

ORDINANCE NO. 2016-13

**AN ORDINANCE GRANTING A ZONING MAP AMENDMENT
FROM CHAPTER 82 – R1 –ONE FAMILY RESIDENTIAL DISTRICT UNDER
SECTION 82-205 TO OF – OFFICE DISTRICT UNDER SECTION 82-261
(755 EAST STATE STREET, CHERRY VALLEY, ILLINOIS)**

WHEREAS, the Village of Cherry Valley, Illinois, has received a request for a zoning map amendment from Chapter 82, R1 –One Family Residential District under Section 82-205 to OF – Office District under Section 82-261; and

WHEREAS, said petition was heard by the Planning & Zoning Commission on the 16th day of March, 2016, and after having heard testimony from the petitioner, said petition received a vote of six (6) ayes and zero (0) nays with one (1) absent, thereby receiving the necessary majority vote for recommendation of the map amendment, and,

WHEREAS, the Board of Trustees for the Village of Cherry Valley, Illinois, has reviewed the testimony and exhibits from the Planning & Zoning Commission hearing, and having discussed the same, is bringing the motion for the map amendment to the Board for final vote.

NOW, WHEREFORE, be it ordained by the President and Board of Trustees for the Village of Cherry Valley, Illinois, as follows:

SECTION 1: A zoning map amendment from Chapter 82, R1 –One Family Residential District under Section 82-205 to OF – Office District under Section 82-261 for the property commonly known as 755 East State Street, Cherry Valley, Illinois, shall be and hereby is granted for the property legally described as follows:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MARKED AS

EXHIBIT “A”

PROPERTY CODE NO.: 16-01-276-002

SECTION 2: A map showing the property subject to the Map Amendment being attached hereto and marked as Exhibit "B".

SECTION 3: This Ordinance shall be in full force and effect from and after its approval, passage and publication in pamphlet form.

PASSED UPON MOTION BY: NANCY BELT

SECONDED BY: DAVID SCHROEDER

BY ROLL CALL VOTE THIS 29TH DAY OF MARCH, 2016.

AS FOLLOWS:

VOTING "AYE": NANCY BELT, JEFF FUSTIN, DAVID SCHRODER
AND PRESIDENT JIM E. CLAEYSSEN

VOTING "NAY": NONE

ABSENT, ABSTAIN, OTHER: STEPHEN APPELL, SALLY HOLLEMBEAK
AND GARY MAITLAND

ATTEST:

APPROVED MARCH 29, 2016


CLERK

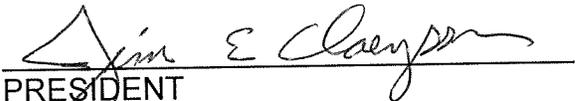

PRESIDENT

EXHIBIT "A"

Legal Description of 755 East State Street Cherry Valley, Illinois

Part of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 1, T43N, Cherry Valley Township, R2E of the 3rd P.M. bounded and described as follows, to wit: Commencing at the SW corner of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$; thence N 0° 27' 43" E, 703.56 feet along the west line of the SE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of said Section 1, thence N 89° 59' 33" E, 120.70 feet to the Point of Beginning; thence N 0° 27' 43" E, 526.01 feet parallel with said west line to the southerly right of way line of State Street; thence N 32° 15' 40" E, 170.17 feet along said southerly right of way line; thence northeasterly along a circular curve to the right, having a radius of 523.36 feet and an arc distance of 286.91 feet along the aforementioned southerly right of way line of State Street, having a chord bearing N 47° 57' 56" E, 283.33 feet; thence S 0° 21' 11" W, 859.59 feet; thence S 89° 59' 33" W, 300.24 feet to the Point of Beginning, containing 5.000 acres, situated in the County of Winnebago and State of Illinois.

EXHIBIT "B"

Map of: 755 East State Street, Cherry Valley, Illinois

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General Parcel Information

Parcel Number Alternate Parcel Number
16-D1-276-002 253A123B

Legal Description

COMM SW COR SE1/4 NE1/4 TH N 703.56 FT TH E 120.70 FT TO POB TH N 526.01 FT TO SLY ROW LN STATE ST
TH NELY ALG ROW LN 170.17 FT TH NELY ALG CIRC CURV CHORD DIST 283.33 FT TH S 859.59 FT TH W 300.24
FT
TO POB PT SE1/4 NE1/4 SEC SEC: 1 TWP: 43 RANGE: 2 ACRES: 5.00

Address

755 E STATE ST

Property Use

Exempt Prop Govt Bldg (9072)

Sales History

Date Sale Type Amount

March 28 2016

