

ORDINANCE NO. F-1354

**AN ORDINANCE GRANTING A FRONT YARD SETBACK VARIATION
ON THE PROPERTY COMMONLY KNOWN AS
910 GOLF LANE/ KILREA**

WHEREAS, written application has been made requesting a variation to Article 8.2.5 of the Wheaton Zoning Ordinance to allow the construction of a detached garage with a front yard setback of 6.72 feet in lieu of the required 40.0 feet on certain property legally described herein and commonly known as 910 Golf Lane, 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 April 22, 2008 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 made and determined by the Wheaton Planning and Zoning Board, a front yard setback variation of 6.72 feet in lieu of the required 40.0 feet is granted in full compliance with the plans entitled "*Detached Garage for the Kilrea Residence*", Sheets 1 to 4, prepared by Ashley Rearick Architects, dated June 18, 2007, to allow the construction of detached garage on the following-described real estate:

LOT 11 (EXCEPT THE SOUTH 19.5 FEET THEREOF) IN THE COUNTY CLERK'S ASSESSMENT SUBDIVISION OF THAT PART OF THE EAST HALF OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF WARRENVILLE ROAD AND NORTH OF THE CENTER OF THE UNION DRAINAGE DITCH #1, IN DUPAGE COUNTY, ILLINOIS.

P.I.N. 05-20-215-007

This property is commonly known as 910 Golf Lane, Wheaton, IL 60187.

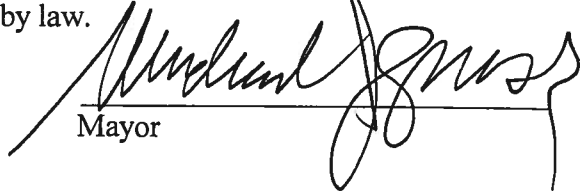
Section 2: It shall be a condition precedent to the effectiveness, and continuing effectiveness, of the variation granted pursuant to Section 1 of this ordinance that the owner of the subject property comply with the following conditions and requirements:

1. Adequate landscaping shall be provided on the north and west sides of the new garage as determined by City Staff; and
2. Additional windows and/or architectural elements shall be provided on the north and west sides of the new garage as determined by City Staff.

Section 3: All ordinances or parts of ordinances in conflict with these provisions are repealed.

11-2008-029932

Section 4: 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: Councilwoman Corry
Councilman Johnson
Councilman Levine
Mayor Gresk
Councilman Mouhelis
Councilman Prendiville
Councilman Suess

Nays: None

Absent: None

Motion Carried Unanimously

Passed: May 5, 2008
Published: May 6, 2008



PROPOSED EAST ELEVATION "A"

SCALE: 1/4" = 1'-0"

DETACHED GARAGE FOR THE KILREA RESIDENCE
810 GOLF AVENUE, WHEATON, ILLINOIS

ASHLEY
REARICK ARCHITECTS
COPYRIGHT 2007 - NOT FOR CONSTRUCTION

(630) 942-0431
6/18/07



PROPOSED EAST ELEVATION "A"

SCALE: 1/4" = 1'-0"

DETACHED GARAGE FOR THE KILREA RESIDENCE

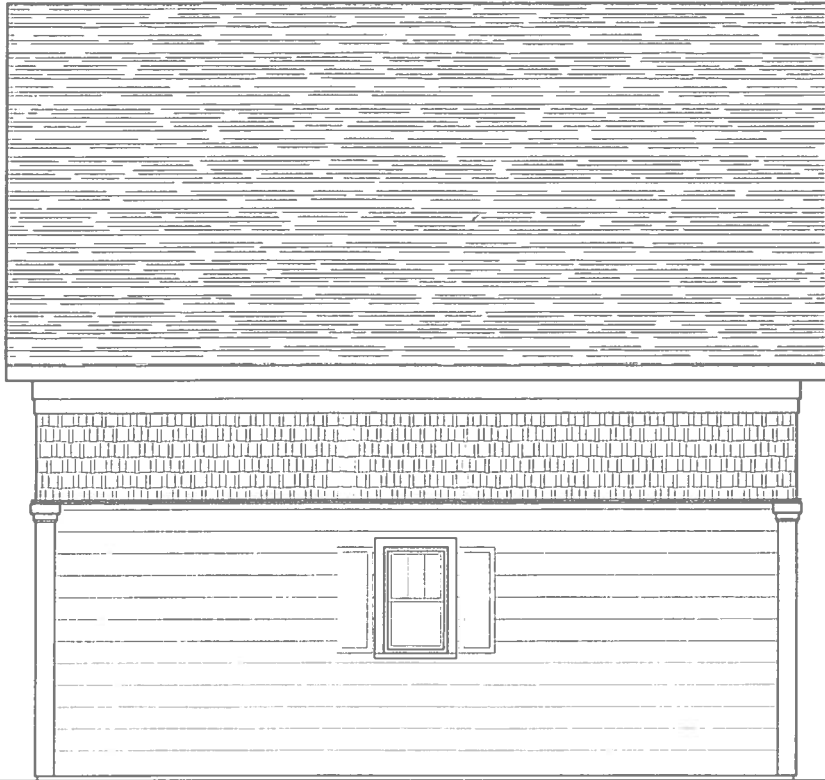
910 GOLF AVENUE, WHEATON, ILLINOIS

ASHLEY
REARICK ARCHITECTS

(630) 942-0431

6/18/07

COPYRIGHT 2007 - NOT FOR CONSTRUCTION



PROPOSED NORTH ELEVATION "A"

SCALE: 1/4" = 1'-0"

DETACHED GARAGE FOR THE KILREA RESIDENCE

910 GOLF AVENUE, WHEATON, ILLINOIS



ASHLEY
EARICK ARCHITECTS

(630) 942-0431

COPYRIGHT 2007 - NOT FOR CONSTRUCTION

6/18/07

GARAGE FLOOR PLAN

SCALE: 1/4" = 1'-0"



DETACHED GARAGE FOR THE KILREA RESIDENCE

910 GOLF AVENUE, WHEATON, ILLINOIS



(630) 942-0431
6/18/07

COPYRIGHT 2007 - NOT FOR CONSTRUCTION

