

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

**NOTICE OF PUBLIC HEARING**

TAKE NOTICE that on the 21<sup>st</sup> day of January, 2020, 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 Bloomingdale Court/Washington Prime Group, owners of the property legally described herein, for the purpose of constructing new directional signage that is larger than permitted, located generally at 302-352 W. Army Trail Road, Bloomingdale IL 60108.

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

1. Amend Ordinance No. 86-04, which granted approvals for the construction and operation of Bloomingdale Court Development, to allow four (4) directional signs that are larger than permitted and have more tenants than permitted;
2. Such other zoning permission or relief related to said application as identified during the public hearing process (collectively, "Application").

The Subject Property, which is presently zoned B-3/PD, General Business District, is located within the corporate limits of the Village of Bloomingdale and is legally described as follows:

THAT PART OF THE EAST HALF OF SECTION 20, IN TOWNSHIP 40 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS; BEGINNING AT THE EAST QUARTER CORNER OF SAID SCETION 20, THENCE SOUTH 1 DEGREE 00 MINUTES 04 SECONDS WEST 904.73 FEET ALONG THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 20 TO THE NORTH RIGHT-OF-WAY LINE OF THE ILLINOIS CENTRAL RAILROAD RIGHT-OF-WAY; TEHNCE NORTH 70 DEGREES 09 MINUTES 00 SECONDS WEST 673.58 FEET ALONG THE LAST SAID RIGHT-OF-WAY LINE TO A LINE PARALLEL TO AND 462.29 FEE EASTERLY OF (AS MEASUREMENT ALONG THE CENTERLINE OF ARMY TRAIL ROAD) THE WEST LINE OF STARK’S SECOND ASSESSMENT PLAT’THENCE NORTH 1 DEGREE 06 MINUTES 30 SECONDS EAST 845.73 FEET TO THE SOUTH LINE OF ARMY TRAIL ROAD AS DEDICATED; THENCE SOUTH 87 DEGREES 24 MINUTES 02 SECONDS EAST 636.49 FEET ALONG LAST SAID SOUTH LINE TO THE EAST LINE OF THE NORTHEAST QUARTER OF SECTION 20; THENCE SOUTH 1 DEGREE 11 MINUTES 30 SECONDS EAST 140.88 FEET ALONG SAID EAST LINE TO THE PLACE OF BEGINNING, ALL IN DUPAGE COUNTY, ILLINOIS; EXCEPT A TRACT OF LAND IN THE EAST HALF OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE EAST LINEN OF SAID SECTION 20 AND A LINE 50 FEET SOUTH OF AND PARALLEL TO THE CERLINE OF ARMY TRAIL ROAD, SAID LINE BEING THE SOUTH RIGHT-OF-WAY LINE OF ARMY TRAIL ROAD; TEHNCE NORTH 87 DEGREES 24 MINUTES 02 SECONDS WEST 33.51 FEET ALONG SAID SOUTH RIGHT-OF-WAY LINE; THENCE SOUTH 1 DEGREE 11 MINUTES 30 SECONDS WEST 48.15 FEET TO THE PLACE OF BEGINNING; TEHNCE CONTINUING SOUTH 1 DEGREE 11 MINUTES 30 SECONDS WEST 105.22 FEET TO A POINT OF CURVE; TEHNCE SOUTHWESTERLY ON A CURVE CONVES TO THE SOUTHEAST HAVING A RADIUS OF 29.00 FEET, AN ARC DISTANCE OF 45.46 FEET, AND A CHORD BEARING OF SOUTH 46 DEGREES 05 MINUTES 47 SECONDS WEST TO A POINT OF TANGENT; THENCE NORTH 88 DEGREES 59 MINUTES 56 SECONDS

WEST 82.98 FEET; THENCE NORTH 1 DEGREE 00 MINUTES 04 SECONDS EAST 134.12 FEET; THENCE SOUTH 88 DEGREES 59 MINUTES 56 SECONDS 112.33 FEET TO THE PLACE OF BEGINNING, ALL IN DUPAGE COUNTY, ILLINOIS. ALSO;

LOTS 3, 4, 6, 7, 10, 13 AND 14 IN BLOOMINGDALE COURT SHOPPING CENTER SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST ½ OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1992 AS DOCUMENT NUMBER R92-220592, IN DUPAGE COUNTY, ILLINOIS. ALSO;

LOT 15 IN BLOOMINGDALE COURT SHOPPING CENTER SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST ½ OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 13, 1992 AS DOCUMENT NUMBER R92-220592, IN DUPAGE COUNTY, ILLINOIS.

Common Address: 302-352 W Army Trail Rd. Bloomingdale, IL 60108

Property Index Number: 02-21-301-025

A copy of the Application 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 members of the plan commission.

This notice is given pursuant to 65 ILCS 5/11-13-14 and the Village of Bloomingdale Zoning Ordinance.

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

By order of the Planning and Zoning Commission, Bloomingdale.

Dated: December 24, 2019

/s/ Leonard Jaster

Chairman, Bloomingdale Planning and Zoning Commission

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