**, by the Board of Commissioners of Cook County, Illinois:

**Section 1:** That a Special Use, as requested, in I-3 Intensive Industrial District for open storage of uncontained bulk raw materials, concrete crushing and soil pulverizing as part of the existing concrete contractor's office, shop and yard, granted with conditions. The conditions are as follows:

- 1) The Applicant meets with the Cook County Highway Department regarding a silt fence.
- 2) Rock crushing will occur ten times a month, Monday thru Friday between the hours of 7:00 am - 5:00 pm.
- 3) Soil pulverizing will take place three days a week Monday thru Friday, between the hours of 7:00 am -5:00 pm. Five hours each time.
- 4) No rock crushing or soil pulverizing from November 15 to March 1.
- 5) Vehicle Testing to be conducted Monday thru Friday from 7:00 am to 5:00 pm and Saturday from 8:00 am to 12 noon.

## LEGAL DESCRIPTION

Parcel 1: The East 35.00 Feet of the South 46.29 Feet and the East 35.0 Feet of the North 118.44 Feet of the South 164.73 Feet of the following Described property: The North 421.29 Feet of the South 915.39 Feet except the east 473.11 Feet except the East 473.11 Feet of the West Half of the Northwest Quarter of Section 23, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: The North 164.73 Feet of the South 658.83 Feet of the East 473.11 Feet of the West Half of the Northwest Quarter of Section 23, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

commonly described as on the North side of James Drive approximately 830 feet East of Busse Road Avenue in Elk Grove Township.

**Section 2:** That the Special Use in the I-3 Intensive Industrial District as mentioned in Section 1 of this Ordinance is hereby authorized.

**Section 3:** That this Ordinance under the provisions of Article 13.8.9 of the Cook County Zoning Ordinance be in full force and effect from and after its passage and approval, except that if said use is not established within one year as provided in Section 13.8.14 said Special Use shall be null and void. That said property be developed and constructed pursuant to the detailing set forth in the testimony and contained in the exhibits and Findings of the Cook County Zoning Board of Appeals hereby incorporated by reference into the Ordinance, as provided by law.

Approved and adopted this 1st day of November 2011.

TONI PRECKWINKLE, President  
Cook County Board of Commissioners

Attest: DAVID ORR, County Clerk

**11-O-96  
ORDINANCE**

**Sponsored by**

**THE HONORABLE TONI PRECKWINKLE**

**PRESIDENT OF THE COOK COUNTY BOARD OF COMMISSIONERS**

**AN ORDINANCE GRANTING A SPECIAL USE FOR UNIQUE USE  
LOCATED IN ELK GROVE TOWNSHIP AS AUTHORIZED  
BY THE COOK COUNTY ZONING ORDINANCE**

**WHEREAS**, the owner of certain property located in Elk Grove Township described in Section 1, herein, has petitioned the Cook County Board of Commissioners for a Special Use for Unique Use, as requested, in I-3 Intensive Industrial District to allow bus parking, bus maintenance and service, and general office work from a mobile office trailer (existing); and

**WHEREAS**, the said petition was received by the Zoning Board of Appeals of Cook County as Docket #8735 and a public hearing was held in regard to said request after due notice, all in accordance with the Cook County Zoning Ordinance and the Statutes of the State of Illinois; and

**WHEREAS**, the Zoning Board of Appeals entered detailed findings in accordance with the standards set forth in the Ordinance recommending that the Cook County Board of Commissioners grant said applications for a Special Use for Unique Use permit; and

**WHEREAS**, it is the determination that said request be granted in accordance with the recommendations of the Zoning Board of Appeals.

**NOW, THEREFORE, BE IT ORDAINED**, by the Board of Commissioners of Cook County, Illinois:

**Section 1:** That a Special Use for Unique Use, as requested, in I-3 Intensive Industrial District to allow bus parking, bus maintenance and service, and general office work from a mobile office trailer (existing), granted with condition. The condition is as follows:

Approval subject to a condition that the Applicant cannot operate or perform any vehicle maintenance and service on the property unless an enclosed structure is constructed conforming to all the codes and requirements of Cook County.

**LEGAL DESCRIPTION**

That part of Lot 1 described as follows: commencing at the Northwest corner of Lot 1 being in the center line of Higgins Road; Thence South 00°34'11" West along the West line thereof 76.49 feet to a line 50.0 feet Southwesterly of an parallel with the center line of Higgins Road: Thence South 40°15'10" East along said parallel line 601.76 feet to the point of beginning; Thence continuing South 40°15'50" East 370.89 feet ; Thence South 49°44'50" West 10.0 feet ; Thence South 40°15'10" East 35.29 feet to the center line of creek; Thence South 48°39'20" West along the center line of creek 189.70 feet; Thence South 60°41'20" West 15.76 feet; Thence North 40°15'11" West 404.42 feet to a line drawn perpendicular to the center line of Higgins Road through the point of beginning; Thence north 49°44'50" East 214.48 feet to the point of beginning, all in the Subdivision of the Estate of Henry Landmeir being part of Section 26 and 35, Township 41 North, Range 11 East of the Third Principal Meridian, in Cook County, Illinois.

commonly described as on the West side of Higgins Road approximately 1000 feet North of Vera Lane in Elk Grove Township.

**Section 2:** That the Special Use for Unique Use in the I-3 Intensive Industrial District as mentioned in Section 1 of this Ordinance is hereby authorized.

**Section 3:** That this Ordinance under the provisions of Section 13.8.9 of the Cook County Zoning Ordinance be in full force and effect from and after its passage and approval, except that if said use is not established within one year as provided in Section 13.8.14 said Special Use for Unique Use shall be null and void. That said property be developed and constructed pursuant to the detailing set forth in the testimony and contained in the exhibits and Findings of the Cook County Zoning Board of Appeals hereby incorporated by reference into the Ordinance, as provided by law.

Approved and adopted this 1st day of November 2011.

TONI PRECKWINKLE, President  
Cook County Board of Commissioners

Attest: DAVID ORR, County Clerk