

**Application  
Planned Unit Development (PUD) Minor Modification**

**Commentary:** This document has been created by the Lake County Department of Planning, Building and Development as a tool to guide the applicant(s) through the Planned Unit Development (PUD) Minor Modification application process. Within 7 days of receipt of a complete written application, staff will:

- Review and evaluate the application in light of the Standards for Minor Modifications.
- Notify the applicant whether the application is eligible for consideration as a Minor Modification.

**Minor Modification Procedure:** Upon Staff's determination that a proposal to modify either the Approved PUD Preliminary Plans/Plats or Approved PUD Final Plans/Plats is appropriately classified as a "Minor Modification", the Project Manager shall schedule a meeting to review the proposal. The Multi-Disciplinary Team shall make a recommendation to the Public Works, Planning and Transportation Committee. Based on recommendations from the Multi-Disciplinary Team, the Public Works, Planning and Transportation Committee shall make a final decision whether to approve the proposed Minor Modification. Neighbor, Newspaper and Posted notice of the Public Works, Planning and Transportation Committee's meeting shall be provided in accordance with the Unified Development Ordinance.

**1. Contact Information**

Name: Catherine Elders  
Address: [REDACTED]  
Telephone #: [REDACTED]

**2. Property Information:**

Permanent Index Number(s): 01-24-113-006  
Existing Land Use: Back yard  
Proposed Land Use: Backyard  
PUD/Subdivision Name: Newport Cove

**3. Proposed Minor Modification (Detailed Description) Including List of Conditions Requested to be Modified:**

SEE ATTACHED  
ADDENDUM

**FOR OFFICE USE ONLY:**

Name of Reviewer: \_\_\_\_\_

Application *meets/fails to meet* the Minor Modification criteria provided in UDO Subchapter: Development Review Procedures (151.051 et seq.).



### **ADDENDUM TO PUD MINOR MODIFICATION**

3. Proposed Minor Modification (Detailed Description) Including List of Conditions Requested to be Modified:

The Elders purchased this house with the existing brick surround firepit. At that time, there was grass in that area. Sparks and ash would blow all over the grass causing many burnt areas. The Elders filled the area with sand which solved the problem. In order to contain the sand, a short stone retaining wall was installed.

As can be seen by the pictures, the backyard patio area is aesthetically pleasing. No one except the Elders can see the short stone retaining wall and there are no neighbors in back of the Elders' house. More importantly, the stones are removable. Therefore, in the event the utility company needs to perform work in that area, my clients would certainly comply with removing any portion of the stone retaining , at their own expense wall in order to allow any work to be performed.



# PLAT OF SURVEY

## OF PROPERTY DESCRIBED AS

LOT 21 IN NEWPORT COVE PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF PARTS OF THE NORTHWEST AND SOUTHWEST QUARTERS OF SECTION 24, TOWNSHIP 46 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING, TO THE PLAT THEREOF RECORDED JUNE 5, 2006 AS DOCUMENT NO. 6003206, IN LAKE COUNTY, ILLINOIS.

GRAPHIC SCALE



( IN FEET )

1 inch = 20 ft.

### LEGEND

- FOUND IRON PIPE
- FOUND IRON ROD
- ◐ SET IRON ROD
- ◑ MAG NAIL
- ⊗ OBSTRUCTED CORNER
- ⊙ WELL HEAD
- ⊕ FIRE HYDRANT
- ⊖ WOOD SERVICE POLE
- ⊗ SANITARY MANHOLE
- ⊙ DRAINAGE INLET
- SURVEYED LINES
- BUILDING SETBACK LINE & UTILITY & DRAINAGE EASEMENT LINES
- UTILITY & DRAINAGE EASEMENT LINES
- BUILDING SETBACK LINES
- CONCRETE
- WOOD FENCES
- CHAIN LINK FENCES
- WIRE FENCES
- MEASURED DISTANCE/BEARING
- PLATTED DISTANCE/BEARING



STATE OF ILLINOIS)

