

ORDINANCE NO. 2024-03-13-03

VILLAGE OF MAPLETON, ILLINOIS

AN ORDINANCE TO AMEND THE ZONING MAP
OF THE VILLAGE OF MAPLETON, ILLINOIS

WHEREAS, the Village of Mapleton has petitioned for rezoning the property shown on the attached Exhibit A and legally described on the attached Exhibit B to the I-2 Heavy Industrial District classification, and the Village's Zoning Chairperson has held a public hearing on such rezoning.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND VILLAGE BOARD OF THE VILLAGE OF MAPLETON, PEORIA COUNTY, ILLINOIS, AS FOLLOWS:

Section 1: The zoning map of the Village of Mapleton shall be amended so as to classify the subject property to the I-2 Heavy Industrial District classification.

Section 2: This Ordinance shall take effect and be in full force from and after its passage and publication as provided by law.

PASSED AND APPROVED THIS 13th DAY OF March, 2024.

5
0
1

AYES
NAYS
ABSENT

VILLAGE OF MAPLETON, ILLINOIS

By: Liz Rensch
Liz Rensch, President

Attest: Steven Morris
Steven Morris Village Clerk

EXHIBIT B

ANNEXATION LEGAL DESCRIPTION FOR
TAX PARCEL 20-30-200-006

A PART OF THE NORTHWEST ¼ OF SECTION 29 AND A PART OF THE NORTHEAST ¼ OF SECTION 30, ALL IN TOWNSHIP 7 NORTH, RANGE 7 EAST OF THE FOURTH PRINCIPAL MERIDIAN, PEORIA COUNTY, ILLINOIS, BEING BOUNDED ON THE EAST, SOUTH AND WEST BY THE RIGHT-OF-WAY FOR FA ROUTE 10 (MARKED U.S. ROUTE 24) SAID RIGHT-OF-WAY BEING CONVEYED TO THE STATE OF ILLINOIS FROM THE TOLEDO, PEORIA & WESTERN RAILROAD COMPANY JUNE 15, 1966 BY WARRANTY DEED RECORDED AT THE PEORIA COUNTY RECORDER'S OFFICE AUGUST 1, 1966 AS DOCUMENT NO. 66-12175, AND FROM ROBERT YORDY AND ELSIE YORDY JULY 16, 1954 BY DEDICATION OF RIGHT-OF-WAY FOR A FREEWAY RECORDED AT THE PEORIA COUNTY RECORDER'S OFFICE OCTOBER 1, 1954 IN BOOK 984, PAGE 644, BEING BOUNDED ON THE NORTH BY THE RIGHT-OF-WAY FOR SBI ROUTE 9 (OLD U.S. ROUTE 24) SAID RIGHT-OF-WAY BEING CONVEYED TO THE STATE OF ILLINOIS FROM JAMES WALKER BY DEDICATION AS RECORDED AT THE PEORIA COUNTY RECORDER'S OFFICE IN BOOK 229, PAGE 219, AND BEING MORE PARTICULARLY BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION 29, THENCE NORTH 0 DEGREES, 11 MINUTES EAST ALONG LINE OF THE SOUTHWEST ¼ OF SECTION 20, TOWNSHIP 7 NORTH, RANGE 7 EAST OF THE FOURTH PRINCIPAL MERIDIAN A DISTANCE OF 128.15 FEET TO POINT; THENCE SOUTH 76 DEGREES 02 MINUTES WEST PARALLEL WITH AND 200.00 FEET NORTHERLY, BY NORMAL MEASUREMENT, FROM THE SOUTHERLY RIGHT-OF-WAY LINE OF FA ROUTE 10 (MARKED U.S. ROUTE 24) A DISTANCE OF 2262.65 FEET TO THE POINT OF BEGINNING OF THE TRACT OF LAND TO BE DESCRIBED, SAID POINT OF BEGINNING BEING ON THE NORTHERLY RIGHT-OF-WAY LINE OF SAID FA ROUTE 10 (MARKED U.S. 24); THENCE SOUTH 76 DEGREES 02 MINUTES WEST ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF FA ROUTE 10 (MARKED U.S. 24) A DISTANCE OF 475.94 FEET TO APPOINT ON THE EAST LINE OF THE NORTHEAST ¼ OF SAID SECTION 30; THENCE CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE OF FA ROUTE 10 (MARKED U.S. 24) SOUTH 76 DEGREES 02 MINUTES WEST A DISTANCE OF 1268.29 FEET TO A POINT; THENCE NORTH 28 DEGREES 56 MINUTES WEST ALONG THE RIGHT-OF-WAY LINE OF SAID ROUTE 10 (MARKED U.S. 24) A DISTANCE OF 102.69 FEET TO THE SOUTHERLY RIGHT-OF-WAY LINE OF SBI ROUTE 9 (OLD U.S. ROUTE 24); THENCE NORTH 72 DEGREES 12 MINUTES EAST ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF SBI ROUTE 9 (OLD U.S. ROUTE 24) A DISTANCE OF 740.90 FEET TO THE POINT OF TANGENCY OF CURVE CONCAVE TO THE SOUTHEAST, SAID CURVE HAVING A RADIUS OF 5699.58 FEET; THENCE CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF SBI ROUTE 9 (OLD U.S. ROUTE 24) NORTHEASTERLY ALONG AN ARC OF SAID CURVE A DISTANCE OF 597.45 FEET (THE LONG CHORD OF SAID ARC HAS A BEARING OF NORTH 75 DEGREES 12 MINUTES EAST AND A DISTANCE OF 597.25 FEET) TO A POINT ON THE EAST LINE OF THE NORTHEAST ¼ OF SAID SECTION 30; THENCE CONTINUING ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF SBI ROUTE 9 (OLD U.S. ROUTE 24) ALONG AN ARC OF SAID 5699.58 FOOT RADIUS CURVE A DISTANCE OF 433.78