

**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, the 20th day of April, 2022, at the hour of 5:15 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 Jordan and Meghan Lutes ("Petitioners") concerning real estate located at 1307 Herbert Street in the City of Peru, Illinois, legally described as follows:

Lot 7 in Peters-Thompson Farm Subdivision, First Addition to the City of Peru, Illinois except coal and minerals and the right to mine and remove the same, situated in LaSalle County, Illinois, according to Pat and covenants recorded as Document Number 2006-07852
PIN: 17-17-124-004 ("Property").

Petitioners desire to construct a 22' x 10' accessory structure on the Property and request the following relief under the City's Zoning Ordinance, to wit:

- (1) A variance to increase the maximum area of an accessory structure from not more than 150 sq. ft, as provided by §6.01(a)(1), to not more than 220 sq. ft.;
- (2) A variance to reduce the minimum distance for an accessory structure from the principal building from not less than 10', as provided in Section 6.01(a)(2), to not less than 2'; and
- (3) For such other and further relief as may be required.

The Property is located in a R-1, Single-Family Detached Dwelling District. Additional information and a copy of the Petition can be obtained from the City Clerk's Office.

Dated at Peru, Illinois, this 29th day of March, 2022.

City of Peru Planning/Zoning Commission

BY: Cary Miller, Chairman