

**49TH WARD  
ZONING AND LAND USE  
ADVISORY COMMITTEE  
AGENDA  
Tuesday, January 13, 2009  
7:00 PM**

**NEW BUSINESS**

**Amendment to Planned Development Agreement, 7517 North Clark Street**

Representatives of Burger King will be presenting a proposal to put a restaurant that includes a drive-thru window. The location is the parcel on the western edge of the Gateway Centre. It is in a planned development PD-641 (B2-2 Underlying Zoning). An amendment to the Planned Development Agreement is required.

**OLD BUSINESS**

**Administrative Adjustments, 6973 North Ashland Avenue**

Peter Sterniuk and his attorney Paul Kolpak will present a proposal to build a seven-unit masonry building at the above address. The lot is zoned RT4, has 6750 square feet, and is currently improved with a frame single family residence. The original presentation was in April 2008. At Alderman Moore's request, Mr. Sterniuk and his attorney met with the property owners immediately adjacent to the subject property. As a result of those meetings, Mr. Sterniuk amended his proposal. A community meeting on the proposal was held on January 5<sup>th</sup>. The current iteration of the proposal involves two administrative adjustments. The two issues are as follows:

- Minimum Lot Area adjustment for the seventh dwelling unit
- Side Yard adjustment for North Side Yard from 4'-0" to 3'-0".

**Zoning Amendment from C2-2 to RT4, 7212 North Clark Street**

Update on the Chicago Math and Science Academy's proposal to move to the site of the former Clark Mall.