

ORDINANCE NO. F-1558

**AN ORDINANCE GRANTING FRONT AND SIDE YARD SETBACK VARIATIONS ON A CERTAIN PIECE OF PROPERTY COMMONLY KNOWN AS 408 LYON AVENUE - ATWOOD**

**WHEREAS**, written application has been made requesting variations to Article 10.2.5 and Article 3.4A.5c of the Wheaton Zoning Ordinance to allow the construction of a raised basement and second-floor addition with a front yard setback of 39.92 feet in lieu of the required 41.00 feet, a north side yard setback of 10.83 feet in lieu of the required 13.6 feet and a south side yard setback of 5.75 feet in lieu of the required 13.6 feet on certain property legally described herein and commonly known as 408 Lyon Avenue, Wheaton, Illinois 60187; 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 12, 2011, 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 39.92 feet in lieu of the required 41.00 feet, a north side yard setback of 10.83 feet in lieu of the required 13.6 feet and a south side yard setback of 5.75 feet in lieu of the required 13.6 feet is hereby granted in full compliance with the site plan and elevations that are on file in the Department of Planning and Economic Development, to allow the construction on the following-described real estate:

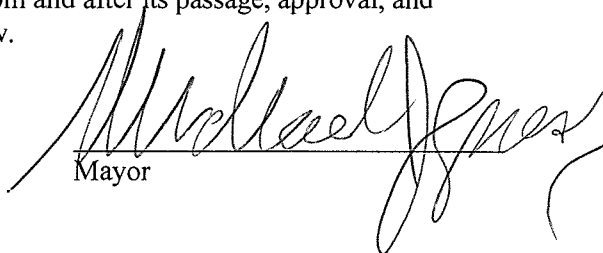
LOT 16 IN HENRY W. WHEATON'S AND RALPH L. WHEATON'S SUBDIVISION OF PART OF W. W. STEVEN'S ADDITION TO WHEATON AND THE NORTHEAST ¼ OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 12, 1924 AS DOCUMENT 184813 IN DUPAGE COUNTY, ILLINOIS.

P.I.N.: 05-17-215-017

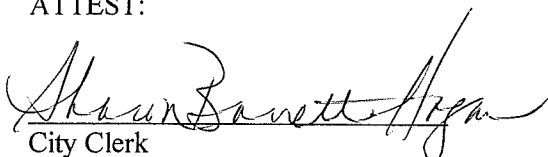
The subject property is commonly known as 408 Lyon Avenue, Wheaton, Illinois 60187.

**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  
Mayor Gresk  
Councilman Rutledge  
Councilman Scalzo  
Councilwoman Corry  
Councilman Mouhelis

Nays: None

Absent: Councilman Suess

Motion Carried Unanimously

Passed: April 18, 2011  
Published: April 19, 2011

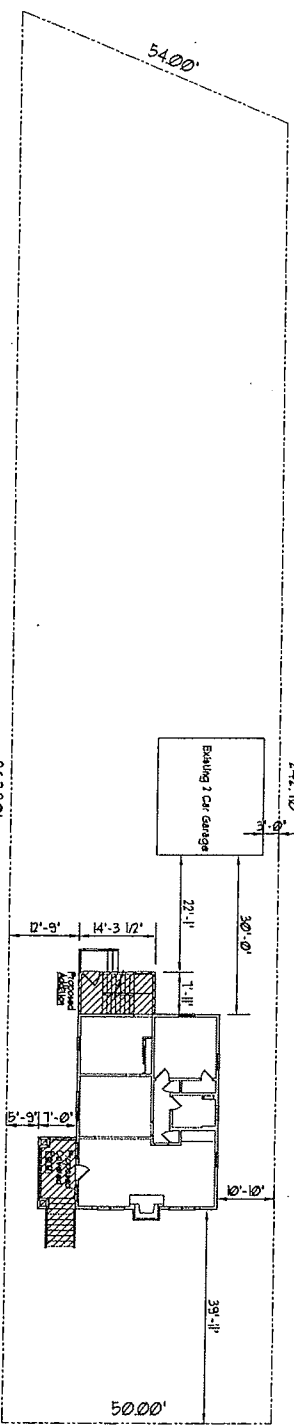
ENR 7-15-88

RESIDENTIAL

# Atwood-Ekberg Residence

## 408 Lyon Ave.

### Wheaton IL 60187



### ARCHITECTURAL SITE PLAN

SCALE: 1/8" = 1'-0"

