

STATE OF ILLINOIS)
COUNTY OF DUPAGE)
VILLAGE OF BLOOMINGDALE)

NOTICE OF PUBLIC HEARING

TAKE NOTICE that on the 16th day of January, 2018, at the hour of 6:00 p.m., or as soon thereafter as the matter may be heard, the Planning and Zoning Commission of the Village of Bloomingdale will conduct a public hearing at the Village of Bloomingdale Village Hall, 201 South Bloomingdale Road, Bloomingdale, Illinois, upon the application for a Petition submitted by Mission Church of Roselle as the contract purchasers of the property legally described herein, for the purpose of operating a Church/Religious Club; located on property commonly known as 82 Stratford Drive, Bloomingdale, Illinois.

Without limiting the generality of the foregoing, the Applicant requests approval of the following:

1. Amend or Repeal Ordinance No. 95-51, which approved final site plan for the construction of a one-story furniture sales and showroom center; and
2. A Special Use to operate a Church/Religious Club; and
3. Exceptions for signage and parking; and
4. Such other zoning permission or other relief related to said application as shown on the site plans submitted as part of the application, as the same may be amended from time to time as further identified during the public hearing process.

The subject property, which is zoned Stratford Planned Development pursuant to Ordinance 73-69 is located within the corporate limits of the Village of Bloomingdale and is legally described as follows:

PARCEL 1A

THAT PART OF LOTS 6, 7, 8, 9 AND 10 IN MERCHANTS PARK-STRATFORD, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 16, 1980 AS DOCUMENT R80-78062 TOGETHER WITH THAT PART OF LOTS 15 AND 16 AND ALL OF LOT 17 IN THE FIRST ADDITION TO MERCHANTS PARK-STRATFORD, A SUBDIVISION OF PART OF LOT 13 IN MERCHANTS PARK-STRATFORD, AFORESAID, ACCORDING TO THE PLAT THEREOF RECORDED OF SAID FIRST ADDITION TO MERCHANTS PARK-STRATFORD, RECORDED APRIL 15, 1982 AS DOCUMENT R82-14623, AND CERTIFICATE OF CORRECTION TO SAME RECORDED JANUARY 7, 1986 AS DOCUMENT R86-02200, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 17; THENCE NORTH 00 DEGREES 02 MINUTES 45 SECONDS WEST ALONG THE EAST LINE OF LOT 17 AND SAID EAST LINE EXTENDED NORTHERLY A DISTANCE OF 262.94 FEET; THENCE SOUTH 89 DEGREES 57 MINUTES 15 SECONDS WEST, 51.63 FEET TO THE WEST LINE OF SAID LOT 16, BEING ALSO THE EAST LINE OF SAID LOT 15; THENCE NORTH 00 DEGREES

00 MINUTES 00 SECONDS EAST ALONG SAID WEST LINE OF LOT 16, A DISTANCE OF 67.33 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST AT RIGHT ANGLES TO SAID WEST LINE, A DISTANCE OF 180.00 FEET TO A POINT WHICH IS 29.52 FEET SOUTH OF THE NORTH LINE AND 50.54 FEET WEST OF THE EAST LINE OF LOT 10, AFORESAID; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 239.04 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 199.46 FEET; THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 9.04 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, 80.00 FEET; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST, 257.00 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST, 50.55 FEET; THENCE SOUTH 50 DEGREES 34 MINUTES 20 SECONDS EAST, 105.91 FEET TO THE SOUTHEASTERLY LINE OF SAID LOT 6; THENCE NORTHEASTERLY ALONG SAID SOUTHEASTERLY LINE, BEING A CURVE CONCAVE TO THE SOUTHEAST TO THE RIGHT HAVING A RADIUS OF 551.09 FEET, AN ARC DISTANCE OF 105.93 FEET TO A POINT OF COMPOUND CURVATURE; THENCE NORTHEASTERLY ALONG SAID SOUTHEASTERLY LINE OF LOT 6, AND THE SOUTHEASTERLY LINE OF SAID LOT 7, AND THE SOUTHERLY LINE OF SAID LOT 17, BEING A CURVE CONCAVE TO THE SOUTHEAST TO THE RIGHT HAVING A RADIUS OF 604.14 FEET, AN ARC DISTANCE OF 343.45 FEET TO THE POINT OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 1B

THE NORTH 28.63 FEET OF THE WEST 309.46 FEET (EXCEPT THE WEST 110.00 FEET THEREOF) OF LOT 8; THE NORTH 19.59 FEET OF THE WEST 110.00 FEET (EXCEPT THE WEST 30.00 FEET THEREOF) OF LOT 8; THE WEST 309.46 FEET (EXCEPT THE WEST 30.00 FEET THEREOF) OF LOT 9 AND THE WEST 309.46 FEET (EXCEPT THE WEST 30.00 FEET THEREOF AND EXCEPT THE NORTH 38.59 FEET THEREOF) OF LOT 10, ALL IN MERCHANTS PARK-STRATFORD, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 16, 1980 AS DOCUMENT R80-078062, IN DUPAGE COUNTY, ILLINOIS. 19.59 FEET OF THE WEST 110.00 FEET (EXCEPT THE WEST 30.00 FEET THEREOF) OF LOT 8; THE WEST 309.46 FEET (EXCEPT THE WEST 30.00 FEET THEREOF) OF LOT 9 AND THE WEST 309.46 FEET (EXCEPT THE WEST 30.00 FEET THEREOF AND EXCEPT THE NORTH 38.59 FEET THEREOF) OF LOT 10, ALL IN MERCHANTS PARK-STRATFORD, A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 16, 1980 AS DOCUMENT R80-078062, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 2

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1B FOR INGRESS, EGRESS AND PARKING OVER THE PAVED COMMON AREAS AS DEFINED IN THE

DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTION FOR STRATFORD MERCHANTS PARK I RECORDED AS DOCUMENT R80-80681 (EXCEPT THAT PART FALLING WITHIN PARCEL 1B), IN DUPAGE COUNTY, ILLINOIS.

PARCEL 3

A NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1B, ABOVE, ACROSS AND UPON THE STRATFORD SQUARE RING ROAD, AS ESTABLISHED BY AND CONTAINED IN EASEMENT AND OPERATING AGREEMENT RECORDED AS DOCUMENT R79-100343.

Common Address: 82 Stratford Drive, Bloomingdale, IL 60108
Property Index Number: 02-17-401-017

A copy of the application for Mission Church of Roselle is on file with the Village Clerk of the Village of Bloomingdale and is available for public inspection at the Bloomingdale Village Hall during normal business hours. Members of the public are invited to attend the public hearing, at which time an opportunity will be given to address the member of the plan commission.

This Notice is given pursuant to the Village of Bloomingdale Zoning Ordinance.

Persons requiring auxiliary aids and services should contact the Director of Community and Economic Development, 201 South Bloomingdale Road, Bloomingdale, Illinois 60108, or call 630-671-5694, five (5) days prior to the meeting in inform of their anticipated attendance. Text telephone (TDD) users may call 630-893-7175.

By order of the Planning and Zoning Commission, Bloomingdale.

Date: December 27, 2017

/s/ Leonard Jaster
Chairman, Bloomingdale Planning and Zoning

Commission
Publish no later than January 1st, 2018