

# Village of New Berlin

P.O. Box 357  
New Berlin, Illinois 62670  
(217) 488-6312

## VILLAGE OF NEW BERLIN

### ZONING MINUTES

OCTOBER 16, 1991

The New Berlin Zoning meeting was held on October 16, 1991 at 7:00 p.m. Don Prince, Chairman opened the meeting with the calling of the roll. All members were present but John Frank who arrived later. Gary Stritzel was sworn in by Mayor Hoots to serve as a member on the Zoning Board.

Don Prince stated the purpose of the hearing and explained to the members their position on the Board was to make a recommendation on the zoning hearing.

The petition was presented to the zoning board from the New Berlin Development Corp. requesting a rezoning from agriculture to residential for the development of Heritage Pointe Subdivision. (See attached legal description).

Don Cravens, Attorney and John Raynolds, Engineer representing the New Berlin Development Corp. presented the preliminary plans of the subdivision as platted. All lots except those few as designated will be single family dwellings. Those lots (#5-8, 15, 16, 28-30, 42-44, and 56) will be designated as duplexes.

Restrictive covenants will be included in the subdivision plans and were explained by Attorney Cravens to the Board.

Gary Stritzel made the motion to recommend the approval of the rezoning on the land from agriculture to residential, and the zoning variance of designated lots for original construction of duplexes. Linda Wilson seconded this motion. Roll call was taken and passed unanimously with all zoning members answering Yea, 0 Nay, 0 Absent.

Linda Wilson made the motion and John Frank seconded the motion to adjourn the meeting at 7:20 p.m.

This petition will be sent to the New Berlin Village Board for final approval.

Recording Secretary

  
Marsha J. Sweet

LEGAL DESCRIPTION

PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 15 NORTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, SANGAMON COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:  
FROM THE SOUTHEAST CORNER OF LOT 1 OF MATFIELD'S ADDITION IN THE TOWN OF NEW BERLIN, THENCE NORTH  $89^{\circ}-43'-55''$  WEST, 13.64 FEET TO THE POINT OF BEGINNING, THENCE NORTH  $00^{\circ}-00'-00''$  EAST, PARALLEL TO THE EAST LINE OF SAID LOT 1, 200.00 FEET; THENCE SOUTH  $89^{\circ}-43'-55''$  WEST, 13.64 FEET; THENCE NORTH  $00^{\circ}-00'-00''$  EAST, 369.78 FEET; THENCE NORTH  $89^{\circ}-48'-48''$  EAST, 15.42 FEET; THENCE NORTH  $00^{\circ}-00'-00''$  EAST, 279.34 FEET; THENCE NORTH  $89^{\circ}-43'-55''$  EAST, 1906.51 FEET TO THE WEST RIGHT OF WAY LINE OF COUNTY HIGHWAY 10, BEING A CURVE TO THE RIGHT OF RADIUS OF 4412.81 FEET; THENCE DISTANCE OF 338.85 FEET; THENCE SOUTH  $14^{\circ}-03'-54''$  WEST, 211.50 FEET; THENCE SOUTH  $48^{\circ}-36'-46''$  WEST, 9.93 FEET; THENCE SOUTH  $89^{\circ}-43'-55''$  WEST, 467.02 FEET; THENCE SOUTH  $00^{\circ}-16'-05''$  EAST, 306.36 FEET; THENCE SOUTH  $89^{\circ}-43'-55''$  WEST AND PARALLEL TO THE NORTH LINE OF GIBSON STREET, 1314.19 FEET TO THE POINT OF BEGINNING, CONTAINING 32.40 ACRES, MORE OR LESS.