

Illinois Times

March 23, 2023

One Run

The Springfield Planning and Zoning Commission will meet on Wednesday, April 19, 2023, at 6:00 p.m. in the City Council Chamber of the Municipal Center West to hear the following petition.

A petition for Variation of Section 155.069 (a) (1) & (3), Fences, of the Springfield Zoning Ordinance; and Appendix A, Section 6 (Fences) of the Land Use Plan for Lake Springfield and Its Marginal Properties. Petitioner desires to construct and maintain a solid wooden fence set approximately 2 feet off of the east lot line of the Subject Property. The fence will provide a partial sound and light barrier between the petitioner's home and the commercial activities conducted at the Island Bay Yacht Club. The fence will vary in height from 5.5' measured from ground level to a maximum of 8.5' at certain points throughout the run of the fence due to the uneven terrain. The total fence length is 95 feet. The north end of the fence will commence at least 70' from the front yard boundary and will not be located in the required front yard. The north end of the fence will extend approximately 25 feet past the front of the residence in order to act as a barrier from the Yacht Club basketball court and parking lot. Landscaping will be maintained on the outside of the fence. To be in compliance with the zoning ordinance, petitioner respectfully requests a variance of 155.069 (a) (1) to allow a privacy fence in front of a residence on the same zoning lot; and a variance of 155.069 (a) (3), to permit a fence in excess of 6 feet in height; and a variance of Appendix A, Section 6 (Fences) of the Land Use Plan for Lake Springfield and Its Marginal Properties, to permit a solid privacy type fence as described above instead of only allowing a fence around a patio, pool, hot tub or approved animal enclosure as long as it is no higher than 4.5 feet in height and at least 50% open to visibility.

Improvements (or Structures) located on said property is a single family home with an attendant inground swimming pool with pool deck. The subject real estate is currently classified in the R-1, Single-Family Residence District, Section 155.016.

Legally described as: Tract 157, Section 35, Hickory Point Area, Lake Springfield, Illinois. Tax Index Number: 22-35.0-426-005.

The subject property is commonly known as 72 Yacht Club Road, Springfield, Illinois.

The petitioner is C.W. Clarke Living Trust, By Its Attorneys Gates Wise Schlosser & Goebel, Gordon W. Gates of Counsel.

Docket No. 2023-014

John Harris
Assistant Zoning Administrator

