

VILLAGE OF BRADLEY

ORDINANCE NO. 0-2-21-2

AN ORDINANCE ADOPTING AN UPDATED OFFICIAL ZONING MAP FOR THE VILLAGE
OF BRADLEY IN THE YEAR 2021

ADOPTED BY THE
BOARD OF TRUSTEES OF THE
VILLAGE OF BRADLEY

THIS 8th DAY OF February, 2021

Published in pamphlet form by the authority of the Board of Trustees of the Village of Bradley,
Kankakee County, Illinois this 8th day of February, 2021

8-12-8-0

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**AN ORDINANCE ADOPTING AN UPDATED OFFICIAL ZONING MAP FOR THE
VILLAGE OF BRADLEY IN THE YEAR 2021**

WHEREAS, the Corporate Authorities of the Village of Bradley, Kankakee County, Illinois, have the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs and protect the public health, safety, and welfare of its citizens; and

WHEREAS, Section 11-13-19 of the Illinois Municipal Code (65 ILCS 5/11-13-19) requires the Village to adopt and publish a zoning map for the Village in each year after any changes have been made to zoning uses, divisions, restrictions, regulations, and/or classifications within the Village; and

WHEREAS, the Village of Bradley Planning and Zoning Commission has reviewed the 2021 Zoning Map for the Village of Bradley, attached hereto as Exhibit A and fully incorporated herein (the "2021 Zoning Map"), has determined that it truly and accurately portrays the current zoning uses, divisions, restrictions, regulations, and classifications of the Village, as required by law, and has recommended that the Corporate Authorities of the Village approve, adopt, and publish said map; and

WHEREAS, the Corporate Authorities of the Village have reviewed the 2021 Zoning Map and have determined that it truly and accurately portrays the current zoning uses, divisions, restrictions, regulations, and classifications of the Village, as required by law.

NOW THEREFORE, BE IT ORDAINED BY THE CORPORATE AUTHORITIES OF THE VILLAGE OF BRADLEY, KANKAKEE COUNTY, ILLINOIS, PURSUANT TO ITS STATUTORY AUTHORITY, AS FOLLOWS:

SECTION 1. The Corporate Authorities hereby find that all of the recitals contained in the preamble to this Ordinance are true, correct, and complete and are hereby incorporated by reference hereto and made a part hereof.

SECTION 2. The Corporate Authorities of the Village hereby approve and adopt that 2021 Zoning Map, attached hereto as Exhibit A and fully incorporated herein, as the Official Zoning Map of the Village of Bradley, Kankakee County, Illinois.

SECTION 3. The Village Clerk is hereby authorized and directed to publish the 2021 Zoning Map in the office of the Village Clerk.

SECTION 4. In the event that any provision or provisions, portion or portions, or clause or clauses of this Ordinance shall be declared to be invalid or unenforceable by a Court of competent jurisdiction, such adjudication shall in no way affect or impair the validity or enforceability of any of the remaining provisions, portions, or clauses of this Ordinance that may be given effect without such invalid or unenforceable provision or provisions, portion or portions, or clause or clauses.

SECTION 5. That all ordinances, resolutions, motions, or parts thereof, conflicting with any of the provisions of this Ordinance, are hereby repealed to the extent of the conflict.

SECTION 6. That the Village Clerk is hereby directed to publish this Ordinance in pamphlet form.

SECTION 7. That this Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

PASSED by the Board of Trustees on a roll call vote on the 8th day of Feb., 2021.

TRUSTEES:

ROBERT REDMOND	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>
MICHAEL WATSON	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>
RYAN LEBRAN	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>
BRIAN BILLINGSLEY	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>
DARREN WESTPHAL	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>
BRIAN TIERI	Aye - <u>X</u>	Nay - <u> </u>	Absent - <u> </u>

ACTING VILLAGE PRESIDENT:

MICHAEL WATSON Non-Voting - X

TOTALS: Aye - 6 Nay - Ø Absent - Ø

ATTEST:

Julie Tambling
JULIE TAMBLING, VILLAGE CLERK

APPROVED this 08 day of FEBRUARY, 2021.

