

Petition for Zoning Variance

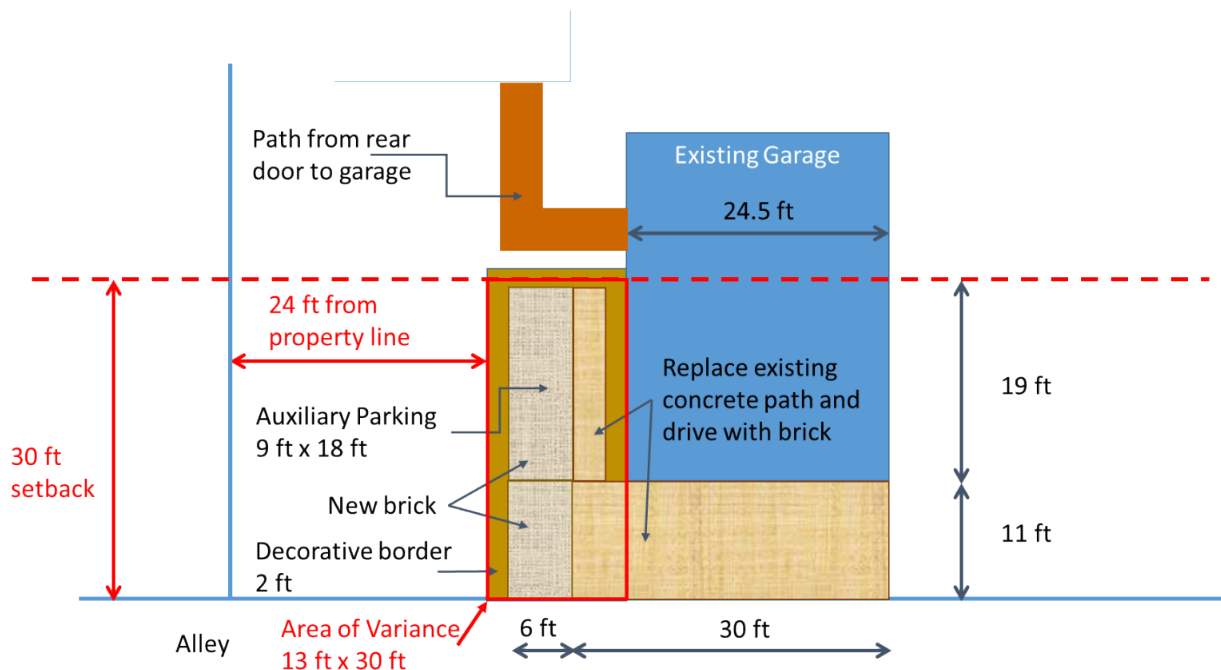
Attachment 1: Detailed Description Of Variance

Address of Subject Property: 203 S Columbia St, Naperville, IL 60540

Parcel identification number (PIN): 08-18-413-001

Summary:

Addition of a standard size auxiliary parking space along the North side of the existing garage, including driveway access from the alleyway at rear of property. Section 6-2-10.5 allows coverage up to 495sqft of required rear yard for properties of length 130ft. 465sqft is in use by existing garage. Variance is sought for an uncovered driveway + parking + border occupying 390sqft of the required rear yard.



(For illustrative purposes only. See modified Plat of Survey for accurate depiction)

Background:

203 S Columbia is a single family home built in 2014 that consists of six bedrooms built for the owners and their five children. An existing garage built some time before the house has space

for the two required parking spaces and is in use by the two owners of the property. There are currently no guest/auxiliary parking spaces on the property. All children are of driving age and own or have access to vehicles that they must park on the street or on the rear yard area, in violation of current ordinances.

The location of the property also presents challenges in providing access to potential parking spaces:

The NW corner of the property borders both Chicago Avenue and an alleyway with an electrical pole and pedestal



The NE corner of the property is a busy intersection (Chicago Avenue and Columbia Street) with a stop sign

The SE corner of the property on Columbia Street has large established trees in both the parkway and on the property

The SW corner of the property in the alleyway contains the existing garage