

ORD 25-1974 Exhibit D

Exceptions to Village Code

1. Ingress/Egress onto a Public Street- Single access point located on an adjacent property. Code section 159.70(J)- entire section. Existing site condition with a width of 55' as measured at the property line and is subject to an existing Access, Ingress and Egress Easement.
2. Front Yard Canopy Setback – Reducing from 60' to 26.25'. Code section 159.73(F)7 requires a 60' front yard building setback. Due to the expanded ROW, the northeast corner of the canopy is approximately 26.25.'
3. Front Yard Parking Setback – Reducing from 25' to 1'. Code section 159.70(E)4 requires a 25' front yard parking setback. Due to the expanded ROW, the narrowest point is located at the eastern edge of the parking lot.
4. Signage – approve a signage plan with the height and area of signs as shown in **Exhibit C** to enhance site visibility and replace previous signage. Weber monument signs (formerly “Speedway” and “Car Wash” signs) were removed with the expanded Weber ROW. The existing freestanding, message board sign will be refaced with business identification signage.
5. Video Gaming- Code Section 159.072(A)(E)(f) for an existing property which already serves trucks.
 - a. Subsection i. Reduce acreage from 5 acres to 3.2 acres to reflect the 2 existing lots.
 - b. Subsection ii. Reduce the size of the convenience store from 5,000 square feet to 4,732 square feet.
 - c. Subsection iii. Reduce the number of truck stalls from 2 to 0.