Northwest Herald

NORTHWEST HERALD

Publication Name:
Northwest Herald

Publication URL:
www.nwherald.com

Publication City and State:
Crystal Lake, IL

Publication County:
McHenry

:

Notice Publish Date:
Saturday, March 18, 2023

Notice Content

PUBLIC NOTICE BEFORE THE PLANNING AND ZONING COMMISSION OF THE CITY OF CRYSTAL LAKE, MCHENRY COUNTY, ILLINOIS IN THE MATTER OF THE APPLICATION OF Christopher Hutchins and Angie Ruger Hutchins LEGAL NOTICE Notice is hereby given in compliance with the Unified Development Ordinance (UDO) of the City of Crystal Lake, Illinois, that a public hearing will be held before the Planning and Zoning Commission upon the application by Chris Hutchins for approval of a Variation at the following real estate known as 997 North Shore Drive, Crystal Lake, Illinois 60014, PIN: 18-01-299-031. This application is filed for the purpose of seeking Simplified Residential Zoning Variations to allow the construction of a house with variation to allow the encroachment of the principal structure 10 feet 3 inches into the 106.98 street side setback, 15 feet 3 inches into the 59.27 foot front yard (lake side) setback which is not to extend further than where the exterior wall of the current residence exists, a 1 ft. variation from the maximum 2 ft. overhanging allowance over bay windows for roof plus a gutter, the construction of accessory structures for a portion of raised patio and stairs exiting the home before a ground level patio extending 26.3 feet total into the 59.27 foot front yard setback (9.3ft. of this encompasses the residence) but not further than what is currently there, a patio variation of 11.2 feet; and to allow a total impervious coverage of 59%, a variation of 9% or 1,053 square feet, as well as any other variations as presented at the public hearing pursuant to Unified Development Ordinance Article 3, Article 4, and Article 9. Plans for this project can be viewed at the City of Crystal Lake Planning and Economic Development Department at City Hall. A public hearing before the Planning and Zoning Commission on the request will be held at 7:00 p.m. on Wednesday, April 5, 2023, at the Crystal Lake City Hall, 100 West Woodstock Street, at which time and place any person determining to be heard may be present. Jeff Greenman, Chairperson Planning and Zoning Commission City of Crystal Lake (Published in the Northwest Herald March 18, 2023) 2063575

Back