

**DU PAGE COUNTY ZONING BOARD OF APPEALS
JACK T. KNUEPFER ADMINISTRATION BUILDING
421 NORTH COUNTY FARM ROAD WHEATON, ILLINOIS 60187/ 630-407-6700**

AGENDA

**Thursday, July 18, 2024
ZONING BOARD OF APPEALS 6:00 P.M.
RM: 3-500 B**

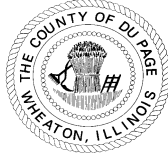
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- 1. CALL TO ORDER**
 - 2. ROLL CALL**
 - 3. PUBLIC COMMENT**
 - 4. APPROVAL OF MINUTES**
 - 5. PUBLIC HEARING**

A. CASES:

<u>CASE</u>	<u>TOWNSHIP</u>	<u>STATUS</u>
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1. ZONING-24-000044 Oburrdale, Inc.	Downers Grove	
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- 6. OLD BUSINESS**
- 7. NEW BUSINESS**
- 8. ADJOURNMENT**



**DU PAGE COUNTY ZONING BOARD OF APPEALS
JACK T. KNUEPFER ADMINISTRATION BUILDING
421 NORTH COUNTY FARM ROAD WHEATON, ILLINOIS 60187/ 630-407-6700**

Zoning Petition ZONING-24-000044 Oburrdale, Inc.

The DuPage County Zoning Board of Appeals will conduct the following public hearing:

PUBLIC HEARING: 6:00 p.m. **THURSDAY, JULY 18, 2024**, 3-500 B, JACK T. KNUEPFER ADMINISTRATION BUILDING 421 NORTH COUNTY FARM ROAD WHEATON, ILLINOIS 60187

PETITIONER: OBURRDALE, INC. 7630 HAMILTON AVENUE, BURR RIDGE, IL 60527/ AGENT: DAN PATTERSON, 7630 HAMILTON AVENUE, BURR RIDGE, IL 60527 AND MICHAEL ROTH, ICE MILLER LEGAL COUNSEL, 2300 CABOT DRIVE, SUITE 455, LISLE, IL 60532-4613

REQUEST:

1. Conditional Use for open storage of equipment, equipment storage containers, and landscape materials.
2. Exception/Variation to reduce the east (interior side yard) setback from required 20 feet to approximately 1.5 feet.
3. Exception/Variation to reduce north (rear yard) setback from required 20 feet to approximately 0 feet.

