

**Notice of City of LaSalle Planning Commission
Public Hearing and Meeting**

PUBLIC NOTICE is hereby provided of a public hearing that will take place on the 11th day of April, 2016, before the City of LaSalle Planning Commission at 5:30 p.m. in the City Council Chambers at City Hall, 745 Second Street, LaSalle, Illinois, concerning the following matters and matters related thereto:

A. Consideration of the request of Alma Fauth McCabe for a zoning change to M-2, Heavy Industrial upon and in the event of annexation to the City of LaSalle; said premises are presently zoned by the County of LaSalle as A-1, Agriculture; said premises and property are commonly described as including 3101 E. 3rd Road (Chartres Street), LaSalle, Illinois and more specifically described as follows:

Commencing at the southeast corner of the southeast quarter of Section 28 in Township 34 North, Range 1 East of the Third Principal Meridian, said point being the point of beginning, thence due north along the east line of said section for a distance of 107.66 feet, thence south 89 degrees 2 minutes 25 seconds west for a distance of 165.50 feet, thence due south for a distance of 107.66 feet, thence north 89 degrees 2 minutes 25 seconds east along the south line of said section for a distance of 165.50 feet to the point of beginning, containing 0.409 acres, more or less. Said premises also being referenced by LaSalle County PIN #11-28-402-000.

B. Consideration of the request of Ibrahim Abu Romi and Suhayla AbuRomi for rezoning of certain premises being commonly described as 515 E. Route 6, within the City of LaSalle, LaSalle County, Illinois, presently zoned R-1, Single Family Residence, with said rezoning request to be changed from R-1, Single Family Resident, to M-1, Light Industrial District, which premises are more particularly described as follows:

That part of the southwest quarter of Section 12, Township 33 North, Range 1 East of the Third Principal Meridian lying and being North and West of the Center of U.S. Route #6 (Formerly Route #7) described as follows: Commencing at the southwest corner of said Section 12, thence running north on the west line of said southwest quarter of said section 12, 376.16 feet to a point, thence south 89 degrees 33 minutes east 500 feet to the place of beginning; from said place of beginning running south and parallel to the west line of said southwest quarter of said section 12 to the centerline of said U.S. Route #6 (formerly Route #7), as per plans for said route recorded in Book 560 at Page 338, Plat Book N, Page 36; thence running northeasterly along the center line of said route being along a curve to the left, having a radius of 1429.5 feet, a distance of 181.71 feet to the point of tangency (which is station 70+29 of said plans), thence North 65 degrees 38 minutes east along said center line 364.8 feet to a point, thence North 30 degrees 26 minutes West 346.92 feet to a point, thence south 61 degrees 39 minutes west 370.8 feet to the place of beginning (except coal and other minerals underlying said premises and the right to mine and remove the same), in LaSalle County, Illinois; subject to the following easements in favor of Illinois Power Company, as shown of record in the Recorder's Office of LaSalle County, Illinois in Book 679, Page 301, Document #238338; In Book 679, Page 300, Document #238337; In Book 837, Page 173, Document #346948; In Book 1082, Page 214; in Book 1047, Page 597; and excepting herefrom any part of said property dedicated for public road purposes or otherwise taken, used or dedicated for highway purposes; said premises are to be used for residential purposes only. No housing for livestock or poultry can be erected on the tract herein conveyed. Grantees are to erect and maintain fences around premises. Said premises also being referenced by LaSalle County PARCEL #18-12-304-000.

C. Consideration of the request of Kildare LLC, a limited liability company, for rezoning of certain premises being commonly described as premises southwest of 581 E. Route 6 on E. Route 6, within the City of LaSalle, LaSalle County, Illinois, presently zoned R-1, Single Family Residence, with said rezoning request to be changed from R-1, Single Family Resident, to M-1, Light Industrial District, which premises are more particularly described as follows:

The Southeast 360 feet measured Northwesterly and perpendicularly distant from the centerline of U.S. Route 6 (S.B.I. Route 7) and that portion of the East 300 feet situated North of said Southeast 360 feet of the following described tract:

