



VILLAGE OF RIVERWOODS
GENERAL ZONING APPLICATION
(rev 7-22-2020)

O & R1

Rezoning from Office and Research District 1 to 1-R Single Family Residential District

Variation, yard setback reductions: _____.

Text Amendment to section(s) 9-4A-3 and 9-11-12 of the Village Code.

Special Use for Residential Planned Development.

Amendment to Special Use Ordinance No. _____.

Determination of similar, compatible uses: _____.

Waiver of strict requirements when necessary and reasonable accommodation to lowering housing barriers is necessary: _____.

[check applicable box above and state nature of relief sought]

FOR VILLAGE USE ONLY		
Hearing fee _____	Escrow Fee _____	Date paid _____
Project Number: _____		
Meeting date: _____	Public Hearing: Yes <input type="checkbox"/> . If so, insert dates for:	
Sign posting: _____	Newspaper notice: _____.	
Mailed notices: _____.		

PLEASE PRINT OR TYPE

Date: September 1, 2022.

Project Name: Riverwoods Reserve.

Project Description: Construction of 69 unit "for sale" townhome community (see Project Narrative for additional detail).

Project Address: 3750 Deerfield Road.

PIN Numbers: 15-26-300-019.

Acres: 9.38 Zoning District O & R1.

I. Owner of Record – name and address

Federal Life Insurance Company, 3750 Deerfield Road, Riverwoods, IL 60015.

Further disclosure of identity of Owner's officers, directors, managers, members, partners or beneficial owners may be required.

II. Applicant/Designated Representative

Lexington Homes, LLC, Nate Wynsma.

(o) 773-598-8487; email address: nwynsma@lexingtonchicago.com.

Applicant's relationship to property: Contract Purchaser.

III. Owner Consent for Authorized Representative

The Owner or designated representative must be present for meetings of the Plan Commission, Zoning Board of Appeals or Village Board, as applicable, as requested when consideration of the merits of the application are on the agenda. The Owner must confirm the right of the Applicant to prosecute any zoning application as a designated representative of the Owner. The Owner or designated representative should have full authority to commit to requests, conditions and make decisions on behalf of the Owner or otherwise delays in considering the application may occur.

By signing this Application, the Owner confirms the right and authority of the Applicant or Designated Representative to commit to requests, conditions and make decisions on behalf of Owner.

IV. Acknowledgments

Owner and Applicant agree that under Illinois law, the Village President (Mayor), Village Trustees, Commissioners and Members of the Plan Commission and Zoning Board of Appeals, Village Attorney, Village Engineer, Village Ecologist and/or any employee or agent of the Village do not have authority to bind or obligate the Village in any way. Owner and applicant acknowledge that only formal action (such as acting by way of motions, resolutions and ordinances) by the Board of Trustees, properly voting in open meeting can obligate the Village or confer any rights or entitlement on the Owner or Applicant, whether legal, equitable or otherwise.

Owner and Applicant agree that Village offices, members of commissions and boards and Village staff may conduct inspections of subject sites as part of the pre-hearing review of requests.

The Owner and Applicant, by signing this application, certify to the correctness of the application and all submittals.

FEDERAL LIFE INSURANCE COMPANY
Owner's signature: By: William Austin

Owner's name: William Austin (PRINT) President + CEO (TITLE)

LEXINGTON HOMES, LLC
Applicant's signature: _____

By: Lexington Homes Illinois, Inc., its Manager

By: Nathan Wynsma
Nathan Wynsma, Vice President

All requests must be accompanied by the items required and all fees must be paid before the Plan Commission or Zoning Board of Appeals will hear any case.

Please contact the Building Department with any questions:

Riverwoods Building Department
300 Portwine Road
Riverwoods, Illinois 60015
Attention: Mr. Russ Kraly, Director of Community Services
Email: rkraly@villageofriverwoods.com
Phone: 847-945-3990