



Legislation Details (With Text)

File #: 16-257 **Version:** 1 **Name:**
Type: Ordinance **Status:** Adopted
File created: 7/8/2016 **In control:** City Council
On agenda: 7/26/2016 **Final action:** 7/26/2016
Title: Communication from the City Manager and Community Development Director with a Recommendation from the Planning & Zoning Commission to ADOPT an ORDINANCE Rezoning Property from a Class A-1 (Agricultural) District to a Class R-3 (Single Family Residential) District for the Property Identified as Part of Parcel Identification No. 13-15-226-006 with an Address of 6515 N. ORANGE PRAIRIE ROAD, Peoria, IL. (Council District 5)

Sponsors:

Indexes:

Code sections:

Attachments: 1. ORD NO 17,389 (Item No. 16-257), 2. Ordinance for PZ 16-21 Rezone, 3. Staff Report for PZ 16-21, 4. PZ Minutes for 16-21

Date	Ver.	Action By	Action	Result
7/26/2016	1	City Council	adopted	Pass

ACTION REQUESTED:

Communication from the City Manager and Community Development Director with a Recommendation from the Planning & Zoning Commission to ADOPT an ORDINANCE Rezoning Property from a Class A-1 (Agricultural) District to a Class R-3 (Single Family Residential) District for the Property Identified as Part of Parcel Identification No. 13-15-226-006 with an Address of 6515 N. ORANGE PRAIRIE ROAD, Peoria, IL. (Council District 5)

BACKGROUND: The petitioner, Zachary Weaver, is requesting to rezone 5.4 acres of undeveloped land from A-1 (Agricultural) to R-3 (Single Family Residential). A subdivision plat for the 5.4 acre parcel has been submitted for administrative review.

The Planning & Zoning Commission found that the request met the Findings of Fact and voted 5 to 0 to APPROVE.

See the attached Planning & Zoning Commission case packet and meeting minutes for detailed information regarding the proposed rezoning.

FINANCIAL IMPACT: N/A

NEIGHBORHOOD CONCERNS (at the Planning & Zoning Commission Meeting): None

IMPACT IF APPROVED: The 5.4 acre subject property will be rezoned to a class R-3 (Single Family Residential) district.

IMPACT IF DENIED: The 5.4 acre subject property will remain as currently zoned class A-1 (Agricultural).

ALTERNATIVES: N/A

EEO CERTIFICATION NUMBER: N/A

WHICH OF THE GOALS IDENTIFIED IN THE COUNCIL'S 2014 - 2029 STRATEGIC PLAN DOES THIS RECOMMENDATION ADVANCE?

1. Grow Peoria: Businesses, Jobs, and Population

WHICH CRITICAL SUCCESS FACTOR(S) FROM THE COMPREHENSIVE PLAN DOES THIS RECOMMENDATION IMPLEMENT?

1. Grow employers and jobs.

DEPARTMENT: Community Development