

Legal Notice

State Journal Register

February 28, 2020

A.M. One Run

The Springfield Planning and Zoning Commission will meet on Wednesday, March 18, 2020, at 6:00 p.m. in the City Council Chamber of the Municipal Center West to hear the following petition.

A petition for a Conditional Permitted Use pursuant with Section 155.031 (c) (7), Conditional Permitted Uses in the S-2, Community Shopping and office District, and Section 155.211, Restaurants with the Service of Alcoholic Beverages, of the Springfield Zoning Ordinance. The petitioner is constructing a building containing 2 tenant spaces, Suite A and Suite B, and desires to lease to MOD Pizza, and Mission BBQ. Petitioner respectfully requests a cpu pursuant to 155.031 (c) (7) and 155.211, to operate two restaurants with the of service of alcoholic beverages – one Suite A and one Suite B.

Improvements on the subject property consist of a 6,498 square foot building at the southeast access drive to White Oaks Mall that contains 2 tenant spaces. Subject property is currently zoned S-2, Community Shopping and Office District section 155.031.

Legally described as: Part of the West half of the northwest quarter of section 7. Township 15 North, range 5 west of the third principal meridian, Sangamon County, Illinois, described as follows:

From the Northeast corner of said half-quarter section, south on the quarter-quarter section line 2326.24 feet to the point of beginning: thence continuing south on said quarter--quarter section line 255.00 feet to the north right of way line of US Route 36 (Wabash Avenue); thence deflecting to the right 90 degrees 39 minutes 16 seconds, westerly on said right of way line 159.20 feet to the beginning of a curve to the right having a radius of 172.42 feet: thence northwesterly on said curve deflecting to the right 16 degrees 28 minutes 33 seconds, a chord distance of 12.47 feet to the end of said curve and the beginning of a new curve to the right having a radius of 57.42 feet; thence northwesterly on said curve deflecting to the right from last described chord 28 degrees 31 minutes 27 seconds, a chord distance of 51.15 feet to the end of said curve and the beginning of a new curve to the right having a radius of 172.42 feet; thence northwesterly on said curve deflecting to the right 35 degrees 43 minutes 30 seconds, a chord distance of 55.58 feet to the end of said curve; thence deflecting to the right from last described chord 9 degrees 16 minutes 30 seconds, 91.23 feet thence deflecting to the right 44 degrees 40 minutes 22 seconds, 14.22 feet; thence deflecting to the right 44 degrees 40 minutes 22 seconds, 19.04 feet to the beginning of a curve to the left having a radius of 180.00 feet; thence northeasterly on said curve, deflecting to the left 23 degrees 23 minutes 39 seconds. A chord distance of 142.93 feet: thence deflecting to the right from last described chord 23 degrees 23 minutes 39 seconds 53.82 feet to the point of beginning.

The property is commonly known as 2401 Wabash Avenue, Springfield, Illinois.

The petitioner is Quattro White Oaks, LLC, by Mike Liyeos

Docket No. 2020-006

John Harris
Assistant Zoning Administrator

2020-006

Google Maps 2401 Wabash Ave



Map data ©2020 100 ft