

Illinois Times

January 30, 2025

One Run

The Springfield Planning and Zoning Commission will meet on Wednesday, February 19, 2025, at 5:30 p.m. in the City Council Chamber of the Municipal Center West to hear the following petition.

A petition for Variances of Sections: 155.321(b), Nonilluminated Signs; and 155.322 (b) & ( c), Illuminated Signs, of the Springfield Zoning Ordinance. Petitioner seeks to open a restaurant called DAVE'S HOT CHICKEN and has designed signage as per Exhibit 1 of the petition. To be in compliance with the Zoning Ordinance, petitioner respectfully requests Variances of Sections: 155.321(b) and 155.322(b) to allow illuminated on-premises building and wall mounted signs that are approximately 87.23 square feet total instead of 56.8 square feet per code; and 155.322(c) to allow illuminated wall/building signs and a neon ribbon on the ridge of the building within 100 feet of a residential zoning lot.

Improvements (or Structures) located on said property is one-half of the commercial space, and was previously occupied by MOD Pizza, and is directly to the East and adjacent to Mission BBQ. The subject real estate is currently classified in the S-2, Community Shopping and Office District, Section 155.031.

Legally described as: WHITE OAKS SHOPPING MALL DEVELOPERS PARCEL E. 2013R31344 TAX ID: 22-07.0-101-018

The subject property is commonly known as 2401 W. Wabash Avenue, Suite A, Springfield, Illinois.

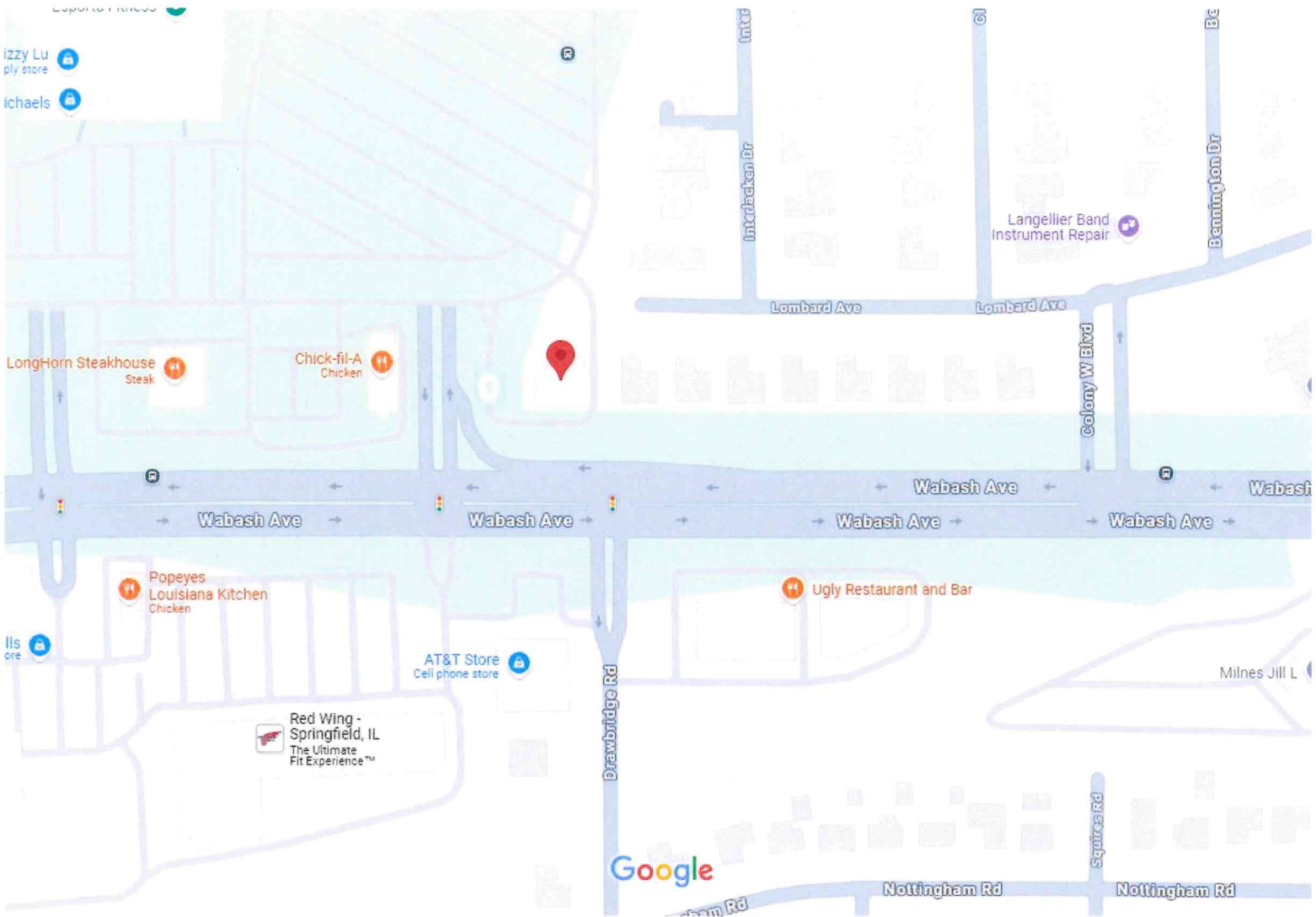
The petitioner is HOTVILLE SPRINGFIELD, INC. d/b/a DAVE'S HOT CHICKEN, by its Attorneys Sgro, Hanrahan, Durr, Rabin & Reinbold, LLP, Alex B. Rabin of Counsel.

Docket No. 2025-007

John Harris  
Zoning Administrator

# 2401 Wabash Ave

2025-007 2401 W. Wabash Avenue, Suite A



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