

ORDINANCE NO. F-0916

AN ORDINANCE GRANTING A SIDE YARD VARIATION ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS 726 N. MAIN STREET

WHEREAS, written application has been made requesting a variation to Article 9.2.5 of the City of Wheaton Zoning Ordinance to allow the construction of a two-story addition onto an existing two-story home with a Madison Avenue side yard setback of 26 feet in lieu of the required Madison Avenue side yard setback of 36.5 feet; and

WHEREAS, pursuant to notice as required by the Illinois Municipal Code and the Wheaton Zoning Ordinance, a public hearing was convened by the Wheaton Planning & Zoning Board on May 25, 2004 to consider the variation request and the Wheaton Planning & Zoning Board has 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 Planning & Zoning Board, a variation to Article 9.2.5 of the City of Wheaton Zoning Ordinance to allow the construction of a two-story addition onto an existing two-story home with a Madison Avenue side yard setback of 26 feet in lieu of the required Madison Avenue side yard setback of 36.5 feet in accordance with the plans entitled "*A New Addition to & Remodeling of an Existing Residence for Greg & Kathy Roskuszka*," prepared by Gregory A. Norris Architect, Batavia, IL, sheets A-1 thru A-4, dated April 29, 2004.

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

THE NORTH 82.5 FEET OF THE EAST 165.0 FEET OF BLOCK 4 OF MALLORY'S ADDITION TO WHEATON, A SUBDIVISION OF PART OF THE WEST HALF OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 2, 1875 IN BOOK 3 OF PLATS, PAGE 9 AS DOCUMENT 20408, IN DUPAGE COUNTY, ILLINOIS.
P.I.N: 05-16-106-018

The subject property is commonly known as 726 N. Main Street, 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Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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.

ATTEST:

Emily M. Annalaegren
City Clerk


Mayor

Ayes:

Roll Call Vote

Councilman Mouhelis
Councilman Bolds
Councilwoman Corry
Mayor Carr
Councilwoman Johnson
Councilman Mork

Nays:

None

Absent:

Councilman Johnson

Motion Carried Unanimously

Passed: June 7, 2004

Published: June 8, 2004