

ORDINANCE NO. F-1118

**AN ORDINANCE GRANTING A LOT WIDTH VARIATION
ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS
410 E. ILLINOIS STREET**

WHEREAS, written application has been made requesting a variation to Article 3.4b.3a of the City of Wheaton Zoning Ordinance to allow the construction of a one-story addition onto an existing 2-story house on a lot that has a lot width of 49.5 feet in lieu of the required 50 feet; and

WHEREAS, pursuant to notice as required by the Illinois Municipal Code and the Wheaton Zoning Ordinance, a public hearing was held by the Wheaton Planning & Zoning Board on December 13, 2005 to consider the variation request and the Board unanimously vote to recommend approval of the variation request.

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 3.4b.3a of the City of Wheaton Zoning Ordinance to allow the construction of a one-story addition onto an existing 2-story house on a lot that has a lot width of 49.5 feet in lieu of the required 50 feet in accordance with the plans entitled "*Kaufman Residence*", prepared by *Randy B. Pruyn, ALA, Lombard, IL, sheets A-1 through A-3, dated February 22, 2005.*

The subject property is legally described as:

THAT PART OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED BY COMMENCING AT A POINT ON THE WEST LINE OF SAID QUARTER SECTION 1,250 FEET NORTH OF THE SOUTHWEST CORNER THEREOF, SAID POINT BEING ON THE SOUTH LINE OF ILLINOIS STREET, THENCE EAST ALONG THE SOUTH LINE OF ILLINOIS STREET 297 FEET FOR A PLACE OF BEGINNING, THENCE SOUTH PARALLEL TO THE QUARTER SECTION LINE, 165 FEET, THENCE EAST PARALLEL TO ILLINOIS STREET 49.5 FEET, THENCE NORTH PARALLEL TO THE QUARTER SECTION LINE, 165 FEET TO THE SOUTH LINE OF ILLINOIS STREET, THENCE WEST ALONG THE SOUTH LINE OF ILLINOIS STREET 49.5 FEET TO THE PLACE OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.
P.I.N. 05-16-415-003

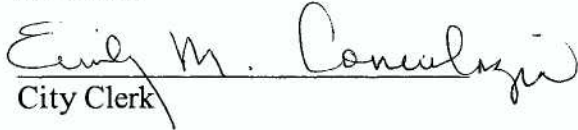
The subject property is commonly known as 410 E. Illinois Street, Wheaton, IL 60187.

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

Ayes:

Roll Call Vote

Councilman Mouhelis
Councilman Seuss
Councilman Bolds
Councilwoman Corry
Councilman Johnson
Mayor Carr
Councilman Levine

Nays:

None

Absent:

None

Motion Carried Unanimously

Passed: December 19, 2005
Published: December 20, 2005