Lake County Illinois

Legislation Details (With Text)

File #:	17-0369	**Version:**	1	**Name:**	Resolution on Zoning Board of Appeals Case No. 8014, on the application of Robert Bradley Petersen and Linda L. Petersen as Co-Trustees of the Robert Bradley Petersen and Linda L. Petersen Revocable Trust Agreement dated April 30, 2013 to rezone PIN 07-14
Type:	resolution			**Status:**	Passed
File created:	3/27/2017			**In control:**	Planning, Building and Zoning Committee
On agenda:				**Final action:**	4/11/2017
Title:	Resolution on Zoning Board of Appeals Case Number 8014, on the application of Robert Bradley Petersen and Linda L. Petersen to rezone PIN 07-14-200-023 located on the south side of N. Barberry Lane, approximately from the General Office District to the Limited Industrial District.				
Sponsors:					
Indexes:					
Code sections:					
Attachments:	1. 8014_8022 ExecutiveSummary_031617.pdf, 2. 8014_8022 Staff Report_Final_Modified PBZ Exhibit A-1_022117.pdf, 3. 8014_Rezone Site Plan.pdf, 4. 8014_Rezone_Bullets_PBZ Resolution_031617.pdf, 5. location map ZBA #8014 #8022.pdf, 6. Petersen Rezone Application.pdf, 7. Petersen Sum#8014 #8022.pdf, 8. ZBA Resolution_8014.pdf				

Date	Ver.	Action By	Action	Result
4/11/2017	1	Lake County Board	adopted	Pass
4/5/2017	1	Planning, Building and Zoning Committee	recommended for adoption to the regular agenda	Pass

Resolution on Zoning Board of Appeals Case Number 8014, on the application of Robert Bradley Petersen and Linda L. Petersen to rezone PIN 07-14-200-023 located on the south side of N. Barberry Lane, approximately from the General Office District to the Limited Industrial District.

- Robert Bradley Petersen and Linda L. Petersen are Co-Trustees of the Robert Bradley Petersen and Linda L. Petersen Revocable Trust Agreement dated April 30, 2013. The applicants have petitioned to rezone a 1.85-acre parcel being PIN 07-14-200-023 located on the south side of N. Barberry Lane, approximately 0.25 miles southwest of the intersection of N. Delany Road and N. Barberry Lane, from the General Office District to the Limited Industrial District.
- The proposed rezoning will integrate the operations of the existing excavation/concrete crushing business with surrounding property owned by the Petersen's (PIN 07-14-200-021 and 07-14-200-024) that were rezoned in 2008 from the General Office District to the Limited Industrial District.
- The rezoning petition is being partnered with an application for a Conditional Use for a PUD Preliminary Plan under Zoning Board of Appeals Case Number 8022 to address deviations from Chapter 151 of the Lake County Code, account for future expansion, and enable regulatory flexibly in the integration of mixed uses associated with the business.

RESOLUTION

WHEREAS, a public hearing was conducted on January 24, 2017, by the Lake County Zoning Board of Appeals pursuant to Statutes of the State of Illinois on the petition of

powered by Legistar™

Robert Bradley Petersen and Linda L. Petersen as Co-Trustees of the Robert Bradley Petersen and Linda L. Petersen Revocable Trust Agreement dated April 30, 2013, to rezone PIN 07-14-200-023 located on the south side of N. Barberry Lane, approximately 0.25 miles southwest of the intersection of N. Delany Road and N. Barberry Lane, from the General Office District to the Limited Industrial District, legally described as follows:

That part of the East half of the Northeast Quarter of Section 14, Township 45 North, Range 11, East of the Third Principal Meridian described as follows:

Commencing at a point on the South line of the Northeast Quarter of the Northeast Quarter of the said Section14, 1063.3 feet West of the Southeast corner of said Northeast Quarter of the said Northeast quarter of Section 14, which point is in the center of the public road sometimes called the Milwaukee Road; thence North 40 Degrees 17 Minutes East along the center of said road forming an included angle of 49 Degrees, 43 Minutes with the said South line 334.5 feet; to the westernmost corner and the place of beginning of this description; thence North 40 degrees 17 minutes East along the Center of said road, 209 feet; thence South 49 degrees 43 minutes East along a line forming a right angle with the center line of said road, 416 feet; thence South 40 degrees 17 minutes 2 West, parallel to the center line, of said road 209 feet; thence North 49 degrees 43 minutes West 416 feet to the place of beginning, in Lake County, Illinois.

WHEREAS, your Zoning Board of Appeals, after reviewing the testimony presented at the public hearing conducted on January 24, 2017 on the aforesaid petition has determined the proposed rezoning meets Standards for a Map Amendment Approval contained in Section 151.047(G)(2) of the Lake County Code, and the Board has submitted its report thereon to the Planning, Building and Zoning Committee of the County Board, and its report recommends by a vote of 7 "Ayes" and 0 “Nays” that the petition be approved; and

WHEREAS, your Planning, Building and Zoning Committee has duly considered the petition and reports aforedescribed and recommends the petition be granted.

NOW, THEREFORE, BE IT RESOLVED by the Lake County Board that PIN 07-14-200-023 (a.k.a. 35801 N. Barberry Lane, Gurnee, Illinois), be rezoned from the General Office District to the Limited Industrial District.

DATED at Waukegan, Illinois, on April 5, 2017.