



### CITY COUNCIL AGENDA ITEM

**To:** Mayor Graham and City Council  
**From:** Ted Shekell, Planning Director  
Walter Denton, City Administrator  
**Date:** October 16, 2006  
**Subject:** Ordinance No. \_\_\_\_\_: An Ordinance Amending Ordinance 623, Zoning Districts of the City of O'Fallon, Illinois (Planned Development known as "United Church of Christ Playground") – **First Reading**

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**List of committees that have reviewed:** The Community Development Committee reviewed and unanimously recommended to approve the Zoning Amendment on this development at its October 9, 2006 meeting.

**Background:** The applicant, Stephen Ellerbrake for O'Fallon United Church of Christ, has filed an application requesting a property 15,228 square feet in size located at 112 Adams in O'Fallon, IL be rezoned from SR-3, Single Family Residential District to SR-3(P) Planned Single-Family Residential District. The applicant intends to develop the site into a fenced-in playground for Sunday school church members and New Enterprise Academy students.

The applicant intends to construct a 6-foot high chainlink fence around all four sides of the property, with a gate on the diagonal corner at the intersection of Cherry and Adams. The gate would be locked at all times when church or school children are not using it. Other improvements to the site may include a couple of picnic tables, tether ball poles, and a half-court basketball hoop. The surfacing will be mainly grass. There is an existing striped crosswalk crossing Cherry St, which will connect the church and school to the proposed playground property.

**Legal Considerations, if any:** None

**Budget Impact:** none

**Staff Recommendation:** Approval of Preliminary Site Plan and the Rezoning from SR-3 to SR-3(P) with conditions outlined in the project report and listed below:

- Construction of a maintenance-free vinyl-coated chainlink fence along all four sides of the property at a minimum height of 4 feet and a maximum height of 6 feet. Privacy slats will not be permitted.