

ORDINANCE NUMBER 2001 - 28

**GRANTING SPECIAL USE
5498 ROUTE 34
RONALD J. KAHOUN**

WHEREAS, Ronald J. Kahoun filed a petition for a Special Use within the B-3 District, for property located at 5498 Route 34 in Oswego Township; and

WHEREAS, said petition is to allow outside storage of vehicles as provided in Sections 9.03.A.2, 9.01.B.2, and 5.08 of the Kendall County Zoning Ordinance; and

WHEREAS, said property is zoned B-3, Highway Business District; and

WHEREAS, said property is legally described as:

Lot 75 of Riverview Heights in the Townships of Bristol and Oswego, Kendall County, Illinois

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

WHEREAS, the Kendall County Board finds that said petition is in conformance with the provisions and intent 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 outdoor storage, with the following conditions:

1. All inventory and equipment on-site shall be kept either inside a structure or in the storage areas shown per the site plan.
2. No barbed wire may be found on-site on the south side of the property.
3. The rear of the property shall continue to be screened with greenery from adjacent residences to the satisfaction of the Planning, Building and Zoning Department.
4. Planter boxes with flowers must be used in landscaping on-site within one year of special use approval.
5. The property shall be kept free of trash visible from off-site.
6. All driveways and parking/maneuvering areas shall be paved with asphalt no later than 60 days from the date of special use approval.
7. If residences are constructed on the property to the west, then screening of the storage yard shall be required to the satisfaction of the Planning, Building and Zoning Department.
8. Permits shall be obtained for the new driveway constructed along Cherry Drive within 30 days of special use approval.


State of Illinois
County of Kendall

Zoning Petition
#0110

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 November 20, 2001.

Attest:



Paul Anderson
Kendall County Clerk



John A. Church
Kendall County Board Chairman