

**ORDINANCE NO. M - 2440**

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT TO ALLOW A  
MOTOR VEHICLE RENTAL FACILITY USE AT 3355 WEST 183<sup>rd</sup> STREET IN  
HOMEWOOD, COOK COUNTY, ILLINOIS.**

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**WHEREAS**, 65 ILCS 5/11-13-1 *et seq.* authorizes municipalities under 500,000 population to determine and vary the application of their zoning regulations relating to the use of land; and

**WHEREAS**, 65 ILCS 5/11-13-1.1 authorizes the granting of a special use by the passage of an Ordinance in districts where such a permit is required; and

**WHEREAS**, a request has been received for a special use permit to operate a commercial child care center at 3355 West 183<sup>rd</sup> Street in Homewood, Illinois; and

**WHEREAS**, the subject property is located in the B-3 General Business zoning district; and

**WHEREAS**, child care centers are allowed as a special use in the B-3 General Business zoning district; and

**WHEREAS**, the property was formerly operated as a child care center, and a former approval for a special use permit to operate a child care center at the subject property had expired due to discontinuation of the child care center use for greater than one year (365 days); and

**WHEREAS**, the Homewood Planning and Zoning Commission reviewed and considered the request at its regular meeting on July 9, 2026, and voted for approval with six (6) ayes to zero (0) nays; and

**WHEREAS,** the President and Board of Trustees of the Village of Homewood, Cook County, Illinois, deem it appropriate and are willing to grant a special use permit, subject to the terms and provisions hereof.

**NOW, THEREFORE, BE IT ORDAINED** by the President and Board of Trustees of the Village of Homewood, Cook County, Illinois, that:

**SECTION ONE – FINDINGS OF FACT:**

1. The subject property is located at 3355 West 183rd Street and is located within the B-3 General Business zoning district, with Cook County PIN # 31-02-201-052-0000.
2. The subject property is currently owned by Zenah Taher of Tinley Park, IL.
3. The proposed use of the property is a commercial child care use, which is a special use in the B-3 General Business zoning district.
4. The subject site meets the use-specific standards for child care centers in Section 44-04-06 of the Village Zoning Ordinance, and will be required to meet these requirements prior to issuance of a business operation certificate required for the use.
5. The subject site meets applicable development standards in Section 44-05 of the Village Zoning Ordinance.
6. The proposed special use is consistent with the applicable standards for special use permit approval as set forth in Section 44-07-11.

**SECTION TWO – LEGAL DESCRIPTION:**

The subject property is legally described as follows:

*Lot 1 in Homewood Gardens Acres No. 1, a Subdivision of the North ½ of the Northeast ¼ and Northeast ¼ of Section 2, Township 35 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.*

Permanent Index Number: 29-31-400-057-0000

Common Address: 3355 West 183<sup>rd</sup> Street  
Homewood, IL 60430

**SECTION THREE – ISSUANCE OF SPECIAL USE PERMIT:**

A special use permit is hereby granted to Dorothy Jones of Fun as You Grow Daycare to allow a child care center facility at the above-described property.

**SECTION FOUR – CONDITIONS**

None.

**SECTION FIVE – ADDITIONAL MATERIALS TO BECOME PART OF THIS ORDINANCE:**

The following documents are hereby made part of this Ordinance:

The Homewood Planning and Zoning Commission minutes of July 9, 2026, as they relate to the subject zoning.

The Homewood Village Board minutes of July 14, 2026, as they relate to the subject zoning.

**SECTION SIX– RECORDING:**

The Village Attorney shall cause this Ordinance, without attachments to be recorded in the Office of the Cook County Clerk – Recording Division.

PASSED and APPROVED this 14<sup>th</sup> Day of July, 2026.

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Village President

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Village Clerk

YEAS: \_\_\_\_\_ NAYS: \_\_\_\_\_ ABSTENTIONS: \_\_\_\_\_ ABSENCES: \_\_\_\_\_