

RESOLUTION R-18-07
A RESOLUTION APPROVING THE PRELIMINARY PLAT OF SUBDIVISION
CHERRY HILL SUBDIVISION
(305 & 309 Wood Street)

WHEREAS, the Preliminary Plat of Subdivision for Cherry Hill Subdivision has been submitted to and reviewed by the Wheaton Planning and Zoning Board; and the Wheaton Planning and Zoning Board has recommended that the Preliminary Plat of Subdivision be approved subject to certain conditions and requirements.

NOW, THEREFORE, be it resolved by the Mayor and City Council of the City of Wheaton, Illinois that the Preliminary Plat of Subdivision for Cherry Hill Subdivision prepared by Webster, McGrath & Ahlberg, Ltd., consulting engineers, dated October 23, 2006 is hereby approved subject to the following conditions, restrictions, and requirements.

1. A variation is granted to Section 62-212 of the Wheaton City Code to allow lot areas of 7,926 square feet, 7,939 square feet, and 7,951 square feet in lieu of the required 10,000 square feet for Lot 1, 2, and 3, respectfully; and to allow lot widths of 61 feet in lieu of the required 70 feet for Lot 1, 2, and 3.
2. A variation is granted to Section 62-214 of the Wheaton City Code to allow lot depths of 129.59 feet, 129.77 feet, and 129.99 feet in lieu of the required 132 feet for Lot 1, 2, and 3, respectfully.
3. Variances are hereby granted to the following sections of the Wheaton City Code to waive construction of certain public improvements to adjacent City streets: Section 62-178, pavement width; Section 62-286, street lighting; and, Section 62-290, pavement edging (curb and gutter).
4. The owner shall pay to the City an amount as determined by the Director of Engineering for the cash equivalent of the cost to construct public sidewalk along the entire frontage of the subdivision in lieu of constructing said public sidewalk, as per Section 58-74(a) of the Wheaton City Code. Said payment shall be made prior to recording of the final plat with the DuPage County Recorder's Office.
5. The applicant shall submit prior to final plat approval a wetland delineation report in conformance with the provisions of the DuPage County County-wide Stormwater Management Ordinance.

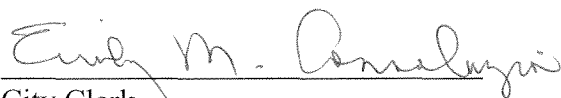
BE IT FURTHER RESOLVED that the Mayor is authorized to sign the approval form and the City Clerk is authorized and directed to attest to the signature of the Mayor and attach a certified copy of the resolution to the Preliminary Plat of Subdivision for Cherry Hill Subdivision prepared by Webster, McGrath & Ahlberg, Ltd., dated October 23, 2006.

ADOPTED this 5th day of March, 2007.



Mayor

ATTEST:



City Clerk

Roll Call Vote:

Ayes: Councilman Mouhelis
Councilman Suess
Councilman Bolds
Councilwoman Corry
Councilman Johnson
Mayor Carr
Councilman Levine

Nays: None

Absent: None