

CITY OF NEWTON, ILLINOIS

ORDINANCE NO. 16-11

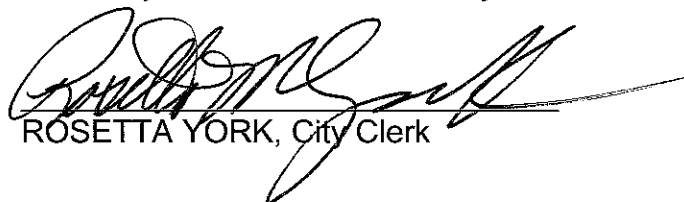
AN ORDINANCE TO AMEND THE ZONING
MAP OF THE ZONING CODE

ADOPTED BY THE CITY COUNCIL OF THE
CITY OF NEWTON, JASPER COUNTY, ILLINOIS
THIS 20th DAY OF DECEMBER, 2016

PUBLISHED IN PAMPHLET FORM BY AUTHORITY OF
THE CITY COUNCIL OF THE CITY OF NEWTON,
JASPER COUNTY, ILLINOIS
THIS 20th DAY OF DECEMBER, 2016

CERTIFICATE OF PUBLICATION

I, ROSETTA YORK, the duly qualified City Clerk of the City of Newton, Illinois, and the official custodian of records of said City, do hereby certify that this Ordinance was published in pamphlet form by authority of the City Council on the 20th day of December, 2016.


ROSETTA YORK, City Clerk

ORDINANCE NO. 16-11

AN ORDINANCE TO AMEND THE ZONING
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WHEREAS, a public hearing was held in the CITY HALL at 108 North Van Buren, Newton, Illinois on November 7, 2016 at 6:00 P.M. before the Zoning Board of Appeals and Notice of said hearing was duly given; and

WHEREAS, an application was presented requesting an amendment to the Zoning Code changing the Zone District Classification of 500 Wilson Street, Newton, Illinois from Industrial (I) to Single Family Resident 1 (SR1); and

WHEREAS, the Corporate Authorities of Newton, Illinois concur in the aforesaid findings and recommendations;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NEWTON, ILLINOIS:

Section 1. Amendment. The request for a Zoning Amendment to change the Zone District Classification of the following described property, 500 Wilson Street, Newton from Industrial (I) to Single Family Residence 1 (SR1) is granted.

Section 2. Severability of Provisions. Each Section, Paragraph, Sentence, Clause and Provision of this Ordinance is severable, and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of the Ordinance, nor any part thereof, other than that part affected by such decision.

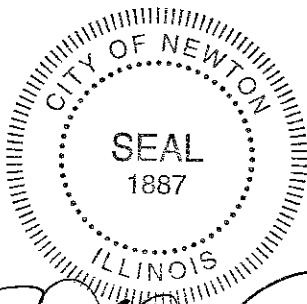
Section 3. Effective. This Ordinance shall be in full force and effect from and after its passage and approval and publication in pamphlet form as provided by law.

Section 4. Passed this 20th day of December, 2016, by the City Council of the City of Newton, Jasper County, Illinois, and deposited and filed in the Office of the City Clerk in said City on that date.

Upon roll call the following Alderpersons voted AYE: **Robert Reisner, Eric Blake, Scott Bloomberg, Steve Rubsam, David Brown and Larry Brooks**

Upon roll call the following Alderpersons voted NAY: **None**

Passed, approved and published in pamphlet form this 20th day of December, 2016.




MARK BOLANDER, Mayor

ATTEST:


ROSETTA YORK, City Clerk

**ADVISORY REPORT
REQUEST FOR ZONING MAP AMENDMENT**

November 7, 2016

TO THE MEMBERS OF THE NEWTON CITY COUNCIL:

A public hearing was held on November 7, 2016 at 6:00 P.M. in the City Council Meeting Room, City Hall, 108 North Van Buren, Newton, IL by the Zoning Board of Appeals to consider an amendment to the City of Newton zoning ordinance to change the zone district classification of 500 Wilson, Newton from Industrial (I) to Single Family Residence (SR1) .

After considering the testimony presented at the hearing, the Zoning Board of Appeals makes the following findings of fact.

- A. The subject Property: Current property is zoned Industrial (I)
- B. Surrounding area is both single family residence and industrial No opposition to reclassification..
- C. Present zoning of the property as industrial is not consistent with the property as a single family residence.
- D. A loan against the property is contingent upon proper zoning classification, single family residence.
- E. Kaleb and Ashley Bigard's home.
- F. There would be no impact to Governmental Services based on this finding.

The Zoning Board of Appeals recommends by a vote of 7 to 0 and no abstentions that an amendment be made to the City of Newton zoning ordinance to change the zone district classification of 500 Wilson Street from an Industrial (I) to single family residence (SR1).

Respectfully submitted,



SECRETARY ZONING BOARD OF APPEALS

**ZONING BOARD OF APPEALS
MEETING MINUTES**

11-07-16 6 PM City Hall

Chairman Ken Albrecht called the meeting to order following the Pledge of Allegiance. Webb, Volk, Calvert, Stone, Clark, Albrecht, Fox and Farley. Quorum met.

Secretary Farley read the prior minutes. Following presentation of prior minutes they were adopted by voice vote of 7-0-no abstentions.

Chairman Albrecht asked if there had been any communications from the public to any board member since the last meeting. There were no prior communications.

Chairman Albrecht apologized to Clark and the board for handling of the prior meeting; for allowing the motion by Clark to die for a lack of a 2nd.

Chairman Albrecht read the request by the applicant, Kaleb and Ashley Bigard for an amendment to the Zoning Map by rezoning the properties as follows from an (I) Industrial to (SR-1) Single Family Residence.. Said properties described as: 500 Wilson, Newton.

Clinton and Jolyn Bigard along w/daughter in law Ashley said that it was discovered miss-zoned when closing on a loan on the property. Contingent upon the loan is the reclassification of the property.

Adjacent properties include both industrial and residential classifications.

No issues of spot zoning or opposition from adjacent property owners.

The request for an amendment to the Zoning Map by rezoning the properties described at 500 Wilson, Newton from (I) Industrial to (SR-1) Single Family Residence.

With a motion by Clark and 2nd by Fox the request was granted; 7-0-no abstentions.

Motion to dismiss by Webb 2nd by Farley passed with a 7-0-vote.

Tim K. Farley
Secretary Board of Appeal