

Property Research Sheet

Location ID#(s): 63365

As of: 9/8/2016

Researched By: Steve Broadwell

Address: 759 Austin Ave

1929 Zoning: Not Applicable

Parcel Number(s): 15-14-427-018

1957 Zoning: Not Applicable

Size: 3.203 Acres / 139,523 Sq. Ft.

Comp Plan Designation: Low Density Residential / Conservation, Open Space, Recreation, Drainage / Industrial

School District: SD 131 - East Aurora School District

ANPI Neighborhood: None

Park District: FVPD - Fox Valley Park District

TIF District: N/A

Ward: 1

Historic District: None

Current Zoning: Unincorporated, Kane County zoning - F Farming Zoning with an Interim Special Use for Landscape Business

Current Land Use

Current Land Use: Residential: Single Family

AZO Land Use Category: One Family Dwelling (1110)

Number of Buildings: 1

Number of Stories: 1.5

Building Built In: 1899

Non-Residential Area: 139,537.244

Total Building Area: 1,188

Total Dwelling Units: 1

Zoning Provisions

Unincorporated Property, no current City of Aurora zoning provisions.

Legislative History

There is no known legislative history for this Property

Location Maps Attached:

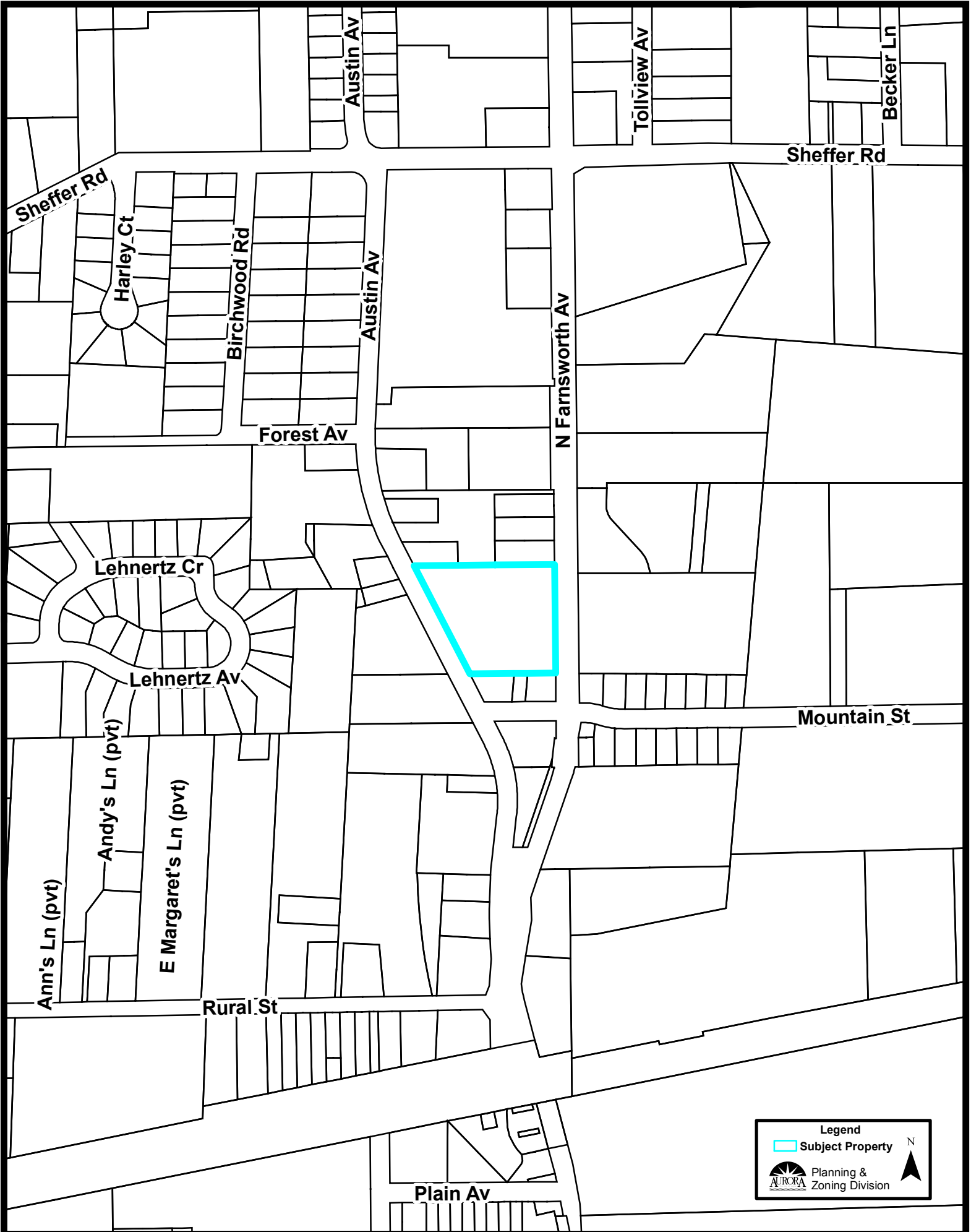
Aerial Overview

Location Map

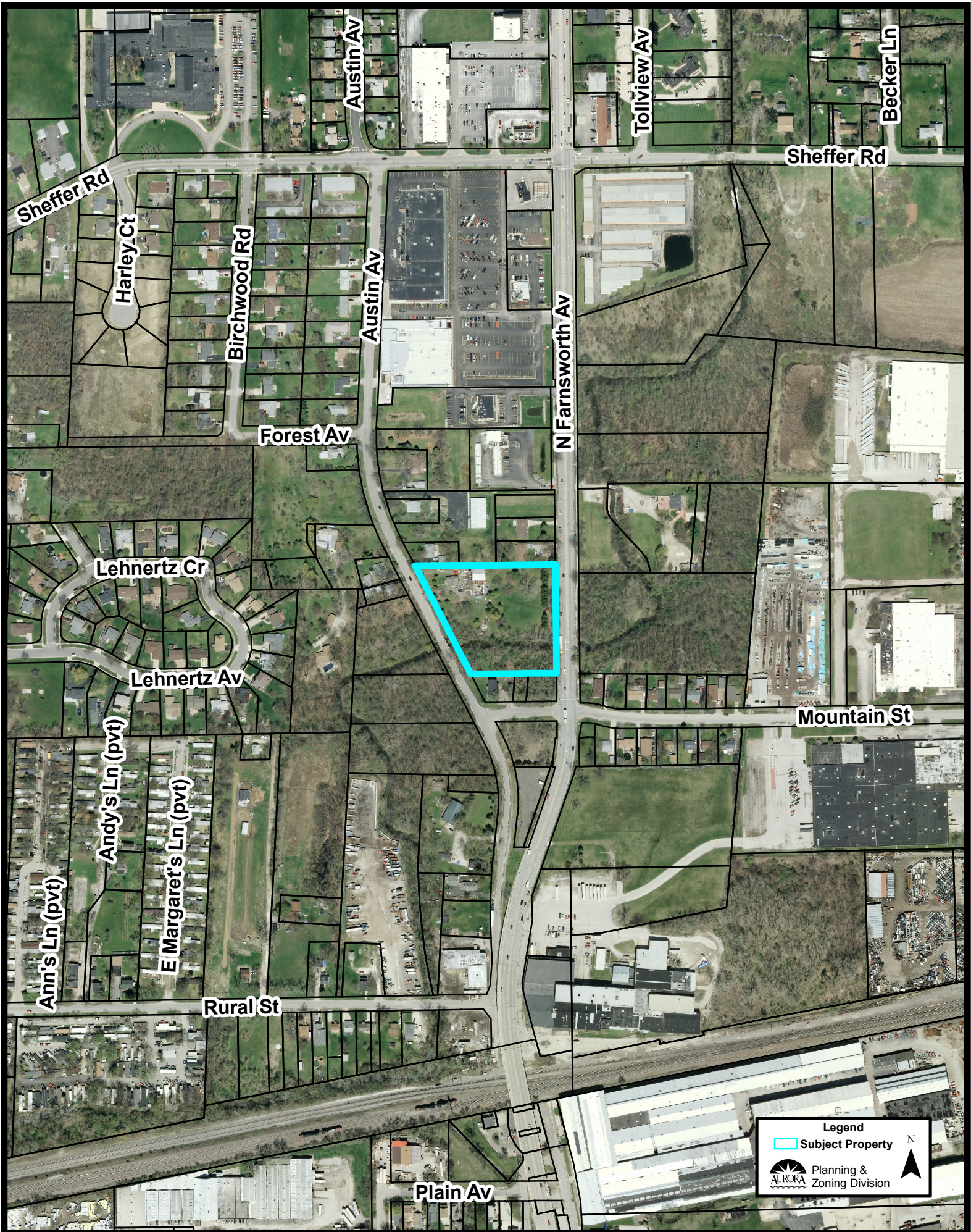
Zoning Map

Comprehensive Plan Map

Location Map (1:5,000):



