



Legislation Text

File #: ORD22-1784, Version: 1

An Ordinance Approving a Special Use Permit for a Planned Unit Development - Final Development Plan for 1409 Joliet Road

WHEREAS, Transport Properties LLC, represented by David Meek of Becker Gurian (hereinafter referred to as "Developer") has requested the approval of a Special Use Permit for a Planned Unit Development - Final Development Plan for the property at 1409 Joliet Road; and,

WHEREAS, said request is for 3.1 acres; and,

WHEREAS, said request for a Final Development Plan includes the following exhibits:

- Site, Landscape, and Engineering plans attached as Exhibit A; and,
- Building Elevations attached as Exhibit B; and,

WHEREAS, said request has met all of the procedural requirements of the Village of Romeoville, Village Board of Trustees, Planning & Zoning Commission, Development Review Committee, and the Code of Ordinances, as amended; and,

WHEREAS, the Planning & Zoning Commission held a Public Hearing on June 14, 2022 to discuss the proposal as outlined in the PZC Report attached as Exhibit C; and,

WHEREAS, said request meets with the approval of the Village of Romeoville and hereby authorizes Developer to proceed according to the Development Regulations, Zoning Code and various requests made by the Development Review Committee, Planning & Zoning Commission, and Village Board of Trustees.

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES FOR THE VILLAGE OF ROMEOVILLE, WILL COUNTY, ILLINOIS:

Section 1: That the above recitals and referenced reports are hereby incorporated and made a part of this Ordinance;

Section 2: That approval of the Planned Unit Development - Final Development Plan is hereby granted by the Village, in which the Village President is hereby authorized to sign, and the Village Clerk attest thereto, that the said Final Development Plan has met all of the requirements as herewith attached and is authorized to proceed at the site legally described as follows:

LOTS 34 AND 35, IN REED'S CREST OF HILL ESTATES UNIT NO. 5, A SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE NORTH 1/2 OF SECTION 23, LYING EAST OF THE CENTER LINE OF U.S. HIGHWAY ROUTE NO. 66-A AND OF PART OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 2, 1955, AS DOCUMENT NO. 768744, IN DUPAGE TOWNSHIP, IN WILL COUNTY, ILLINOIS.

PINs: 12-02-23-202-002-0000; 12-02-23-202-003-0000

Section 3: That this ordinance and the approvals contained herein are contingent on compliance with all applicable Village ordinances and outstanding staff comments, and remain subject to final review and approval by the Community Development Department.

Section 4: Provided that the property described in Section 2 of this Ordinance is and remains developed in accordance with the engineering and building elevation plans respectively attached hereto and incorporated herein as Exhibits A and B and the otherwise applicable provisions of the Village Code of Ordinances, such development shall be deemed to constitute a legal conforming use of such property from and after the completion of such development.

Section 5: That this Ordinance shall become effective upon its passage, approval and publication as provided by law.