

CITY OF NEWTON, ILLINOIS

ORDINANCE NO. 23-14

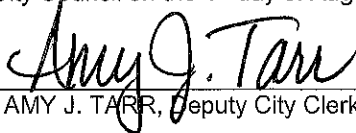
AN ORDINANCE TO AMEND THE ZONING MAP OF THE
ZONING CODE TO THE
CITY OF NEWTON, JASPER COUNTY, ILLINOIS

ADOPTED BY THE CITY COUNCIL
OF THE CITY OF NEWTON, ILLINOIS
THIS 1ST DAY OF AUGUST, 2023

PUBLISHED IN PAMPHLET FORM BY AUTHORITY OF
THE CITY COUNCIL OF THE CITY OF NEWTON,
JASPER COUNTY, ILLINOIS
THIS 1ST DAY OF AUGUST, 2023

CERTIFICATE OF PUBLICATION

I, ROSETTA YORK, the duty qualified City Clerk of the City of Newton, Illinois, and the official custodian of records of said City do hereby certify that this Ordinance was published in pamphlet form by authority of the City Council on the 1st day of August, 2023.


AMY J. TARR, Deputy City Clerk

ORDINANCE NO. 23-14

AN ORDINANCE TO AMEND THE ZONING MAP OF THE
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CITY OF NEWTON, JASPER COUNTY, ILLINOIS

WHEREAS, a public hearing was held on July 11, 2023 at 6:00 o'clock p.m. before Zoning Board of Appeals and notice of said hearing was duly given; and

WHEREAS, a request to change Zone District Classification was presented requesting amendment to the Zoning Code as set forth on Exhibit A, attached hereto and incorporated herein by this reference; and

WHEREAS, the Corporate Authorities of Newton, Illinois concurs in the aforesaid findings and recommendations of the Zoning Board of Appeals.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF NEWTON, ILLINOIS:

Section 1: Amendments. The proposed Zoning Amendment to change the Zone District Classification of the property described in Exhibit A attached, is hereby granted changing the Zone Classification of the described property from SR-2 (Single Family Residence – Small) to B-1 (Neighborhood Business). The legal description of said property is:

Lot Numbered Five (5) in Block Number Four (4) in Faller's Addition to the City of Newton, Jasper County, Illinois.

Section 2: Severability of Provisions. Each section, paragraph, sentence, clause and provision of this Ordinance is severable, and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of the Ordinance, nor any part thereof, other than that part affected by such decision.

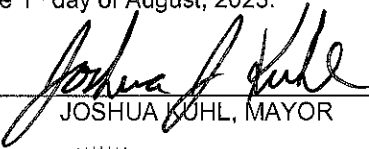
Section 3: Effective. This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form as provided by law.

BE IT FURTHER ORDAINED that the City Clerk shall record in the Office of the Recorder of Jasper County, Illinois, a duly certified copy of this Ordinance.

Upon roll call vote the following Alderpersons voted:

	Aye	Nay	Abstain	Not Present
Gayle Glumac	✓			
Kaleb Wright	✓			
Larry Brooks	✓			
R. J. Lindemann	✓			
Eric Blake	✓			
Mike Swick	✓			
Mayor Joshua Kuhl				

Passed, approval, published in pamphlet form and deposited and filed in the Office of the City Clerk Newton, Illinois the 1st day of August, 2023.



JOSHUA KUHL, MAYOR

ATTEST:


AMY J. FARR, Deputy City Clerk



EXHIBIT A

ADVISORY REPORT Request For Zoning Map Amendment

July 14,2023

To the members of the City Council of Newton, Illinois:

A public hearing was held on July 11, 2023, at 6:00 P.M. in the council room at Newton City Hall at 108 N Van Buren Street, Newton, Illinois, by the Zoning Board of Appeals to consider an amendment to the city zoning ordinance to change the zone district classification of the following property: Lot 5, Block 4 Fallers Addition to the City of Newton, 204 West End Avenue, Newton, Illinois. From SR-2 to B-1, to permit a restaurant upon said property.

After considering the testimony presented at the hearing, the Zoning Board of Appeals/Planning Commission makes the following findings of fact and recommendations:

- A. The property at 204 West End Avenue was formerly a Plant Farm but has been closed for several years.
- B. The surrounding area is a mix of residential, business and school.
- C. The present zoning of the property at 204 West End Avenue is currently SR-2, single family residence.
- D. As currently zoned the intended uses are not permitted by special use nor variance.
- E. The proposed restaurant will offer food and drink and be geared to the students.
- F. No impact on this proposal to Governmental Services.

The Zoning Board of Appeals recommends by a vote of 6-0 that the property at 204 West End Avenue be rezoned from the present SR-2 (Single Family Residence) to B-1 (Neighborhood Business).

Respectfully submitted,

SECRETARY ZONING BOARD OF APPEALS

Twyla Harvey