Aerial Photo (1:5,000):



Sheffer Rd

Harley Ct

Birchwood Rd

Austin Av

Austin Av

Tollview Av

Becker Ln

Sheffer Rd

Forest Av

N Farnsworth Av

Lehnertz Cr

Lehnertz Av

Mountain St

Andy's Ln (pvt)

E Margaret's Ln (pvt)

Ann's Ln (pvt)



Rural St

Plain Av

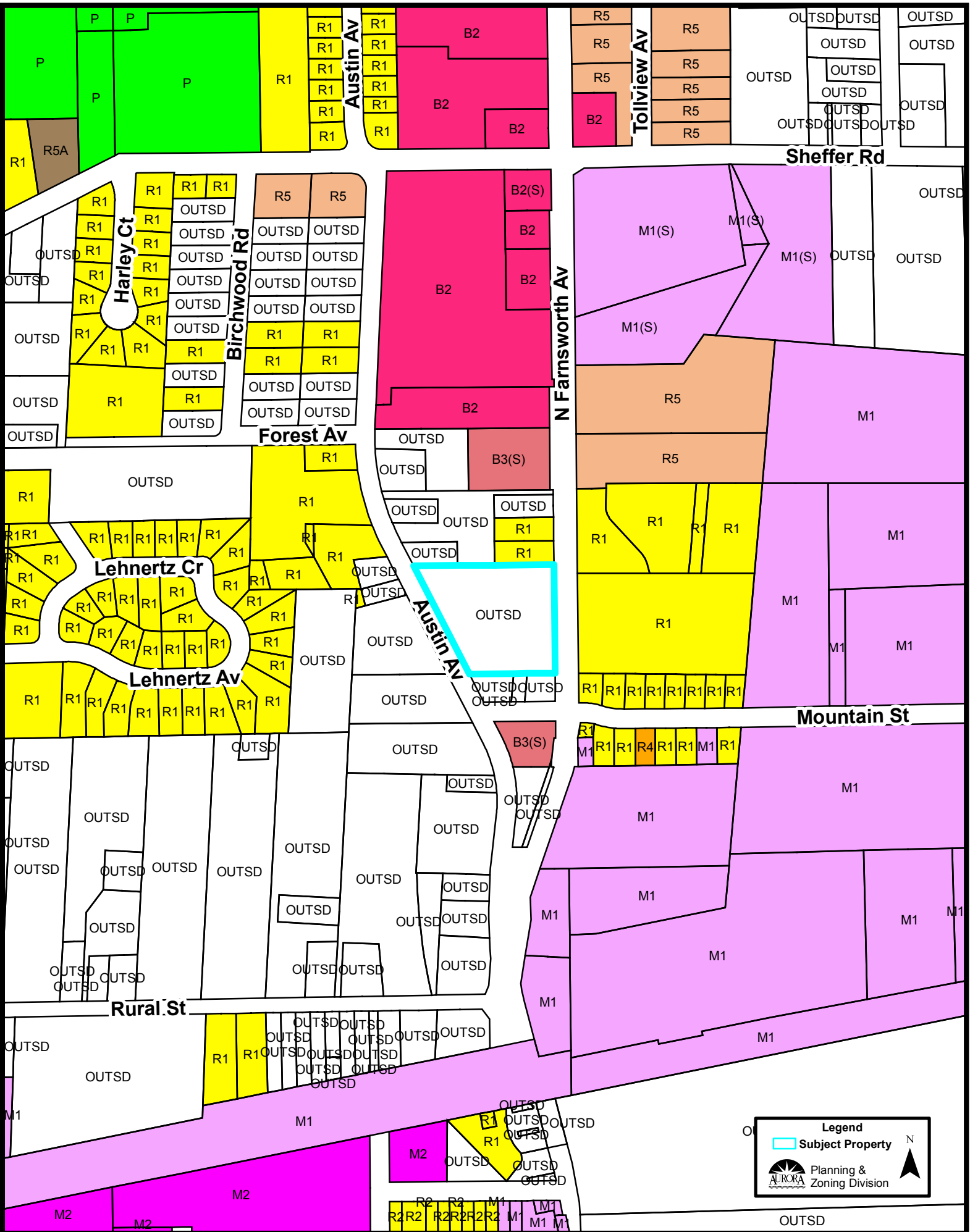
Legend

- Subject Property

Planning & Zoning Division



Zoning Map (1:5,000):