FOR REFERENCE ONLY



**GENERAL NOTES:**

1. ALL DIMENSIONS ARE TO FACE UNLESS OTHERWISE NOTED.
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GRADE	MIN. W. x MIN. D.	MIN. W. x MIN. D.	MIN. W. x MIN. D.
1.2A	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2B	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2C	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2D	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2E	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2F	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2G	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2H	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2I	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2J	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
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1.2L	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
1.2M	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
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1.2R	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
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1.2X	1 1/2" x 4"	1 1/2" x 4"	1 1/2" x 4"
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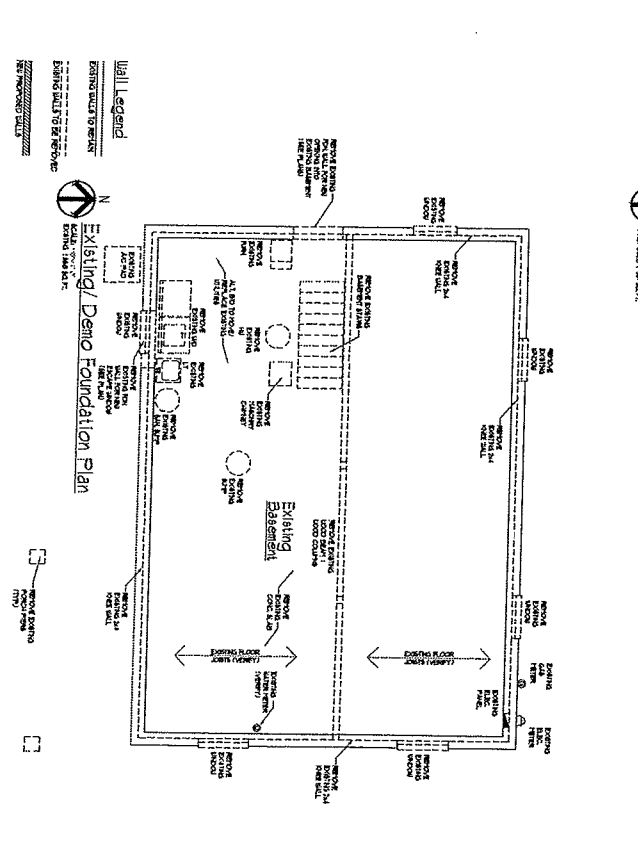
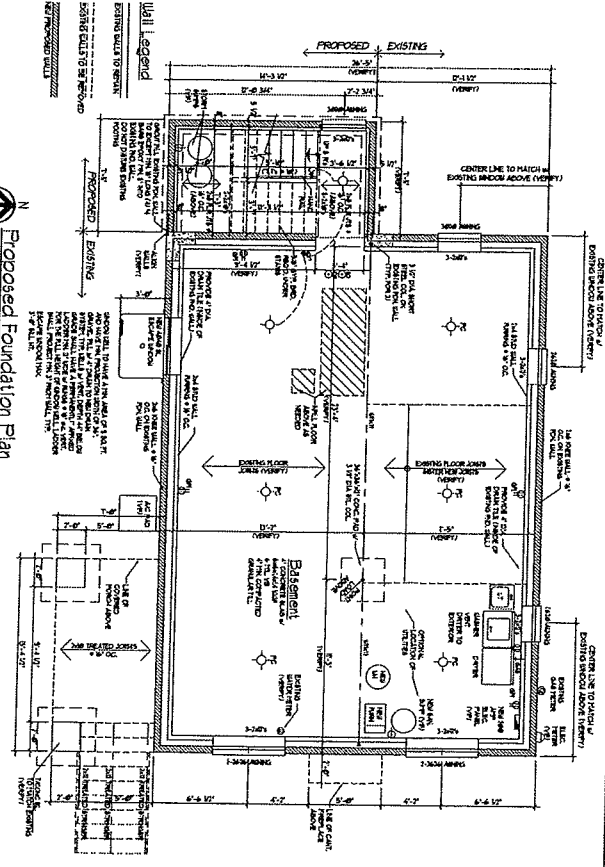
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C1

