

**ORDINANCE NO. F-1213**

**AN ORDINANCE GRANTING A REAR YARD SETBACK VARIATION  
ON THE PROPERTY COMMONLY KNOWN AS  
2008 STALLION COURT/KATS**

**WHEREAS**, written application has been made requesting a variation from the Article 10.2.6 of the Wheaton Zoning Ordinance to allow the construction of a one-story addition with a rear yard setback of 16 feet in lieu of the required 25 feet on certain property legally described herein and commonly known as 2008 Stallion Court, Wheaton, Illinois; 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 October 10, 2006, 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 determined by the Wheaton Planning and Zoning Board, a variation from the provisions of Article 10.2.6 of the Wheaton Zoning Ordinance to allow the construction of a one-story addition with a rear yard setback of 16 feet in lieu of the required 25 feet is hereby granted in full compliance with the plans entitled "*Kats Residence, 1<sup>st</sup> Floor Addition, Project Design Concept*" prepared by *Cvek Builders, Inc., sheet 1, dated June 12, 2006*, on the following-described property:

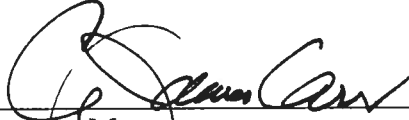
LOT 15 IN BLOCK 15 IN SCOTTSDALE UNIT NO. FIVE, A SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 27 AND THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 29, 1980 AS DOCUMENT R80-80957 AND RE-RECORDED MAY 21, 1981 AS DOCUMENT R81-26374 IN DUPAGE COUNTY, ILLINOIS.  
P.I.N. 05-34-211-021

This property is commonly known as 2008 Stallion Court, Wheaton, IL 60187("subject property").

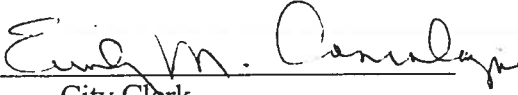
**Section 2:** All ordinances or parts of ordinances in conflict with these provisions are repealed.

