

VILLAGE OF BRADLEY

ORDINANCE NO. O-6-15-1

**AN ORDINANCE GRANTING A ZONING MAP AMENDMENT FOR
THE PROPERTY LOCATED AT 1806 N. STATE RTE. 50, BOURBONNAIS**

**ADOPTED BY THE BOARD
OF TRUSTEES VILLAGE
OF BRADLEY**

This 22 day of JUNE, 2015

Published in pamphlet form by authority of the Board of Trustees of the Village of Bradley,
Kankakee County, Illinois, this 22 day of JUNE, 2015.

CERTIFICATE:


Michael J. LaGesse, Village Clerk

ORDINANCE NO. O-6-15-1

**AN ORDINANCE GRANTING A ZONING MAP AMENDMENT FOR
THE PROPERTY LOCATED AT 1806 N. STATE RTE. 50, BOURBONNAIS**

WHEREAS, on June 2, 2015, the Village of Bradley Planning and Zoning Commission ("Plan Commission") held a public hearing at a regular meeting of the Plan Commission on the application of the Petitioner, General Development Corporation of Kankakee ("Petitioner"), for a zoning map amendment from ER (estate residence) District to B-2 (commercial) District for the property legally described as follows:

Legal Description: EUGENIE CARSON SUB LOT 2 BAL 5.00AC 9-31-12E

Commonly known as: 1806 N. State Rte. 50, Bourbonnais, IL 60914

P.I.N.: 17-09-09-303-012 (hereinafter the "Subject Property")

WHEREAS, notice of the public hearing was published in the *Daily Journal* on May 14, 2015 and posted at the Subject property in accordance with the Village's Code of Ordinances ("Village Code"); and

WHEREAS, the Plan Commission recommended that the zoning map amendment be granted for the Subject Property by a vote of nine (9) in favor and none (0) against as reflected in the minutes of the public hearing of June 2, 2015, incorporated herein by reference as though fully set forth; and

WHEREAS, the Plan Commission found pursuant to Section 60-233(f)(1)-(5) of the Zoning Chapter of the Village Code that:

- (1) the zoning map amendment is compatible with the surrounding land uses and the zoning classifications of property within the general area;
- (2) the Subject Property is suitable for the permitted uses under the new zoning classification;
- (3) the zoning map amendment is consistent with the trend of development in the general area of the Subject Property;
- (4) the zoning map amendment is consistent with the Village's Comprehensive Plan;
and
- (5) the zoning map amendment is in the public interest and changing conditions make the proposed amendment necessary.

WHEREAS, the President and Board of Trustees have received the Findings and Recommendation of the Plan Commission with respect to the zoning map amendment application for the Subject Property; and

WHEREAS, the zoning map amendment must be approved in final form by ordinance; and

WHEREAS, the President and Board of Trustees of the Village have considered the Findings and Recommendation of the Plan Commission and all of the facts and circumstances affecting the Application, and the President and Board of Trustees have determined that it is appropriate to grant the zoning map amendment as provided in this Ordinance.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Bradley, Kankakee County, State of Illinois, as follows:

Section 1. Recitals. The foregoing recitals are incorporated into this Ordinance as findings of the President and Board of Trustees.

Section 2. Zoning Map Amendment Granted. The Petitioner is granted a zoning map amendment from the current zoning of ER to B-2 pursuant to §60-233 of the Zoning Chapter of the Village Code for the Subject Property.

Section 3. Zoning Map Amendment to Run with the Land. The zoning map amendment granted pursuant to this Ordinance shall run with the land and shall not expire with the current owners.

Section 4. Severability and Repeal of Inconsistent Ordinances. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this Ordinance. All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

Section 5. Effective Date. The Clerk of the Village of Bradley shall certify to the adoption of this Ordinance and shall cause it to be published in pamphlet form and this Ordinance shall take effect upon its approval and publication in pamphlet form as so certifie

PASSED this 22 day of JUNE, 2015.

TRUSTEES:

Jerry Balthazor:	AYE - <u>·</u>	NAY - <u>___</u>	ABSENT - <u>✓</u>
Robert Redmond:	AYE - <u>✓</u>	NAY - <u>___</u>	ABSENT - <u>___</u>
Lori Gadbois:	AYE - <u>✓</u>	NAY - <u>___</u>	ABSENT - <u>___</u>
Eric Cyr:	AYE - <u>✓</u>	NAY - <u>___</u>	ABSENT - <u>___</u>
Melissa Carrico:	AYE - <u>✓</u>	NAY - <u>___</u>	ABSENT - <u>___</u>
Michael Watson:	AYE - <u>✓</u>	NAY - <u>___</u>	ABSENT - <u>___</u>

Bruce Adams: AYE - ___ NAY - ___ ABSENT - ___

TOTALS: AYE - 5 NAY - 0 ABSENT - 1

APPROVED this 22 day of JUNE, 2015



ATTEST:

Michael J. Lagesse
Michael J. Lagesse, Village Clerk

Bruce W. Adams
Bruce Adams, President of the Board of Trustees of the Village of Bradley

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James M. Wilson