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408 Lyon Ave.  
Wheaton, IL 60187

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Wheaton, IL 60187  
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NO.	DATE	DESCRIPTION
1	11/11/87	PRELIMINARY
2	12/11/87	CONCEPT
3	01/11/88	SCHEMATIC
4	02/11/88	PRELIMINARY
5	03/11/88	CONCEPT
6	04/11/88	SCHEMATIC
7	05/11/88	PRELIMINARY
8	06/11/88	CONCEPT
9	07/11/88	SCHEMATIC
10	08/11/88	PRELIMINARY
11	09/11/88	CONCEPT
12	10/11/88	SCHEMATIC
13	11/11/88	PRELIMINARY
14	12/11/88	CONCEPT
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49	11/11/91	PRELIMINARY
50	12/11/91	CONCEPT



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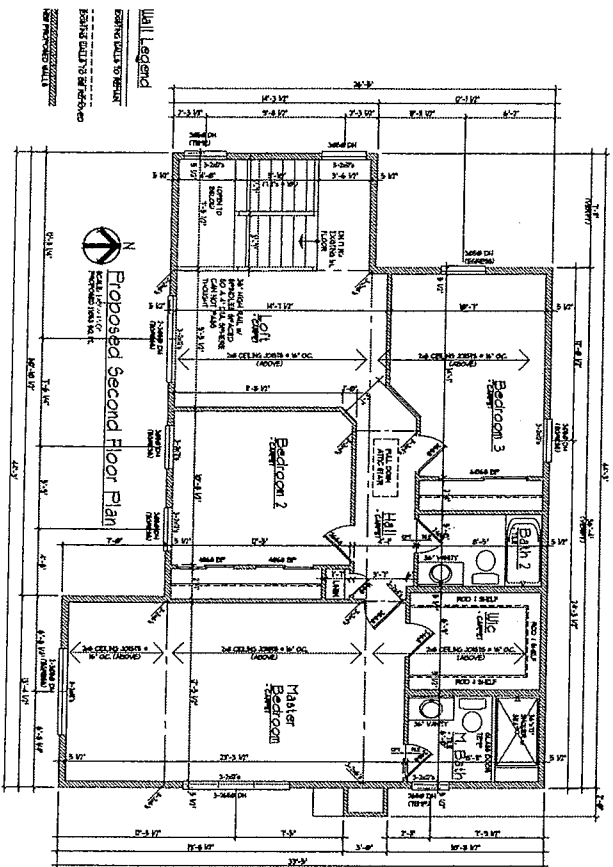
FOUNDATION PLANS  
**A1**

