

4600

**KANE COUNTY DEVELOPMENT DEPARTMENT**

Zoning Division, Kane County Government Center  
719 S. Batavia Avenue  
Geneva, Illinois 60134  
Office (630) 444-1236

Received Date
JUL 20 2022
Kane Co. Dev. Dept. Zoning Division

**APPLICATION FOR A VARIATION**

*Instructions:*

To request a variation for a property, complete this application and submit it with all required attachments to the Zoning Division.

The information you provide must be complete and accurate. If you have a question please call the subdivision and zoning division, and we will be happy to assist you.

1. Property Information:	Parcel Number (s): 02-35-280-005
	Street Address (or common location if no address is assigned): 14N590 Coombs Rd., Elgin, IL 60124

2. Applicant Information:	Name Brian S. McCloud Marcia M. McCloud	Phone 847-710-7586 847-269-3792
	Address 14N590 Coombs Rd.	Fax
	Elgin, IL 60124	Email mmccloud8@yahoo.com

3. Record Owner Information:	Name Brian S. McCloud Marcia M. McCloud	Phone 847-710-7586 847-269-3792
	Address 14N590 Coombs Rd.	Fax
	Elgin, IL 60124	Email mmccloud8@yahoo.com

**Zoning and Use Information:**

Current zoning of the property:

Residential

Current use of the property:

Home / Residence

**Reason for Request:**

Variation requested (state specific measurements):

Additional Detached Garage 22 x 26

Reason for request:

Additional Detached Garage

**Action by Applicant on Property:**

What physical characteristics would prevent the property from being used in conformity with the requirements of the Zoning Ordinance?

The garage would be ~~8~~ 8' over the building line

Is the purpose of the proposed variation based on more than a desire to make money from the property? (explain)

The purpose is to have a garage for my Mom's car,

who resides here now. After my Dad's passing and provide the  
Storage we need.

Has the alleged difficulty or hardship been created by any person presently having an interest in the property? (explain)

no

The Kane County Zoning Ordinance requires that the Zoning Board of Appeals find that there is a practical difficulty or some particular hardship if existing regulations are applied. The Board must also consider certain factors related to the granting of a variance. As the Applicant, you should "make your case" by explaining how your request **will not:**

