

ORDINANCE NO. 02-54

**AN ORDINANCE REZONING PROPERTY
IN BRECKENRIDGE PLAT 8 FROM R1 TO R1A**

WHEREAS, a petition for rezoning was filed by Alan Young requesting the rezoning of the following real property located within the corporate limits of the Village of Chatham, Illinois (the "Property"):

Part of the Southeast Quarter of Section 7, Township 14 North, Range 5 West of the Third Principal Meridian, Sangamon County, Illinois, described as follows: Beginning at the Southwest corner of the Southeast Quarter of said Section 7; thence North 0 degrees 00 minutes 00 seconds East, 1041.83 feet along the west line of the Southeast Quarter of said Section 7 to the Southwest corner of Breckenridge Estates, Plat 1; thence North 89 degrees 43 minutes 51 seconds East, 166.00 feet along the south line of Breckenridge Estates, Plat 1; thence South 51 degrees 35 minutes 08 seconds East, 293.25 feet along the south line of Breckenridge Estates, Plat 1; thence North 90 degrees 00 minutes 00 seconds East, 303.28 feet along the south line of Breckenridge Estates, Plat 1 to the southeast corner of Breckenridge Estates, Plat 1; thence South 0 degrees 19 minutes 53 seconds East, 857.11 feet along the west line of Breckenridge Estates, Plat 2 to the Southwest corner of Breckenridge Estates, Plat 2; thence South 89 degrees 43 minutes 51 seconds West, 740.02 feet along the south line of the Southeast Quarter of said Section 7 to the Point of Beginning, containing 15.004 acres, more or less.

WHEREAS, said petition requested rezoning of the Property from R1 to R1A;

WHEREAS, notice was given of the petition, the relief requested therein, the name of the petitioner and the time and place of the hearing by posting on petitioner's land, by publishing a notice thereof on in a newspaper published within the Village of Chatham, Illinois, and by giving written notice by mail to adjacent property owners, all as required in Section VIII (h)(3) of the Zoning Ordinance of the Village of Chatham;

WHEREAS, on 7/19/2001 the Village of Chatham Plan Commission held a Public Hearing regarding the proposed rezoning and is unanimously recommending the rezoning be approved.

WHEREAS, the Planning and Economic Development Committee has reviewed the recommendation of the Plan Commission and finds it to be in the best interest of the Village to rezone the Property.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHATHAM, ILLINOIS, AS FOLLOWS:

VILLAGE OF CHATHAM, ILLINOIS
PETITION FOR ZONING AMENDMENT

TO: Planning Commission and
Village Board
Village Hall
Chatham, IL 62629

Date: 7-3-01

[DO NOT WRITE IN THIS SPACE - FOR OFFICE USE ONLY]

Date Set for Hearing 7-19-01

Fee \$ 150.00

Notice Published 7-5-01

Date Paid 7-5-01

Newspaper Chatham Courier

Notice Mailed to Adjacent Landowners 7-6-01

Notice Posted on Subject Property 7-9-01

Planning Commission

Recommendation

Village Board Action

Date _____

Approve Date 7-19-01

Denied

Deny Chairman Initials _____

Approved (Ordinance No. _____)

Approve with Modification Show Restriction of 12000 Sq Ft and 80' Width to be *Show on Plat and on Covenant*
Sch 7-19-01

INSTRUCTIONS TO APPLICANTS: All information required by this Application must be completed and submitted herewith. Applicants are encouraged to visit the Village office for any assistance needed in filling out this form.

Normally there are only two primary reasons for change in zoning. There are: (a) the original zoning was in error; (b) the conditions of the neighborhood have changed to such an extent or degree as to warrant re-zoning. The burden of providing substantiating evidence rests with the applicant. See Section 7.05 of the 1994 Zoning Ordinance for further details.

NAME OF APPLICANT: Alan Young

ADDRESS OF APPLICANT: 2476 W. Monroe Springfield, IL 62704

PHONE NUMBER: 787-7215 (H) _____ (W)

Interest of Applicant in the Subject Property (if not owner): _____

1. This application must be filed with an accurate legal description and a plat map of the property drawn to scale not less than one (1) inch equals Two Hundred (200) feet.

APPENDIX B

LEGAL DESCRIPTION See attached
Lot, Block, Subdivision, Metes and Bounds—may be on attachment

2. Street Address of Property None given yet - S. Park St

3. Area of land re-zoning requested for: 15,004[±] acrs square feet

4. (a) Present Zoning District Classification of subject and adjacent properties
(show zone district boundaries on plat): R-1 - R-1A

(b) Requested New Zoning District Classification of subject Property: R-1A

5. Present use of Property: Aggricultural

Proposed use of Property: Single-Family

6. Names, addresses and phone numbers of all owners of record:

Same as above

7. An amendment is requested to amend the Zone District Classification of certain described properties shown on the Zone District Map. A statement of the applicant's described reasons and factual information supporting the requested rezoning is attached.

DATE: 7-3-01

SIGNATURE: [Signature]

OWNER'S CONSENT

[This part need be signed only if the applicant is different from the owner or if there is more than one owner of record]

I consent to this requested zoning change

COOMBE - BLOXDORF, P.C.

