



LAWRENCE P. MAGLIOZZI
EXECUTIVE DIRECTOR

Angela M. Smith
Deputy Director

AREA PLAN COMMISSION OF ST. JOSEPH COUNTY, IN

227 W. JEFFERSON BLVD., ROOM 1140 COUNTY-CITY BUILDING, SOUTH BEND, INDIANA 46601 (574) 235-9571

June 8, 2016

South Bend Common Council
4th Floor, County-City Building
South Bend, IN 46601

RE: Rezoning for 1311 Ironwood Drive.

Dear Council Members:

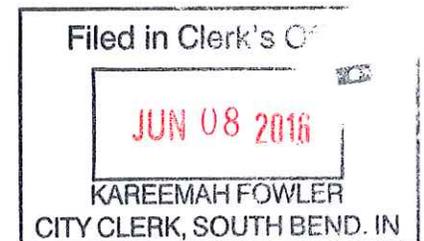
Enclosed is an Ordinance for the proposed Zone Map Amendment at the above referenced location. Please include the attached Ordinance on the Council agenda for first reading at your June 13, 2016 Council meeting, and set it for public hearing at your July 25, 2016 Council meeting. The petition is tentatively scheduled for public hearing at the July 19, 2016 Area Plan Commission meeting. The recommendation of the Area Plan Commission will be forwarded to your office by noon on the day following the public hearing.

If you have any questions, please feel free to contact our office.

Sincerely,

A handwritten signature in black ink, appearing to read 'M. Chappuies'.

Matthew P. Chappuies,
Planner



CC: Kathy Cekanski-Farrand

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE ZONING ORDINANCE FOR PROPERTY
LOCATED AT 1311 IRONWOOD DRIVE, COUNCILMANIC DISTRICT NO. 4 IN THE
CITY OF SOUTH BEND, INDIANA

STATEMENT OF PURPOSE AND INTENT

Petitioners desire to rezone the property from SF1 Single Family & Two Family District to OB Office Buffer District.

NOW THEREFORE BE IT ORDAINED by the Common Council of the City of South Bend, Indiana as follows:

SECTION I. Ordinance No. 9495-04, is amended, which ordinance is commonly known as the Zoning Ordinance of the City of South Bend, Indiana, be and the same hereby is amended in order that the zoning classification of the following described real estate in the City of South Bend, St. Joseph County, State of Indiana:

THAT PART OF THE NORTHEAST QUARTER OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 3 EAST, PORTAGE TOWNSHIP, CITY OF SOUTH BEND, ST JOSEPH COUNTY, INDIANA WHICH IS DESCRIBED AS: BEGINNING AT THE SOUTHEAST CORNER OF LOT# 1 OF THE PLAT OF "WOODED ESTATES SUBDIVISION" AS RECORDED IN THE RECORDS OF THE ST JOSEPH COUNTY, INDIANA RECORDER'S OFFICE; THENCE S. 02°-50'-32" E.(ALL BEARINGS ASSUMED) ALONG THE WEST RIGHT-OF-WAY LINE OF IRONWOOD DRIVE A DISTANCE OF 90.0 FEET MORE OR LESS; THENCE S. 90°-00'-00" W, A DISTANCE OF 367.0 FEET MORE OR LESS; THENCE N 00°-00'-00" W, A DISTANCE OF 91.0 FEET MORE OR LESS TO THE SOUTH LINE OF SAID SUBDIVISION PLAT, THENCE N 90°-00'-00" E. ALONG SAID SOUTH LINE A DISTANCE OF 363.33 FEET MORE OR LESS TO THE POINT OF BEGINNING.
CONTAINING 0.76 ACRES MORE OR LESS.

be and the same is hereby established as OB Office Buffer District.

SECTION II. This ordinance shall be in full force and effect from and after its passage by the Common Council, approval by the Mayor, and legal publication.

Member of the Common Council

Attest:

City Clerk

Presented by me to the Mayor of the City of South Bend, Indiana on the
____ day of _____, 2____, at _____ o'clock ____ . m.

City Clerk

Approved and signed by me on the _____ day of _____, 2____, at
____ o'clock ____ . m.

Mayor, City of South Bend, Indiana

PUBLIC HEARING
3rd READING
NOT APPROVED
REFERRED
PASSED

