

**NOTICE OF HEARING
BEFORE THE PLANNING/ZONING COMMISSION
OF THE CITY OF PERU, IL**

Notice is hereby given that a public hearing will be held by the Planning/Zoning Commission of the City of Peru, IL, on Wednesday, March 8, 2023 at the hour of 5:00 p.m. in the City Municipal Building, 1901 Fourth Street, Peru, IL, at which time and place the Planning/Zoning Commission will consider the Petition of Frank P. Taylor and Terri Taylor ("Petitioners"), requesting annexation and zoning of certain property commonly known as 11 US Route 6, Peru, Illinois, consisting of approximately 1.69± acres in unincorporated LaSalle County, Illinois, legally described as follows:

The East 246 feet of the following described tract, located in the West Half of the Southeast Quarter of Section 18, Township 33 North, Range 1, East of the Third Principal Meridian, said tract being described as follows: Commencing at a point on the West Line of the Southeast Quarter of said Section 18, which is 40 feet South of the center of the pavement which is known as U.S. Route 6, this point is on the South Right-of-Way Line of said Route 6, from the above-described Point of Beginning; thence in a Southerly direction on the West Line of said Southeast Quarter 300 feet, to a point; thence Easterly and parallel with the South Right-of-Way Line of said Route 6, a distance of 1336 feet to a point; thence in a Northerly direction parallel with the West Line of said Southeast Quarter, 300 feet to the South Right-of-Way Line of Route 6; thence Westerly along said Right-of-Way Line 1336 feet to the Point of Beginning, excepting underlying coal and minerals and the right to mine and remove the same, situated in LaSalle County, Illinois.
PIN #: 17-18-489-000 ("Subject Property").

Petitioners request the following relief, to wit:

1. The City of Peru annex and rezone the Subject Property to B-4 Highway Business District;
2. A variance to reduce the rear yard setback from not less than 40', as provided by Section 11.05(h) of the Zoning Ordinance, to not less than 0', for purposes of constructing an addition; and
3. For such other and further relief as may be proper and appropriate.

The Petition and Plat of Annexation are available for public inspection at the Office of the Peru City Clerk during normal business hours. All persons desiring to appear and be heard with regard to said Petition may appear at the time and place specified above.

Dated at Peru, Illinois, this 20th day of February, 2023.

City of Peru Planning/Zoning Commission

BY: Cary Miller
Chairman