Michael Watson
MICHAEL WATSON, ACTING VILLAGE PRESIDENT

ATTEST:

Julie Tambling
JULIE TAMBLING, VILLAGE CLERK

STATE OF ILLINOIS)
)
COUNTY OF KANKAKEE) §§

I, Julie Tambling, Village Clerk of the Village of Bradley, County of Kankakee and State of Illinois, DO HEREBY CERTIFY that the attached is a true, perfect, and complete copy of Ordinance number 02212, "AN ORDINANCE ADOPTING AN UPDATED OFFICIAL ZONING MAP FOR THE VILLAGE OF BRADLEY IN THE YEAR 2021," which was adopted by the Village Corporate Authorities at a meeting held on the 8th day of Feb, 2021.

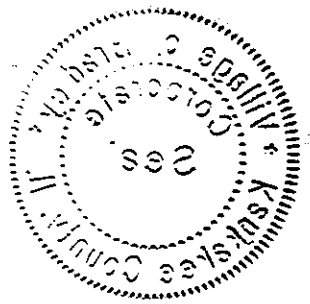
IN WITNESS WHEREOF, I have hereunto set my hand in the Village of Bradley, County of Kankakee and State of Illinois, on this 8th day of Feb, 2021.

Julie Tambling
JULIE TAMBLING, VILLAGE CLERK

(SEAL)