ADDRESS OR GENERAL LOCATION: 16W290 JEANS ROAD, WILLOWBROOK, IL 60527 AND 16W296 JEANS ROAD, WILLOWBROOK, IL 60527

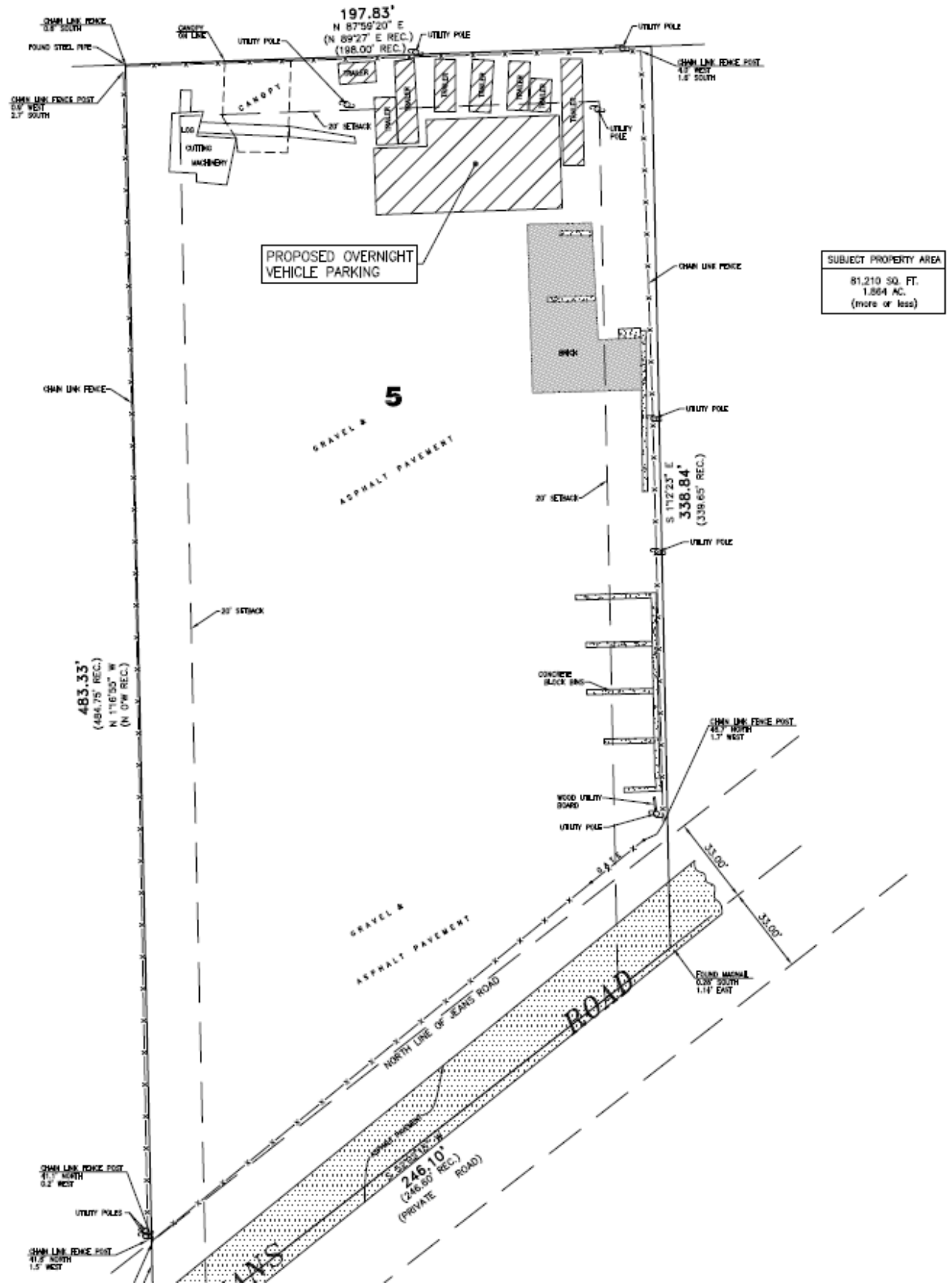
LEGAL DESCRIPTION: LOT 5, EXCEPT THE WESTERLY 97.29 FEET, AS MEASURED PERPENDICULAR TO THE WESTERLY LINE THEREOF, IN JACOB J. JEAN'S PLAT OF SURVEY OF PART OF THE SOUTHEAST QUARTER OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 7, 1950, AS DOCUMENT NUMBER 606585 IN DUPAGE COUNTY, ILLINOIS.

THE WESTERLY 97.29 FEET, AS MEASURED PERPENDICULAR TO THE WESTERLY LINE THEREOF, OF LOT 5 IN JACOB J. JEAN'S PLAT OF SURVEY OF PART OF THE SOUTHEAST ¼ OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 7, 1950 AS DOCUMENT 606585, IN DUPAGE COUNTY, ILLINOIS.

**Respectfully Submitted,
ROBERT J. KARTHOLL, CHAIRMAN,
DUPAGE COUNTY ZONING BOARD OF APPEALS**

Notice of this hearing is being sent to property owners within 300 feet of the subject property and as one of them you are invited to attend the meeting and comment on the petition. A reduced scaled sketch or drawing of the petitioner's request is included for your review. If you have any questions or require a full-scale version of the site plan, please contact the Zoning Division at (630) 407-6700.

Please be advised that access to the 421 JACK T. KNUEPFER ADMINISTRATION BUILDING is limited to the main entrance located in the center on the east side of the building.



SUBJECT PROPERTY AREA
 81,210 SQ. FT.
 1.864 AC.
 (more or less)

PROPOSED OVERNIGHT
 VEHICLE PARKING

5
 GRAVEL &
 ASPHALT PAVEMENT

BOAD

PRIVATE ROAD

GRAVEL &
 ASPHALT PAVEMENT

NORTH LINE OF JEANS ROAD

CHAIN LINK FENCE POST
 1.5' WEST

CHAIN LINK FENCE POST
 1.5' WEST

CHAIN LINK FENCE POST
 1.7' WEST

CHAIN LINK FENCE POST
 1.5' WEST

CHAIN LINK FENCE POST
 1.5' WEST

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