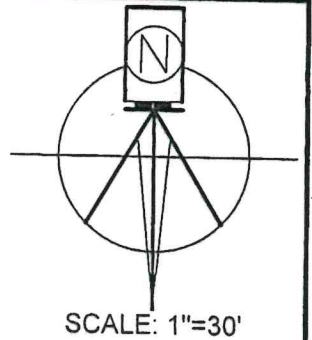


 <p>CITY OF ST. CHARLES ILLINOIS • 1834</p>	HISTORIC PRESERVATION COMMISSION AGENDA ITEM EXECUTIVE SUMMARY			
	Agenda Item Title/Address:	407 S. 5 th St.		
	Significance:	Landmark site		
	Presenter:	Zach Derrico		
	Project Type:	Subdivision and New House		
PUBLIC HEARING			MEETING 8/2/23	X
Agenda Item Category:				
<input checked="" type="checkbox"/>	Preliminary Review		Grant	
	Certificate of Appropriateness (COA)		Other Commission Business	
	Landmark/District Designation	<input checked="" type="checkbox"/>	Commission Business	
Attached Documents:			Additional Requested Documents:	
Site Plan, Floor Plan, Elevation				
Project Description:				
<p>The Commission reviewed a proposed subdivision for this property at the July 19 meeting and requested further information on the project before providing any comments.</p> <p>A site plan has been provided showing the location of the proposed house and relocated garage.</p> <p>A front elevation has been provided.</p>				
Staff Comments:				
<p>The Commission is being asked to provide comments to Plan Commission regarding the subdivision, and preliminary review comments regarding the house and garage for future COA applications.</p>				
Recommendation / Suggested Action:				
Provide comments.				

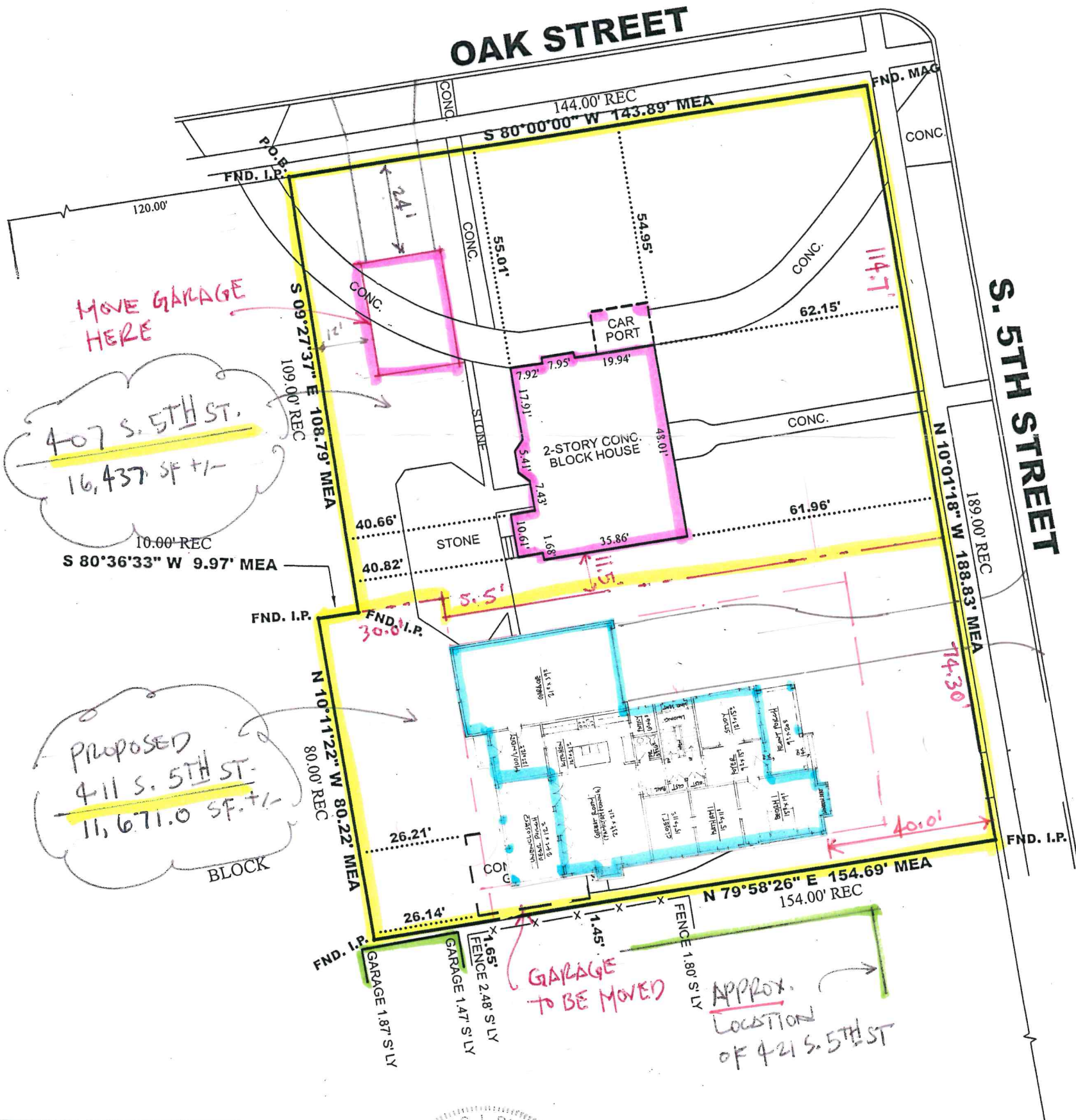
PLAT OF SURVEY D.F.L.S.

