

ZONING BOARD OF APPEALS, CITY OF CHICAGO, CITY HALL, ROOM 905

APPLICANT: Labor Ready Midwest, Inc. **CAL NO.:** 68-08-S
APPEARANCE FOR: Scott Borstein **MAP NO.:** 13-G
APPEARANCES AGAINST: J. Dugan, Nancy Meyerson, Bob Skutnick **MINUTES OF MEETING:**
 February 15, 2008
PREMISES AFFECTED: 4830-34 N. Sheridan Road
NATURE OF REQUEST: Application for a special use under Chapter 17 of the zoning ordinance for the approval of the location and the establishment of a day laborer employment agency in a B3-2 Community Shopping District.

**ACTION OF BOARD--
 APPLICATION APPROVED**

THE VOTE

MAR 3 1 2008

**CITY OF CHICAGO
 ZONING BOARD OF APPEALS**

BRIAN L. CROWE
 GIGI McCABE-MIELE
 DEMETRI KONSTANTELOS
 REVEREND WILFREDO DEJESUS
 JONATHAN SWAIN

AFFIRMATIVE	NEGATIVE	ABSENT
		X
X		
X		
		X
X		

THE RESOLUTION:

WHEREAS, a public hearing was held on this application by the Zoning Board of Appeals at its regular meeting held on February 15, 2008, after due notice thereof as provided under Section 17-13-0107B and by publication in the Chicago Sun-Times on January 28, 2008; and

WHEREAS, the Zoning Board of Appeals, having fully heard the testimony and arguments of the parties and being fully advised in the premises, hereby finds the following; the applicant will report back to the Board for review every two years from the time stamp on this resolution. The applicant is a national company which finds temporary work for people who have been previously interviewed and screened. The applicant currently operates one location on the south side of Chicago and the other location is in the suburbs. People who are interested in employment will come to this location, they will be interviewed and if accepted each applicant will be called back only on the day of work. These individuals are also screened for sex offenses which then disqualifies them for employment. The typical worker will be placed in the field of construction, landscaping and the hospitality industry. The applicant stated that when people are assigned to jobs they may come to the location or they may leave directly from their homes. The applicant does not allow people to be loitering in front or near the entrance to the building. Workers will return to the site each day to receive their paychecks. The local Bank of America will cash these checks. This site will operate from 5:30 AM- 5:30 PM six days a week. The number of prospective individuals will range from 30 to 40 people in the winter and 50-60 people in the summer. The majority of the jobs are within one mile of the site. Based on their experience of their other locations there may be 5-10 people waiting at the time the office opens at 5:30 A.M. The applicant's appraiser stated that there is no similar use within one mile of the site. The block in which the office will be located is commercial in nature and in his opinion would not have a negative impact nor would it be out of character with the neighborhood. He also stated that the day labor facility will fulfill a need in the neighborhood. The Alderman believed the same and stated that there is a low income apartment complex across the street which will provide workers for this service. The appraiser noted that this site has been vacant for at least two years and a tenant would always improve the character of a retail/ service block. The Department of Planning and Development has no objection to the project. There were a number of people stating that their objection to the project.

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Their main objection focused on the prospective employees coming into the neighborhood which contains a Boys and Girls Club across the street and an elementary school within walking distance of the day labor site. The objectors believe that this group of people coming to the neighborhood posed a threat to the children of the neighborhood. A Board member asked if the objectors had any evidence to show that the day laborers or the office which provides services to people that are in fact a threat to children. The objector's stated that this particular point was based on their opinion. One objector stated that the parent company has had incidents of not paying a living wage and the company has been fined by the United States government for violations in another state. The objectors maintain their safety is at risk from this type of use. Alderman Helen Shiller stated that she was in favor of this use. She did not believe that people in her ward would not avail themselves of this service. She stated that many of her constituents will use the service. The Alderman has presented a 20-point letter which the Zoning Board of Appeals will incorporate by reference and make part of this resolution which the applicant shall be required to comply with as a condition of its operation; the Board finds the use complies with all applicable standards of this Zoning Ordinance; is in the interest of the public convenience and will not have a significant adverse impact on the general welfare of neighborhood or community; is compatible with the character of the surrounding area in terms of site planning and building scale and project design; is compatible with the character of the surrounding area in terms of operating characteristics, such as hours of operation, outdoor lighting, noise, and traffic generation; and is designed to promote pedestrian safety and comfort; it is therefore

RESOLVED, that the aforesaid special use request be and it hereby is approved and the Zoning Administrator is authorized to permit said special use subject to the following condition(s): The Department of Planning and Development has no objection to the establishment of the proposed day laborer employment agency at this location. The Board also finds that the applicant must comply with the following recommendations by Alderman Shiller as follows:

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