

EXHIBIT 1: Section 6-3-6:2: Standards for Granting a Zoning Variance and/or Sign Variance

1. The variance is in harmony with the general purpose and intent of this Title and the adopted comprehensive master plan; and

The variance seeks to improve the aesthetic beauty of the cul-de-sac in Burlington Woods. This fence will help block the BNSF rail line and the industrial buildings off of 5th Ave. This plan should be considered a “one-off” situation as this neighborhood is unique in it’s positioning in downtown Naperville.

2. Strict enforcement of this Title would result in practical difficulties or impose exceptional hardships due to special and unusual conditions which are not generally found on other properties in the same zoning district; and

As stated above, our neighborhood is unique in its positioning to the BNSF rail line. Property addresses at 243 & 244 N. Laird are less than 25 yards from the first track. The fence will block some visual sight lines to the train and hopefully help muffle some of the sound from the rail line. Improving a section of the fence, the sight lines down Laird Street facing north will improve our property value and overall beauty of the neighborhood. I would like to add there are (10) new houses in our neighborhood that represent a large tax base for DuPage County.

3. The variance, if granted, will not alter the essential character of the neighborhood and will not be a substantial detriment to adjacent property.

If granted this variance will not alter the essential character of our neighborhood, it will only improve it. It poses no detriment to the adjacent property because the adjacent property is a major rail line. The impact to the adjacent property has been taken into consideration and it will not be impacted.