

**ORDINANCE NO. F-0593**

**AN ORDINANCE GRANTING A FRONT YARD VARIATION  
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS  
506 GLENDALE AVENUE, GLEN ELLYN - PETERSON**

**WHEREAS** application has been made requesting a variation to Article 10.2.5 of the City of Wheaton Zoning Ordinance in order to construct a detached garage with a front yard setback of 10 feet in lieu of the required 30 feet; 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 May 8, 2001, 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 reduce the required front yard setback from 30 feet to 10 feet to allow the construction of a detached garage in accordance with the site plan prepared by Steinbrecher Land Surveyors, Inc., 141 S. Neltor Boulevard, West Chicago, IL 60185-2844 dated May 8, 2000 and subject to the area that is presently occupied by the existing garage be restored to a landscaped area within 12 months following construction of the new garage.

The subject property is legally described as:

LOT 2 IN GLENDALE RESUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 22, 1990 AS DOCUMENT R90-141776 IN DUPAGE COUNTY, ILLINOIS. P.I.N. 05-15-114-034

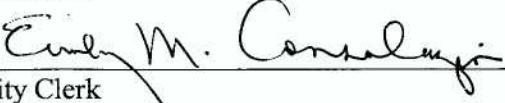
The subject property is commonly known as 506 Glendale Avenue, Glen Ellyn, Illinois 60137.

Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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

  
\_\_\_\_\_  
Cindy M. Consalvo  
City Clerk

### Roll Call Vote

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

Nays: None

Absent: None

### Motion Carried Unanimously

Passed: May 21, 2001  
Published: May 22, 2001