

ORDINANCE NO. F-1812

AN ORDINANCE GRANTING A SIDE YARD SETBACK VARIATION ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS 1414 NORTH SCOTT STREET - HEAVEY

WHEREAS, written application has been made requesting a variation to Article 3.4A.5a of the Wheaton Zoning Ordinance to allow an existing patio to remain with a side yard setback of 1.5 feet in lieu of the required 5.6 feet, on certain property legally described herein and commonly known as 1414 North Scott Street, Wheaton, Illinois 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 Planning and Zoning Board on August 12, 2014 to consider the variation request; and the Planning and Zoning Board has recommended approval of the zoning variation.

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

Section 1: Pursuant to the Findings of Fact made and determined by the Wheaton Planning and Zoning Board, a side yard setback of 1.5 feet in lieu of the required 5.6 feet is granted for an existing patio to remain on the following-described real estate:

LOTS 1 AND 2 (EXCEPT THE WEST 50 FEET THEREOF) IN BLOCK 4 IN ARTHUR T. MCINTOSH AND COMPANY'S BOULEVARD SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTH ½ OF THE SOUTH ½ OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 20, 1923 AS DOCUMENT 171777, IN DUPAGE COUNTY, ILLINOIS.

P.I.N.: 05-09-305-013

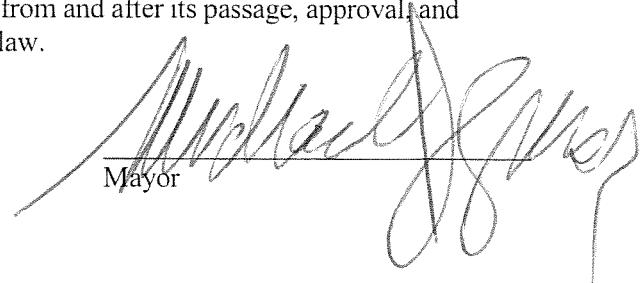
The subject property is commonly known as 1414 North Scott Street, IL 60187.

Section 2: Pursuant to the Findings of Fact made and determined by the Planning and Zoning Board, a variation is granted in full compliance with the site plan that is on file in the Department of Planning and Economic Development, and in further compliance with the following condition, restriction, and requirement:

1. The existing solid wood privacy fence shall remain intact and in good condition for the life span of the patio.

Section 3: All ordinances or parts of ordinances in conflict with these provisions are repealed.

Section 4: This ordinance shall become effective from and after its passage, approval, and publication in pamphlet form in the manner prescribed by law.



Mayor

ATTEST:


Shaw Bennett Hagen
City Clerk

Roll Call Vote

Ayes: Councilman Suess
Councilman Prendiville
Councilman Rutledge
Mayor Gresk
Councilwoman Pacino Sanguinetti
Councilman Scalzo

Nays: None

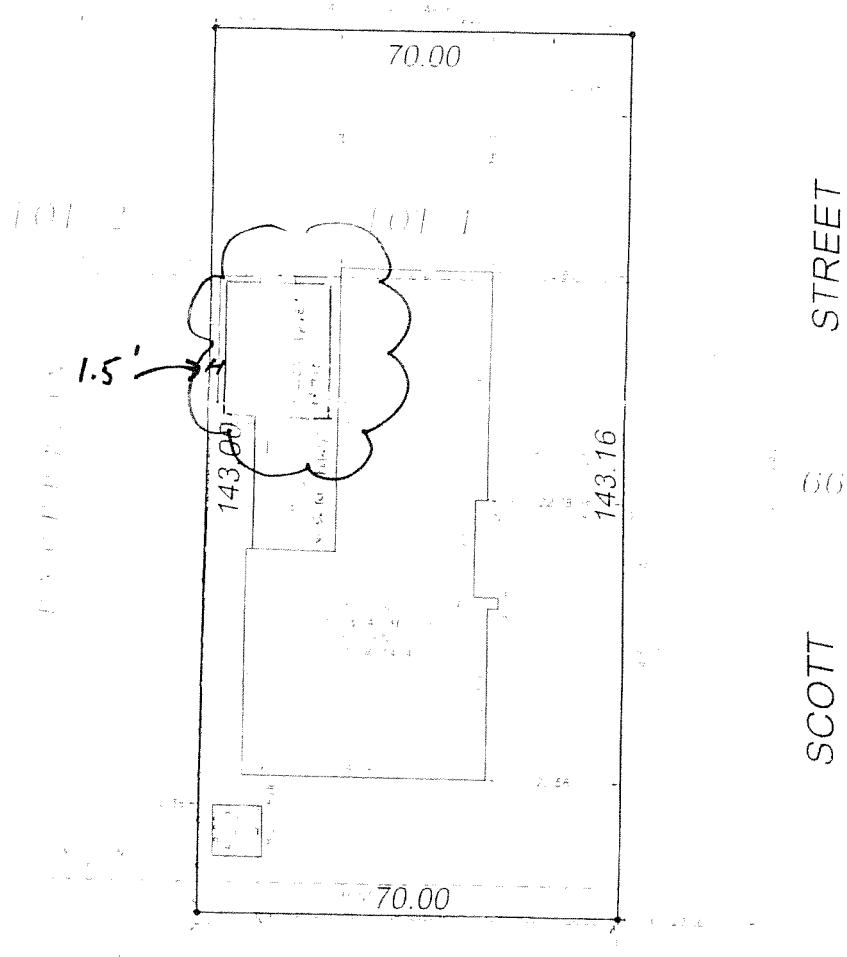
Absent: Councilman Saline

Motion Carried Unanimously

Passed: September 2, 2014
Published: September 3, 2014

PLAT OF SURVEY

HAWTHORN BOULEVARD



LAMBERT & ASSOCIATES
LAND SURVEYORS

