

LEGAL NOTICE
VILLAGE OF WADSWORTH PUBLIC HEARING
ZONING BOARD OF APPEALS/PLAN COMMISSION MEETING NOTICE
Official Notice of Special Meeting Scheduled for Monday, July 23, 2018
Meeting Begins at 7:00 P.M.

The Village of Wadsworth Zoning Board of Appeals/Plan Commission will hold a Public Hearing on the 23rd day of July, 2018 at 7:00 p.m. at the Wadsworth Village Hall, 14155 Wadsworth Road, Wadsworth, Illinois 60083, in accordance with Chapter 65, Section 5/11-13-1 et seq. of the Illinois Compiled Statutes, to discuss a request from Love's Travel Stops and Country Stores, Inc., on behalf of the owners of the properties, Alicia Melling; Phillip and Betty Ogden, Jr.; Doug and Joyce Young; and, Jane Kenner (c/o Chicago Title Land Trust Company) (hereinafter "Petitioner"), for a Planned Unit Development and Zoning Map Amendments (Rezoning) and any other necessary relief for the following described real estate:

The site/area ("Property") that is subject to this petition consists of three (3) parcels that are already annexed into the corporate limits of the Village of Wadsworth (03-04-300-054: 43102 North US HWY 41, Wadsworth, IL 60083; 03-04-300-055: 43110 North Skokie Highway, Wadsworth, IL 60083; and, 03-04-300-062: 43010 North US HWY 41, Wadsworth, IL 60099). These three annexed parcels have Wadsworth LI-2 Light Industry zoning designations; at the present time, these parcels are vacant with the exception of 43010 US HWY 41; said parcel contains two vacant buildings. Two (2) parcels subject to this petition will require annexation into the corporate limits of the Village of Wadsworth (03-04-300-061: 43028 North US HWY 41, Zion, IL 60099 - existing use of said parcel is a single family home and is zoned GC-General Commercial under Lake County zoning authority; and, 03-04-300-022: 43098 North US HWY 41, Zion, IL 60099 - existing use of said parcel is a single family home and also contains three (3) accessory buildings and is zoned E-Estate under Lake County zoning authority.

Petitioner seeks a Planned Unit Development pursuant to the terms of the Wadsworth Zoning Ordinance, Section 10-5-6, to allow development of the Property to contain a Truck Stop use; it is proposed that said development will contain a fast food restaurant, a convenience store, a truck repair building and will provide facilities for the fueling of trucks and passenger vehicles. Further Petitioner seeks Zoning Map Amendments (Rezoning) regarding all five (5) parcels that make up the Property; all five (5) parcels are proposed to be rezoned to the B-Business Wadsworth Zoning District. Annexation of two (2) parcels (PIN's: 03-04-300-061 and 03-04-300-022) into the corporate limits of the Village of Wadsworth will be required. Further, Petitioner seeks other variations or relief as necessary to permit same.

The Petition in its entirety is available for inspection and copying at the Wadsworth Village Hall. Individuals with a disability requiring a reasonable accommodation in order to participate in any meeting should contact Village Hall at 847.336.7771 prior to the meeting. All persons interested in such petition should attend and will be given an opportunity to be heard. The Public Hearing may be continued from time to time without further public notice.

Wadsworth Zoning Board of Appeals/Plan Commission
14155 Wadsworth Road
Wadsworth, Illinois 60083