

ORDINANCE NUMBER 98- 31

GRANTING SPECIAL USE

SCOTT N. ZUIDEMA

Watchmen's Quarters in an A-1 District

WHEREAS, Scott N. Zuidema did file a petition for a Special Use within the A-1 District, for property located at 14313 US Route 52, Newark in Section 22 of Big Grove Township; and

WHEREAS, said petition was for a Watchman's Quarters in accordance with Paragraph 7.00B. 33 of the Kendall County Zoning Ordinance; and

WHEREAS, said property is currently zoned A-1 with a Special Use to conduct a storage facility in accordance with Kendall County Ordinance 92-10; and

WHEREAS, said property is identified with the tax identification number 07-22-400-009 and is legally described on the attached Exhibit A: Legal Description; 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 a special use zoning permit for a single watchman's quarters on the property at 14313 US Route 52, Newark in conformance with the Kendall County Zoning Ordinance, Building Codes, and the following conditions:

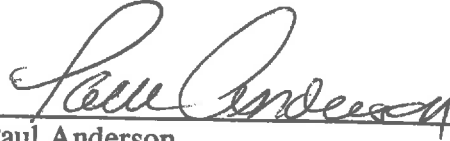
1. The watchman's living quarters shall be confined to the former office building situated south of the existing storage buildings.
2. The watchman's living quarters shall be constructed/remodeled in strict conformance with the Kendall County Building Codes.
3. This special use permit shall be subject to annual review by the Planning, Building, and Zoning Department to insure compliance with the terms and provisions of this special use permit.
4. The Planning, Building, and Zoning Department shall charge a reasonable inspection fee for said annual compliance inspections.

Failure to comply with the terms of this ordinance may be cited as a basis for amending or revoking this special use permit.

IN WITNESS OF, this ordinance has been enacted on December 15, 1998.



John A. Church
Kendall County Board Chairman



Paul Anderson
Kendall County Clerk

EXHIBIT A: LEGAL DESCRIPTION

That part of the Southeast Quarter of Section 22, Township 35 North, Range 6 East of the Third Principal Meridian described as follows: Commencing at the Southeast corner of said Southeast Quarter; thence westerly along the South line of said Southeast Quarter 1,583 feet; thence northerly at right angles to the last described course 733 feet for the point of beginning; thence easterly along a line which forms an angle of $89^{\circ}23'38''$ to the last described course measured clockwise therefrom, 737 feet; thence northerly at right angles to the last described course 449 feet; thence westerly at right angles to the last described course 187 feet; thence southerly at right angles to the last described course 113 feet; thence westerly at right angles to the last described course 550 feet; thence southerly at right angles to the last described course 336 feet to the point of beginning in Big Grove Township, Kendall County, Illinois and containing 6.170 acres.