**Atwood-Ekberg Residence**  
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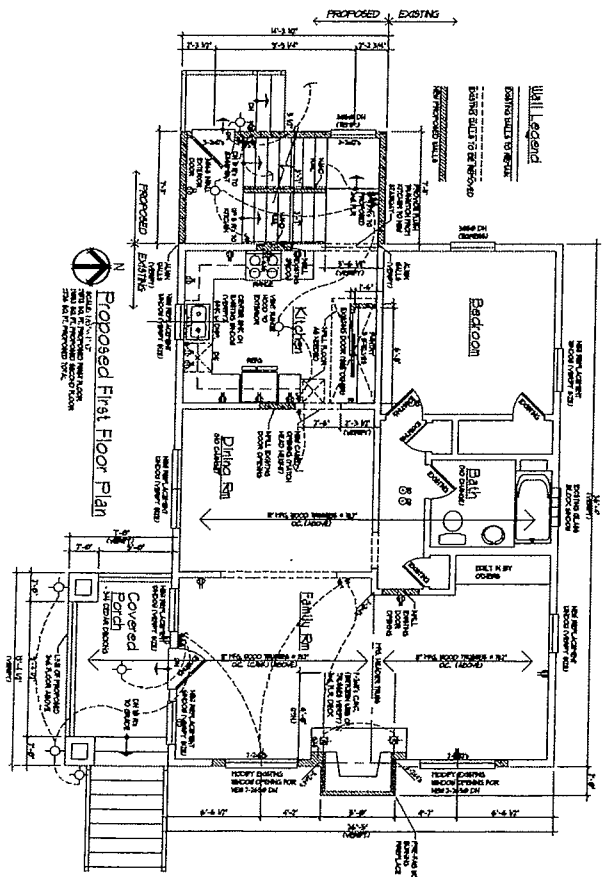
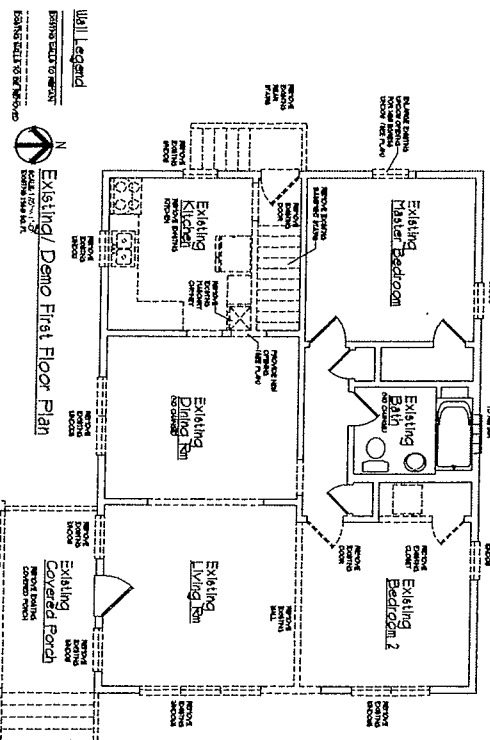
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Drawn/Checked	LSH/LL
Scale	AS SHOWN
Date	10/11

See P 1588



**LIGHT & VENT SCHEDULE**

ROOM NAME	AREA	LIGHT SQ. FEET	VENT SQ. FEET	FLOOR ONT
Bedroom 1	120	120	120	120
Bedroom 2	120	120	120	120
Bedroom 3	120	120	120	120
Master Bedroom	120	120	120	120
Bathroom	120	120	120	120
Hallway	120	120	120	120
Staircase	120	120	120	120
Entry	120	120	120	120
Living Room	120	120	120	120
Dining Room	120	120	120	120
Kitchen	120	120	120	120
Breakfast Room	120	120	120	120
Porch	120	120	120	120
Garage	120	120	120	120
Basement	120	120	120	120
Attic	120	120	120	120
Roof	120	120	120	120
Other	120	120	120	120

