



TO: The Honorable Mayor and City Council

FROM: Ty Livingston, Director of Planning & Community Development

DATE: January 11, 2022

SUBJECT: Petition of Rick Brown for a Special Use to allow an accessory structure which is larger than allowed on property located at 132 Barrington Lane 05-05-01-411-009.

BACKGROUND: The proposal here is for a Special Use to allow an expansion of an existing detached garage on this property which puts the total square footage of the accessory structure greater than 1,250sf. Given the size of the property as well as the location of the existing accessory structure, staff doesn't have any concerns with this proposal.

At their meeting, the ZBA 6-0 to recommend this Special Use.

RECOMMENDATION: Approval, as presented.

ORDINANCE NO. 4630

**AN ORDINANCE AUTHORIZING A SPECIAL USE
FOR PROPERTY LOCATED AT 132 BARRINGTON LANE
IN THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS**

WHEREAS, Rick Brown (the "Petitioner") has petitioned for a special use for an additional accessory building on his property zoned "R-1, One Family Dwelling District" and located at 132 Barrington Lane in East Peoria, as shown and described at "Exhibit A", attached hereto and incorporated herein by reference (which property as so described is hereinafter referred to as the "Property"); and

WHEREAS, after hearing pursuant to duly published notice, the East Peoria Zoning Board of Appeals has recommended approval of the proposed Special Use subject to certain conditions hereinafter set forth;

NOW, THEREFORE, BE IT ORDAINED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, THAT:

Section 1. A Special Use to allow for the expansion of the accessory structure on the Property to a size larger than 1,250 square feet is hereby approved.

Section 2. The establishment and continuation of the special use hereby authorized is contingent upon continual compliance with all applicable provisions of the City Code and the following special conditions:

1. Petitioner may construct and then continuously maintain the oversized accessory structure larger than 1,250 square feet on the Property.

2. The oversized accessory structure approved by this ordinance shall be located on the Property in accordance with a site plan (the "Site Plan") prepared and submitted by the Petitioner, attached hereto as Exhibit B and incorporated by reference.

Upon the violation of or failure to comply with the foregoing conditions or with any provisions of the City Code applicable to the Property or its use, the City Council may, after providing reasonable notice and an opportunity for a hearing, terminate the Special Use hereby approved.

Section 3. This Ordinance is hereby ordered to be published in pamphlet form by the East Peoria City Clerk and said Clerk is ordered to keep at least three (3) copies hereof available for public inspection in the future and in accordance with the Illinois Municipal Code.

Section 4. This Ordinance is in addition to all other ordinances on the subject and shall be construed therewith excepting as to that part in direct conflict with any other ordinance, and in the event of such conflict, the provisions hereof shall govern.

Section 5. This Ordinance shall be in full force and effect from and after its passage, approval and ten (10) day period of publication in the manner provided by law.

PASSED BY THE COUNCIL OF THE CITY OF EAST PEORIA, TAZEWELL COUNTY, ILLINOIS, IN REGULAR AND PUBLIC SESSION THIS _____ DAY OF _____, 2022.

APPROVED:

Mayor

ATTEST:

City Clerk

EXAMINED AND APPROVED:

Corporation Counsel

EXHIBIT A

Map of Location of Special Use (132 Barrington Lane)

Rick Brown
132 Barrington Ln
Case 22-SU-04

"Exhibit 'A'"

Legal Description: 05-05-01-411-009

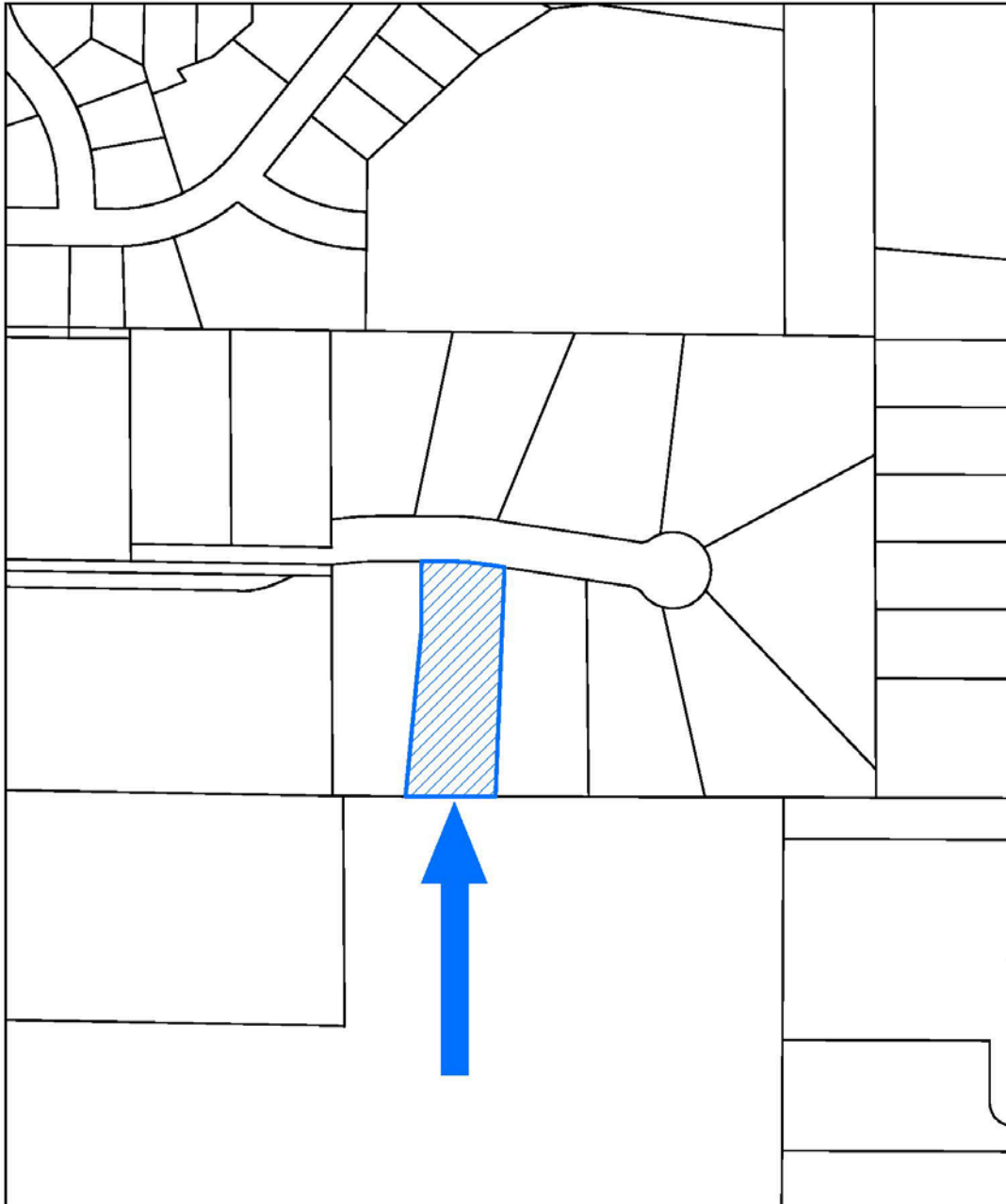


EXHIBIT B

Site Plan for 132 Barrington Lane

Tazewell County GIS

