

NOTICE OF A PUBLIC HEARING OF THE ZONING BOARD OF APPEALS OF THE VILLAGE OF NORTH BARRINGTON

Notice is hereby given that the Zoning Board of Appeals of the Village of North Barrington, Lake County, Illinois, will hold a Public Hearing on Tuesday, December 11, 2007, at 7:30 P.M., at the North Barrington Village Hall, 111 Old Barrington Road, North Barrington, Illinois.

This Hearing is held pursuant to the call of the Chairman of the Zoning Board of Appeals with notice to all Members of the Commission.

The Agenda for this hearing is as follows:

1. **Call to order and Roll Call**
2. **Approve Minutes from November 13, 2007 Public Hearing**
3. **The following variations are requested in the petition submitted by Mr. Thomas O'Connor, 249 Biltmore Drive, North Barrington, IL 60010 for the property located at: 239 Beachview Lane, North Barrington, IL 60010:**

**ZR-10-1-2(B) and
ZR-10-4-2(A,1,b):** **A non-conforming building or use shall not be expanded.**

The subject property is non-conforming due to lot area, lot width and existing building setback.

ZR-10-6-3(A): **R-3 Residential Zoning District requires that each lot have an area of at least 40,000 square feet, a lot width of at least 115 feet at the front lot line and an average width of 130 feet.**

The subject property has a lot area of approximately 11,870 square feet, a lot width of 100 feet at the front lot line and an average width of 100 feet.

ZR-9-2(C): **From the rear property line, the setback shall not be less than 40 feet.**

The proposed wood deck will be located approximately 19.18 feet from the rear property line, representing an encroachment of approximately 20.82 feet.

The existing dwelling is located 23.53 feet from the rear property line, representing an existing encroachment of 16.47 feet.

4. **Adjournment**

Zoning Board of Appeals Members: In the event you are unable to attend this meeting, please call Kris Lennon @381-6000, extension 11 as soon as possible.

**Kris Lennon, Deputy Village Clerk
Village of North Barrington**

(zba agenda)