

**ORDINANCE NO. F- 0959****AN ORDINANCE GRANTING A CORNER LOT SIDE YARD VARIATION  
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS  
321 BEECHWOOD COURT**

**WHEREAS**, written application has been made requesting a application for a variation to Article 9.2.5 of the City of Wheaton Zoning Ordinance to allow the construction of an attached garage addition onto an existing attached garage with a side yard setback abutting Maplewood Drive of 13 feet in lieu of the required 21.15 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 October 26, 2004 to consider the variation request and the Wheaton Planning & Zoning Board 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 Planning & Zoning Board, a variation is hereby granted to Article 9.2.5 of the City of Wheaton Zoning Ordinance to allow the construction of an attached garage addition onto an existing attached garage with a side yard setback abutting Maplewood Drive of 13 feet in lieu of the required 21.15 feet in accordance with the plans entitled "*Preliminary Schnur Variance Drawings,*" Prepared by *Waterman Bros. Construction, Inc., Wheaton, IL, dated September 8, 2004, sheets 1-3.*

The subject property is legally described as:

LOT 42 IN PHEASANT HOLLOW III, BEING A SUBDIVISION OF PART OF THE  
NORTHWEST ¼ OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD  
PRINCIPAL MERIDIAN, RECORDED AS DOCUMENT R77-106227, IN DUPAGE COUNTY,  
ILLINOIS.  
P.I.N. 05-29-108-016

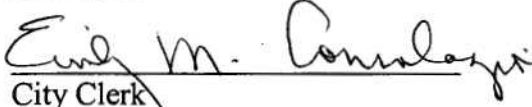
The subject property is commonly known as 321 Beechwood Court, Wheaton, IL 60187.

Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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

Ayes: Roll Call Vote  
Councilman Mouhelis  
Councilman Bolds  
Councilwoman Corry  
Councilman Johnson  
Mayor Carr  
Councilwoman Johnson  
Councilman Mork

Nays: None

Absent: None

Motion Carried Unanimously

Passed: November 1, 2004  
Published: November 2, 2004