

VILLAGE OF CHATHAM, ILLINOIS

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ORDINANCE NO. 02 - 05

AN ORDINANCE GRANTING VARIANCE TO THE ZONING ORDINANCE

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ADOPTED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF  
CHATHAM, ILLINOIS THIS 12<sup>TH</sup> DAY OF FEBRUARY, 2002

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Published in pamphlet form by the authority of the President and  
Board of Trustees of the Village of Chatham, Sangamon County,  
Illinois, this 12<sup>th</sup> day of February 2002.

ORDINANCE NO. 02 - 05

AN ORDINANCE GRANTING VARIANCE TO THE ZONING ORDINANCE

**WHEREAS**, on the 16<sup>th</sup> of January, 2002, a petition for a variance to the Village of Chatham Zoning Ordinance was filed by Paul A. Paoni on the following real property located within the corporate limits of the Village of Chatham, Illinois (the "Property"):

**955 Gordon Drive in the Town of Chatham**

**WHEREAS**, said petition requested the Rear Lot Line set back of 20 feet in B-1 be varied to 10 feet on the above property; and

**WHEREAS**, notice was given of the petition, the relief requested therein, the name of the petitioner and the time and place of the hearing by posting on petitioner's land, by publishing a notice thereof, in a newspaper published within the Village of Chatham, Illinois, and by giving written notice by mail to adjacent property owners, all as required in Section VIII (h) (3) of the Zoning Ordinance of the Village of Chatham; and

**WHEREAS**, on February 4, 2002 the Zoning Board of Appeals conducted a Public Hearing regarding the proposed variance and is recommended approval of the proposed variance request; and

**WHEREAS**, the Public Planning and Works Committee has reviewed the recommendation of the Zoning Board of Appeals and finds it to be in the best interest of the Village to grant the variance request on the above described property.

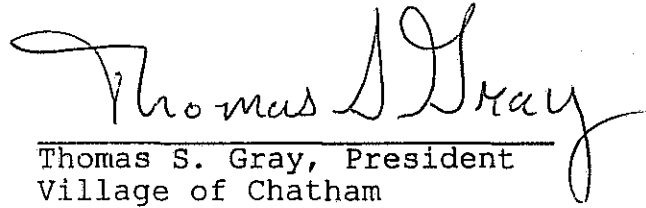
**NOW, THEREFORE, BE IT ORDAINED** BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHATHAM, ILLINOIS, AS FOLLOWS:

**SECTION 1:** The findings in the preamble hereto are hereby

adopted.

**SECTION 2:** The Property is hereby granted the variance to Section V, Bulk Regulations, of the Zoning Ordinance of the Village of Chatham, allowing a Rear Yard Set Back of ten (10) feet

**SECTION 3:** This Ordinance is effective upon its passage and approval.

  
Thomas S. Gray, President  
Village of Chatham

ATTEST:

  
Pat Schad, Village Clerk

AYES: 4

NAYS: 0

ABSENT: BOYLE, HERR

PASSED: 2-12-02

APPROVED: 2-12-02

VILLAGE OF CHATHAM, ILLINOIS  
PETITION FOR ZONING VARIANCE

TO: Zoning Board of Appeals and  
Village Board  
Village Hall  
Chatham, IL 62629

Date: 1-16-02

[DO NOT WRITE IN THIS SPACE - FOR OFFICE USE ONLY]

Date Set for Hearing 2-4-02

Fee \$ 150.00

Notice Published 1-17-02

Date Paid 1-14-02

Newspaper Chatham Chronicle

Notice Mailed to Adjacent Landowners 1-18-02

Notice Posted on Subject Property 1-18-02

Date 1-14-02

Zoning Board of Appeals

Recommendation

Village Board Action

Date

- Approve Date 2/4/02  
 Deny Chairman's Initials DSJ  
 Approve with Modification

- Denied  
 Approved (Ordinance No. \_\_\_\_\_)

**INSTRUCTIONS TO APPLICANTS:** All information required by this Application must be completed and submitted herewith. Applicants are encouraged to visit the Village office for any assistance needed in filling out this form.

An applicant for variance must show that (a) the property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in the zone; (b) the plight of the owner is due to unique circumstances; (c) the variation, if granted, will not alter the essential character of the locality. The burden of providing substantiating evidence is on the applicant. See Section 7.11 of the 1994 Zoning Ordinance for further details.

NAME OF APPLICANT: Paul A. Paoni

ADDRESS OF APPLICANT: 955 Gordon Dr. Chatham

PHONE NUMBER: 483-1010 (W) 787-2237 (H)

Interest of Applicant in the Subject Property (if not owner): \_\_\_\_\_

APPENDIX D

1. This application must be filed with an accurate legal description and one copy of a plat map of the property showing the location of all existing and proposed structures and setbacks, and structures on all adjacent properties drawn to scale not less than one (1) inch equals Two Hundred (200) feet.

LEGAL DESCRIPTION Will Fax -  
Lot, Block, Subdivision, Metes and Bounds—may be on attachment

2. Street Address of Property 955 Gordon Dr; Chas. V. Kern
3. Area of land variance requested for 2420 square feet.

(a) Present Zoning District Classification of subject and adjacent properties (show zone district boundaries on plat): B-1 - R-1

(b) Nature of requested variance: Build addition to

Pleasant Park within 10' of rear lot line - instead of 20' setback

5. Present use of Property: Day Care

6. Names, addresses and phone numbers of all owners of record:

Paul A. Parnis  
5108 Blackwood Rd  
Springfield, FL. 62707

7. A variance is requested to vary the requirements of the Zoning Ordinance with respect to the property described herein. A statement of the applicant's described reasons and factual information supporting the requested variance is attached.

DATE: 4/16/02

SIGNATURE: Paul Parnis

**OWNERS' CONSENT**

[This part need be signed only if the applicant is different from the owner or if there is more than one owner of record]

I consent to this requested variance.

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

10' Variance  
allow 10'  
rear yard  
instead  
of 20'  
in B-1

**ORDINANCE CERTIFICATE**

STATE OF ILLINOIS     )  
                                  )   SS.  
COUNTY OF SANGAMON   )

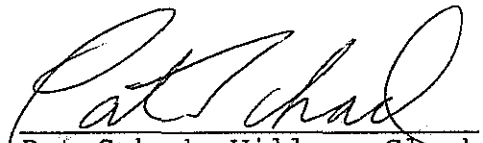
I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Chatham, Sangamon County, Illinois.

I do further certify that the Ordinance attached hereto is a full, true, and exact copy of Ordinance No. 02-05, adopted by the President and Board of Trustees of said Village on the 12<sup>th</sup> day of February, 2002, said Ordinance being entitled:

**AN ORDINANCE GRANTING VARIANCE TO THE ZONING ORDINANCE**

I do further certify that prior to the making of this certificate, the said Ordinance was spread at length upon the permanent records of said Village, where it now appears and remains.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Village this 12<sup>th</sup> day of February 2002.

  
Pat Schad, Village Clerk