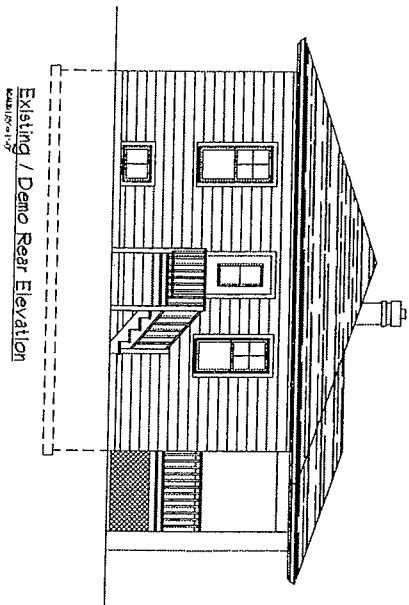


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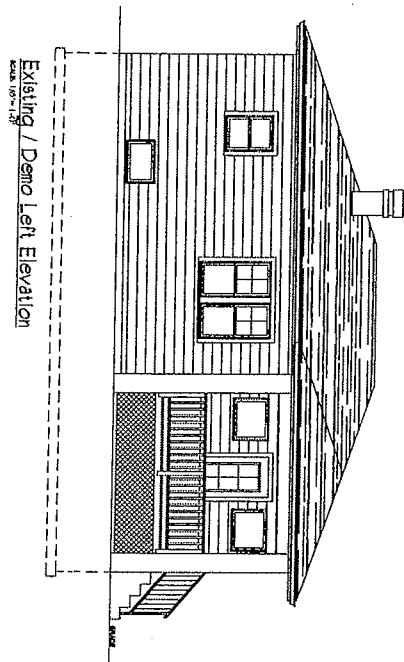
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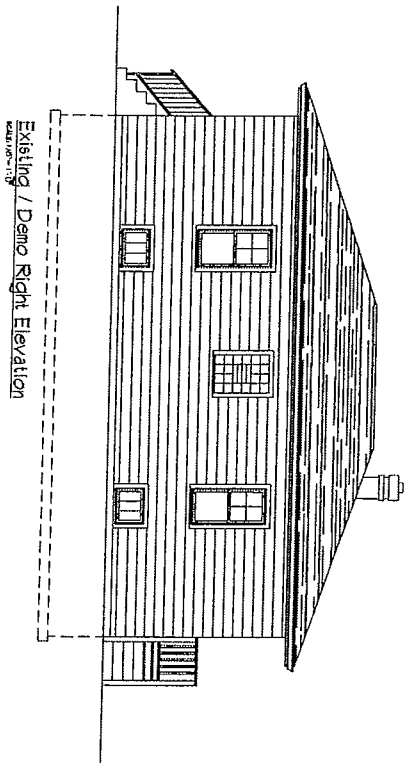
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Date	12/11
Project Name	Atwood-Ekberg Residence
Client Name	Atwood-Ekberg Residence
Sheet Title	2011



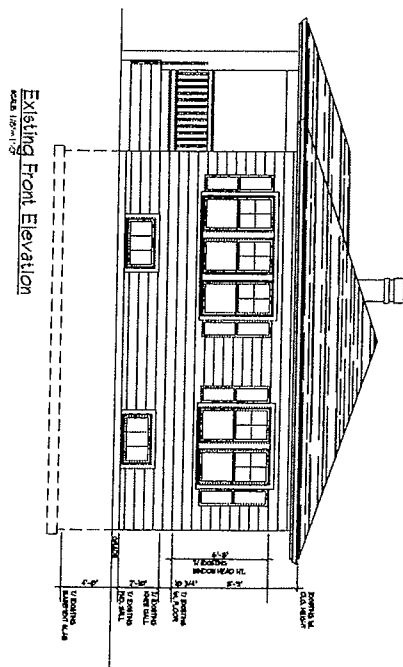
Existing / Demo Rear Elevation  
Scale: 1/8" = 1'-0"



Existing / Demo Left Elevation  
Scale: 1/8" = 1'-0"



Existing / Demo Right Elevation  
Scale: 1/8" = 1'-0"



Existing Front Elevation  
Scale: 1/8" = 1'-0"

