

Legal Notice

State Journal Register

March 26, 2020

A.M. One Run

The Springfield Planning and Zoning Commission will meet on Wednesday, April 15, 2020, at 6:00 p.m. in the City Council Chamber of the Municipal Center West to hear the following petition.

A petition for reclassification of property upon annexation from R-2, Single Family and Duplex Residence District, Section 155.017, to B-1, Highway Business Service District, Section 155.033, of the Springfield Zoning Ordinance. Subject property is currently located in Sangamon County and zoned R-2. Petitioner has submitted a petition for annexation and respectfully requests that upon annexation for subject property to have a zoning classification as B-1, instead of R-2. The street address and legal description of the property sought to be annexed by said Petition is set forth in Exhibit 1. The remaining contiguous parcels sought to be annexed into the City of Springfield are currently classified as B-2 Retail Business Service District and B-3 General Business District and pursuant to the Sangamon County Zoning Ordinance as amended 1969 and the portion of the contiguous parcels to be annexed which is commonly known as 111 N. Dirksen Parkway, Springfield, Illinois is currently in use as an automobile sales establishment. The contiguous parcels, when annexed, will be automatically zoned B-1. Additionally, the southern-most portions of the property upon which the presently existing automobile sales establishment currently operates is located with the City of Springfield corporate boundaries and is zoned B-1. The Petitioner desires to develop the property for the intended purpose of expanding the automobile sales establishment currently located at 111 North Dirksen Parkway. The petitioner respectfully petitions that subject property, 119 & 123 Colby Avenue, upon the annexation to the City of Springfield be reclassified from R-2 to B-1, which will allow the expansion of the automobile sales establishment currently located at 111 North Dirksen Parkway.

Improvements (or structures) located on subject property is a vacant lot. Subject property is currently classified in the Sangamon County R-2 zoning district.

Legally described as: Lots 125, 126 and 127 in Pine Crest as platted by the plat recorded in the Recorder's Office of Sangamon County, Illinois, in book 4 of Plats at Page 69, and being a Subdivision of the East Half of the Southeast Quarter of the Southwest Quarter of Section 25, Township 16 North, Range 5 West of the Third Principal Meridian. Situated in Sangamon County, Illinois. PIN Nos. 14-25.0-380-054, 14-25.0-380-055 and 14-25.0-380-056. Commonly known as 119 Colby Avenue, Springfield, Illinois.

And

Lots 122, 123 and 124 in Pine Crest, according to the plat thereof recorded in the Recorder's Office of Sangamon County, Illinois in Book of Plats, at Page 69, and being a Subdivision of the East Half of the Southeast quarter of the Southwest quarter of Section 25, Township 16 North, Range 5 West of the Third Principal Meridian. Situated in Sangamon County, Illinois. PIN Nos.: 14-25.0-380-051; 14-25.0-380-052; 14-25.0-380-053. Commonly known as 123 Colby Avenue, Springfield, Illinois.

The subject property is commonly known as 119 and 123 Colby Avenue, Springfield, Illinois.

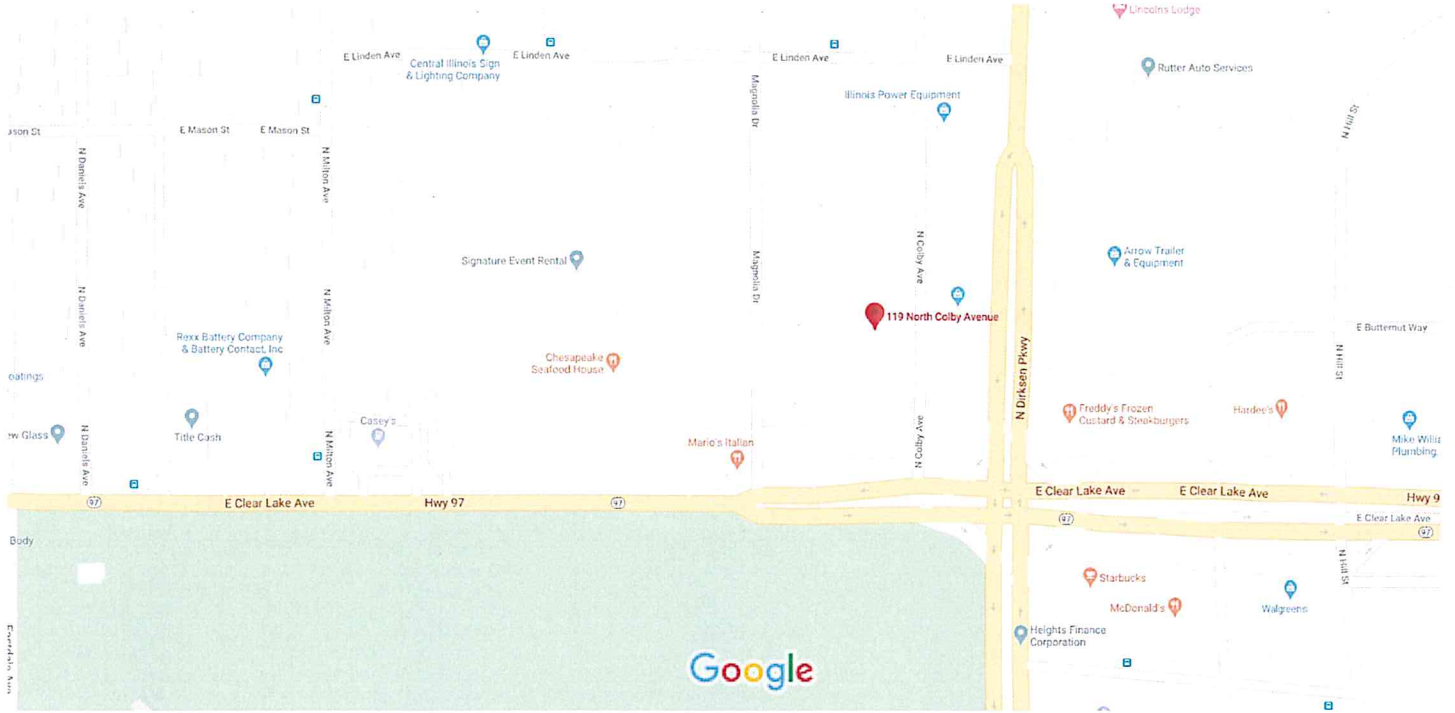
The petitioner is Don Curtis, LLC, by its Attorneys, Gates Wise Schlosser & Goebel, Brad Wilson, of Counsel.

Docket No. 2020-017

John Harris  
Assistant Zoning Administrator

2020-017

# Google Maps 119 N Colby Ave



Map data ©2020 100 ft