

Bharat Mittal

352 Verde Drive
Schaumburg, IL 60173

Department of Planning

Village of Schaumburg
101 Schaumburg Court
Schaumburg, IL 60193

Dear Planning Team,

I hope this letter finds you well. I am writing to formally request a variance to the current zoning ordinance regarding front yard impervious coverage for my property located at 352 Verde Drive, Schaumburg, IL.

Currently, my property's front yard impervious surface coverage is at 40%, in accordance with the village guidelines. However, due to specific circumstances related to the layout of our 3-car garage and shared driveway, we are seeking an exception to increase this coverage to more than 40%.

The primary reason for this request is detailed in a separate justification letter, outlining the difficulties we face with vehicle maneuverability. The current layout severely limits the turning radius, making it challenging to navigate the driveway without additional space. The proposed driveway extension would alleviate this issue by providing the necessary room for safe and convenient turning.

We understand the village's focus on managing impervious surfaces to control stormwater runoff and protect green space, and we would appreciate it if the village could allow us this exception.

In support of this request, I am including drawings for two options. Calculation for Impervious coverage is in each of the site plan docs. The first is our preferred option, which requires an additional 216 sq. feet and has already been almost completed, pending approval. We hope to receive a variance for this plan. However, if for any reason the preferred option cannot be approved, we have provided an alternate option that requires an additional 127 sq. feet for your consideration.

In light of the reasons outlined in the accompanying justification letter, we kindly request a variance to allow the increase in front yard impervious coverage. We believe this extension will significantly enhance the safety and functionality of our property while maintaining the character and interests of the village and its residents.

Thank you for your consideration of this request. I look forward to the opportunity to further discuss the matter and provide any additional information you may require.

Regards,
Bharat Mittal

Dear Village of Schaumburg,

I hope this message finds you well. I am writing to formally request the Village's approval to extend my driveway at 352 Verde Drive, Schaumburg, IL 60173, to improve both safety and accessibility.

There are several key reasons for this request:

1. **Current Driveway Dimensions:** The existing driveway is too narrow to accommodate safe maneuvering of vehicles, particularly larger ones like our Honda Odyssey (16' 11" long). The limited space forces us to make multiple adjustments when parking or exiting the driveway, which often results in the vehicle going off the paved surface and onto the grass. Additionally, we cannot maneuver the vehicle properly without first removing other vehicles from the driveway. Unfortunately, this constraint has already led to an accident due to the restricted space.
2. **Lack of Turning Radius:** The driveway's current dimensions do not provide sufficient distance to easily maneuver larger vehicles. It is especially difficult to reverse or make turns within the available space without hitting surrounding objects or driving onto the grass. This repeated use of the grass is damaging the lawn and creating safety hazards, especially in bad weather.
3. **Shared Driveway Alignment:** The driveway is shared with a neighboring property and does not provide a straight path for vehicles, further complicating the issue. The additional turning required to access the shared common area makes navigation cumbersome and inconvenient. This alignment issue exacerbates the problem of the limited space, making it more difficult to comply with the 40% coverage allowance imposed by the Village. Despite our best efforts to work within these constraints, the current situation poses ongoing difficulties.

Given these factors, I believe extending the driveway will not only enhance convenience but also significantly improve safety for my family and neighbors.

Please let me know if any additional information or documentation is required to process this request. I am more than willing to comply with any Village requirements and look forward to your favorable response.

Thank you for your time and consideration.

Sincerely,

Bharat Mittal [Owner]
Ram Prasantha [Builder]