1. Impair an adequate supply of light and air to adjacent property.

no

2. Increase the hazard from fire and other dangers to adjacent property.

no

3. Diminish the value of adjacent land and buildings.

no

4. Increase congestion or create traffic hazards.

no

5. Impair the public health, safety, comfort, morals and general welfare.

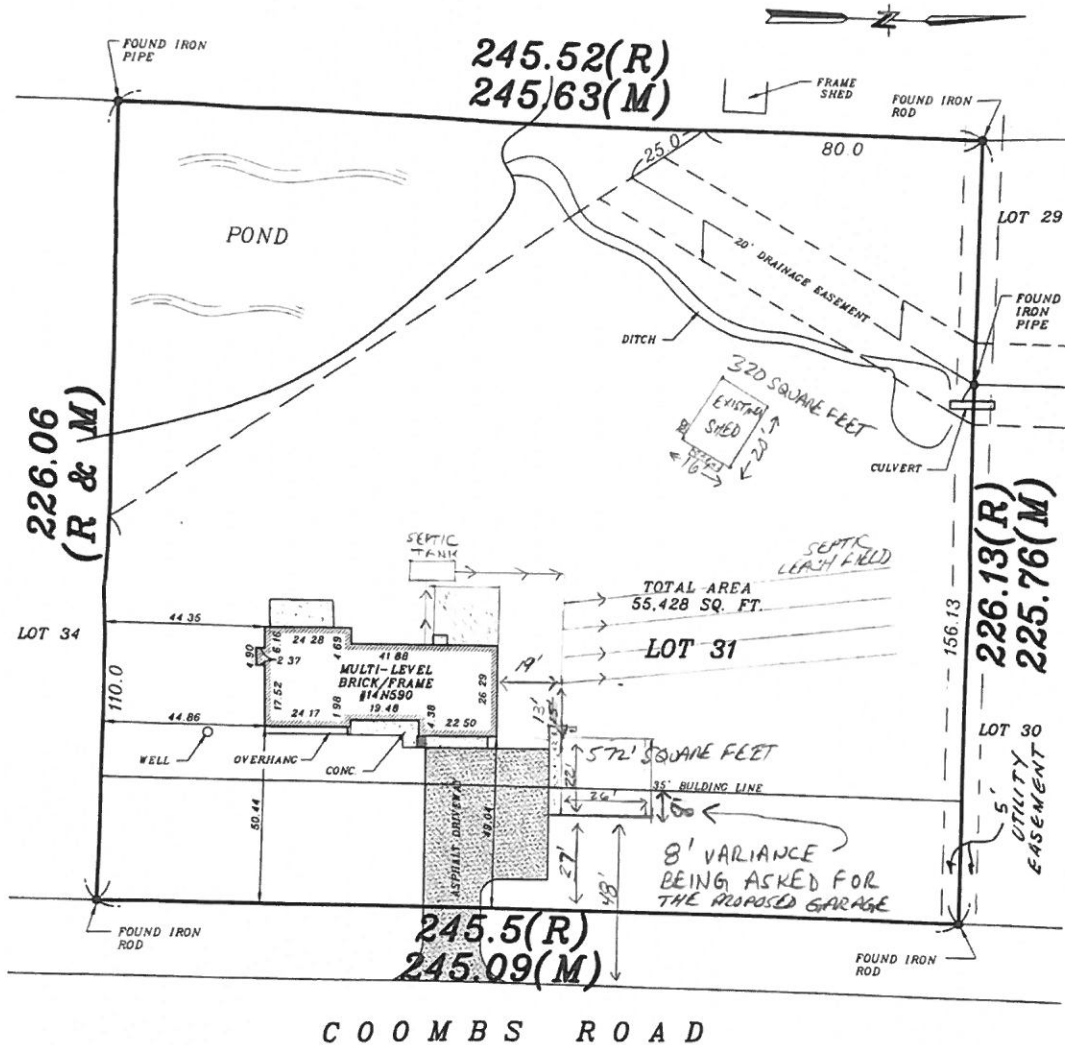
no



# PLAT OF SURVEY

OF PROPERTY DESCRIBED AS:

LOT 31 OF BIG TIMBER ACRES UNIT No. 4, BEING A PART OF THE EAST HALF OF SECTION 35, TOWNSHIP 42 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, RUTLAND TOWNSHIP, KANE COUNTY, ILLINOIS COMMONLY KNOWN AS 14NS90 COOMBS ROAD, ELGIN, ILLINOIS



COOMBS ROAD

Scale 1"=30'  
 Client BRIAN S. McLEWIS  
 Buyer \_\_\_\_\_  
 Page 2-350  
 F.B. 2  
 Drawn GP  
 Checked JCA  
 Job # 33104  
 Municipality ELGIN

I, JOHN C. AVAMPATO, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-001857 HAVE, ON 7-26-06 PERFORMED THIS SURVEY AND TO MY BEST KNOWLEDGE AND BELIEF THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS OF PRACTICE FOR A BOUNDARY SURVEY.

JOHN C. AVAMPATO  
 Any Discrepancy in measurements should be promptly reported to surveyor for explanation or correction.  
 We Do Not Certify As To Location Of Underground Utilities Or Underground Improvements.



AS Advanced Engineering & Surveying

PLAT VALID ONLY WITH EMBOSSED SEAL  
 License Expires 11-30-06  
 386 E. Chicago St. Phone: (847) 888-2900  
 Elgin, IL 60120 Fax: (847) 888-1945

Refer to title policy for easements and building lines not shown hereon.

