

VILLAGE OF CAMPTON HILLS

AMENDMENT TO ZONING ORDINANCE
OF THE VILLAGE OF CAMPTON
REQUIRING CERTAIN CONSTRUCTION MATERIALS
IN SPECIFIED AREAS OF BUSINESS ZONED DISTRICTS

WHEREAS, a proposed amendment to the Zoning Ordinance of the Village of Campton Hills was referred by the Corporate Authorities to the Plan Commission; and

WHEREAS, the Plan Commission held a public hearing after proper notice and publication as required by law; and

WHEREAS, the Plan Commission has made its recommendations to the Corporate Authorities as set forth below.

NOW THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Campton Hills, Kane County, Illinois that:

SECTION 1. The Zoning Ordinance of the Village of Campton Hills is hereby amended to add a new Section 10.4 as follows:

- 10.4 In that portion of any business zoning district described below the exterior portion above the foundation of all structures hereafter erected shall be constructed of brick and mortar materials (other than doors, windows and trim) provided, however, that the above requirements shall not apply to:
1. any accessory structure the square foot area of which under roof is less than fifty per cent (50%) of the square foot area under roof of the principal structure on the zoning lot unless fifty per cent (50%) or more of the exterior of the principal structure consists of brick;
 2. reconstruction of or an addition to an existing structure unless an addition comprises a square foot area under roof which is fifty per cent (50%) or more of the square foot area under roof of the structure to which the addition is being made;
 3. the repair, rebuilding or restoration of any structure which is damaged or destroyed by accidental fire or other casualty unless fifty per cent (50%) or more of the

exterior of the structure which was damaged or destroyed consisted of brick;

- 4. any existing residence where the principal use remains as a residence.

The area to which this section applies is: one thousand (1,000) feet North and one thousand (1,000) feet South of Illinois Route 64 from Old LaFox Road easterly to Burlington Road.

SECTION 2. This Ordinance shall be full force and effect from and after its passage, approval and publication as provided by law. This Ordinance shall be published in pamphlet form.

Passed this 3rd day of February, 2011 by roll call vote:

	AYES	NAYS	ABSENT	ABSTAIN
Trustee Laura Andersen	X			
Trustee Susan George	X			
Trustee Jim Kopec	X			
Trustee Albert Lenkaitis, Jr.			X	
Trustee Mike Millette			X	
Trustee John Strauss	X			
President Patsy Smith				

APPROVED THIS 4th DAY OF FEBRUARY, 2011

Patsy Smith, Village President

(SEAL)

ATTEST: Carolyn Higgins, Village Clerk

Published in pamphlet form on February 4, 2011