KANE COUNTY DEVELOPMENT DEPARTMENT

Subdivision and Zoning Division, Kane County Government Center

719 Batavia Avenue Geneva, Illinois 60134 Office (630) 232-3492 Fax: (630) 232-3411

Received Date

APPLICATION FOR A VARIATION

D2-2014-0019

Instructions:

To request a variation for a property, complete this application and submit it with all required attachments to the Subdivision and Zoning Division.

The information you provide must be complete and accurate. If you have a question please call the subdivision and zoning division, and we will be happy to assist you.

1. Property	Parcel Number (s):	
Information:	0910455009	
	Street Address (or common location if no address is assigned):	
	35W456 Maple Are ST. Charles, 71 60174	

2. Applicant	Name	Phone	
Information	A.) (A.)	V	166 71110
•	Norman & Ma	ary Arnold 312	699 7443
	Address	Fax	
	35W456 Maple	Are FIGOITY Norm	mary 50 0 aul. com

3. Record Owner Info:	Name S AME	Phone
	Address	Fax
		Email

Zoning and Use Information:
Current zoning of the property: F. District Farming
Current use of the property: Residence
Reason for Request:
Variation requested (state specific measurements):
Right of way set back variance 16.25
Reason for request: want to build modern attached garage - existing structure
too Small for Vehicles - house electric is on outside wall of house - expense of moving electric would be massive - also would loose Kitche window (see photo) Action by Applicant on Property:
What physical characteristics would prevent the property from being used in conformity with the requirements of the Zoning Ordinance? Modern + wo car garage
due to existing structure there is limited room
Is the purpose of the proposed variation based on more than a desire to make money from the property? (explain)
house two vehicles - protect from weather and elements
Has the alleged difficulty or hardship been created by any person presently having an interest in the property? (explain)
- loss of only kitchen window-
no place else on property to build / septic in back yard near existing structure. The Kane County Zoning Ordinance requires that the Zoning Board of Appeals find that there is a practical difficulty or some particular hardship if existing regulations are applied. The Board must also consider certain factors related to the granting of a variance. As the Applicant, you should "make your case" by explaining how your request will not:
1. Impair an adequate supply of light and air to adjacent property.

* 6 4

2.	Increase the hazard from fire and other dangers to adjacent property. \mathcal{N}_{0}
****	Diminish the value of adjacent land and buildings.
	car attached garage with gable end
4.	Increase congestion or create traffic hazards.
5.	Impair the public health, safety, comfort, morals and general welfare.
	<i>N</i> •
Attachm	ent Checklist
Attachin	CHE CHECKHIST
I	Plat of Survey prepared by an Illinois Registered Land Surveyor.
	Legal description
_	Certification of Notification of adjacent property owners
	Aerial (air photo) with property clearly highlighted contact: The Sidwell Co., 675 Sidwell Dr., St. Charles, IL (630) 549- 1000
	Trust Disclosure (If applicable)
	Application fee (make check payable to Kane County Development Department)
4	Site Plan drawn to scale showing house, well and septic.
	ify that this application and the documents submitted with it are true and correct to the (our) knowledge and belief.
a distribution	
Mund	8-13-14 man 1 Daniel 8-13-18
Record (Owner Date
1	00 0613 44
Hen	Ca Unid 8-13-19 may R aust 8-13-14
Applicar	nt or Authorized Agent Date

PLAT OF SURVEY

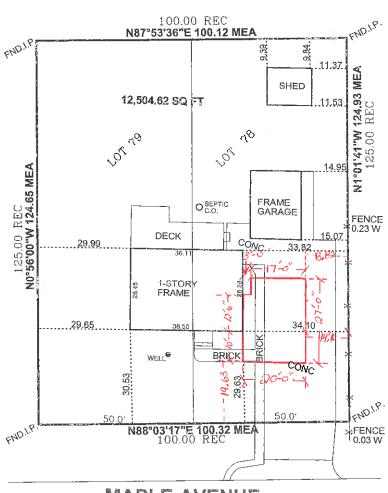
DALE FLOYD LAND SURVEYING L.L.C.

2600 KESLINGER ROAD SUITE A **GENEVA, ILLINOIS 60134**

PHONE:630-232-7705 FAX:630-232-7725

LOTS 78 AND 79 IN FOX RIVER ESTATES, ST. CHARLES, KANE COUNTY, ILLINOIS. COMMONLY KNOWN AS: 35W456 MAPLE AVENUE, ST. CHARLES, ILLINOIS.