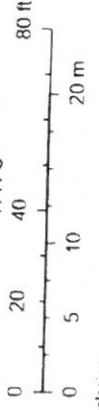


# Map Title



July 22, 2022

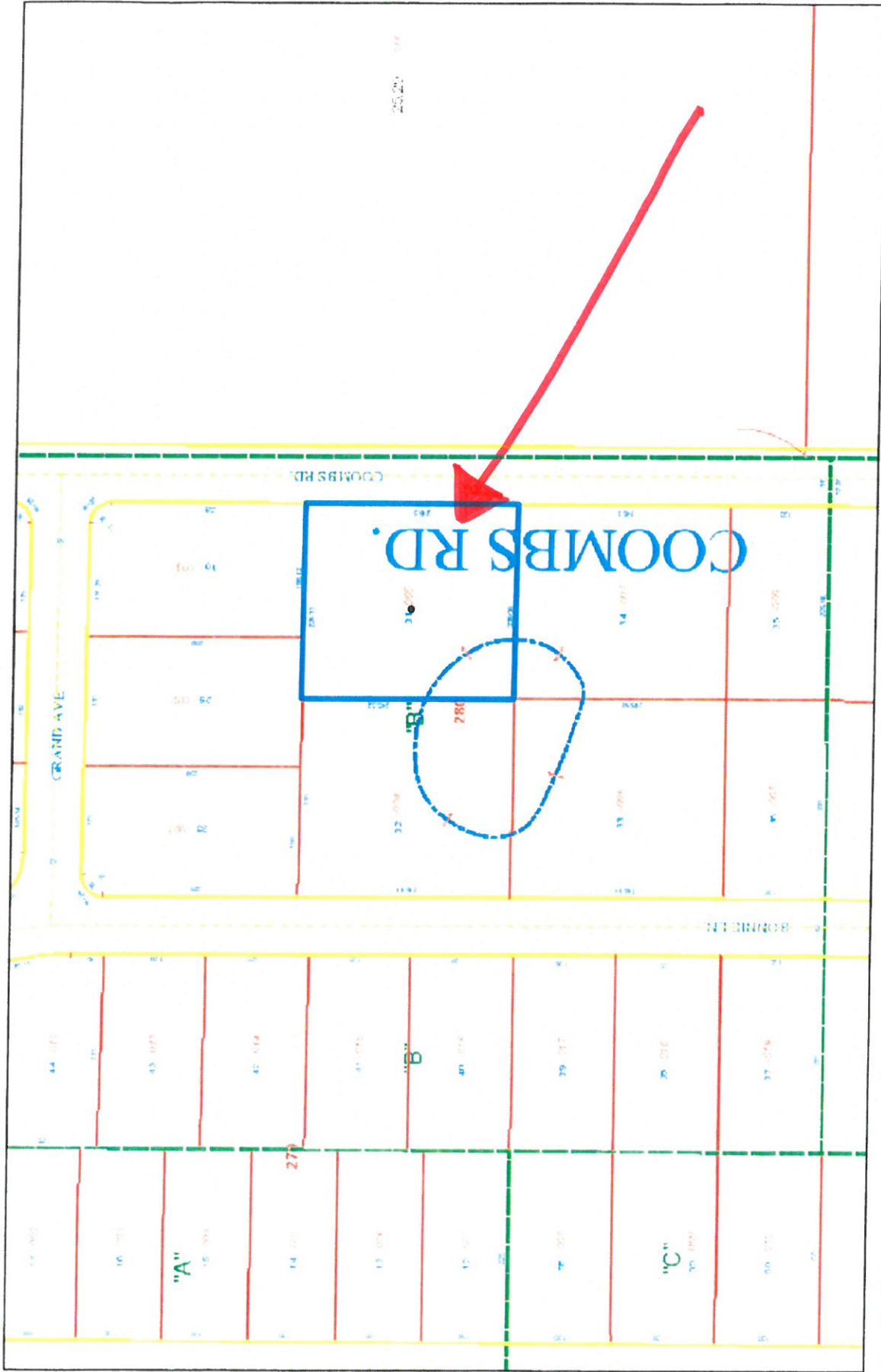
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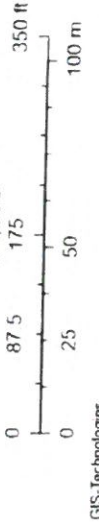
GIS: Technologies  
Kane County Illinois

Map Title



July 22, 2022

1:1,905



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GIS-Technologies  
Kane County Illinois