

**ZONING BOARD OF APPEALS  
VILLAGE OF ROSEMONT**

**AGENDA**

**JUNE 7, 2017 MEETING  
3:00 P.M.  
9501 DEVON AVENUE, 2<sup>ND</sup> FLOOR  
ROSEMONT, IL**

- I. Call to Order and Roll Call
- II. Approval of minutes of May 2, 2017 meeting of the Zoning Board of Appeals.
- III. Public hearing with respect to the application of BRE Pearl Street 1, LLC and Carmine's Rosemont, Inc. (the "Applicants") for: (1) a special use to allow the establishment and operation of an approximately 10,000 square foot sit-down Carmine's restaurant and bar with an outdoor dining area on proposed Lot 3 of Lot 2 of the Pearl Street Station 2<sup>nd</sup> Resubdivision at the southwest quadrant of Balmoral Avenue and I-294 in Rosemont, Illinois (the "Subject Property") in the "D" Commercial Zoning District; and, (2) any required variations from the numerical and size restrictions under the Village of Rosemont Sign Ordinance to permit the following signs to be established and maintained in connection with the proposed Carmine's restaurant: (a) one (1) wall sign of approximately 60 square feet on the north elevation of the building; (b) one (1) wall sign of approximately 28 square feet on the west elevation of the building; (c) one (1) approximately 28 square foot blade sign on the east elevation of the building; and (d) any other variations as may be identified or amended resulting from this application, pursuant to and substantially in the form of the plans, specifications and supporting information submitted to and approved by the Zoning Board of Appeals.
  1. Swearing in of witnesses
  2. Presentation by applicant
  3. Statements by members of public in attendance
  4. Questions and comments by members of zoning board
  5. Closing of Public Hearing
  6. Additional Discussion by Zoning Board.
  7. Motion and vote on whether to recommend Village Board approval of the application of BRE Pearl Street 1, LLC and Carmine's Rosemont, Inc. (the "Applicants") for: (1) a special use to allow the establishment and operation of an approximately 10,000 square foot sit-down Carmine's restaurant and bar with an outdoor dining area on proposed Lot 3 of Lot 2 of the Pearl Street Station 2<sup>nd</sup> Resubdivision at the southwest quadrant of

Balmoral Avenue and I-294 in Rosemont, Illinois (the “Subject Property”) in the “D” Commercial Zoning District; and, (2) any required variations from the numerical and size restrictions under the Village of Rosemont Sign Ordinance to permit the following signs to be established and maintained in connection with the proposed Carmine’s restaurant: (a) one (1) wall sign of approximately 60 square feet on the north elevation of the building; (b) one (1) wall sign of approximately 28 square feet on the west elevation of the building; (c) one (1) approximately 28 square foot blade sign on the east elevation of the building; and (d) any other variations as may be identified or amended resulting from this application, pursuant to and substantially in the form of the plans, specifications and supporting information submitted to and approved by the Zoning Board of Appeals.

8. Motion and vote on whether to recommend Village Board approval of the Final Plat of Resubdivision for Pearl Street Station - Lot 5.

IV. Adjournment.

Joanne Stawik  
Secretary  
Zoning Board of Appeals