ALSO KNOWN AS: LOTS 78 AND 79 IN FOX RIVER ESTATES SUBDIVISION, ST. CHARLES, KANE COUNTY, ILLINOIS. ALSO KNOWN AS: 35W456 MAPLE AVENUE, ST. CHARLES, ILLINOIS.



SCALE: 1"=20'

MAPLE AVENUE

PREPARED FOR_ ROBERT ZIELINSKI

NOTE: This professional service conforms to the current Illinois minimum standards for a boundary survey.

Compare all points before building by same and at once report any difference

Structure located and initial survey completed 5-10-2014

Illinois Professional Land Surveyor No. 035-002876

000514-15 Job No.

License expiration date 11-30-2014

State of Illinois

S.S.

County of Kane

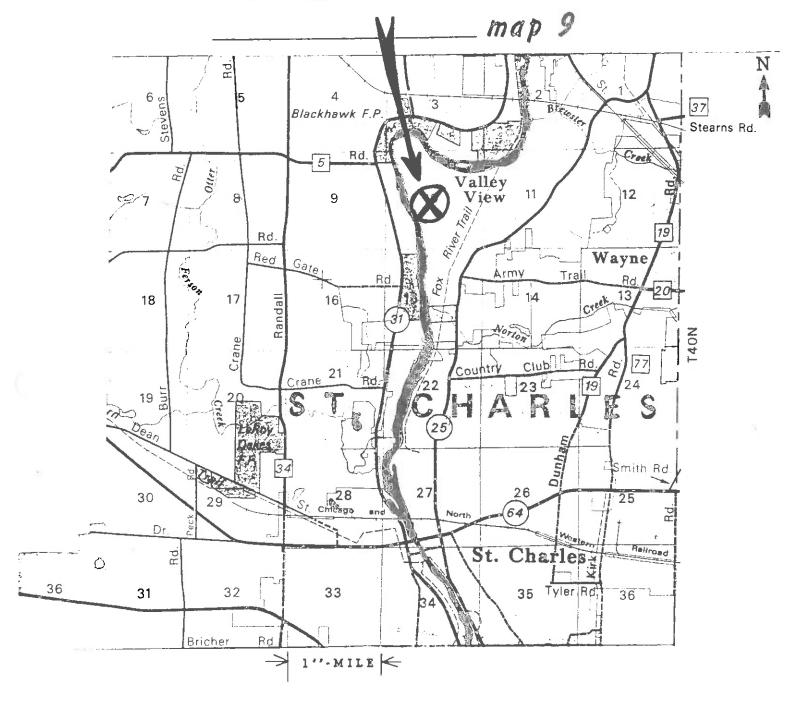
We, Dale Floyd Land Surveying L.L.C.,a professional design firm, License No. 184-004129 Do hereby certify that the above described property has been surveyed in the manner represented on the plat hereon drawn.

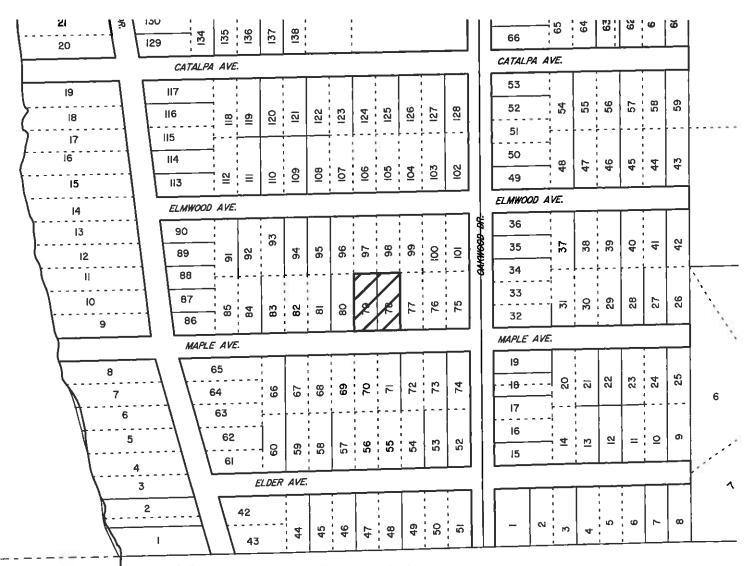
Dimensions are shown in feet and decimal parts thereof.

Geneva, Illinois <u>5- /3</u> A.D. 2014

Illinois Professional Land Surveyor No. 035-002876

ST. CHARLES twp. T.40 N - R.8E





Norman Arnold, et ux