Engineers/Land Surveyors/Planners

755 South Grand Avenue West • Springfield, Illinois 62704

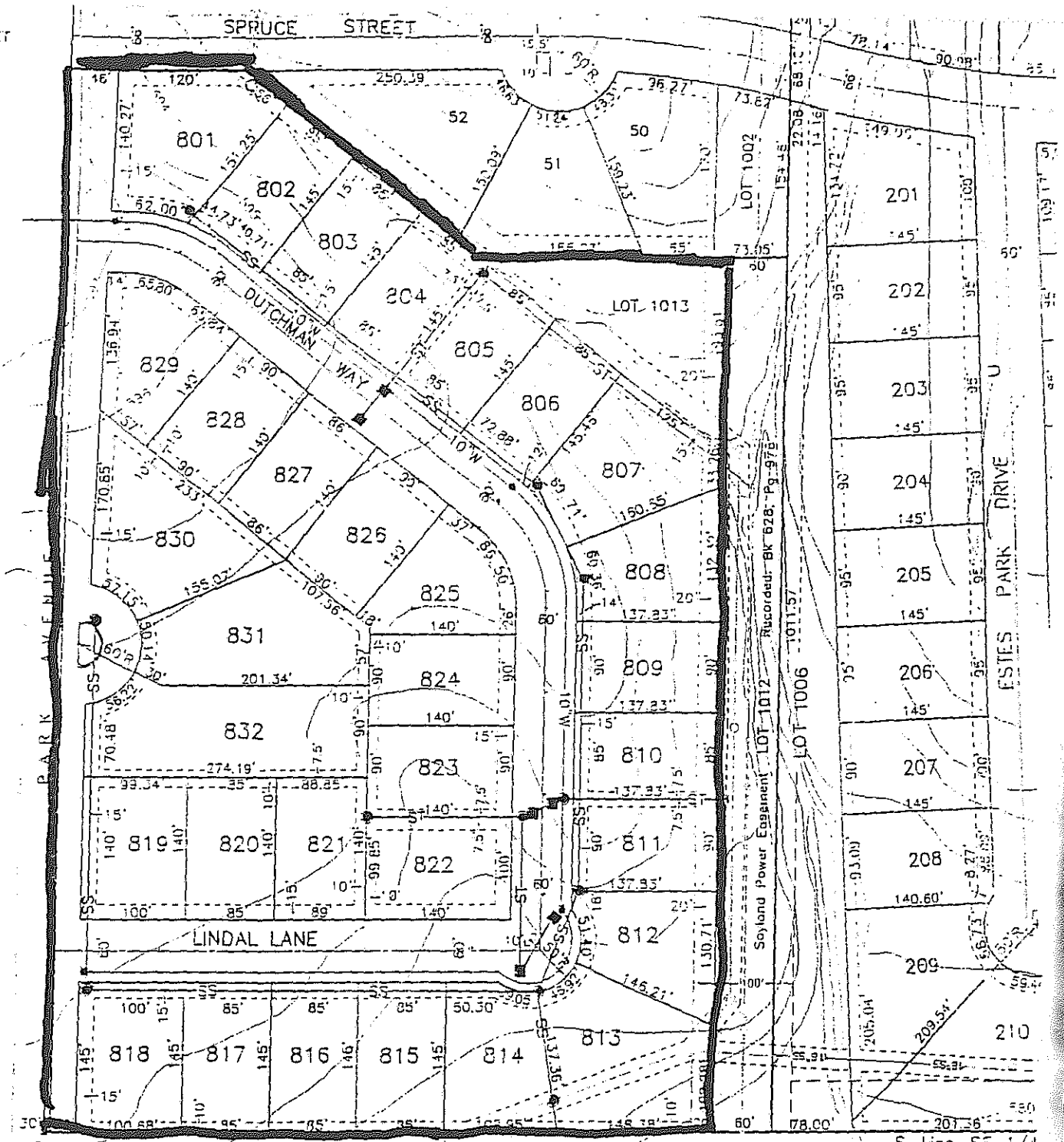
(217) 544-8477 • Fax (217) 544-8483

**LEGAL DESCRIPTION
PROPOSED BRECKENRIDGE ESTATE, PLAT 8**

Part of the Southeast Quarter of Section 7, Township 14 North, Range 5 West of Third Principal Meridian, Sangamon County, Illinois, described as follows:

Beginning at the Southwest corner of the Southeast Quarter of said Section 7; thence North 0 degrees 00 minutes 00 seconds East, 1041.83 feet along the west line of the Southeast Quarter of said Section 7 to the Southwest corner of Breckenridge Estates, Plat 1; thence North 89 degrees 43 minutes 51 seconds East, 166.00 feet along the south line of Breckenridge Estates, Plat 1; thence South 51 degrees 35 minutes 08 seconds East, 293.25 feet along the south line of Breckenridge Estates, Plat 1; thence North 90 degrees 00 minutes 00 seconds East, 303.28 feet along the south line of Breckenridge Estates, Plat 1 to the southeast corner of Breckenridge Estates, Plat 1; thence South 0 degrees 19 minutes 53 seconds East, 857.11 feet along the west line of Breckenridge Estates, Plat 2 to the Southwest corner of Breckenridge Estates, Plat 2; thence South 89 degrees 43 minutes 51 seconds West, 740.02 feet along the south line of the Southeast Quarter of said Section 7 to the Point of Beginning, containing 15.004 acres, more or less.

2ET



Stone
 SW Corner, SE 1/4, Section 7
 T14N, R5W, 3rd P.M.

Brockenridge Plot 8

LEGEND

—ST— PROPOSED STORM SEWER - - - - - UTILITY-DRAINAGE EASEMENT LINE