

ORDINANCE NO. 1681

BEING AN ORDINANCE AMENDING ORDINANCE NO. 1483
AS AMENDED, THE SAME BEING AN ORDINANCE
CLASSIFYING, REGULATING AND RESTRICTING THE
LOCATION, HEIGHTS, AREA, BULK AND USE OF BUILDINGS
AND STRUCTURES AND THE USE OF LAND IN THE TOWN OF
ST. JOHN, AND FOR SAID PURPOSE DIVIDING THE
TOWN INTO DISTRICTS

WHEREAS, the owners of the parcel of land hereinafter described did petition the Plan Commission of the Town of St. John, Lake County, Indiana, for the development and rezoning of such parcel from OS-Open Space to C-2 Highway Commercial; and

WHEREAS, the said Plan Commission of the Town of St. John, Lake County, Indiana, has heretofore on the 6th day of March, 2019, held a public hearing pursuant to notice as prescribed by law on such petition and other matters pertaining thereto; and

WHEREAS, the Plan Commission of the Town of St. John, Lake County, Indiana, has favorably recommended that Ordinance No. 1483 as amended, be amended and modified in order that the use of the real property hereinafter specifically described shall be made more consistent with the comprehensive plan, the surrounding zoning districts, and the current prospective uses of the real property within the area and that said real property be reclassified to C-2 Highway Commercial.

NOW, THEREFORE, BE IT ORDAINED by the Town Council of the Town of St. John, Lake County, Indiana, as follows:

1. That the zoning ordinance of the Town of St. John, the same being Ordinance No. 1483, as amended, and the zoning map of the Town of St. John, be and the same are hereby amended to reclassify the following described parcel of real estate from OS-Open Space to C-2 Highway Commercial, to-wit:

Part of the NW 1/4 of Section 4, Township 34 North, Range 9 West of the 2nd P.M., in Lake County, Indiana, described as follows: Commencing at the intersection of the South line of the 140-foot Commonwealth Edison Company Easement, as recorded in Deed Record 682, page 70, in the Office of the Recorder of said county and the West right-of-way line of the Chicago, Indiana and Southern Railroad; thence North 89°40'24" West, 150.02 feet to the

point of beginning; thence South 00°42'03" East, parallel to said West right-of-way line, 1078.15 feet to the center line of West Creek Lateral No. 1; thence North 59°40'57" East, along said center line, 172.54 feet to said West right-of-way line; thence South 00°42'03" East, along said West right-of-way line, 454.96 feet to the South line of said NW 1/4; thence North 89°51'13" West, along said South line, 481.25 feet to the West line of the East half of the SE 1/4 of said NW 1/4; thence North 00°02'01" West, along said West line, 691.89 feet; thence South 89°53'49" West, 151.76 feet; thence North 00°02'08" West, 755.71 feet to said South line of the 140-foot Commonwealth Edison Company Basement; thence South 89°40'24" East, 466.20 feet to the point of beginning, containing 14.763 acres, more or less.

This ordinance shall take effect immediately upon its passage and adoption by the Town Council and the affixing of their signatures thereto.

Passed and adopted by the Town Council of the Town of St. John, Lake County, Indiana, this 28 day of March, 2019.



Mark Barenie




Michael S. Forbes



Gerald Swets




Rose Heji



Libby Popovic

ATTEST:



Beth Hernandez
Clerk-Treasurer