

ORDINANCE NO. O-2018-58

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS ST. FRANCIS HIGH SCHOOL - 2130 W. ROOSEVELT ROAD - PARVIN-CLAUSS SIGN COMPANY**

**WHEREAS**, written application has been made requesting a special use permit to Article 23.7.1f of the Wheaton Zoning Ordinance to allow a new electronic message board sign to be constructed, on certain property legally described herein and commonly known as St. Francis High School, 2130 W. Roosevelt Road, 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 September 25, 2018 to consider the special use permit request; and the Planning and Zoning Board has recommended approval of the special use permit.

**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:** The following described property has been and continues to be zoned and classified in the R-1 Residential District zoning classification:

THAT PART OF SECTION 19, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED BY COMMENCING AT THE NORTHEAST CORNER OF SAID SECTION AND THENCE SOUTH 85 DEGREES 16 MINUTES WEST, ALONG THE NORTH LINE OF SAID SECTION, 2386.56 FEET FOR A PLACE OF BEGINNING; THENCE SOUTH 00 DEGREES 07 MINUTES EAST, 1579.75 FEET, THENCE NORTH 86 DEGREES 08 MINUTES EAST, 1450.65 FEET; THENCE SOUTH 00 DEGREES 07 MINUTES EAST, 1048.9 FEET TO THE SOUTH LINE OF THE LANDS FORMERLY OCCUPIED BY EDWARD N. HURLEY; THENCE SOUTH 86 DEGREES 57 MINUTES WEST, ALONG SAID SOUTH LINE, 2019.5 FEET TO THE SOUTHWEST CORNER OF SAID LANDS; THENCE NORTH 0 DEGREES 07 MINUTES WEST, ALONG THE WEST LINE OF SAID LANDS, 2591.2 FEET TO THE NORTH LINE OF SECTION 19, AFORESAID; THENCE NORTH 85 DEGREES 16 MINUTES EAST, ALONG SAID NORTH LINE, 571.04 FEET TO THE POINT OF BEGINNING; EXCEPTING THEREFROM THAT PART CONVEYED TO FRANCISCAN SISTERS BY DEED DATED MARCH 25, 1947 AND RECORDED MARCH 31, 1947 AS DOCUMENT NUMBER 518207 DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF A CERTAIN TRACT OF LAND KNOWN AS TRACT "D" OF THE PARTITION PLAT OF THE ESTATE OF EDWARD N. HURLEY AS FILED IN THE RECORDERS OFFICE OF DUPAGE COUNTY, ILLINOIS IN BOOK 20 OF PLATS ON PAGE 51 AS DOCUMENT NUMBER 355699 AND RUNNING THENCE NORTH 86 DEGREES 57 MINUTES EAST, ALONG THE SOUTH LINE OF SAID TRACT "D", 570.11 FEET TO A POINT IN A LINE WITH THE WESTERLY LINE EXTENDED SOUTH OF TRACT "C" OF SAID PARTITION PLAT, FOR A PLACE OF BEGINNING; THENCE NORTH 00 DEGREES 07 MINUTES WEST, IN A LINE WITH SAID WEST LINE EXTENDED SOUTH, 1028.07 FEET TO THE SOUTHWEST CORNER OF SAID TRACT "C"; THENCE NORTH 86 DEGREES 08 MINUTES EAST, ALONG THE SOUTH LINE OF SAID TRACT "C", 1450.65 FEET TO A CORNER OF SAID TRACT "C", WHICH CORNER IS ALSO COMMON CORNER WITH TRACT "D" AFORESAID; THENCE SOUTH 00 DEGREES 07 MINUTES EAST, ALONG THE EASTERLY LINE OF SAID TRACT "D", 1048.9 FEET TO THE SOUTHEAST CORNER OF SAID TRACT "D"; THENCE SOUTH 86 DEGREES 57 MINUTES WEST, ALONG THE SOUTHERLY LINE OF SAID TRACT "D", 1449.39 FEET TO THE PLACE OF BEGINNING, AND ALSO EXCEPTING THEREFROM THAT PORTION FALLING WITHIN R.A. FAGANEL'S ST. FRANCIS OAKS SUBDIVISION, IN DUPAGE COUNTY, ILLINOIS.

The subject property is commonly known as St. Francis High School, 2130 W. Roosevelt Road, Wheaton, IL 60187.

P.I.N. 05-09-200-009

**Section 2:** Pursuant to the Findings of Fact made and determined by the Wheaton Planning and Zoning Board, a special use permit to Article 23.7.1f of the Wheaton Zoning Ordinance to allow a new electronic message board sign to be constructed in full compliance with the plans entitled "St. Francis High School", prepared by Parvin-Clauss Sign Company, Carol Stream, IL, dated August 15, 2017 and revised June 18, 2018.

**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.



A blue ink signature of "Mayor Gresk" is written over a horizontal line. The signature is fluid and cursive, with "Mayor" printed in a smaller, sans-serif font below the line.

ATTEST:



A blue ink signature of "Karen Bennett-Hayes" is written over a horizontal line. The signature is fluid and cursive.