11



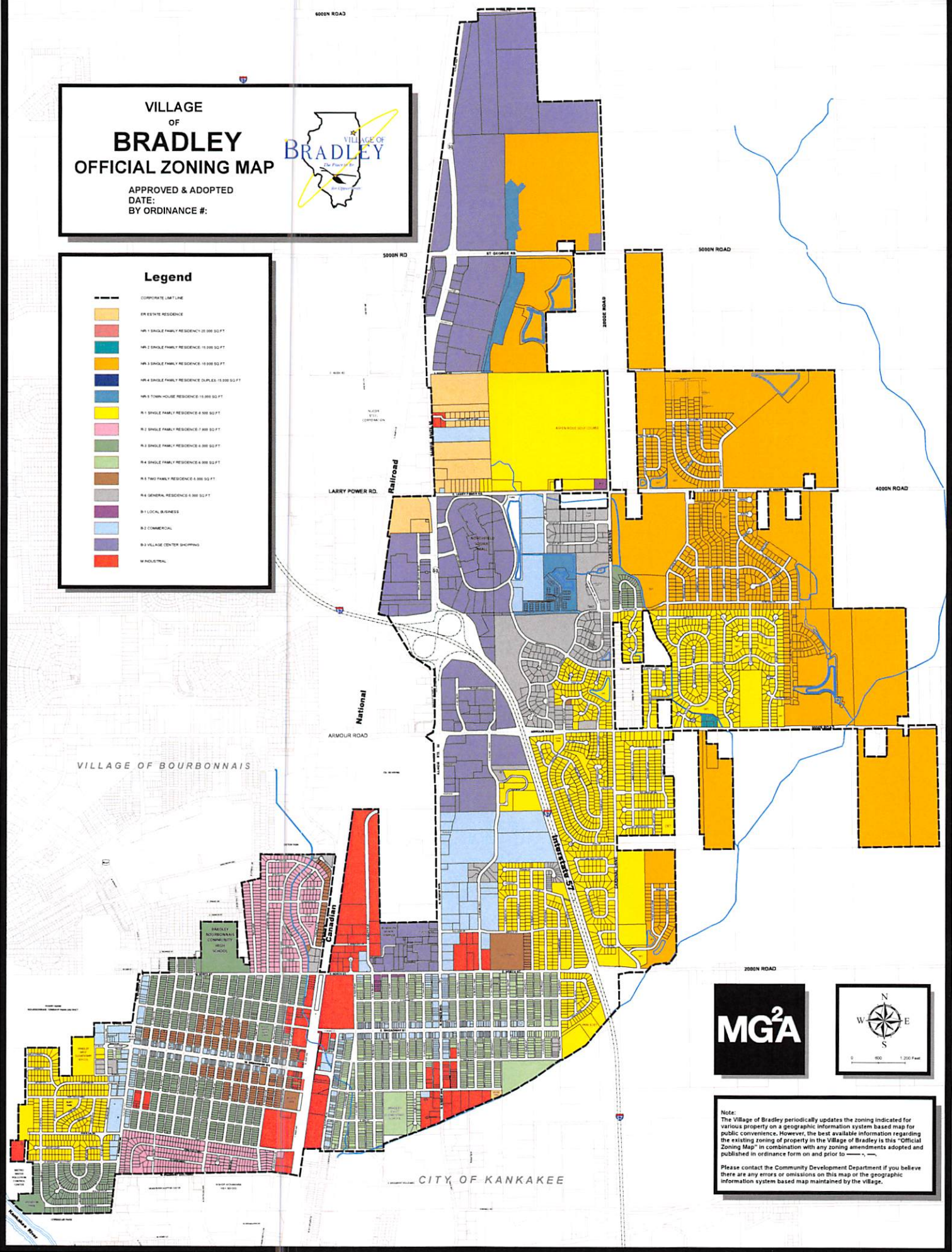
VILLAGE OF BRADLEY OFFICIAL ZONING MAP

APPROVED & ADOPTED
DATE:
BY ORDINANCE #:



Legend

-  CORPORATE LIMIT LINE
-  EX ESTATE RESIDENCE
-  NR 1 SINGLE FAMILY RESIDENCY 20,000 SQ FT
-  NR 2 SINGLE FAMILY RESIDENCY 15,000 SQ FT
-  NR 3 SINGLE FAMILY RESIDENCY 10,000 SQ FT
-  NR 4 SINGLE FAMILY RESIDENCY DUPLEX 15,000 SQ FT
-  NR 5 TOWN HOUSE RESIDENCY 15,000 SQ FT
-  R 1 SINGLE FAMILY RESIDENCY 8,000 SQ FT
-  R 2 SINGLE FAMILY RESIDENCY 7,000 SQ FT
-  R 3 SINGLE FAMILY RESIDENCY 6,000 SQ FT
-  R 4 SINGLE FAMILY RESIDENCY 5,000 SQ FT
-  R 5 TWO FAMILY RESIDENCY 4,000 SQ FT
-  R 6 GENERAL RESIDENCY 4,000 SQ FT
-  B 1 LOCAL BUSINESS
-  B 2 COMMERCIAL
-  B 3 VILLAGE CENTER SHOPPING
-  M INDUSTRIAL



Note:
The Village of Bradley periodically updates the zoning indicated for various property on a geographic information system based map for public convenience. However, the best available information regarding the existing zoning of property in the Village of Bradley is this "Official Zoning Map" in combination with any zoning amendments adopted and published in ordinance form on and prior to _____.

Please contact the Community Development Department if you believe there are any errors or omissions on this map or the geographic information system based map maintained by the village.

