



The City of Crystal Lake Illinois

**AN ORDINANCE GRANTING SIMPLIFIED RESIDENTIAL VARIATION FROM THE
REQUIRED 30-FOOT SETBACK FOR A FIVE-FOOT HIGH FENCE IN THE SIDE YARD
ABUTTING A STREET, ALLOWING A ZERO-FOOT SETBACK
AT 650 LEONARD PARKWAY**

WHEREAS, pursuant to the terms of a Petition (File #PLN-2023-160) before the Crystal Lake Planning and Zoning Commission, the Petitioners have requested a Variation from the required 30-foot setback for a 5-foot tall fence in the side yard abutting a street, allowing a 0-foot setback at 650 Leonard Parkway; and

WHEREAS, the Planning and Zoning Commission of the City of Crystal Lake, pursuant to notice duly published on August 18, 2023 in the Northwest Herald, held a public hearing at 7:00 p.m., on September 6, 2023 at City Hall at 100 W. Woodstock Street, Crystal Lake, Illinois to consider the proposed variation; and

WHEREAS, on September 6, 2023, the Planning and Zoning Commission, having fully heard and considered the testimony of all those present at the public hearing who wished to testify, made findings of fact as required by law and recommended to the Mayor and City Council of the City of Crystal Lake that the proposed Variation be approved, as documented in the minutes, and

WHEREAS, it is in the best interests of the CITY OF CRYSTAL LAKE that the Variation be issued as requested in said Petition.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF CRYSTAL LAKE, McHENRY COUNTY, ILLINOIS, as follows:

Section I: That a Variation from the required 30-foot setback for a 5-foot tall fence in the side yard abutting a street, allowing a 0-foot setback at 650 Leonard Parkway (19-06-252-012), Crystal Lake, Illinois is hereby approved.

Section II: Said Variation is issued with the following conditions:

1. Approved plans, reflecting staff and advisory board recommendations, as approved by the City Council:
 - A. Application (Rogocki, dated 07/31/23, received 08/01/23)
 - B. Plat of Survey/Site Plan (Rogocki, 03/07/21, received 08/01/23)
2. The fence must be a chain link material.

3. The petitioner shall address all of the review comments and requirements of Community Development Department.

Section III: That the City Clerk be and is hereby directed to amend all pertinent records of the City of Crystal Lake to show the issuance of a Variation in accordance with the provisions of this Ordinance, as provided by law.

Section IV: That this Ordinance shall be in full force and effect from and after its passage, approval and publication as provide by law.

DATED at Crystal Lake, Illinois, this 19th day of September, 2023.

City of Crystal Lake, an
Illinois municipal corporation



Hrayr Haleblian, MAYOR

SEAL

ATTEST:

Nick Kachiroubas by Nick Hammund, Deputy City Clerk
Nick Kachiroubas, CITY CLERK

Passed: September 19, 2023

Approved: September 19, 2023