DALE FLOYD LAND SURVEYING L.L.C.
2600 KESLINGER ROAD SUITE A
GENEVA, ILLINOIS 60134
PHONE: 630-232-7705 FAX: 630-232-7725
E-MAIL: DFLS@SBCGLOBAL.NET

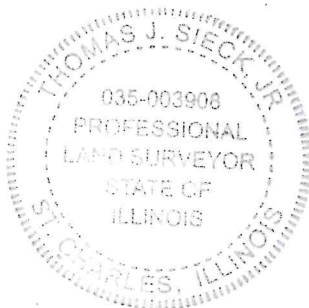


THAT PART OF LOT 15 OF MOODY'S ADDITION TO ST. CHARLES, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 120 FEET EASTERLY OF THE NORTHWEST CORNER THEREOF; THENCE SOUTHERLY PARALLEL WITH THE WESTERLY LINE OF SAID LOT 109 FEET; THENCE WESTERLY PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 10 FEET; THENCE SOUTHERLY PARALLEL WITH THE WESTERLY LINE OF SAID LOT 80 FEET; THENCE EASTERLY PARALLEL WITH THE NORTHERLY LINE OF SAID LOT 154 FEET TO THE EASTERLY LINE OF SAID LOT; THENCE NORTHERLY ALONG SAID EASTERLY LINE 189 FEET TO THE NORTHEAST CORNER THEREOF; THENCE WESTERLY ALONG THE NORTHERLY LINE OF SAID LOT 144 FEET TO THE POINT OF BEGINNING; IN THE CITY OF ST. CHARLES, KANE COUNTY, ILLINOIS

COMMONLY KNOWN AS: 407 S. 5TH STREET, ST. CHARLES, ILLINOIS



LEGEND			
FND.I.R.	= FOUND IRON ROD	P.U.	= PUBLIC UTILITY
FND.I.P.	= FOUND IRON PIPE	M.U.	= MUNICIPAL UTILITY
---	FENCE	▭	ASPHALT
.....	BLDG. TIE	▭	CONCRETE
---	BLDG. LINE	▭	BUILDING
---	EASEMENT		



STATE OF ILLINOIS
S.S.
COUNTY OF KANE
WE, DALE FLOYD LAND SURVEYING L.L.C., A
PROFESSIONAL DESIGN FIRM, LICENSE NO. 184-007094
DO HEREBY CERTIFY THAT THE ABOVE DESCRIBED
PROPERTY HAS BEEN SURVEYED IN THE MANNER
REPRESENTED ON THE PLAT HEREON DRAWN.

THIS PROFESSIONAL SERVICE CONFORMS
TO THE CURRENT ILLINOIS MINIMUM STANDARDS
FOR A BOUNDARY SURVEY.

DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS
THEREOF.

COMPARE ALL POINTS BEFORE
BUILDING BY THE SAME AND AT
ONCE REPORT ANY DIFFERENCE.

