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ORDINANCE NO. 22-015

**AN ORDINANCE GRANTING THE CHANGE OF ZONING
FROM R-2 MEDIUM DENSITY RESIDENTIAL DISTRICT TO
B-2 NEIGHBORHOOD COMMERCIAL DISTRICT**

WHEREAS, the question of granting the following described ordinance for a change in Zoning from B-1 to Public Service was referred to the Plan Commission to hold a public hearing thereon; and

WHEREAS, such a public hearing was held, after due public notice, in the manner provided by law; and

WHEREAS, the said Plan Commission has recommended the granting of said change in Zoning for the property located at 906 South 1st Street in the City of Monmouth.

Now, therefore, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MONMOUTH, ILLINOIS, as follows:

Section 1. Approve the changing of the zoning from R-2 Medium Density Residential District to B-2 Neighborhood Commercial District on the property listed below:

Commonly known as 906 South 1st Street: to the City of Monmouth, situated in the County of Warren, in the State of Illinois.

Section 2. The findings and recommendations of the Plan Commission on the question of granting a change of zoning from R-2 Medium Density Residential District to B-2 Neighborhood Commercial District are hereby accepted and adopted and made a part of this ordinance.

PASSED this _____ day of _____, A.D., 2022.

APPROVED this _____ day of _____, A.D., 2022.

MAYOR

ATTESTED:

CITY CLERK

Ayes: _____

Nays: _____

Absent or not Voting: _____

**Plan Commission
April 25th, 2022**

The Plan Commission met on Monday, April 25th, 2022 with the following votes cast on the following request:

1st Request:

1st Request: To change the zoning of 906 S. 1st St. from a R-2 Medium Density Residential District to a B-2 Neighborhood Commercial District to construct a 30 X50 stick built building for a workshop which will meet all setback requirements and is contiguous to a presently owned B-2 Neighborhood Commercial District property.

Lot 4 & N 6' Lot 5 Block 7 Haley's Addn. Lot size: 72:14' X 127.87'

Otherwise known as: 906 S. 1st St.

Pin#:09-260-048-00

The following votes were cast: 5 yea, 0 nay. Motion carried.

2nd Request: To change the zoning of 420 N. Main St. from B-2 Neighborhood Commercial District to B-3 Service Commercial District for expanded use.

E 86' Lot 1 Block 17 Harding Addn. Lot Size: 82.5 X 86'

Otherwise known as: 420 N. Main St.

Pin#:09-210-140-00

The following votes were cast: 5 yea, 0 nay. Motion carried.

3rd Request: To change the zoning of the property south of 420 N. Main St. from B-2 Neighborhood Commercial District to B-3 Service Commercial District for expanded use.

Lot 4 Block 17 Harding Addn. Lot Size: 82.5' X 126'

Otherwise known as: Property South of 420 N. Main St. Pin#:09-210-144-00

The following votes were cast: 5 yea, 0 nay. Motion carried.

Danielle Cox
Zoning Secretary