

ORDINANCE NUMBER 2008 - 31

**GRANTING A SPECIAL USE for a
THERAPUETIC HORSEBACK RIDING FACILITY to
EQUINE DREAMS**

WHEREAS, Equine Dreams has filed a petition for a Special Use within the A-1 Agricultural Zoning District for the operation of a horseback riding facility pursuant to Section 7.01.D.27 of the Kendall County Zoning Ordinance for a 14.70 acre property located on the west side of Fox River Drive, approximately 200' north of Walker Road (Part of PIN# 04-20-300-004; 04-19-400-008), in Fox Township, as legally described in "Exhibit A"; and

WHEREAS, said petition is to allow the operation of a therapeutic horseback riding facility; and

WHEREAS, all procedures required by the Kendall County Zoning Ordinance were followed including notice for public hearing, preparation of the findings of fact, and recommendation for approval by the Special Use Hearing Officer on June 24, 2008; and

WHEREAS, the Kendall County Board finds that said petition is in conformance with the provisions and intent of the Kendall County Zoning Ordinance; and

WHEREAS, any change or modification to the Special Use that does not modify the original intent, purpose, or need for the Special Use, shall be submitted to and reviewed by the Planning, Building, & Zoning Department who shall forward the request for change or modification to the Planning, Building & Zoning Committee. The Committee may return the matter to ZPAC and/or Plan Commission for further consideration and findings or forward the matter to the full County Board to grant, deny, or return the requested change or modification to the Committee for further consideration and findings, and

NOW, THEREFORE, BE IT ORDAINED, that the Kendall County Board hereby grants approval of a special use zoning permit per section § 7.01.D.27 (A-1 Special Uses-Horseback Riding Facility) to permit the use indicated in the recitals section of this Ordinance, subject to the following conditions:

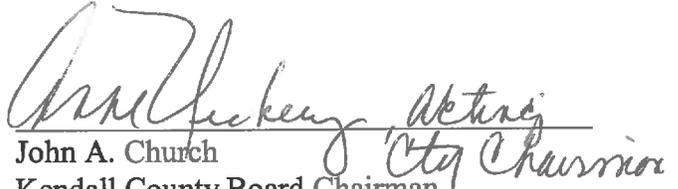
1. The site will follow a manure management plan that is acceptable to the Health Department
2. The apron of the access onto Fox River Drive must be paved within sixty (60) days of approval of this ordinance with a hard surface through the existing R.O.W.
3. Prior to the construction of any buildings or facilities located on the property, the property shall be subject to the Site Plan Review process as outlined in Section 13.09 of the Kendall County Zoning Ordinance
4. Development of the property shall be in substantial compliance with the site plan and landscape plan attached hereto as "Group Exhibit B"

Failure to comply with the terms of this ordinance may be cited as a basis for amending or revoking this special use permit.

IN WITNESS OF, this ordinance has been enacted on July 15, 2008.

Attest:

