

ORDINANCE NO. F-1447

AN ORDINANCE GRANTING A FRONT YARD SETBACK VARIATION ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS 623 EAST INDIANA STREET - LAND

WHEREAS, written application has been made requesting a variation to Article 10.2.5 of the Wheaton Zoning Ordinance to allow the construction of a front porch with a front yard setback of 31.66 feet in lieu of the required 40.0 feet on certain property legally described herein and commonly known as 623 East Indiana Street, 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 September 9, 2009 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 of 31.66 feet in lieu of the required 40.0 feet is granted for a front porch, all in full compliance with the site plan site and elevations entitled "Design Sketches for Mr. and Mrs. Land, 623 East Indiana Street, Wheaton, Illinois" prepared by John M. Heye, Downers Grove, Illinois to allow the construction of a front porch on the following-described real estate:

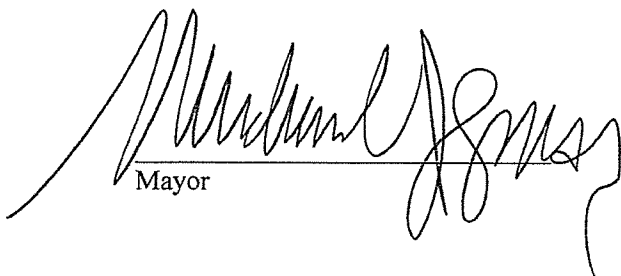
THE WEST HALF OF THE SOUTH HALF OF LOT 1 OF WHITTENS ADDITION TO WHEATON IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 20, 1905 AS DOCUMENT 83468, IN DUPAGE COUNTY, ILLINOIS.

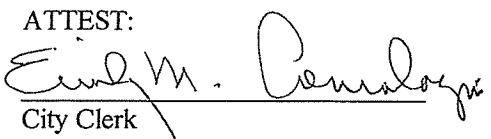
P.I.N.: 05-16-416-019

The subject property is commonly known as 623 East Indiana 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Section 2: All ordinances or parts of ordinances in conflict with these provisions are repealed.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 Prendiville
Councilman Scalzo
Councilman Suess
Councilwoman Corry
Councilman Levine
Councilman Mouhelis
Mayor Gresk

Nays: None

Absent: None

Motion Carried Unanimously

Passed: September 21, 2009
Published: September 22, 2009



JOHN M. HEYE

— *Architect* —

P.O. Box 602
Dunmore, Pa.

PROPOSED
FRONT ELEVATION
(SOUTH)

DESIGN SKETCHES

for
MR + MRS. CAMERON LAND

1925 E. 1st St. ...



8'-0" COVERED
OPEN PORCH

RIGHT SIDE
ELEVATION
(EAST)