

# 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

D2-2014-0019

## APPLICATION FOR A VARIATION

*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 Information:	Parcel Number (s): 0910455009
	Street Address (or common location if no address is assigned): 35W456 Maple Ave ST. Charles, IL 60174

2. Applicant Information:	Name Norman & Mary Arnold	Phone 312 699 7443
	Address 35W456 Maple Ave <sup>St. Charles</sup> <sub>IL</sub> 60174	Fax
		Email normmary50@aol.com

3. Record Owner Info:	Name S A M E	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 lose kitchen 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 two 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 - existing structure / expense of moving utilities / no place else on property to build / septic in backyard 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.

No



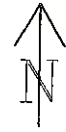
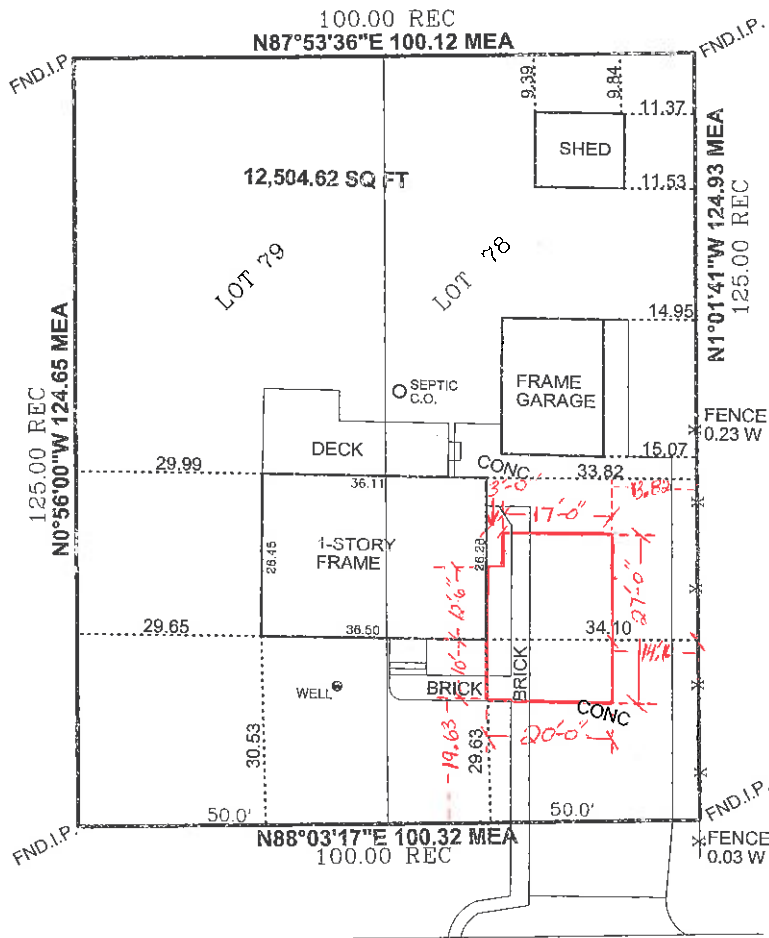
# PLAT OF SURVEY

**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

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 5-13 A.D. 2014

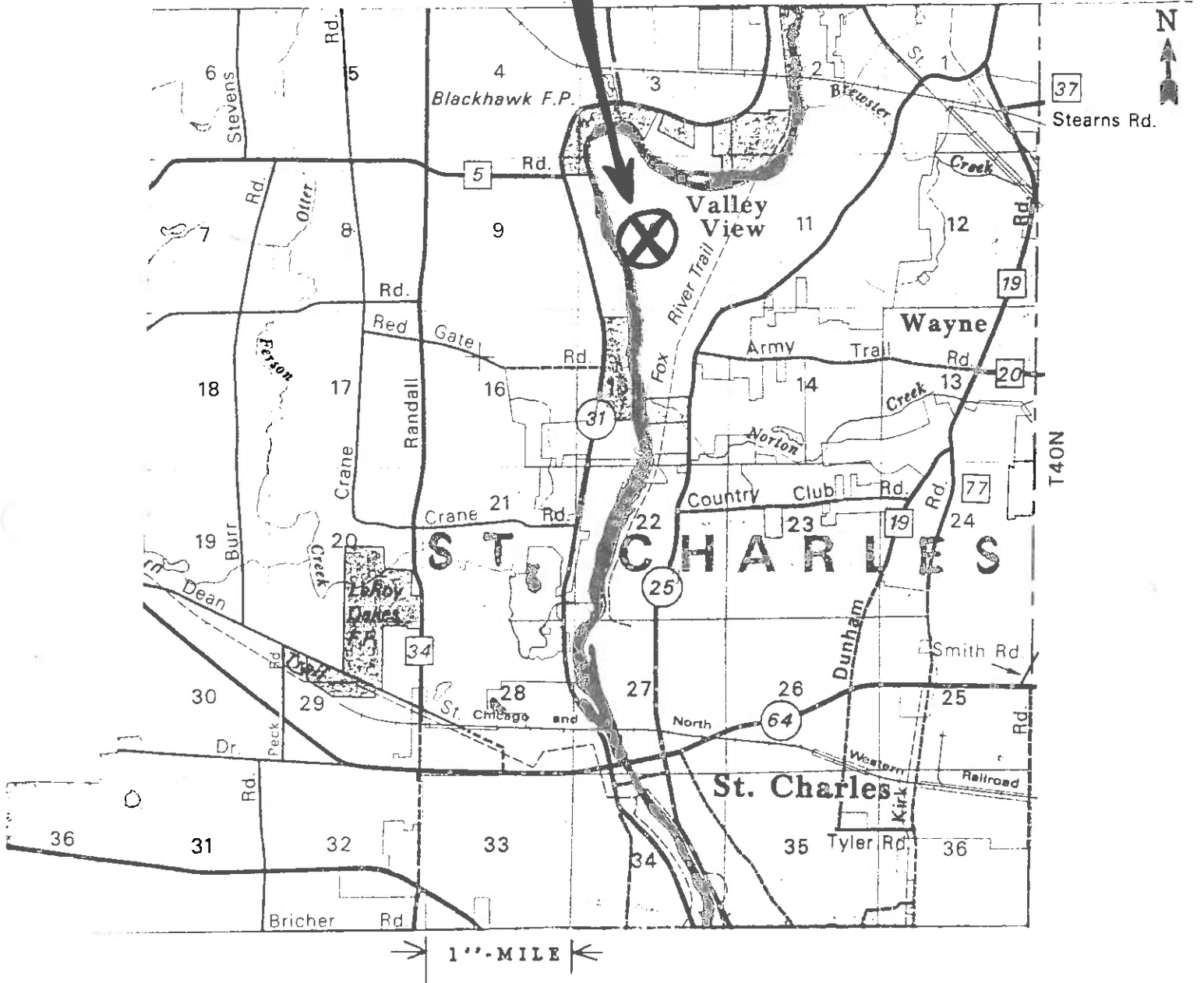
*[Signature]*  
 Illinois Professional Land Surveyor No. 035-002876