License expiration date 11-30-2024

GENEVA, ILLINOIS 4-26 A.D. 2023

JOB NO. 423-55

FIELD WORK COMPLETED: 4-25-2023

ILLINOIS PROFESSIONAL LAND SURVEYOR
NO. 035-003908

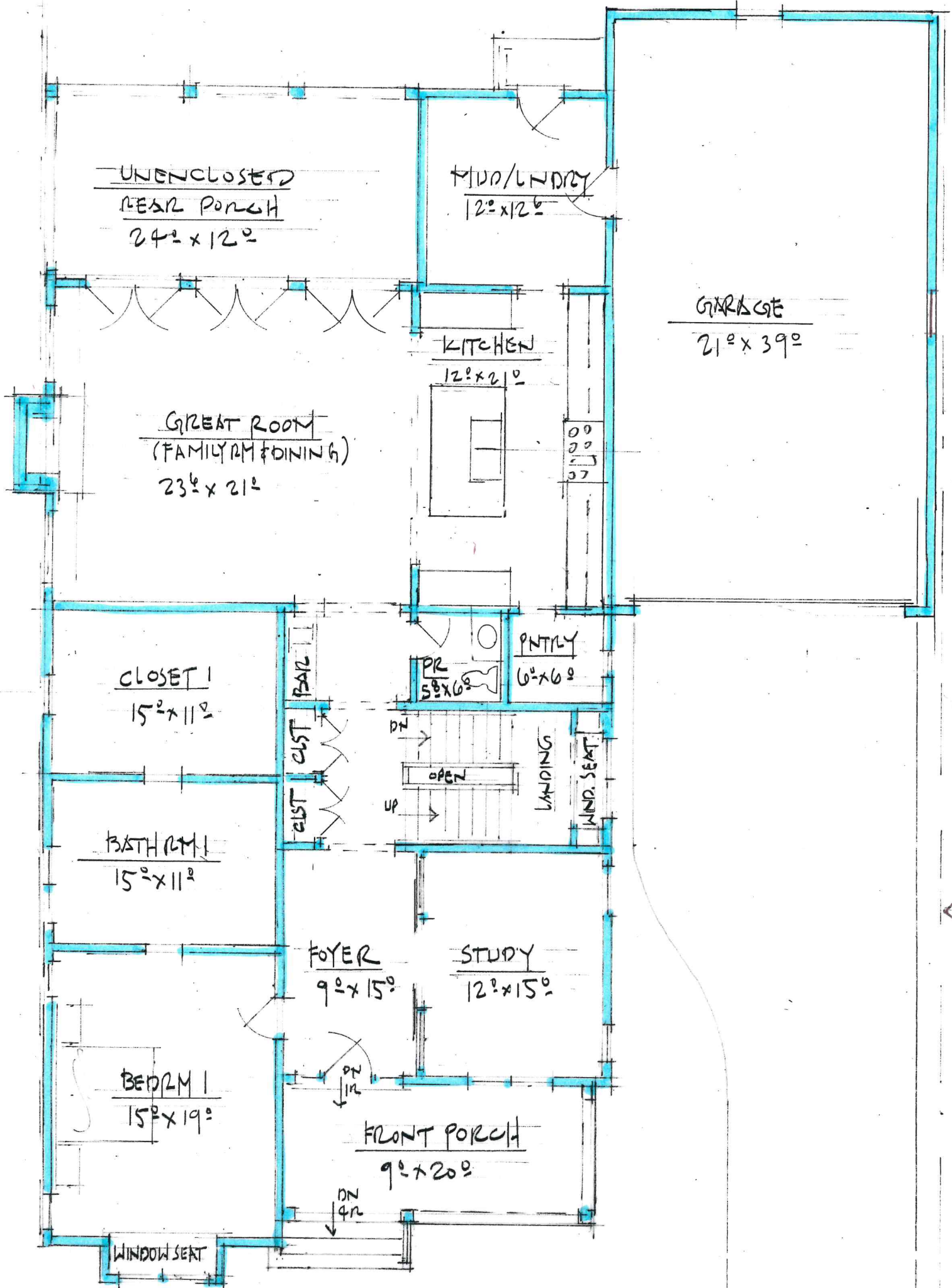
PREPARED FOR ATTY. THOMAS GOSSELIN

WEST PROPERTY LINE

SOUTH PROPERTY LINE

NORTH PROPERTY LINE

7.5'



7.5'
1.5 STORY
HOUSE

PRELIMINARY FIRST FLOOR PLAN · 7-26-23
 411 S. 5TH STREET · ST. CHARLES, IL.
 PERRICO BUILDERS, LLC. · MARSHALL ARCHITECTS, INC.



PRELIMINARY FRONT ELEVATION, 411 S. 5TH STREET, ST. CHARLES, IL, 7-24-23

DERRICO BUILDERS, LLC

MARSHALL ARCHITECTS, INC.



PRELIMINARY RIGHT SIDE (NORTH) ELEVATION · 411 S. 5TH STREET · ST. CHARLES, IL. 7.28.23

DERMCO BUILDERS, LLC.

MARSHALL ARCHITECTS, INC.