COUNTY OF McHENRY)

I, STEVEN L. ROSSMAN, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-3324, HEREBY CERTIFY THAT UNDER MY DIRECTION I HAVE CAUSED THE ABOVE DESCRIBED PROPERTY TO BE SURVEYED AND THAT ACCORDING TO THE FOUND ARTIFICIAL MONUMENTATION AND THAT THE PLAT DRAWN HEREON IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

PROFESSIONAL  
DESIGN FIRM  
NO. 184-004015

4-15-2022 LICENSE EXPIRES 11/30/22

PREPARED FOR: 1/1

SCALE: 1"=20'

FIELD WORK: 4/11/22

CHECKED BY: S.L.R.

DRAWN BY: S.L.R.

BASELINE PROFESSIONAL SERVICES CORP.

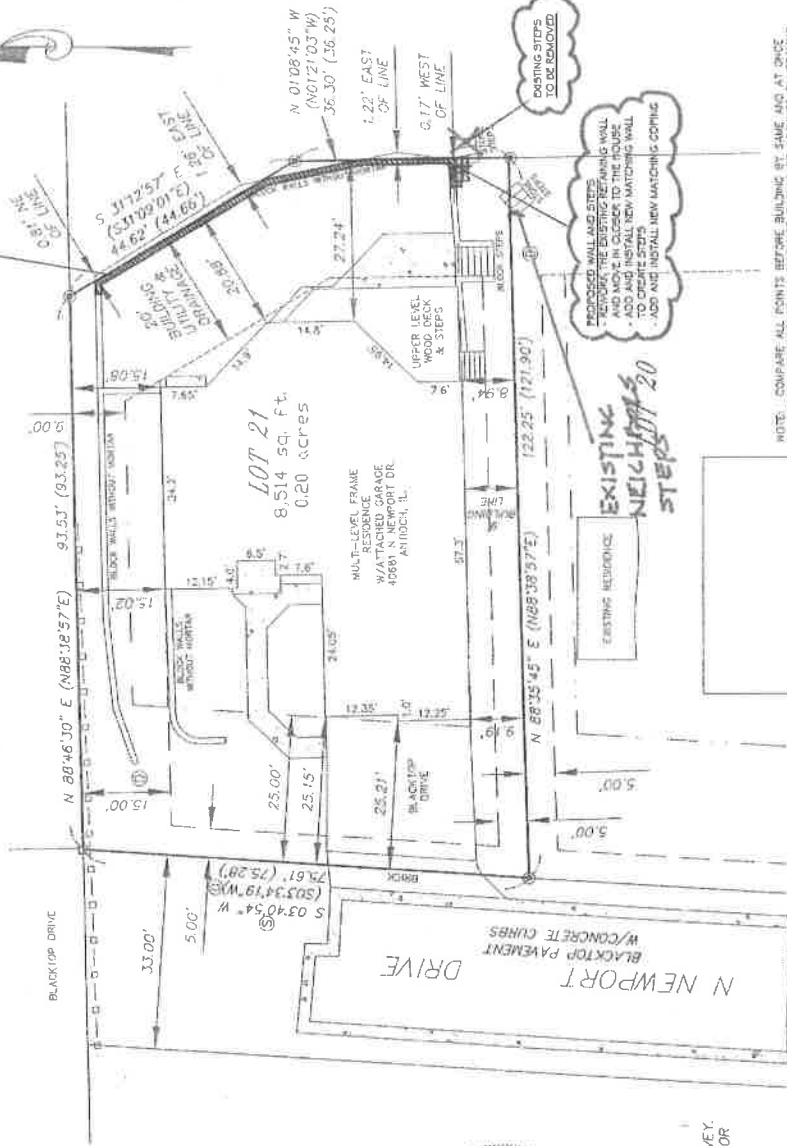
P.O. BOX 736  
SPRING GROVE, ILLINOIS

P.O. BOX 17  
CALENA, ILLINOIS

McHENRY  
B15  
385-2217

CALENA  
B15  
281-0711

& Catherine Elders