That part of the Southeast Quarter (SE 1/4) of Section Twelve (12), Township Thirty-three (33) North, Range One (1), East of the third Principal Meridian, described as follows:

Commencing at the Northeast (NE) corner of the Southeast Quarter (SE 1/4) of said Section Twelve (12), thence North 89° 56' West on the Half Section line 1650.2 feet to the place of beginning; thence from said place of beginning, North 89° 56' West on the Half Section line, 854.8 feet to a point; thence South 1596.0 feet to the center of U.S. Route #6; thence North 65° 33' East on said center line, 939.0 feet to a point; thence North 1206.25 feet to the place of beginning, situated in the County of LaSalle and State of Illinois, subject to easements heretofore granted to Illinois Power Company and Illinois Bell Telephone Company. Said premises also being referenced by LaSalle County PARCEL #18-12-418-000.

In addition to the above described property all adjacent highway right-of-way of U.S. Route 6 is included.

D. Consideration of the request of Kildare LLC, a limited liability company, for rezoning of certain premises being commonly described as northeast of 515 E. Route 6, within the City of LaSalle, LaSalle County, Illinois, presently zoned R-1, Single Family Residence, with said rezoning request to be changed from R-1, Single Family Resident, to M-1, Light Industrial District, which premises are more particularly described as follows:

A part of the South Half of Section 12, Township 33 North, Range 1, East of the Third Principal Meridian, LaSalle County, Illinois, lying North of the Northwesterly right of way line of S.B.I. Route No. 7 (known as U.S. Route 6), more particularly bounded and described as follows and bearings are for the purpose of description only:

Commencing at the Northeast corner of the Southeast Quarter of said Section 12, thence North 89 degrees 52 minutes 56 seconds West along the North line of the South Half of said Section 12 a distance of 2505.00 feet, thence South and parallel with the East line of the Southeast Quarter of said Section 12, a distance of 1303.94 feet to the Point of Beginning; thence continuing South and parallel with the East line of the Southeast Quarter of said Section 12, a distance of 223.56 feet to the Northwesterly right of way of said U.S. Route 6, said point being 60 feet Northwest of and perpendicular to the centerline of said U.S. Route 6; thence South 65 degrees 30 minutes 00 seconds West approximately 1905 feet along said right of way line to the Southeast corner of a tract of land conveyed to David M. Stuart recorded as document number 2012-18545 in the Office of the Recorder of Deeds of LaSalle County; thence Northwesterly 300 feet along the Easterly property line of said tract of land conveyed to David M. Stuart; thence Northeasterly along a line 300 feet Northwesterly of and perpendicular distant from the Northwesterly right of way line of said U.S. Route 6 approximately 1621 feet to a point on the Westerly property line of a tract of land conveyed to William E. Gahlberg recorded as document number 2004-18525 in the Office of the Recorder of Deeds of LaSalle County; thence Northerly 77.19 feet along said Westerly property line of said Tract of land conveyed to William E. Gahlberg; thence Easterly 403.02 feet to the Point of Beginning, except coal and minerals and the right to mine and remove the same, in LaSalle County, Illinois. Said premises also being referenced by LaSalle County PARCEL #18-12-337-000.

That in connection with the above requests and matters related thereto, the Planning Commission of the City of LaSalle may take such action and make such recommendations as the Planning Commission of the City of LaSalle may deem appropriate in the circumstances for recommendation and/or consideration thereof to the City Council in the appropriate of exercise of discretion of the Planning Commission of the City of LaSalle, including making recommendations in connection with any modifications of said requests as the Planning Commission may deem appropriate in the circumstances, all of which may also be subject to and contingent upon such further covenants, terms, provisions and restrictions as the Planning Commission of the City of LaSalle may deem appropriate in the circumstances at the time of said Planning Commission Hearing and/or any continuance and/or reconvening of the same, all of which will be held pursuant to and consistent with the law in such cases, including, but not being limited to all parties being provided an opportunity to be heard and to examine and to cross-examine all potential witnesses.

City of LaSalle, Illinois
Planning Commission
By: /s/ Tom Pigati, Chairman