

**LEGAL NOTICE
NOTICE OF PUBLIC HEARING**

A Public Hearing before the Plan Commission of the City of Warrenville will be held on Thursday, August 4, 2022 at 7:00 p.m. at the Warrenville City Hall, 28W701 Stafford Place, Warrenville, Illinois 60555, for the purpose of considering the following:

30W121 ESTES STREET –FINAL PLANNED UNIT DEVELOPMENT

Petitions from the City of Warrenville Public Works Department for approval of a Special Use Permit in the R-2 Medium-Low Density Single Family Residential District, approval of a Final Planned Unit Development (PUD) to allow a well, water tower, iron filtration building, and related structures/equipment, and/or special approvals from the provisions of Warrenville Zoning Ordinance #1018, which would include the following:

1. Special Use Permit approval of Final Planned Unit Development (PUD) plans in the R-2 Medium-Low Density Single Family Residential Zoning District per Table 3A of Warrenville Zoning Ordinance #1018.
2. Planned Unit Development Exceptions/Variations and/or special approvals from the following provisions of Warrenville Zoning Ordinance #1018, which would:
 - a. Reduce the forty foot (40') minimum required corner site yard setback to twenty-two and one half feet (22.5); and
 - b. Any other PUD exceptions/variations necessary to allow for the implementation of the proposed Final PUD plans.

These collective requests, if approved, would allow the development of a City water well, a 500,000 gallon water tower, iron filtration building, and related structures/equipment on approximately 1.43-acre property within a residential subdivision consisting of single family homes.

Petitioner: City of Warrenville
Public Works Department – Director Phil Kuchler
3S258 Manning Avenue
Warrenville, IL 60555

Property Owner: Kendall Murphy
1046 Midway Road
Northbrook, IL 60062

Location of Property Affected: Located in the City of Warrenville, west of Barkley Avenue, south of Estes Street, north of Duke Parkway, and legally described as follows:

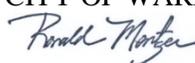
LOT 68 IN ROBERT BARTLETT’S GREEN ACRES, BEING A SUBDIVISION IN THE EAST ½ OF SECTION 33 AND IN THE WEST ½ OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 20, 1943 AS DOCUMENT 454884, IN DUPAGE COUNTY ILLINOIS.

P.I.N.: 04-33-403-001

ZONING: R-2 Medium-Low Density Single Family Residential District

The above Petition is open for inspection at the Community Development Department of The City of Warrenville Community Development Department, 3S258 Manning Avenue, Warrenville, IL 60555. Persons wishing to appear at such hearing may do so in person, or by attorney, or other representative. Communication in writing in relation thereto may be filed with the Plan Commission or be submitted at such hearing.

Individuals with disabilities who plan to attend the hearing and who require certain accommodations in order to allow them to observe and participate, or who have questions regarding the accessibility of the meeting or facilities, are requested to contact City Hall at (630) 393-9427.

CITY OF WARRENVILLE

By: _____
Ronald Mentzer

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Proof of publication requested and required.