NOTE: COMPARE ALL POINTS BEFORE BUILDING BY SAME AND AT ONCE. REPORT ANY DIFFERENCE. NO DISTANCE SHOULD BE ASSUMED BY STAKING. NO UNDERGROUND IMPROVEMENTS HAVE BEEN LOCATED UNLESS SHOWN AND NOTED. HORIZONTAL DISTANCE IS TO BE MEASURED TO THE CENTER OF THE CURVE OR TO THE POINT OF TANGENCY. THE SURVEYOR'S FIELD BOOKS AND PLAT SHOULD BE KEPT FOR THE PURPOSE OF CORRECTING ANY MISTAKES OR AMBIGUITIES. THE SURVEYOR'S FIELD BOOKS AND PLAT SHOULD BE KEPT FOR THE PURPOSE OF CORRECTING ANY MISTAKES OR AMBIGUITIES. THE SURVEYOR'S FIELD BOOKS AND PLAT SHOULD BE KEPT FOR THE PURPOSE OF CORRECTING ANY MISTAKES OR AMBIGUITIES.

BASED, CORROBORATE REAL  
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L. ROSSMAN ILLINOIS PROFESSIONAL SERVICES CORP.





property line































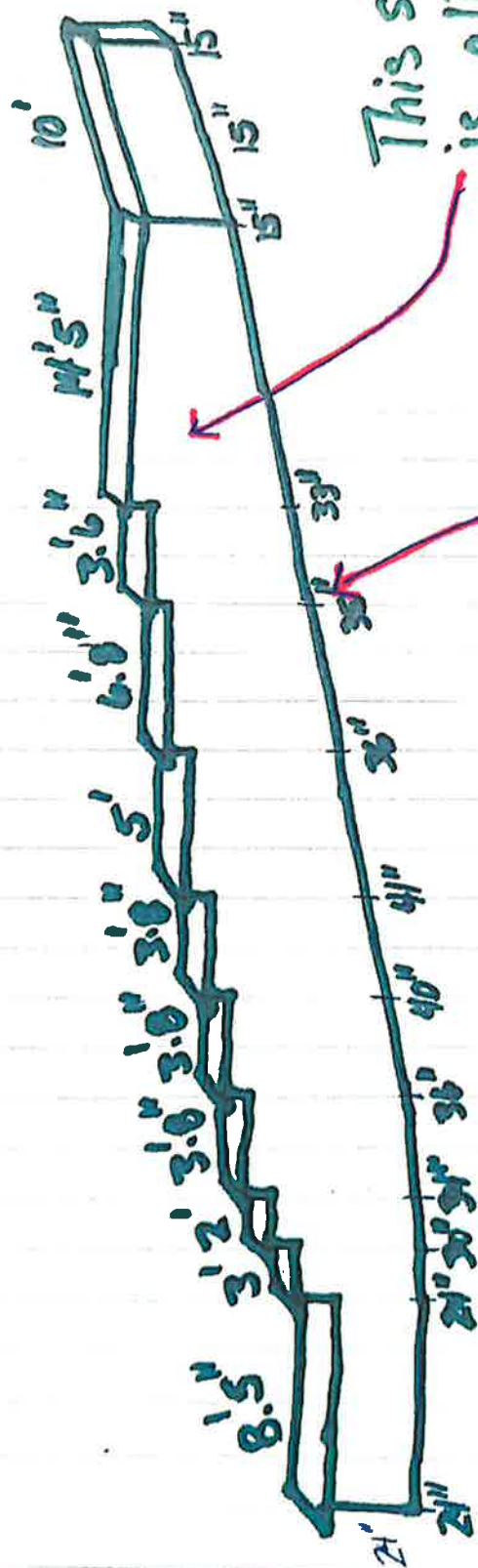








North Side  
Wall



This side of wall  
is all above  
Ground.

Outside  
Wall  
Height  
from  
Ground  
level