

VILLAGE OF MT. ZION
MACON COUNTY, ILLINOIS

Ordinance No.
2023-8

AN ORDINANCE APPROVING THE REZONING AND FINAL PLAT
OF LOT 2 OF CARPENTER'S ADDITION
LOCATED WITHIN THE VILLAGE OF MT. ZION, ILLINOIS

CERTIFICATE

State of Illinois)
)
)
County of Macon)

I, Dawn Reynolds, duly appointed Village Clerk of the Village of Mt. Zion, Macon County, State of Illinois, and as such, custodian of all Village records, do hereby certify that the attached Ordinance No. 2023-8, is a true and correct copy of AN APPROVED ORDINANCE OF THE VILLAGE OF MT. ZION, MACON COUNTY, ILLINOIS that was adopted by the Mt. Zion Village Board on May 15, 2023.

In witness whereof, I hereby set my hand and affix the seal of the Village of Mt. Zion on this 15th day of May, 2023.

Seal



Dawn Reynolds, Village Clerk

ORDINANCE 2023-8

**AN ORDINANCE APPROVING THE REZONING AND
FINAL PLAT OF LOT 2 OF CARPENTER'S ADDITION
LOCATED WITHIN THE VILLAGE OF MT. ZION, MACON COUNTY, ILLINOIS**

WHEREAS, the Village of Mt. Zion, Macon County, Illinois (the "Village" is a duly organized and validly existing non-home rule municipality created in accordance with the Constitution of the State of Illinois of 1970 and the laws of the State; and

WHEREAS, the Village of Mt. Zion has heretofore adopted Subdivision Regulations, as amended from time to time as Title XV: Land Usage – 152 Land Subdivision; and

WHEREAS, the petitioner, Clayton Carpenter, has filed an application to rezone and plat property consisting of one (1) lot as described in Section 1 of this Ordinance; and

WHEREAS, the petitioner, Clayton Carpenter, has requested to rezone Lot 2 from VR-5 Mixed Residential to V-PUD Planned Unit Development; and

WHEREAS, the administrative procedures of the zoning code allow for subdivision regulations provide in Section 152 for an Administrative Plat Approval Procedure and the Plat Officer has determined that the proposed rezoning & plat are eligible for administrative plat approval and the final plat meets the requirements for administrative approval and is recommended for approval to the President and Board of Trustees; and

**BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE
VILLAGE OF MT. ZION, MACON COUNTY, ILLINOIS, AS FOLLOWS:**

SECTION 1: On the 2nd day of May 2023 the Mt. Zion Planning Commission and Zoning Board of Appeals met to review the rezoning request and plat for Lot 2 of Carpenter's Addition, presented by owner Clayton Carpenter and legally described as follows:

Lot Two (2) of Carpenter's Addition being a part of Lot Seventeen (17) of Gustin's Subdivision of Lot Three (3) of Assessor's Subdivision of Lot Three (3) in the Northeast Quarter of Section (4), Township Fifteen (15) North Range Three (3) East of the Third Prime Meridian, Macon County Illinois, as per Plat recorded in Book 5000 on Page 310 in the Macon County Recorder's Office.

SECTION 2: The Mt. Zion Planning Commission and Zoning Board of Appeals has reviewed the rezoning request and final plat.

SECTION 3: The Mt. Zion Planning Commission and Zoning Board of Appeals has recommended the approval of the rezoning request and final plat for Lot 2 of Carpenter's Addition.

SECTION 4: The rezoning request and final plat for Lot 2 Carpenter's Addition is hereby approved and granted to Clayton Carpenter subject to the provisions and regulations of the Zoning and Building Code of Ordinances in the Village of Mt. Zion, and the laws of the State of Illinois.

SECTION 5: This Ordinance shall be in full force and effect from and after its passage, approval, and publication as required by law.

PASSED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF MT. ZION, MACON COUNTY, ILLINOIS ON THE 15th DAY OF MAY 2023.

Doty YEA

Siudyla YEA

Kernan YEA

Patrick YEA

Scales YEA

Vacant _____

Reynolds
Village Clerk

APPROVED:

[Signature]
Village President

ATTEST:

Reynolds
Village Clerk