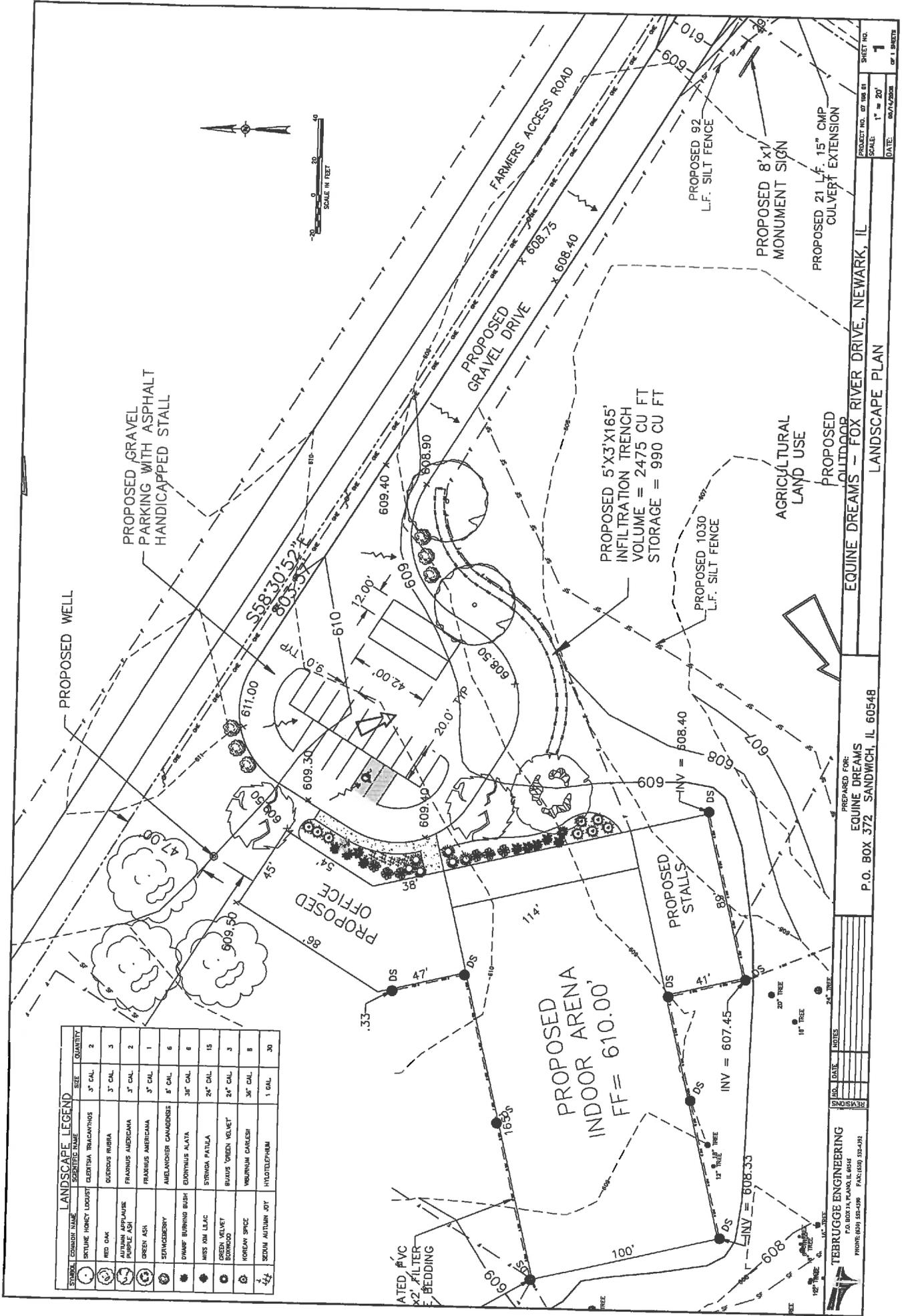

Renetta Mickelson
Kendall County Clerk


John A. Church
Kendall County Board Chairman

LEGAL DESCRIPTION

THAT PART OF THE SOUTHWEST QUARTER OF SECTION 20 AND SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 36 NORTH, RANGE 6 EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 20; THENCE NORTH 89°15'14" WEST ALONG THE SOUTH LINE OF SAID SECTION 20, 891.0 FEET; THENCE NORTH 0°30'12" EAST 25.74 FEET; THENCE NORTH 79°32'34" WEST 850.64 FEET; THENCE NORTH 25°42'21" EAST 26.64 FEET; THENCE NORTH 81°50'28" WEST 2945.22 FEET FOR THE POINT OF BEGINNING; THENCE CONTINUING NORTH 81°50'28" WEST 1019.08 FEET; THENCE NORTH 65°28'35" EAST 507.57 FEET; THENCE NORTH 31°43'15" EAST 336.43 FEET; THENCE SOUTH 58°16'45" EAST 30.00 FEET; THENCE NORTH 31°43'15" EAST 317.86 FEET; THENCE SOUTH 58°30'52" EAST 803.57 FEET TO THE WESTERLY RIGHT OF WAY LINE OF FOX RIVER DRIVE; THENCE SOUTHERLY ALONG SAID WESTERLY RIGHT OF WAY LINE, BEING A CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 1583.50 FEET AND A CHORD BEARING SOUTH 29°02'38" WEST AN ARC DISTANCE OF 401.40 FEET; THENCE NORTH 68°13'05" WEST ALONG SAID WESTERLY RIGHT OF WAY LINE 5.00 FEET; THENCE SOUTHLY ALONG SAID WESTERLY RIGHT OF WAY LINE, BEING A CURVE CONCAVE TO THE EAST, HAVING A RADIUS OF 1588.50 FEET AND A CHORD BEARING SOUTH 21°36'05" WEST AN ARC DISTANCE OF 10.00 FEET; THENCE NORTH 81°57'52" WEST 283.09 FEET; THENCE SOUTH 8°54'07" WEST 160.47 FEET TO THE POINT OF BEGINNING, IN FOX TOWNSHIP, KENDALL COUNTY, ILLINOIS AND CONTAINING 14.701 ACRES.

"EXHIBIT A"



SYMBOL	COMMON NAME	SCIENTIFIC NAME	SIZE	QUANTITY
(Symbol)	BENTONE HONEY LOCUST	GLYCYMMA TRICANTHOS	3" GAL	2
(Symbol)	RED OAK	QUERCUS RUBRA	3" GAL	3
(Symbol)	ALABAMA APRILPLUME	FRAXINUS AMERICANA	3" GAL	2
(Symbol)	PURPLE ASH	FRAXINUS AMERICANA	3" GAL	1
(Symbol)	GREEN ASH	FRAXINUS AMERICANA	3" GAL	1
(Symbol)	SPRINGBERRY	AMELANCHIER CANADENSIS	5" GAL	6
(Symbol)	DWARF BURNING BUSH	ERDNATHUS ALATA	3/8" GAL	8
(Symbol)	MISS OUI LILAC	SYRINGA PAULIA	24" GAL	15
(Symbol)	GREEN VELVET BURNING	BURSERA 'GREEN VELVET'	24" GAL	3
(Symbol)	KOREAN SPICE	MOULINUM CAULESIS	3/8" GAL	8
(Symbol)	SEDUM AUTUMN JOY	HYDOTELEPHEM	1 GAL	30

TEBRUGGE ENGINEERING
 P.O. BOX 372 SANDWICH, IL 60548
 PHONE: (815) 554-0390 FAX: (815) 554-9391

PREPARED FOR:
EQUINE DREAMS
 P.O. BOX 372 SANDWICH, IL 60548

PROJECT NO. 07 186 00
 SCALE 1" = 20'
 DATE 08/14/2008

SHEET NO. **1**
 OF 1 SHEETS

LANDSCAPE PLAN
 EQUINE DREAMS - FOX RIVER DRIVE, NEWARK, IL