



VILLAGE OF HOMEWOOD

APPLICATION:
**NON-RESIDENTIAL
ZONING REVIEW**

2020 Chestnut Road, Homewood, IL 60430

PROPERTY INFORMATION

Street Address: 18205 Dixie Highway Homewood, IL 60430

Property Index Number(s): 29-31-409-056-0000

Lot Size: 2,850 sq. ft. _____ acres
If the subject property is multiple lots, provide the combined area.

Zoning District:
 R-1 R-2 R-3 R-4 B-1 B-2 B-3 B-4 M-1 M-2 PL-1 PL-2

Complete this section to determine your required review(s):

Is the subject property more than one lot held in common ownership?

- yes no

→ If yes, lots held in common ownership should be consolidated

A Planned Development is required for development of lots >25,000 sf or located in the B-1 or B-2 Zoning Districts.

REQUESTED USE

Requested Use: The plan is to use the open space that is already available to have yoga / fitness classes

Gross Floor Area: 2,500 sq. ft. **Parking Provided:** parking lot or street parking

Existing Use: event space

The requested use is:

- Permitted
 Limited
 Special
 Other:

SITE OR BUILDING CHANGES

Existing Development: _____

Proposed Development Check all that apply. Provide a description and metrics below.
 New Construction Addition Site Alterations Exterior Building Alterations

Development Metrics	Existing	Proposed
Gross Floor Area (sq. ft.):	_____	_____
Parking Spaces	_____	_____
Lot Coverage	_____	_____
Impervious Area (sq. ft.)	_____	_____
Impervious Coverage (%)	0.0%	0.0%

New construction?

- yes no

→ If yes, requires Site Plan Review

Floor area increase is 20% or more?

- yes no

→ If yes, requires Site Plan Review

Does the applicant elect to proceed as a Planned Development?

- yes no

Is site circulation or parking impacted?

- yes no

→ If yes, requires Site Plan Review

Is site landscaping impacted?

- yes no

→ If yes, requires Site Plan Review

Exterior building alterations?

- yes no

→ If yes, requires Appearance Review

ZONING RELIEF OR CHANGES

Zoning Variance or Amendment Describe any requested zoning relief or changes below.
 N/A

The applicant requests:

- Variance
 Administrative Exception
 Zoning Text Amendment
 Zoning Map Amendment

APPLICATION

NON-RESIDENTIAL ZONING REVIEW

APPLICANT

Name Dionne Townsend
Company The Honeycomb Hideout
Address 18205 Dixie Highway
Phone 708 646-6376
Email honeycombhideoutevents@gmail.com
Role owner

PROPERTY OWNER

Name
Company
Address
Phone
Email

Check box if the applicant is the property owner

I acknowledge and attest that:

- All the information and exhibits submitted with this application are true and accurate to the best of my knowledge;
Village representatives are permitted to make reasonable inspections of the subject property necessary to process this application;
I agree to pay all required fees;
No work may be done without first obtaining a Building Permit. All work shall be completed in accordance with Village Codes and Ordinances.

Dionne Townsend
Applicant Name

DocuSigned by:
Dionne Townsend
Applicant Signature

12/27/2023
Date

Staff Notes

Do not write below this line.

Fee: Paid Date Received:
CASE NO: REQUEST:
Comments/Conditions: Approved Approved with Conditions Denied Date:
CASE NO: REQUEST:
Comments/Conditions: Approved Approved with Conditions Denied Date:
CASE NO: REQUEST:
Comments/Conditions: Approved Approved with Conditions Denied Date:
This application has zoning approvals and may proceed to obtain Building Permits or a Certificate of Occupancy.
Name: Signature: Date: