



# VILLAGE OF ORLAND PARK

14700 Ravinia Avenue  
Orland Park, IL 60462  
[www.orland-park.il.us](http://www.orland-park.il.us)

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**Ordinance No: 4462**

**File Number: 2008-0727**

ORDINANCE REZONING CERTAIN REAL ESTATE FROM E-1 ESTATE RESIDENTIAL  
DISTRICT TO COR MIXED USE ZONING (FAT SAM'S, 15852 S. LAGRANGE ROAD)

## VILLAGE OF ORLAND PARK

STATE OF ILLINOIS, COUNTIES OF COOK AND WILL

Published in pamphlet form this 17th day of February, 2009 by authority of the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois.

# VILLAGE OF ORLAND PARK

## Ordinance No: 4462

ORDINANCE REZONING CERTAIN REAL ESTATE FROM E-1 ESTATE RESIDENTIAL DISTRICT TO COR MIXED USE ZONING (FAT SAM'S, 15852 S. LAGRANGE ROAD)

WHEREAS, a petition for rezoning of certain real estate, as set forth below, has been filed with the Village Clerk of this Village and said petition has been referred to the Plan Commission of this Village and has been processed in accordance with the Land Development Code of the Village of Orland Park as amended; and

WHEREAS, said Plan Commission of this Village held a public hearing on January 13, 2009, on whether the requested rezoning should be granted, at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, a public notice in the form required by law, was given of said public hearing by publication not more than 30 days nor less than 15 days prior to said meeting in the SouthtownStar, a newspaper of general circulation in this Village; and

WHEREAS, the Plan Commission of this Village has filed its report of findings and recommendations that the requested rezoning be granted with conditions with this President and Board of Trustees, and this Board of Trustees have duly considered said report and findings and recommendations;

NOW THEREFORE, Be It Ordained by the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois, as follows:

### SECTION 1

The report and findings and recommendation of the Plan Commission of this Village regarding the proposed rezoning are herein incorporated by reference as the findings of this President and Board of Trustees, as completely as if fully recited herein at length. All exhibits submitted at the aforesaid public hearings are also hereby incorporated by reference as fully as if attached hereto. This President and Board of Trustees further finds that the proposed rezoning as conditioned herein is in the public good and in the best interests of the Village and its residents and is consistent with and fosters the purposes and spirit of the Orland Park Land Development Code as set forth in Section 1-102 thereof. Said rezoning is also in accordance with the provisions of the Comprehensive Land Use Plan of the Village.

### SECTION 2

The Orland Park Land Development Code, as amended, be further amended by reclassifying and rezoning the following described real estate:

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□ THE EAST 225.0 FEET OF THE SOUTH 339.0 FEET OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; AND, THE NORTH 48.85 FEET OF THE SOUTH 387.85 FEET OF THE EAST 222.0 FEET OF THE SOUTHEAST QUARTER OF SAID SECTION 16, EXCEPT THAT PART TAKEN BY THE STATE OF ILLINOIS FOR ROADWAY PURPOSES, ALL IN COOK COUNTY, ILLINOIS.

Property Tax Identification Numbers: 27-16-403-004-0000 and 27-16-403-005-0000.

from E-1 Estate Residential District to COR Mixed Use Core District under the Orland Park Land Development Code, as amended, subject to the following conditions:

1. That the Petitioner consolidate the two (2) subject lots (PINs 27-16-403-004-0000 and 27-16-403-005-0000) into a single lot to conform the property to COR Mixed Use Core District lot size and area requirements within six (6) months of a Village Board decision; and
2. That the Petitioner work with the Village to install a new gateway sign at the northwest corner of 159th Street and LaGrange Road; and
3. That the Petitioner work with the owners of Lakeview Plaza to the west at the appropriate time to establish a cross-access connection between the sites.

### SECTION 3

The zoning map of the Village of Orland Park, Cook and Will Counties, Illinois, shall be amended so as to be in conformance with the rezoning as aforesaid.

### SECTION 4

This Ordinance shall be in full force and effect from and after its adoption and approval as required by law.

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PASSED this 16th day of February, 2009

/s/ David P. Maher

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**David P. Maher, Village Clerk**

**Aye:** 7 Trustee Murphy, Trustee Fenton, Trustee O'Halloran, Trustee Dodge, Trustee Schussler,  
Trustee Gira, and Village President McLaughlin

**Nay:** 0

# VILLAGE OF ORLAND PARK

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DEPOSITED in my office this 16th day of February, 2009

/s/ David P. Maher

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**David P. Maher, Village Clerk**

APPROVED this 16th day of February, 2009

/s/ Daniel J. McLaughlin

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**Daniel J. McLaughlin, Village President**

PUBLISHED this 17th day of February, 2009

/s/ David P. Maher

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**David P. Maher, Village Clerk**