City Clerk

Roll Call Vote

Ayes: Councilman Scalzo  
Councilman Suess  
Councilman Barbier  
Councilman Prendiville  
Mayor Gresk  
Councilman Rutledge

Nays: None

Absent: Councilwoman Fitch

Motion Carried Unanimously

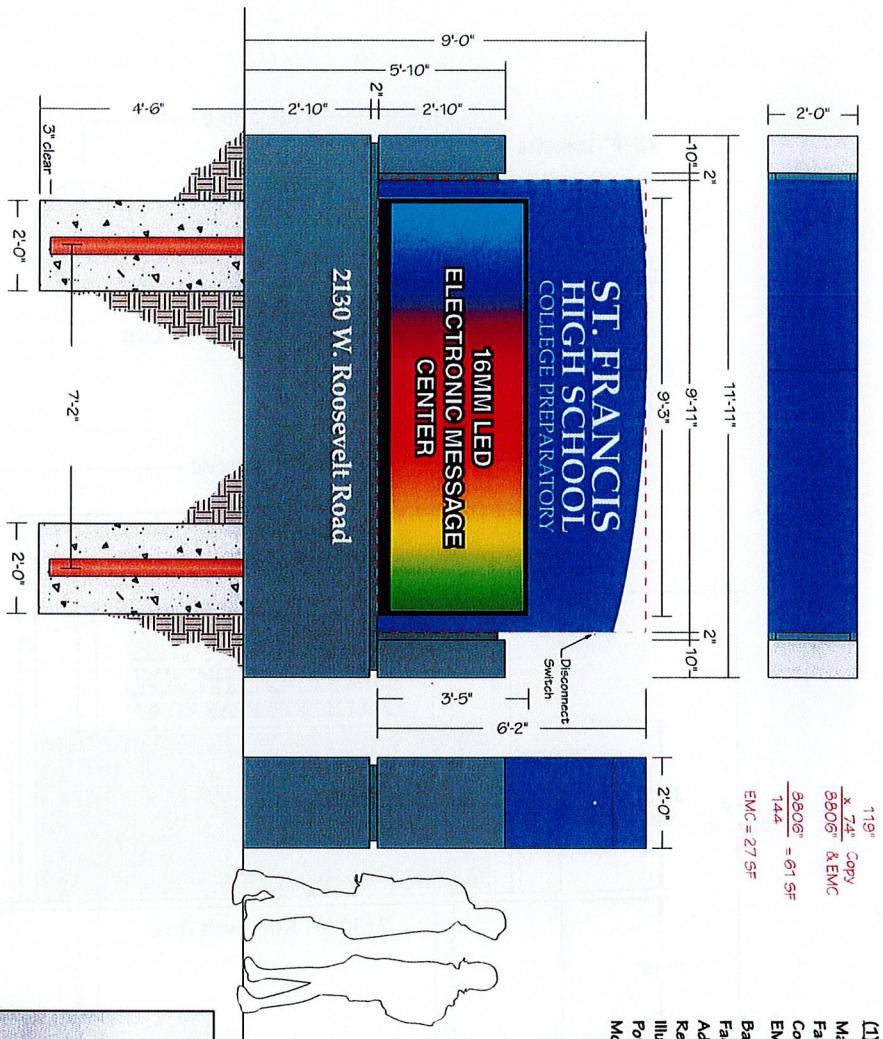
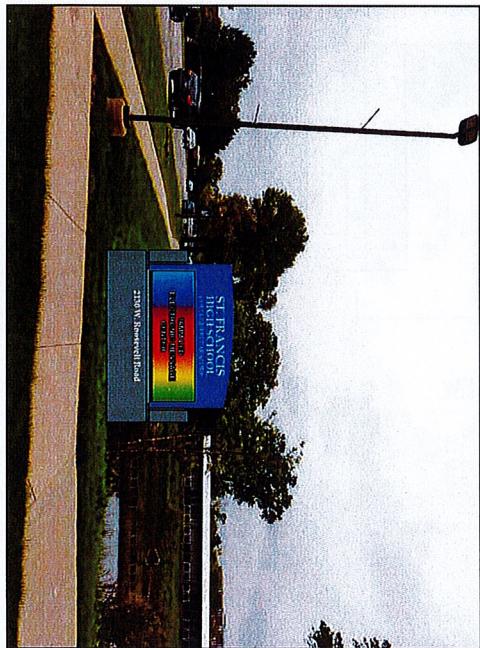
Passed: October 1, 2018  
Published: October 2, 2018



The sign is built to UL Standards  
for operation in North America.

