ORDINANCE NUMBER 2002-34

MAP AMENDMENT FOR 934 VILMIN ROAD (SLAS)
Rezone from R-1 to A-1 (5.001 acres)

WHEREAS, Frank P. & Karen M. Slas did file a petition for a Map Amendment from R-1 to A-1, for property located at 934 Vilmin Road in Section 3 & 10 of Little Rock Township; and

WHEREAS, said property is identified with the tax identification numbers 01-03-352-002 (5.001 acres) & 01-10-101-001 and is legally described as “Exhibit A”; and

WHEREAS, said property is currently zoned A-1; and

WHEREAS, the petitioner desires to rezone the property in order to have a horse boarding and training facility on the property, as permitted in the A-1 district; and

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

WHEREAS, the Kendall County Board finds that said petition is in conformance with the provisions of the Kendall County Zoning Ordinance;

NOW, THEREFORE, BE IT ORDAINED, that the Kendall County Board hereby grants a zoning map amendment from R-1 to A-1 on the tract of land at 934 Vilmin Road legally described as above and further described as “Exhibit B”.

IN WITNESS OF, this ordinance has been enacted on December 17, 2002.

John A. Church
Kendall County Board Chairman

Paul Anderson
Kendall County Clerk
That part of the Southwest Quarter of Section 3, and that Part of the Southeast Quarter of Section 4, Township 37 North, Range 6 East of the Third Principal Meridian described as follows:

Commencing at the Northwest Corner of Lot 10 in Stainfield Subdivision; thence South 00°19'50" East, along the West Line of said Subdivision, 326.70 feet for the point of beginning; thence South 00°19'50" East, along said West Line, 482.67 feet to the Northwest Corner of Lot 22 of Unit Two, Stainfield Subdivision; thence South 00°39'53" East, along the West Line of said Lot 22, a distance of 38.38 feet; thence South 89°20'07" West, 458.60 feet to the centerline of Vilman Road thence Northerly, along said centerline, 540.08 feet to a line drawn North 88°51'57" West from the point of beginning; thence South 88°51'57" East, 398.49 feet to the point of beginning in Little Rock Township, Kendall County, Illinois and containing 5.001 acres.
LEGAL DESCRIPTION OF TRACT TO BE RECODED 7-4

The tract of land located in the northeast corner of Section 3, said tract being a part of the west half of the north half of said section, together with and appurtenant thereto, being Approx. 6.00 acres more or less, and being more particularly described as follows:

Beginning at the northeast corner of the said tract, thence north 55° 38' 45" east 400.00 feet to a survey marker, thence east 90° 00' 00" 200.00 feet to a survey marker, thence south 55° 38' 45" 200.00 feet to a survey marker, thence west 90° 00' 00" 400.00 feet to the place of beginning, containing 6.00 acres more or less.

AREA TO BE RECODED:

7-4 to 7-4 = 6.000 Acres
East Tract 16.000 Acres

PRESENT ZONING:

A-1 Commercial Use

PROPOSED ZONING:

A-1 Commercial Use

DEVELOPER:

D. Young
Phillip D. Young and Associates, Inc.

1107B South Bridge Street
Yorkville, Illinois 60560
Telephone: (630) 553-1580