R2006-237037

**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

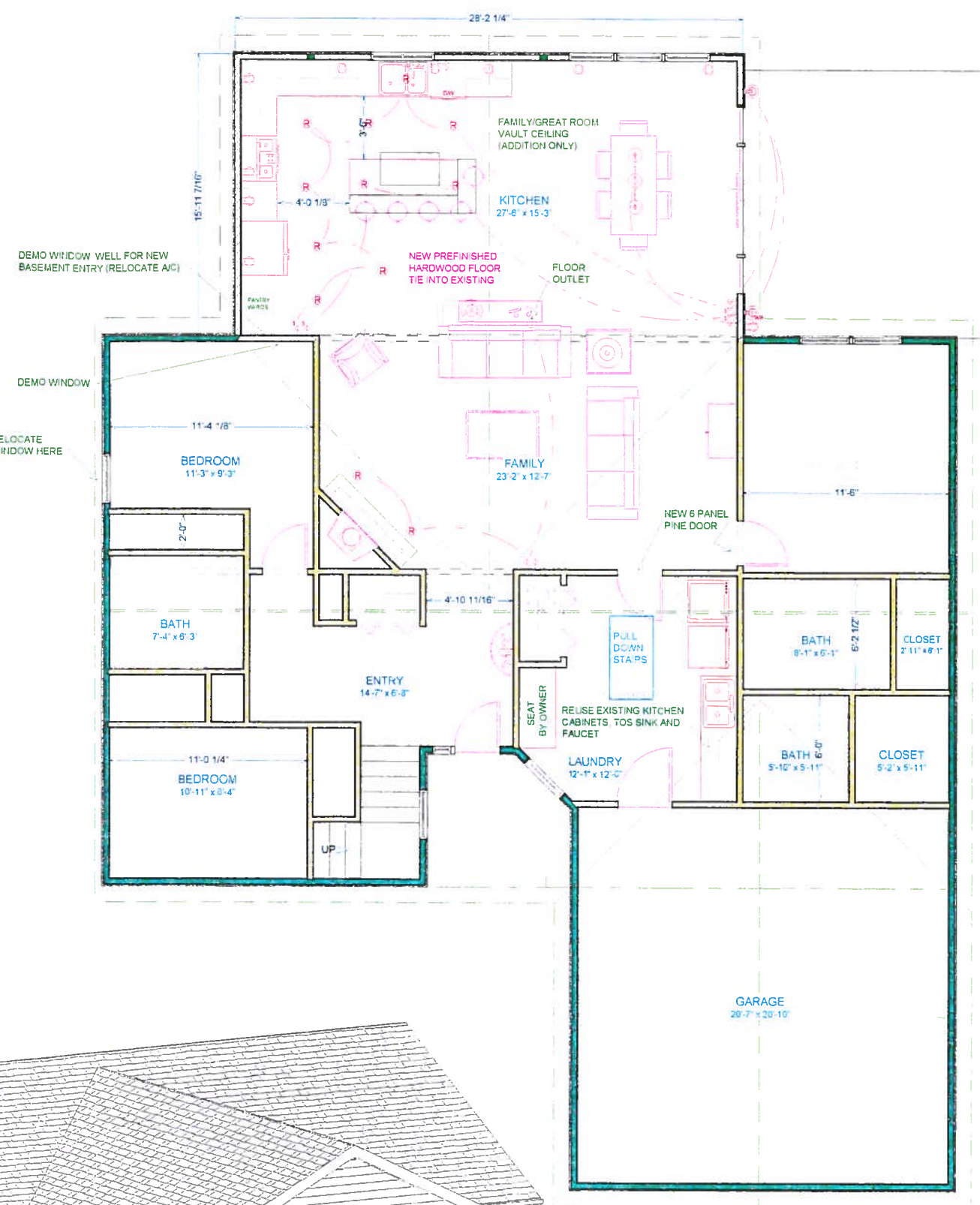
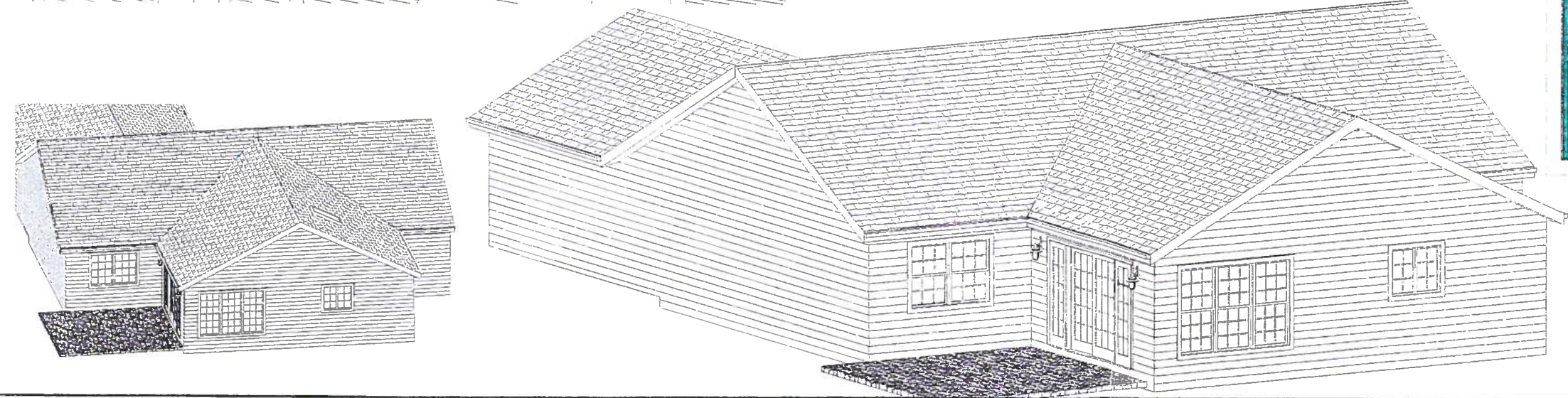
Ayes: Roll Call Vote:  
Councilwoman Corry  
Councilman Johnson  
Mayor Carr  
Councilman Mouhelis  
Councilman Sues  
Councilman Bolds

Nays: None

Absent: Councilman Levine

Motion Carried Unanimously

Passed: October 16, 2006  
Published: October 17, 2006



DRAWING NO.  
 1 of 2  
 SCALE: 1/8" = 1'-0"

