

VILLAGE OF EVERGREEN PARK

SCHEDULE OF ZONING BOARD OF APPEALS

2026

MEETING DATE 7:30 P.M.	APPLICATION DATE	PUBLICATION DATE	MAILING DATE
1/13/2026	12/18/2025	12/25/2025	1/2/2026
2/10/2026	1/15/2026	1/22/2026	1/30/2026
3/10/2026	2/12/2026	2/19/2026	2/27/2026
4/14/2026	3/19/2026	3/26/2026	4/3/2026
5/12/2026	4/16/2026	4/23/2026	5/1/2026
6/9/2026	5/14/2026	5/21/2026	5/29/2026
7/14/2026	6/18/2026	6/25/2026	7/2/2026
8/11/2026	7/16/2026	7/23/2026	7/31/2026
9/8/2026	8/13/2026	8/20/2026	8/28/2026
10/13/2026	9/17/2026	9/24/2026	10/2/2026
11/10/2026	10/15/2026	10/22/2026	10/30/2026
12/8/2026	11/12/2026	11/19/2026	11/27/2026
1/12/2027	12/17/2026	12/24/2026	12/31/2026

Village of Evergreen Park

Zoning Board of Appeals – Guidelines for Petitioners

The process of submitting an application for a Zoning Board of Appeals hearing requires that the petitioner be properly prepared to give testimony regarding all pertinent matters of his/her zoning petition. The packet of information accompanying this cover letter gives all the specific details relative to a Zoning Board hearing. They are as follows:

- 1) Current yearly schedule of Zoning Board of Appeals hearings
- 2) Application for Zoning Board of Appeals hearings
- 3) Current schedule of fees for Zoning Board of Appeals hearings
- 4) List of zoning application requirements

The petitioner should also be aware of the following aspects of a Zoning Board hearing:

- 1) The hearing is an open public hearing with proper notification being given according to law.
- 2) Residents and businesses within 200 feet of the subject property are notified of the date, time and nature of the hearing. They have the option of giving testimony if they so wish.
- 3) The Zoning Board of Appeals is only a fact-finding board empowered to make a recommendation of approval or denial of the petitioner's application.
- 4) Zoning Board meetings are conducted according to Robert's Rules of Order and Parliamentary procedure. All persons giving testimony at the Zoning Board hearings are required to state their name and give their home address.
- 5) The Village Board of Trustees has the sole authority to approve or deny the petition. Approval or denial will usually come at the next scheduled Village Board meeting following the Zoning Board hearing.
- 6) Village Board meetings are scheduled on the first and third Mondays at 6:30 PM of each month with the agenda posted and available 48 hours before the meeting.

The information requested before a Zoning Board Hearing is necessary so that the Zoning Board may act on the petitioner's request and make a recommendation to the Village Board fairly and expeditiously.

Norm Anderson, Village Trustee
Zoning and Development Chairman

Scott McQuillan, Chairman
Zoning Board of Appeals

VILLAGE OF EVERGREEN PARK

Application for Zoning Board of Appeals Hearing
(Please print or type)

Check those which apply to this application

SPECIAL USE REZONING [] VARIATION [] ORDINANCE VARIATION []

Petitioner's Name:

Address:

City/State/Zip:

Area Code/Telephone:

Area Code/Cell:

Email Address:

Property Owner's Name:

Address:

City/State/Zip:

DESCRIPTION OF PROPERTY

Common Address:

PIN:

Legal Description:

*******OFFICE USE ONLY*******

DATE OF ZONING HEARING: _____ FEE AMOUNT PAID: \$ _____

DATE PAID: _____

PETITION GRANTED: [] DENIED: []

The following attachments, as necessary and / or applicable, are to be submitted at the time of application (see attached explanation of document requirements):

Proof of Ownership

Land Trust

Survey

Plat of Subdivision

Plat of Survey for Parking Variation

For variation only, petitioner must submit written evident that adjoining property cannot be acquired or that no vacant property exists.

Describe briefly the nature of request and / or need for rezoning or variation:

This application must be accompanied by payment of the application fee in full to defray expenses incidental to the hearing of such matter, including publication of a legal notice, as required by law. The Zoning Board of Appeals shall certify that all fees have been paid before submitting its findings and recommendations to the Village of Evergreen Park.

Any misrepresentation of information by the applicant may be reason to deny or revoke this application forthwith:

State of Illinois)

County of Cook)

I, _____, being duly sworn, state that the answers and statements in this application are true to the best of my knowledge and belief.

(Signature of Applicant)

Subscribed and sworn to me by

this _____ day of _____, 20 _____

(Notary Public)

(Seal)

(Commission Expires)

Zoning Board of Appeals

Schedule of Fees

Variation to existing single-family residence	\$300.00
New single-family residential subdivisions containing no more than (2) lots and / or new construction of single family residence.	\$600.00
Administrative deviations to residential districts	\$750.00
All other applications, including commercial properties, special uses, multifamily residential subdivisions, subdivisions of more than two (2) lots, and any other subdivisions.	\$1,000.00