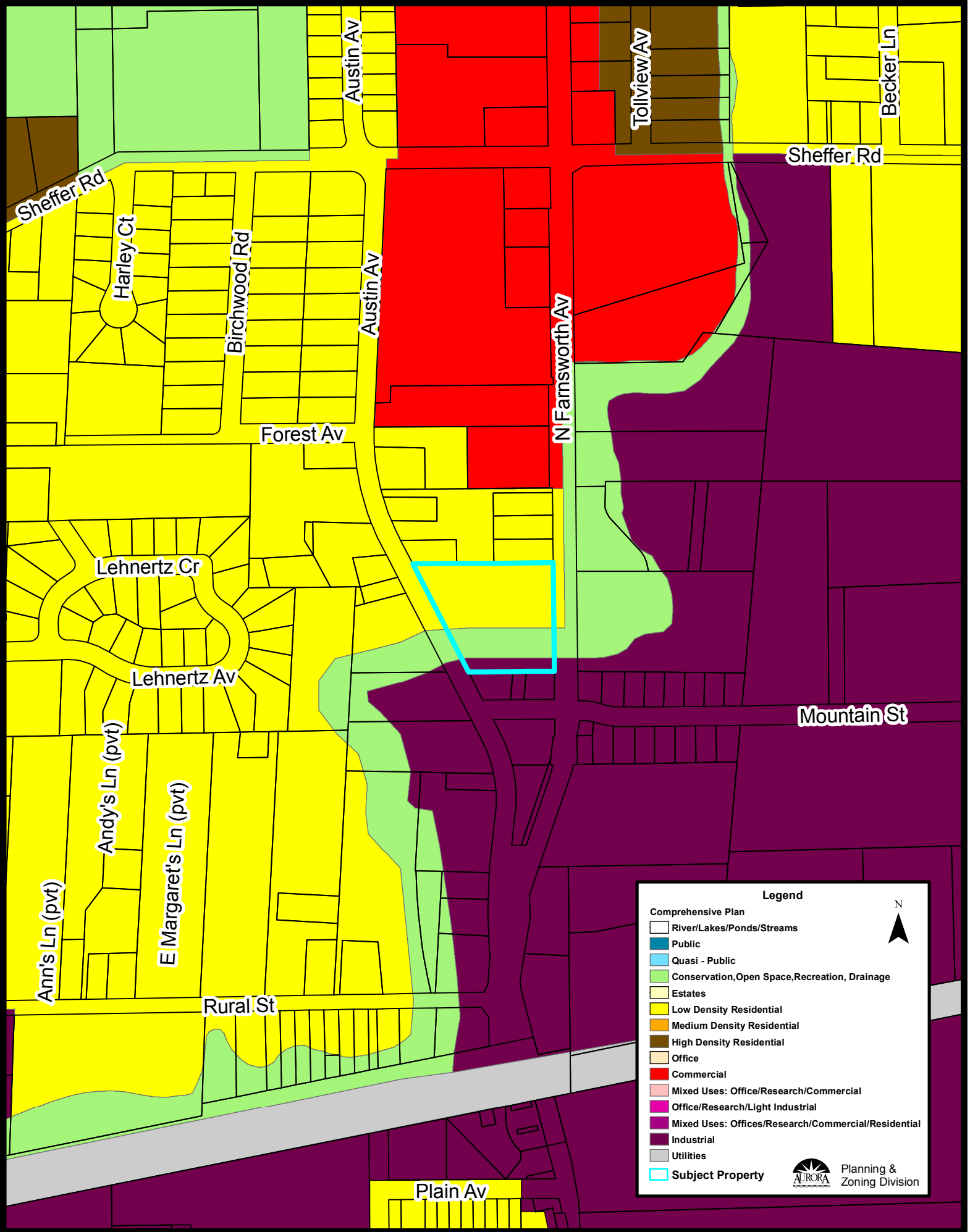
Legend

- Subject Property

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N

Comprehensive Plan (1:5,000):



Legend

Comprehensive Plan

- River/Lakes/Ponds/Streams
- Public
- Quasi - Public
- Conservation, Open Space, Recreation, Drainage
- Estates
- Low Density Residential
- Medium Density Residential
- High Density Residential
- Office
- Commercial
- Mixed Uses: Office/Research/Commercial
- Office/Research/Light Industrial
- Mixed Uses: Offices/Research/Commercial/Residential
- Industrial
- Utilities
- Subject Property

N
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