EXHIBIT B

Summary of Map Changes since April 23, 2012

	Ordinance	Date Adopted	PIN/s	Address	Map Amendment (Rezoning)
1.	O-5-12-7	May 9, 2012	17-09-28-204-021	1205 E. Broadway	B-2 Commercial to R-4 Single Family Residence
2.	O-7-12-2	July 9, 2012	17-09-20-415-027 17-09-20-415-029 17-09-20-415-035 17-09-20-208-002	North-end Industrial Drive	ER Estate Residential to M Industrial
3.	O-5-13-1	May 13, 2013	17-09-16-100-019	1541 N. State Rte. 50	NR-5 Townhouse Residence to B-3 Village Center Shopping
4.	O-7-13-2	July 8, 2013	17-09-29-404-003	512 S. Washington St.	M Industrial to R-2 Single Family Residence
5.	O-6-15-1	June 22, 2015	17-09-09-303-012	1806 N. State Rte. 50	ER Estate Residential to B-2 Commercial
6.	O-9-16-3	Sept. 12, 2016	17-09-21-300-018 17-09-21-300-061 17-09-21-300-062	SWC Mulligan & Christine (3 vacant lots)	B-2 Commercial to M Industrial
7.	O-9-16-4	Sept. 26, 2016	17-09-21-300-098	Mazales Properties Inc.	B-2 Commercial to R-6 General Residence
8.	O-11-16-3	Nov. 28, 2016	17-09-21-300-097	800 N. Kinzie (back portion)	B-2 Commercial to R-6 General Residence
9.	O-8-17-1	Aug. 14, 2017	17-09-28-205-023	1311 E. Broadway	B-2 Commercial to R-4 Single Family Residence
10.	O-10-17-2	Nov. 27, 2017	17-09-28-303-026	1250 Liberty Street	John's Park Annexation
11.	O-8-18-3	Aug. 27, 2018	17-09-16-301-051	Holiday Inn Express	B-3 Village Center Shopping
12.	O-3-18-1	March 26, 2018	17-09-16-303-011	1846 N. State Rte. 50	B-3 Village Center Shopping to B-2 Commercial
13.	-	Aug. 17, 2018 (Recorded)	-	320 S. Kinzie Avenue	Fastenal Kinzie Ave Minor Subdivision
14.	O-1-19-3	Jan. 28, 2019	17-09-21-200-016 17-09-21-200-017	870 Christine Drive (new Menards)	M Industrial & R-1 Single Family Residence to B-2 Commercial
15.	NA	Mar. 7, 2019	17-09-16-303-011 17-09-09-303-012	1846 & 1806 N. State Rte. 50	Plat of Consolidation (combining 2 lots into a single lot)
16.	R-5-19-3	May 13, 2019	-	Southfield Square (Holiday Inn)	Preliminary/Final Plat of Subdivision (creation of 4 lots)
17.	-	Sept. 17, 2019 (Recorded)	-	Fastenal Kinzie Avenue	Plat of Re-subdivision (creation of 3 lots, including detention lot)



Agenda Cover Memorandum

Meeting Date: February 8, 2021

Fiscal Year: 2020/21

Agenda Item:

Item Type: Ordinance Resolution Other

Action Requested: Approval First Reading For Discussion Informational

Staff Contact: Name: Pam Hirth, Assistant Community Development Director

Phone: (815) 936-5100 extension 1169

Email: pjhirth@bradleyil.org

Internal Review
Initials
Date

Brief Summary:

The last Official Bradley Zoning Map was adopted on April 23, 2012, however changes continued to be made on the GIS mapping found on the Village's website. Since the time of the last formal adoption, 17 individual map amendments have been approved by the Village. Refer to attached Planning & Zoning Staff Memorandum with attachments for more detailed information on the various map amendments (they are listed in Exhibit B).

In accordance with the Illinois Municipal Code, Section 65 ILCS 5/11-13-19, the Village of Bradley is required to publish an updated map clearly showing the existing zoning, uses, divisions, restrictions, regulations and classification in the Village of Bradley for the preceding calendar year no later than March 31st of each year.

This official map update was reviewed by the Planning and Zoning Commission at their regular meeting on February 2nd.

To comply with State code, Staff presents Exhibit A - the Official Zoning Map which reflects changes in zoning and land platting since the last official map was approved and adopted. The map being presented does not include addresses, however for internal purposes the address layer will be added once the map is approved.

Recommendation

The Planning and Zoning Commission by a vote of 7-0, recommended approval of the updated Village of Bradley Official Zoning, as presented

Supporting Documents:

1. Exhibit A – Official Zoning Map
2. Exhibit B – List of Changes
3. Ordinance approving the update to the Village of Bradley Official Zoning Map

Outcome:

Being presented for 1st read of Ordinance, however staff requests that the Village Board consider waiving the 2nd read and proceeding with final approval and adoption.