*Kats Residence*  
 1st Floor Addition  
 Project Concept Design



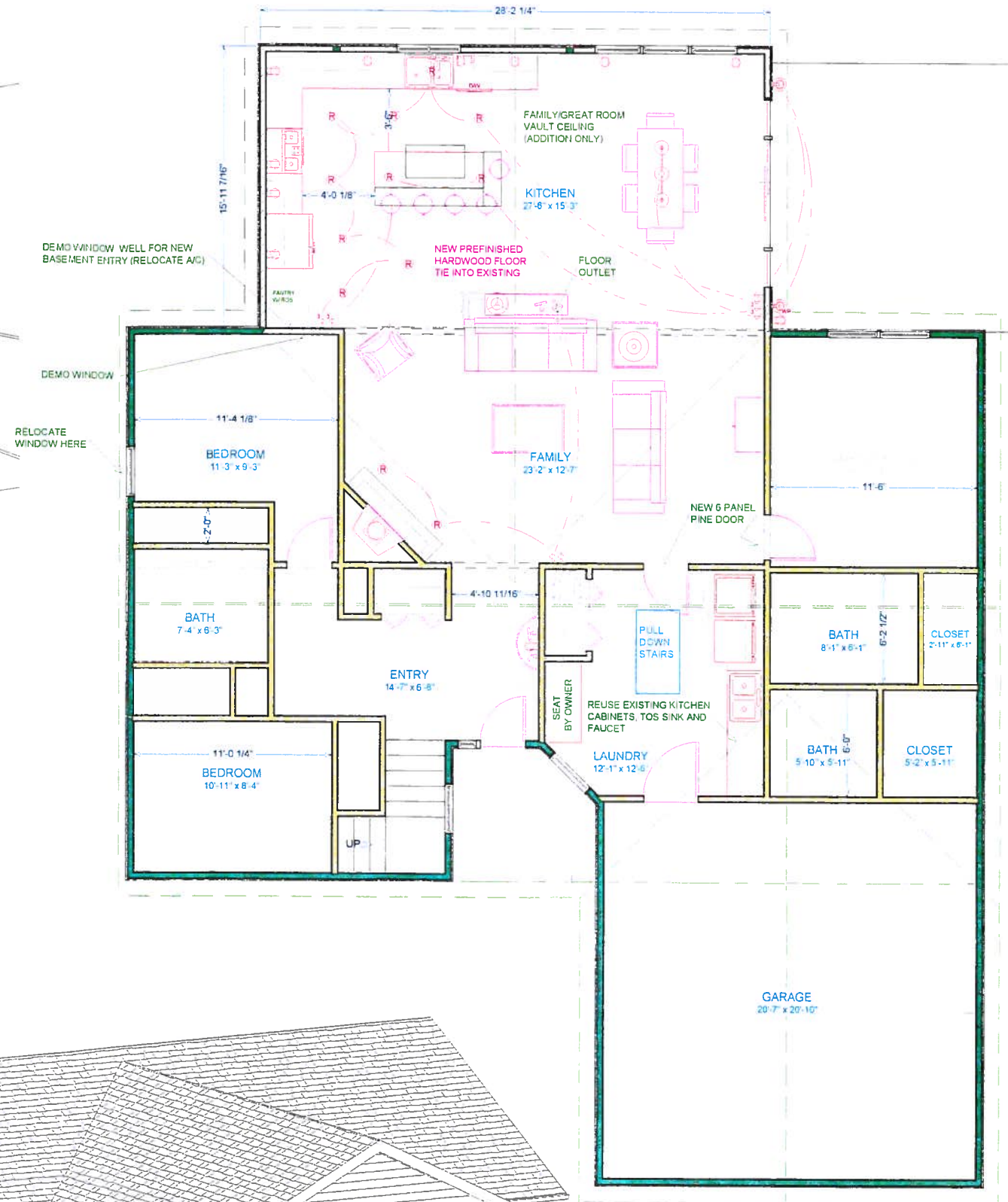
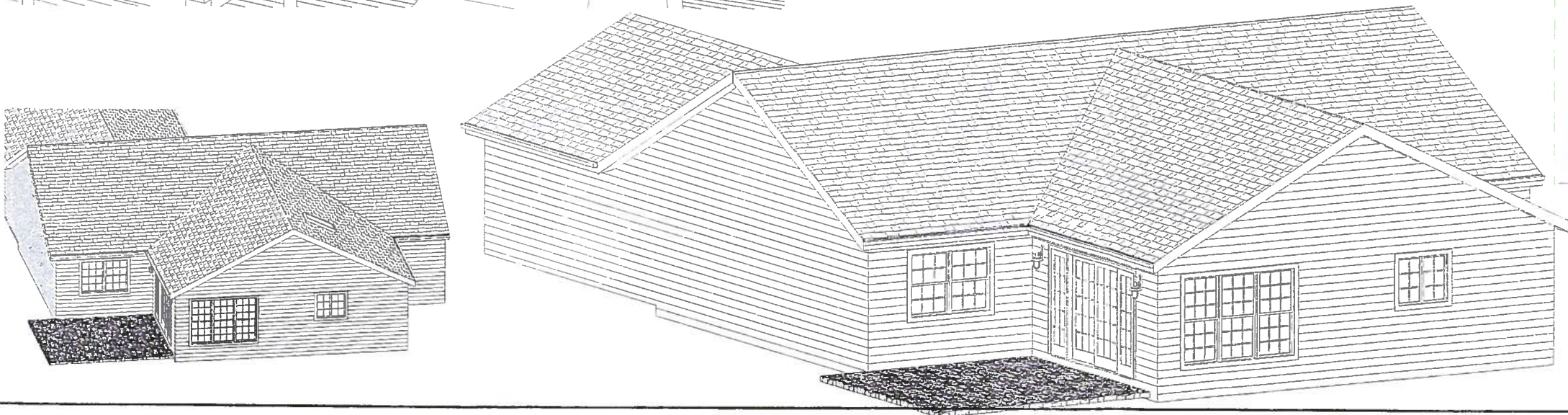
Revision Dates:  
 5-22-06  
 6-3-06  
 6-12-06

Design By : MTD  
 Drawn By : MTD

This Design Concept Drawing is the property of CVEK BUILDERS INC. and is solely intended to communicate the concept of the project to the client. The Architectural working drawings will determine final dimensions, project design and scope of work. All drawings will be submitted to the client for their approval prior to construction.

Buyer Approval : \_\_\_\_\_

Kats Residence  
1st Floor Addition  
Project Concept Design



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