

State of Illinois
County of Kendall

Zoning Petition
#03-39 Plano Boy Scouts
(Cook Woods)

ORDINANCE 2004 - 05
SUBDIVISION VARIANCE – PRIVATE ROAD STANDARDS
PLANO BOY SCOUTS (COOK WOODS)
7.32 ACRES LOCATED ON THE WEST SIDE OF LITTLE ROCK ROAD
NORTH OF MILLER ROAD AND SOUTH OF GLENDA ROAD
LITTLE ROCK TOWNSHIP

WHEREAS, The Plano Boy Scouts petitioned the County Board for approval of a variance to Section 10.F.10.a. of the Kendall County Subdivision Regulations; and

WHEREAS, the property is legally described in Exhibit “A”; and

WHEREAS, the Zoning, Platting Advisory Committee reviewed the request at their meeting on September 2, 2003; and

WHEREAS, the Committee, after reviewing the request recommended approval; and

WHEREAS, Section 10.F.10.a. of the Kendall County Subdivision Regulations requires private roads and access drives to be improved with 12” of crushed limestone the top 6” of which shall be CA-6 as required; and

WHEREAS, the petitioner wishes to construct an 800 foot long access drive utilizing asphalt filings in-lieu of the required 12” of crushed limestone the top 6” of which shall be CA-6 as required; and

WHEREAS, the Zoning Administrator has evaluated the standards for a subdivision variation, and has recommended approval of the variation request to the County Board; and

WHEREAS, said variation would not have a negative effect on adjacent properties; and


WHEREAS, the granting of the variation will not be detrimental to the public safety, health, or welfare;

NOW, THEREFORE, BE IT ORDAINED, the Kendall County Board hereby approves a variation to allow for the construction of an access drive utilizing asphalt filings as depicted on “Exhibit B” attached hereto and made a part hereof.

IN WITNESS OF, this ordinance has been enacted on February 17, 2004.



Attest:



John A. Church
Kendall County Board Chairman

Paul Anderson
Kendall County Clerk

EXHIBIT A

LEGAL DESCRIPTION

That part of the Southeast quarter of Section 9 and the Southwest quarter of Section 10, in Township 37 North, Range 6 East of the Third Principal Meridian, described as follows: Commencing at the Southwest corner of the Southwest quarter of said Section 10; thence South $89^{\circ} 02'$ East along the South line of said Southwest quarter, 158.45 feet to the center line of State Aid Route No. 12; thence North $2^{\circ} 59'$ West along said center line 1600.7 feet for a point of beginning; thence North $89^{\circ} 54'$ West 1887.91 feet; thence South $1^{\circ} 44' 54''$ East 243.3 feet; thence South $89^{\circ} 12' 38''$ East 456.00 feet; thence South $0^{\circ} 57'$ East 67 feet; thence South $88^{\circ} 30'$ East 513.90 feet; thence North $0^{\circ} 57'$ West 313.26 feet; thence South $89^{\circ} 54'$ East 915.67 feet to the center line of State Aid Route No. 12; thence North $2^{\circ} 59'$ West along said center line 15.02 feet to the point of beginning, containing 6.694 acres, in Little Rock Township, Kendall County, Illinois.