

## ORDINANCE NO. F-0242

**AN ORDINANCE GRANTING AN INCREASE IN THE ALLOWABLE FLOOR AREA RATIO  
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS  
1 CIRCLE AVENUE - LOTESA**

**WHEREAS**, written application has been made requesting a variation from Article 10.2.7 of the City of Wheaton Zoning Ordinance in order to permit an increase in the allowable floor area ratio (FAR) from .40 feet to .42 feet to allow the construction of an addition onto an existing single family home on a certain piece of property legally described herein and commonly known as 1 Circle Avenue, Wheaton, Illinois; and

**WHEREAS**, pursuant to notice as required by the Illinois Municipal Code and the Wheaton Zoning Ordinance, a public hearing was conducted by the Wheaton Board of Zoning Appeals on April 14, 1998, to consider the variation request and the Wheaton Board of Zoning Appeals has unanimously recommended approval of the zoning variation.

**NOW, THEREFORE, BE IT ORDAINED** by the City Council of the City of Wheaton, DuPage County, Illinois, pursuant to its home rule powers, as follows:

**Section 1:** Pursuant to the Findings of Fact determined by the Wheaton Board of Zoning Appeals, a variation from Article 10.2.7 of the Wheaton Zoning Ordinance is granted to permit an increase in the allowable floor area ratio (FAR) from .40 feet to .42 feet in order to construct an addition onto an existing single family home in compliance with the plans entitled "*Lotesta Dormer Addition, Sheets 1LP, 2LD, and 1 thru 5*" prepared by Waterman Bros. Construction, 101 Bridge Street, Wheaton, Illinois, 60187. P.I.N. 05-17-200-023

The property that is subject of the variation is legally described as:

LOT 2 IN OLSEN RESUBDIVISION OF LOT 18 AND 19 IN BLOCK 1 OF ARTHUR T MCINTOSH AND COMPANY'S CIRCLE AVENUE SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 39, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID RESUBDIVISION RECORDED AS DOCUMENT NO. R88-34359 IN DUPAGE COUNTY, ILLINOIS.

The property is commonly known as 1 Circle Avenue, Wheaton, Illinois 60187.

**Section 2:** All ordinances or parts of ordinances in conflict with these provisions are repealed.

**Section 3:** This ordinance shall become effective from and after its passage, approval, and publication in pamphlet form in the manner prescribed by law.

  
\_\_\_\_\_  
Mayor

ATTEST:

  
\_\_\_\_\_  
City Clerk

Roll Call Vote

Ayes: Councilwoman Davenport  
Councilman Eckhoff  
Councilman Gresk  
Mayor Carr  
Councilman Johnson  
Councilman Mork

Nays: None

Absent: Councilwoman Johnson

Motion Carried Unanimously

Passed: May 18, 1998  
Published: May 19, 1998