

CASE NO. 730-V-12

SUPPLEMENTAL MEMORANDUM

October 24, 2012

Champaign
County
Department of

**PLANNING &
ZONING**

Petitioners: Dale and Cheri Rapp

Request: Authorize the following in the CR Conservation-Recreation Zoning District:

- Part A. Variance for lot coverage of 21% in lieu of the maximum allowed 20%.
- Part B. Variance for a front setback for an existing nonconforming dwelling of 39 feet from the centerline of Cottonwood Road in lieu of the minimum required 75 feet.
- Part C. Variance for a front yard for an existing nonconforming dwelling of 19 feet in lieu of the minimum required 30 feet.
- Part D. Variance for a rear yard for an existing accessory building of 4 feet in lieu of the minimum required 10 feet, on the following property:

Subject Property: A 1 acre tract in the Southwest Quarter of the Southwest Quarter of the Southwest Quarter of Section 1 of Urbana Township and commonly known as the home at 1604 North Cottonwood Road, Urbana.

Site Area: 1 acre

Time Schedule for Development: Unknown

Prepared by: **Andy Kass**
Associate Planner

John Hall
Zoning Administrator

STATUS

This is the first hearing for this case. New evidence is proposed to be added to the Summary of Evidence and is included below.

PROPOSED EVIDENCE

Add the following evidence to new Item 11.F. of the Summary of evidence as follows:

- F. In an email dated October 18, 2012, from University of Illinois representative Bruce Walden, who indicated that he did not believe that they have any objection to the requested variance.

ATTACHMENTS

- A Email dated October 18, 2012, from University of Illinois representative Bruce Walden

Andrew Kass

From: Walden, Bruce [bwalden@uillinois.edu]
Sent: Thursday, October 18, 2012 4:50 PM
To: Andrew Kass
Subject: RE: Case 730-V-12

I do not believe we have any objection.

From: Andrew Kass [akass@co.champaign.il.us]
Sent: Thursday, October 18, 2012 4:09 PM
To: Walden, Bruce
Subject: Case 730-V-12

Mr. Walden,

I have attached the Preliminary Memorandum (including attachments) and Draft Summary of Evidence, Finding of Fact, and Final Determination for Case 730-V-12. I have also provided a link to the Agenda for the October 24, 2012, public hearing.

<http://www.co.champaign.il.us/countybd/zba/121024agenda.pdf>

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