



STANDARDS FOR:  
**SPECIAL USE**

2020 Chestnut Road, Homewood, IL 60430

Street Address: 18035 Dixie Hwy Homewood, IL 60430

Requested Use: Event Space Area: 1100 sq. ft.

Business Name: The Livie Room

Applicant Name: Niya Jones Date: 10/18/24

Provide responses to each question below using complete sentences and specific to the proposed business and selected location.

The Planning and Zoning Commission and Village Board shall consider the following responses to the Standards for a Special Use in evaluating the application. No one is controlling.

1. Is the special use deemed necessary for the public convenience at this location?

*Describe why this location is best-suited for your business to serve the community.*

*This location is best-suited for my business to serve this community for small gathering, corporate meetings, podcast host, and holiday events (safe) as well repass space.*

2. Is the special use detrimental to the economic welfare of the community?

*Will the business have a negative impact on other businesses?*

*I believe it will have no negative on any other businesses in the community.*

3. Will the special use be consistent with the goals and policies of the Comprehensive Plan?

*Describe how your business fits with the goals and policies summarized on the attached sheet.*

*Yes, my business will hold celebrations of life and all the occasions and beautiful upscale events.*

4. Is the special use so designed, located, and proposed to be operated, that the public health, safety, and welfare will be protected?

*Describe any negative impacts, external to your business, that may result from it operating at this location.*

*N/A*

5. Is the special use a suitable use of the property, and will the property will be substantially diminished in value without the special use?

*Describe why your business is best-suited for your this property.*

*My business is best-suited for this property for the convenience of the families that live in this community and business because it close to where they live and work*

- 6. Will the special use cause substantial injury to the value of other property in the neighborhood in which it is located?

*Will your business decrease the value of other properties?*

No

- 7. Will the special use be consistent with the uses and community character of the neighborhood surrounding the property?

*Describe how your business is compatible with its neighbors.*

Yes, my business will beautify our entrance for any occasion that's appropriate for the season.

- 8. Will the special use be injurious to the use or enjoyment of other property in the neighborhood for the purposes permitted in the zoning district?

*Describe any negative impacts, external to your business, that may result from it operating at this location.*

No there should be no negative impacts to other property in the neighborhood. All the events will be inside of the property there will be no events on the outside.

- 9. Will the special use impede the normal and orderly development and improvement of surrounding properties for uses permitted in the zoning district?

*Describe any negative impacts, external to your business, that may result from it operating at this location.*

No, the proposed special use is not expected to impede normal and orderly development as it is compatible with existing uses, has been designed to mitigate potential impacts, and will not significantly alter the character of the surrounding area.

- 10. Does the special use provide adequate measures of ingress and egress in a manner that minimizes traffic congestion in the public streets?

*Describe how will customers get to and from your business. Based on the site plan analysis, the*

special use appears to provide adequate ingress and egress measures with multiple access points, well designed traffic flow, and coordinated traffic signals which are likely to minimize traffic congestion in the area.

- 11. Is the special use served by adequate utilities, drainage, road access, public safety and other necessary facilities?

*A new business going into an existing development, may answer 'no.'*

No

- 12. Will the special use substantially adversely affect one or more historical, archaeological, cultural, natural or scenic resources located on the parcel or surrounding properties?

*A new business going into an existing development, may answer 'no.'*

No