

ORDINANCE NO. 00-40

AMENDING RESIDENTIAL ZONING ORDINANCE

WHEREAS, the County of Kendall has adopted ordinances, regulations, and codes which regulate construction; and

WHEREAS, the Zoning Ordinance currently regulates residential land development through the various residential zoning districts; and

WHEREAS, the County has proposed amendments to the zoning ordinance to require new development standards which are more environmentally sensitive and provide for more open space which are attached to this Ordinance as Exhibit "A"; and

WHEREAS, the Regional Planning Commission reviewed the proposed amendments on August 23, 2000, and recommended approval of them by a unanimous vote; and

WHEREAS, the Zoning Board of Appeals conducted a public hearing on the proposed changes on September 29, 2000, and subsequently voted unanimously in favor of the proposed amendments; and

WHEREAS, the County Board feels that it is in the best interests of the County to amend the residential zoning regulations to improve the quality of development within the unincorporated areas of the County.

NOW, THEREFORE, BE IT ORDAINED BY THE COUNTY BOARD OF THE COUNTY OF KENDALL THAT:

The Kendall County Zoning Ordinance, as originally adopted on January 16, 1940, is hereby amended as follows:

1. **Add new definitions from Section 3.00 of Exhibit "A" to Section 3.02 DEFINITIONS of the Kendall County Zoning Ordinance, to be inserted alphabetically.**
2. **Delete PREAMBLE under Section 8.00, and delete Section 8.01 of the Kendall County Zoning Ordinance in their entirety.**
3. **Change all references to Section 8.01 to 8.02 in Sections 8.02 through 8.07, inclusive.**
4. **Change all references to Section 8.04 to 8.09 in Sections 8.05 through 8.07, inclusive.**
5. **Change all references to Section 8.06 to 8.11 in Section 8.07.**
6. **Add the following language to Sections 8.02 G and 8.03 G: "No parcel originally larger than ten (10) acres in size shall qualify for rezoning to this category after January 16, 2001, 2000, unless an application has been submitted for such rezoning prior to that date."**
7. **Re-number existing Sections 8.02 through 8.07 to 8.07 to 8.12, respectively.**

8. Add new Sections 8.00 through 8.06 as written in Exhibit "A".

This Ordinance shall be effective immediately upon approval.

APPROVED THIS 17th DAY OF October, 2000.

ATTEST: 
Clerk


Chairman