

ORDINANCE 95 - 15

AMENDING KENDALL COUNTY ZONING ORDINANCE AS AMENDED

WHEREAS, Wayne and Kathleen Walz did petition Kendall County in the manner required by law and the ordinance of Kendall County, Illinois for a map amendment to the Kendall County Zoning Ordinance: and

WHEREAS, the required public hearing was held before the Kendall County Board of Appeals,

THEREFORE, BE IT ORDAINED by the County Board of Kendall County, Illinois that the following described property be and is hereby rezoned and reclassified from A-1, Agriculture District to R-1, One-Family Residential District and the Zoning Administrator is hereby ordered and directed to change the zoning map to reflect the change in zoning classification:


That part of the Southwest Quarter of Section 6, Township 36 North, Range 7 East of the Third Principal Meridian described as follows: Commencing at the Northeast corner of Pavillion Heights, Unit Three, Kendall Township, Kendall County, Illinois on the center line of Pavillion Road; thence North 22°26' 40" West along said center line 94.93 feet for the point of beginning; thence North 67°33'20" East at right angles to said center line 726.0 feet; thence South 29°26' 19" East 289.46 feet to the most southerly line of a tract of land described in a Trustee's Deed recorded May 1, 1987 as Document No.872575, Book 779, Page 37; thence South 66° 44' 02" West along said southerly line, 761.33 feet to said center line; thence North 22° 26' 40" West along said center line 298.22 feet to the point of beginning in Kendall Township, Kendall County, Illinois and containing 5.000 acres.

Approval of said rezoning is subject to the following four (4) stipulations being adhered to:

1. A recorded covenant stating no further subdivision of the 31 acres of property until annexation to the City of Yorkville.
2. A recorded 70 foot centerline dedication for a future road extension of Challey Drive from Pavillion Heights Subdivsion.

3. A dedicated 10 foot easement for a biking/hiking trail.
4. A minimum of a 100 foot building setback line.

PASSED This 19th day of September, 1995.


Chairman, County Board of
Kendall County, Illinois

ATTEST:


Kendall County Clerk