

**ORDINANCE NO. F-0445**

**AN ORDINANCE GRANTING A VARIATION  
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS  
61 DANADA DRIVE - KRITSAS**

**WHEREAS**, written application has been made requesting a variation from the Zoning Ordinance to allow the existing attic space of a single family home to be finished into living space which will increase the maximum floor area ratio from 40% to 45% on a certain piece of property legally described herein and commonly known as 61 Danada Drive, Wheaton, IL 60187; 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 March 14, 2000, 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 is granted to allow the existing attic space of a single family home to be finished into living space which will increase the maximum floor area ratio from 40% to 45% in full compliance with the plans entitled "*Proposed Remodeling to: Dr. John Kritsas Residence, 61 Danada Drive, Wheaton, IL 60187; Sheets A1-A6 dated February 10, 2000; prepared by Charles Vincent George Design Group Inc., 604 North Washington Street, Naperville, IL 60563*".

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

LOT 109 IN DANADA FARMS UNIT 2, BEING A SUBDIVISION OF PART OF THE WEST ½ OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 7, 1986 AS DOCUMENT R86-123502, IN DUPAGE COUNTY, ILLINOIS. P.I.N. 05-28-305-023

The subject property is commonly known as 61 Danada Drive, Wheaton, IL 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Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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  
Councilwoman Johnson  
Councilman Mork

Nays: None

Absent: None

Motion Carried Unanimously

Passed: April 3, 2000  
Published: April 4, 2000