

ORDINANCE NO. O-14-020

AN ORDINANCE AUTHORIZING A VARIATION TO SIDE YARD SETBACK REQUIREMENTS TO ALLOW FOR CONSTRUCTION OF A NEW DETACHED SINGLE-FAMILY RESIDENCE AT 331 N. OAK

WHEREAS, the Community Development Commission of the City of Wood Dale did meet pursuant to public notice provided as required by the Unified Development Ordinance of the City of Wood Dale at the Wood Dale City Hall and did hear Case No. 14-V8; and

WHEREAS, Petitioner in Case No. 14-V8 is Cosimo Pacione (hereinafter referred to as the "Petitioner"); and

WHEREAS, Petitioner has petitioned the City of Wood Dale for approval of a variation to the side yard setback requirements to allow a corner side yard building setback of fifteen (15) feet, where a minimum of twenty-five (25) feet is required to allow construction of a new single-family detached home at the property commonly identified as 331 N. Oak, which is legally described in Exhibit "A," attached hereto and incorporated herein by reference; and

WHEREAS, after discussion of the facts set forth in the hearing, the Community Development Commission voted unanimously to recommend to the City Council of the City of Wood Dale approval of the request under Case No. 14-V8, adopting the findings of fact as presented by Petitioner as required for the variations as set forth in the record of discussion of this Petition; and

WHEREAS, the Planning, Zoning and Building Committee of the City Council of the City of Wood Dale reviewed the findings made by the Community Development Commission, and concurred in its recommendation for approval, and on a unanimous vote referred this matter to the City Council for consideration; and

WHEREAS, the City Council of the City of Wood Dale has reviewed the matter herein and has determined that the recommendation of the Planning, Zoning and Building Committee, recommending the approval of the requested variation, is in the best interests of the City of Wood Dale.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WOOD DALE, DUPAGE COUNTY, ILLINOIS:

SECTION ONE: That the recitals set forth above are incorporated herein and made a part hereof.

SECTION TWO: That the Property, as legally described in Exhibit "A" attached hereto; is currently zoned under the Zoning Ordinance of the City of Wood Dale

as R-3 Single Family Residence District, which zoning classification shall remain in effect subject to the variation granted herein:

a variation from the required corner side yard setback of twenty-five (25) feet to fifteen (15) feet to allow construction of a new single family detached residence.

SECTION THREE: That the City Clerk of the City of Wood Dale be and is directed hereby to publish this Ordinance in pamphlet form, pursuant to the Statutes of the State of Illinois, made and provided.

SECTION FOUR: That this Ordinance shall be in full force and effect from and after its passage, approval and publication in the manner provided by law.


PASSED this 17th day of July, 2014.

AYES: Aldermen Catalano, Jakab, Lazzara, Susmarski, R. Wesley, Winger, and Woods

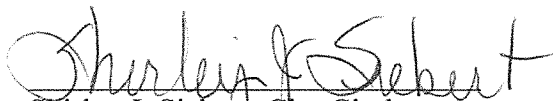
NAYES: None

ABSENT: Alderman E. Wesley

APPROVED this 17th day of July, 2014.


Annunziato Pulice, Mayor

ATTEST:


Shirley J. Siebert, City Clerk

Published in pamphlet form this 17th day of July, 2014

Legal Description

Lot 17 in Block 11 in H. O. Stone and Company's Irving Park Boulevard Addition to Wooddale, being a subdivision of part of the Southwest Quarter of Section 10 and the Northwest Quarter of Section 15, Township 40 North, Range 11, East of the Third Principal Meridian, according to the plat thereof recorded December 12, 1925 as Document 204618, in DuPage County, Illinois.