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, June 9, 2015, at 7:30 P.M., at the North Barrington Village Hall, 111 Old Barrington Road, North Barrington, Illinois.**

**This Public 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 meeting is as follows:**

**1. Call to order and Roll Call**

**2. Approve Minutes from February 10, 2015 Public Hearing**

**3. The following variations are requested in the petition submitted** **by: Mr. & Mrs. Thomas O’Connor, 249 Biltmore Drive, North Barrington, IL 60010:**

**ZONING VARIATIONS NEEDED:**

**ZR-10-1-2(B) and**

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

The house and property at 249 Biltmore Drive (Lots 1, 2, 3, 4 and 5 in Block 24 in Biltmore Country Estates Unit No. 1) is a non-conforming building and use in the R-3 (40,000 s.f. Residential) District by reason of lot area and an existing building setback encroachment. The subject property has an area of approximately 37,723 square feet rather than the 40,000 square feet minimum required for properties in the R-3 District. The north corner of the existing house is located approximately 19.16 feet from the north side line along Oxford Road rather than the 21.0 foot setback required from the north side line.

**ZR-10-9-2(B): From each side line, the setback shall not be less than ten percent (10%) of the average width of the lot or plot, or ten feet (10’), whichever is greater.**

The southeast corner region of the existing detached garage which is proposed to be reconstructed, expanded and attached to the house is located approximately 17.84 feet from the side line rather than the 21.0 feet required for the side yard setback.

**4. Public Comment**

**5. 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)