

CITY OF GENOA
DEKALB COUNTY, ILLINOIS

ORDINANCE NO. 2024- 22

ADOPTED BY
THE MAYOR AND
CITY COUNCIL
OF THE
CITY OF GENOA

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT
ORDINANCE RELATING TO THE DEFINITION OF A CORNER SIDE YARD
AS IT RELATES TO PERMITTED YARD OBSTRUCTIONS

Adopted August 21st, 2024, by the Mayor and City Council of the City of Genoa
DeKalb County, Illinois, and approved and published in pamphlet form
This 21st day of August 2024.

ORDINANCE NO. 2024-22

AN ORDINANCE AMENDING THE UNIFIED DEVELOPMENT ORDINANCE RELATING TO THE DEFINITION OF A CORNER SIDE YARD AS IT RELATES TO PERMITTED YARD OBSTRUCTIONS

WHEREAS, there is an interest of the community to eliminate regulations forbidding yard obstructions in the currently defined “corner side yard”; and

WHEREAS, the intent of this amendment is to allow residents with corner side yards to be permitted to have more useable space in their corner side yard; and

WHEREAS, a Public Hearing and Plan Commission meeting was previously held;

NOW THEREFORE, BE IT ORDAINED the Unified Development Ordinance of the City of Genoa be amended as follows:

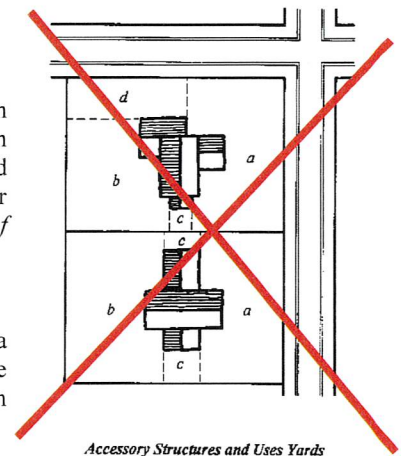
SECTION 1: That 6.2.1, Accessory Structures and Uses, be revised to read:

6.2.1. Accessory Structures or Uses.

B. PERMITTED YARD OBSTRUCTIONS.

1. No accessory structures and uses, except those which are permitted as obstructions in yards as indicated in Section 6.2.1(B)2, Table of Permitted Yard Obstructions, shall be established, constructed or altered in, or moved to any yard. For the purpose of this Section 6.2.1:

- a. Front yard shall refer to the open space on a lot between the front lot line and all of the vertical planes forming the front elevation of the principal structure;
- b. Rear yard shall refer to the open space on a lot between the rear lot line and all of the vertical planes forming the rear elevation of the of the principal structure, but excluding any corner side yard;
- c. Side yard shall refer to the open space on a lot between the side lot line and the vertical plane(s) forming the side elevation of the principal structure closest to the side lot line, but excluding any rear or front yards; and,
- d. Corner side yard shall refer to the open space on a lot ~~between-along the corner side lot line and the~~ vertical plane forming the side wall(s) of the principal structure ~~closest to the corner side lot line~~, but excluding any rear or front yards.



Accessory Structures and Uses Yards

Where a = Front Yard
b = Rear Yard
c = Side Yard
d = Corner Side Yard

SECTION 2: That this Ordinance and designation shall remain in effect until amended by a future action of the City Council.


SECTION 3: If any section, paragraph, subdivision, clause, sentence, or provision of this Ordinance shall be adjusted by any Court of competent jurisdiction to be invalid, such judgment shall not affect, impair, invalidate, or nullify the remainder thereof, which remainder shall remain and continue in full force and effect.

SECTION 4: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 5: This Ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet form (which publication is hereby authorized) as provided by law.


Alderman Name	Aye	Nay	Abstain	Absent
Pam Wesner	✓			
Christopher Pulley	✓			
Melissa Freund	✓			
Walter Stage	✓			
Courtney Winter				✓
Kendra Braheny	✓			
Gary Roca	✓			
Gregg Hughes				✓
Mayor Jonathon Brust				

PASSED by the City Council of the City of Genoa, DeKalb County, Illinois this 21st day of August, 2024.
 Approved by me this 21st day of August, 2024.


 Jonathon Brust, Mayor



(SEAL)
 ATTESTED and filed in my office this 21st day of August, 2024.


 Rebecca Stevenson, City Clerk