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#### (1) 9'-0" x 11'-11" x 2'-0" Double Face Illuminated Monument Sign

11'9"

x 7'4"

copy

BBG & EMC

380G

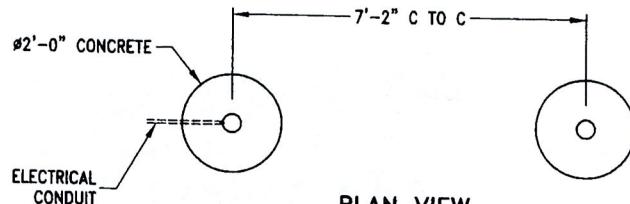
= 61.5F

144

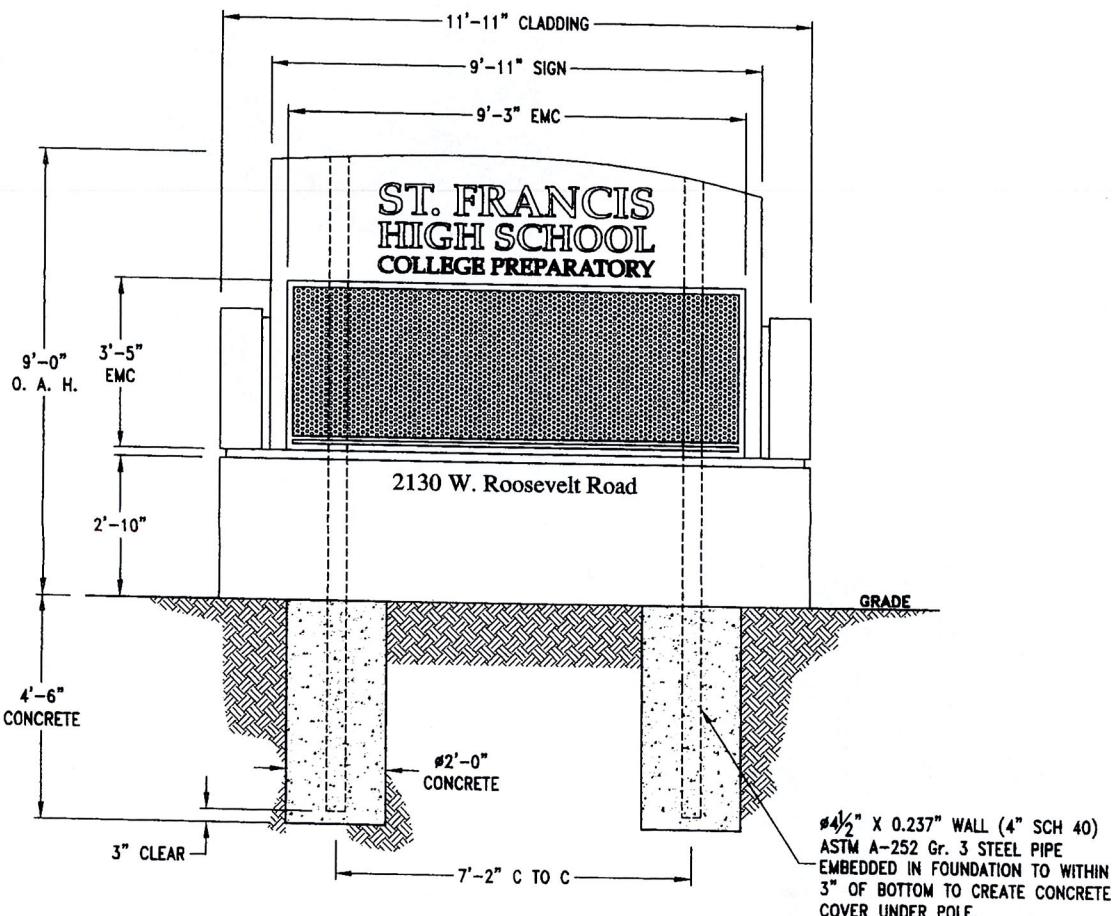
EMC = 27.5F

144

EMC



**PLAN VIEW**  
QTY. CONCRETE: 0.5 CU. YDS. EACH



**ELEVATION VIEW**

**FOUNDATION DESIGN NOTES:**

1. Concrete shall have a minimum compressive strength of 3000 PSI at 28 days.
2. Caisson footing designed using soil bearing force of 150 PSF per foot Lateral. If this soil condition does not exist, it is the Erector's responsibility to have a new base designed for the existing soil conditions by a Licensed Structural Engineer.

**DESIGN WIND LOAD:**

Based on the 2012 International Building Code (ASCE 7-10) using Risk Category II, Exposure C and 115 mph wind speed.



**SITE:**  
St. Francis High School  
2130 West Roosevelt Road  
Wheaton, Illinois 60187

REV	12 Jun 18	RELEASED FOR PERMITTING	J. HOGAN
DATE		DESCRIPTION	APPROVED
<b>Robert-James &amp; Associates, Inc.</b> 12255 West 187th Street, Mokena Illinois 60448-9737 phone: 708-479-8385 fax: 708-479-8395 email: rja37@comcast.net			
<b>9'-0" OAH DIRECT BURY TWIN POLE MONUMENT SIGN WITH MASONRY BASE</b>			
DRAWN BY	A. KLOTZKE	DATE	12 Jun 18
RECHECKED BY	J. HOGAN	DATE	12 Jun 18
SCALE	NONE	DRAWING NUMBER	1806070
SHEET	1 OF 1	REV.	A



MAIN PER ATLAS MAPS

