

**ORDINANCE NUMBER 98- 13**

**GRANTING A-1 BUILDING PERMIT  
STEPHAN AND MARY TERESE DAVISON  
ILLINOIS ROUTE 71**

WHEREAS, Stephan and Mary Terese Davison, owners of property with the tax parcel identification number 03-43-300-019, request an A-1 Building Permit in accordance with 7.00A.2.c of the Kendall County Zoning Ordinance; and

WHEREAS, said property is further described as that part of the Southeast Quarter of Section 34 and part of the Southwest Quarter of Section 35, Township 37 North, Range 7 East of the Third Principal Meridian described as follows: Commencing at the Southwest Corner of said Southwest Quarter; thence easterly along the South line of said Southwest Quarter, 98.6 feet to the center line tangent extended southerly of Illinois State Route 71; thence northerly, along said tangent center line and said center line, 1193.08 feet to the Southeast corner of a tract of land conveyed to Frank D. and Marie Minard by a Quit Claim Deed recorded January 5, 1990 as Document No. 900135 for a point of beginning; thence northwesterly along the southerly line of said Minard tract which forms an angle of  $92^{\circ}45'00''$  with the last described course, measured clockwise therefrom, 143.78 feet to the Southwest corner of the Minard tract; thence northerly along the West line of the said Minard tract, 59.56 feet to a point which is 50.0 feet southerly for the Northwest corner thereof; thence northwesterly along a line which forms an angle of  $97^{\circ}23'29''$  with the last described course, measured clockwise therefrom, 485.99 feet; thence southerly along a line which forms an angle of  $74^{\circ}37'39''$  with the last described course, measured clockwise therefrom, 621.54 feet to a line drawn North  $74^{\circ}16'26''$  West from a point on the center line of said Route 71 which is an arc distance of 763.22 feet northerly of the intersection of said center line with the South line of said Southwest Quarter; thence South  $74^{\circ}16'26''$  East, 219.87 feet to a point which is 320.07 feet, North  $74^{\circ}16'26''$  West from said center line point; thence northeasterly along a line which forms an angle of  $61^{\circ}57'23''$  with the prolongation of the last described course, measured counter-clockwise therefrom, 269.47 feet; thence southeasterly along a line which forms an angle of  $104^{\circ}09'46''$  with the last described course, measured counter-clockwise therefrom, 208.94 feet to said center line which forms an angle of  $79^{\circ}00'00''$  with the last described course, measured clockwise therefrom, 271.46 feet to the point of beginning containing 5.986 acres; and

WHEREAS, said property is currently zoned A-1 Agricultural District; and

WHEREAS, said owners have petitioned to obtain an A-1 Building Permit in accordance with Section 7.01 A.2.c. of the Kendall County Zoning Ordinance; and

WHEREAS, all procedures required by the Kendall County Zoning Ordinance were followed including notice for public hearing, findings of fact, and recommendation by the Zoning Board of Appeals; and

WHEREAS, the Kendall County Board finds that said petition, along with the conditions specified in this ordinance, is in conformance with the provisions of the Kendall County Zoning Ordinance;

NOW, THEREFORE, BE IT ORDAINED, that the Kendall County Board hereby grants approval of an A-1 Building Permit to construct a single family home on the property and the following conditions:

1. The property be limited to only one A-1 Building Permit by deed restriction.
2. All improvements, including the single family home, driveway, and wastewater, be built to Kendall County standards.
3. Limit the number of driveway access locations to only one along Illinois Route 71.

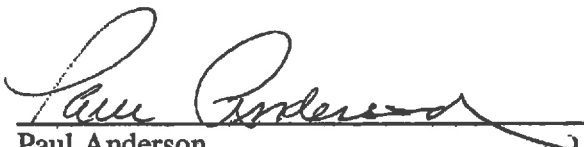
This decision is based upon the fact that the property is heavily wooded and has barriers which make farming impractical.

Failure to comply with the terms of this ordinance may be cited as a basis for amending or revoking this A-1 Building Permit.

IN WITNESS OF, this ordinance has been enacted on July 21, 1998.



John A. Church  
Kendall County Board Chairman



Paul Anderson  
Kendall County Clerk