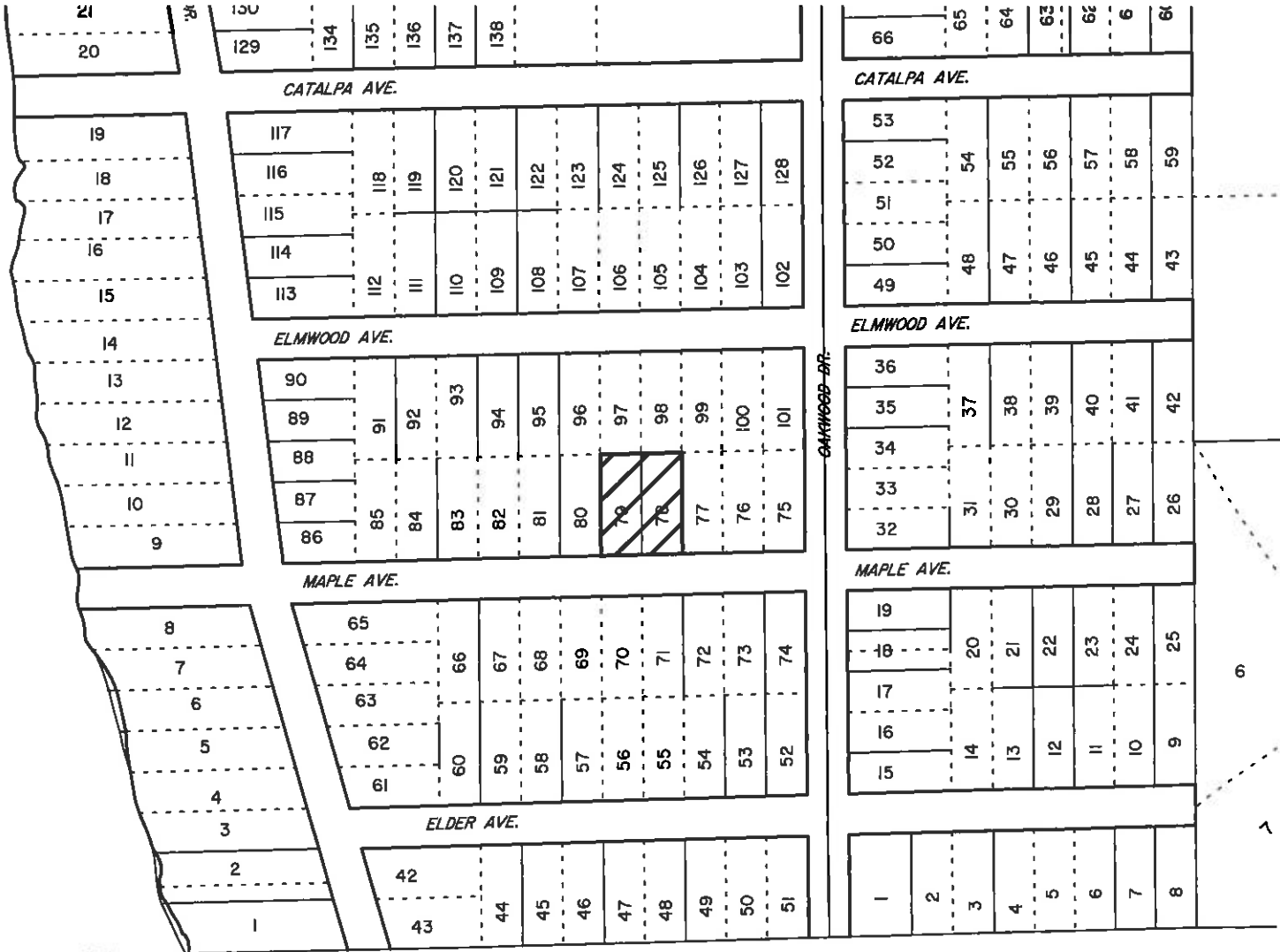
*[Signature]*  
 Illinois Professional Land Surveyor No. 035-002876

Job No. 000514-15 License expiration date 11-30-2014

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

map 9





*Norman Arnold, et ux*