

**AN ORDINANCE REZONING THE PROPERTY FROM CLASS R-3 (SINGLE FAMILY RESIDENTIAL) DISTRICT TO A CLASS P-1 (PARKING) DISTRICT FOR THE PROPERTIES LOCATED AT 1311 E PARIS AVE AND 1315 E PARIS AVE, (PARCEL IDENTIFICATION NOS. 14-27-401-016 AND 14-27-401-017), PEORIA IL.**

WHEREAS, the property herein described is now zoned Class R-3 (Single Family Residential) District; and

WHEREAS, said petition was directed to the Planning & Zoning Commission as directed by Section 2.8 of Appendix A, the Unified Development Code of the City of Peoria; and

WHEREAS said Planning & Zoning Commission held a public hearing on August 1, 2019, pursuant to a notice of the time and place thereof in a newspaper of general circulation in the City of Peoria, not less than fifteen (15) days nor more than thirty (30) days prior to said hearing as required by law; and no written protest was made by the owners of twenty percent (20%) of the frontage immediately adjoining or across from the frontage proposed to be altered; and

WHEREAS, said Planning & Zoning Commission has submitted its report of said hearing and the City Council finds that to permit such rezoning will not adversely affect the character of the neighborhood, and will not unduly burden the public utility facilities in the neighborhood;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PEORIA, ILLINOIS, AS FOLLOWS:

Section 1. That Appendix A, the Unified Development Code of the City of Peoria, and the District Map made a part of said Code are hereby amended by changing the classification of the following described property to Class P-1 (Parking) District instead of Class R-3 (Single Family Residential) District:

Legal Description:

Lots 33 and 34 in Block 1 in Reservoir Heights Addition to Averyville, now Peoria, Illinois as filed in Book "C" of Plats, page 68, situated in Peoria County Illinois.  
Parcel ID: 14-27-401-017

Lot 35 in Block 1 in Reservoir Heights Addition to Averyville to Averyville (now City of Peoria),as shown on plat recorded in Plat Book "C", page 64, Except any interest in the Coal, Oil, Gas and other minerals underlying the land which have been heretofore conveyed or reserved in prior conveyances, and all rights and easements in favor of the estate of said Coal, Oil, Gas and other minerals, if any, situated in Peoria County, Illinois  
Parcel ID: 14-27-401-016

Section 2. All provisions of Appendix A, the Unified Development Code of the City of Peoria, and the District Map made a part of said Ordinance shall extend to said above-described premises as herein reclassified and rezoned.

Section 3. This Ordinance shall be in full force and effect from and after its passage and approval according to law.

PASSED BY THE CITY COUNCIL OF THE CITY OF PEORIA, ILLINOIS THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2019.

APPROVED:

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Clerk

EXAMINED AND APPROVED:

\_\_\_\_\_  
Corporation Counsel