

ORDINANCE NO. F-0738

**AN ORDINANCE GRANTING A SIDE YARD VARIATION
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS
615 CREST STREET - BOYD**

WHEREAS, written application has been made requesting a variation to Article 3.4A 8a of the City of Wheaton Zoning Ordinance to reduce the required side yard for a detached garage from three feet to one foot 7/8".

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 & Zoning Board on June 25, 2002 to consider the variation request and on July 9, 2002 the Wheaton Planning & Zoning Board 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 is granted to Article 3.4A 8a of the City of Wheaton Zoning Ordinance to reduce the required side yard from three feet to one foot 7/8" to allow the construction of a detached garage in accordance with the plans entitled "615 Crest, Wheaton; Pages 1 thru 4; prepared by Blue Sky Builders, Inc. (630) 852-8485 dated May 28, 2002" and the revised site plan entitled "Boyd Garage, 615 Crest Street dated July 9, 2002"; with the condition that the eave of the proposed garage not extend over the side property line.

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

LOT 8 IN WHEATON CREST, BEING A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED APRIL 17, 1925 AS DOCUMENT 191437, IN DUPAGE COUNTY, ILLINOIS. P.I.N. 05-17-415-007

The subject property is commonly known as 615 Crest 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Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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.



Mayor

ATTEST:



City Clerk

Roll Call Vote

Ayes: Councilman Mouhelis
Councilman Gresk
Councilman Johnson
Mayor Pro Tem Eckhoff
Councilwoman Johnson

Nays: None

Absent: Mayor Carr
Councilman Mork

Motion Carried Unanimously

Passed: July 15, 2002
Published: July 16, 2002