

MEMORANDUM

TO: William T. Lichter, Village Manager

FROM: David A. Hulseberg, AICP, Director of Community Development

DATE: June 15, 2006

SUBJECT: ZBA 06-07: 429 S. Craig Place

Attached please find revised plans for Village Board consideration as part of the June 15, 2006 Village Board meeting. The Zoning Board of Appeals recommended denial of the request.

After the Board agenda packets had been sent out, the petitioner submitted revised plans requesting a smaller variation from the open space requirement. The original request to allow 44.5 percent open space has been modified to request a variation to allow 49.2 percent open space. The table below summarizes the various changes that have been made to the plans since the original ZBA application submittal.

	<i>Original Plans</i>	<i>May 24, 2006 ZBA meeting revisions</i>	<i>June 15, 2006 BOT meeting revisions</i>
Open Space Requirement in R2 District	50%	50%	50%
Modifications From Previously Submitted Plans	-	<ul style="list-style-type: none">• Proposed garage reduced from 24 feet wide to 22 feet wide• Garage pushed 1 foot closer to front of property.• Driveway width reduced by 6 inches	<ul style="list-style-type: none">• Pavement removed from front of property
Requested Open Space Variation	44.5%	47%	49.2%
Degree of Variation	5.5%	3%	0.8%

Please contact me if you have any questions regarding the aforementioned plans.