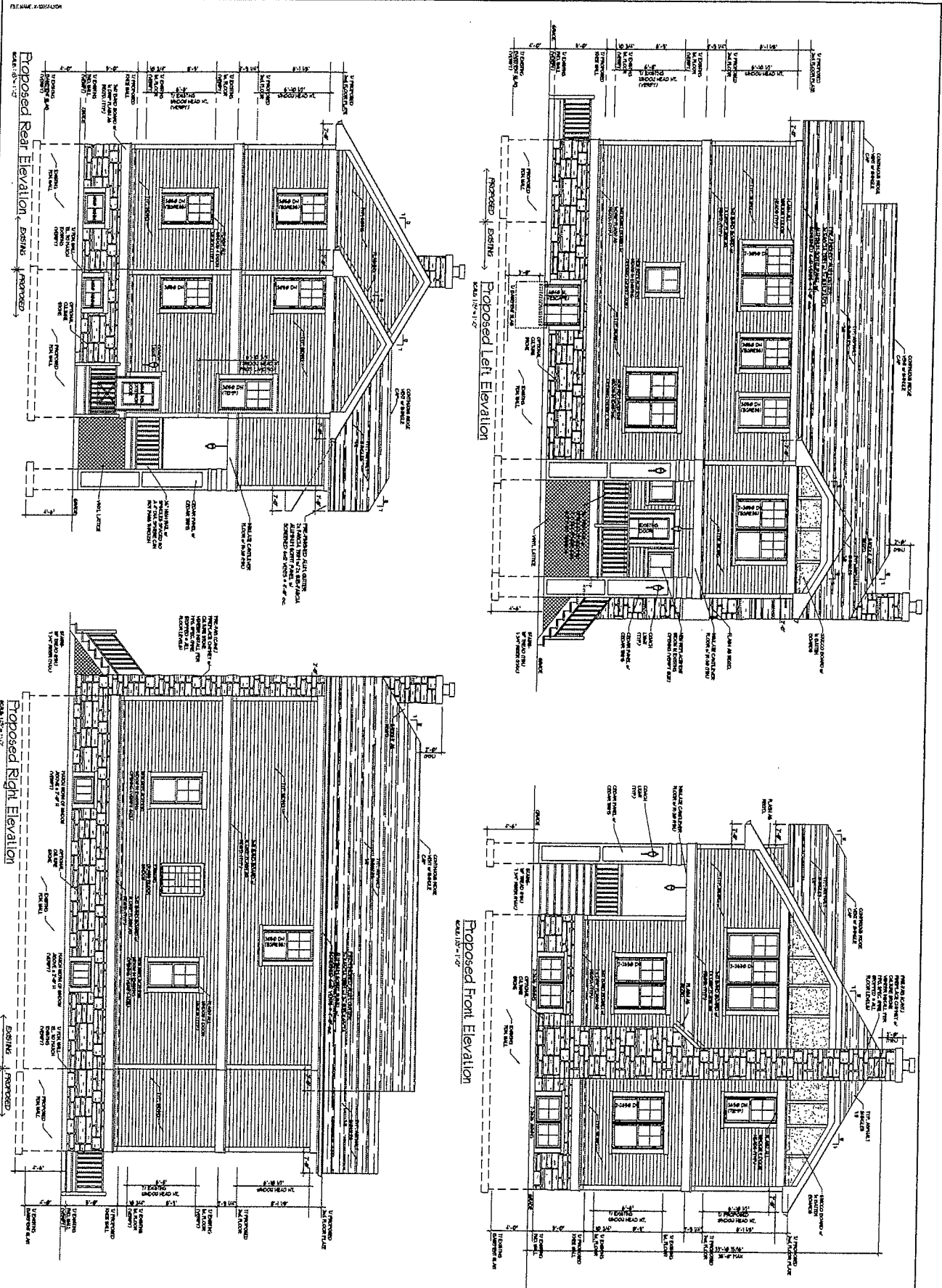
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Project	0272
Date	12/11
Architect/Owner	1203
Contract Number	2381

Exh F-1558



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Project	NO.
Atwood-Ekberg Residence	1511
Architect/Designer	LaPage
Client	Atwood-Ekberg
Architect/Designer	2011

