

ORDINANCE 17,316

AN ORDINANCE REZONING CERTAIN PROPERTY FROM THE PRESENT CLASS O-1 (ARTERIAL OFFICE) DISTRICT TO A CLASS R-3 (SINGLE FAMILY RESIDENTIAL) DISTRICT FOR THE PROPERTY IDENTIFIED AS PARCEL IDENTIFICATION NO. 13-02-100-009, LOCATED ON THE NORTH SIDE OF WOODSAGE ROAD, PEORIA, ILLINOIS.

WHEREAS, the property herein described is now zoned Class O-1 (Arterial Office) District, and;

WHEREAS, said petition was directed to the Planning & Zoning Commission as directed by Section 2.14 of Appendix B of the Permanent Zoning Ordinance of the City of Peoria, which Commission held a public hearing on December 3, 2015, 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 B, the Permanent Zoning Ordinance of the City of Peoria, and the District Map made a part of said Ordinance are hereby amended by changing the classification of the following described property to Class R-3 (Single Family Residential) District instead of Class O-1 (Arterial Office) District:

Legal Description

Outlot A, being a part of "Subdivision of Lot 2 in Villas at Grand Prairie" recorded as Document Number 2007-025040 on August 2, 2007 in Plat Book 11 pages 43 and 44. Being a part of the Northwest Quarter of Section 2, Township 9 North, Range 7 East of the Fourth Principal Meridian, City of Peoria, County of Peoria, State of Illinois.

PINs: 13-02-100-009

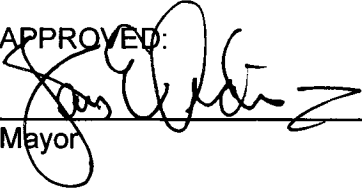
Section 2. All provisions of Appendix B, the Permanent Zoning Ordinance of the City of Peoria, and the District Map made a part of said Ordinance shall extend to said above-described premises as herein reclassified and rezoned.

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

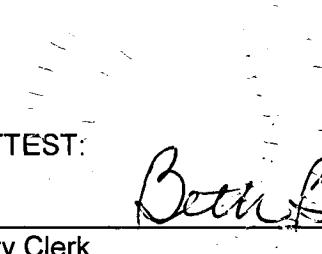

26th DAY January, 2016

APPROVED:



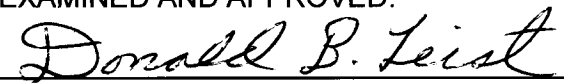
Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:



Corporation Counsel