

NOTICE OF HEARING
BEFORE THE
ZONING, PLANNING, AND APPEALS COMMISSION
VILLAGE OF METTAWA, ILLINOIS

Notice is given hereby that the Zoning, Planning, and Appeals Commission of the Village of Mettawa will conduct a public hearing under Case Nos. 20-V-S-1 at 7:00 p.m. on November 10, 2020, by Zoom Video Conference, regarding the application Arturo and Maria Rojas and American National Bank and Trust as Trustee of Trust Number 107590-09, dated February 10, 1989 (the "Applicants"). The Applicants seek a variation from Section 15.1204(f) of the Village of Mettawa Zoning Ordinance, which requires no more than 15 percent of the lot area to be occupied by buildings and structures, including accessory buildings or structures, concrete or paved walkways and/or driveways, and/or other concrete, impermeable or paved areas, in order to allow 29.56 percent lot coverage on the property located at 14175 W. Old School Road, Mettawa, Illinois (the "Subject Property"). Applicant also seeks a variation from Section 15.1204(c) of the Village of Mettawa Zoning Ordinance which requires the side yard of any lot to have a width of not less than fifty (50) feet, in order to permit a 20 foot encroachment into the required side yard of the Subject Property. The Applicants are the titleholders of record and have an ownership interest in the Subject property which is zoned and lies within the R-1 Single Family Residence District. The Subject Property is legally described as:

Lot 3 in Rolling Meadows of Mettawa, being a Subdivision of Part of the North ½ of the Southeast ¼ of Section 26, Township 44 North, Range 11, East of the Third Principal Meridian, according to the Plat Thereof Recorded April 10, 1979 as Document 1987676, in Lake County, Illinois.

Permanent Real Estate Index No. 11-26-402-012

Property Address: 14175 W. Old School Road, Mettawa, Illinois 60048

PLEASE NOTE: This public hearing will be conducted as a virtual public hearing through Zoom conference. In accordance with the Illinois Open Meetings Act, it has been determined that in-person attendance at this public hearing is not feasible due to the Governor's Declaration of Emergency, Executive Orders and social distancing requirements. Members of the public may attend the public hearing through the Zoom website or through the following hyperlink:

Join Zoom Meeting

<https://zoom.us/j/92990155569?pwd=VU1ETzJyMnBhcG1DVUt0d1JhSXo2QT09>

Meeting ID: 929 9015 5569

Audio Only: (312) 626-6799

Passcode: 385613

Any person who wishes appear as an objector with the right to present evidence and/or cross-examine witnesses at the hearing must file an appearance with the Village Clerk's Office, 26225 N. Riverwoods Blvd., Box M, Mettawa, IL 60045, or to the Village Clerk by email at clerk@mettawa.org, prior to the date of the hearing and provide any written evidence in .pdf format to the Village prior to the date of the hearing. Objectors may present evidence and conduct cross-examination through the Zoom virtual public hearing. All persons attending the virtual public hearing will have the opportunity to be heard.

Written comments may also be sent prior to the hearing to the Zoning, Planning, and Appeals Commission, Village of Mettawa, 26225 N. Riverwoods Blvd., Box M, Mettawa, IL 60045, or to the Village Clerk by email at clerk@mettawa.org.

Dated at Mettawa, Illinois, this 15th day of October, 2020.
Sandy Gallo, Village Clerk

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