

**ORDINANCE NO \_\_\_\_\_**  
**Date Passed: June 9, 2014**

**AN ORDINANCE APPROVING SPECIAL USE PERMIT  
FOR PLACE OF WORSHIP AT 1010 S. 7<sup>TH</sup> STREET**

**WHEREAS**, the City of Rochelle is a body politic and corporate, organized and existing pursuant to the Illinois Municipal Code, 65 ILCS 5/1-1-1, et. seq.; and

**WHEREAS**, pursuant to the City of Rochelle Zoning Ordinance, First National Bank of Rochelle Trust #06-002, the owner of property located at 1010 S. 7<sup>th</sup> St., the legal description of which is attached hereto as Exhibit A, filed a petition for a special use permit to allow the property to be used as a place of worship; and

**WHEREAS**, the property is currently zoned B-2 Commercial Highway, and place of worship is a permitted use in the B-2 zoning district only if a special use permit is issued; and

**WHEREAS**, the petition for special use was reviewed by the Planning and Zoning Commission at its meeting on June 2, 2014, and the Planning and Zoning Commission, by a vote of 6-0, recommended that City Council approve the issuance of a special use permit for a place of worship, and the City Council concurs; and

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ROCHELLE, OGLE COUNTY, ILLINOIS**, as follows:

Section 1. The issuance of a special use permit for a place of worship is hereby approved, subject to the owners addressing any life safety issues within the dwelling.

Section 2. This ordinance shall become effective after its passage and approval.

**PASSED AND APPROVED** this 9<sup>th</sup> day of June, 2014.

Ayes: \_\_\_\_\_ Nays: \_\_\_\_\_ Abstain: \_\_\_\_\_

\_\_\_\_\_  
Mayor

Attested: \_\_\_\_\_  
City Clerk

EXHIBIT A

LEGAL DESCRIPTION

**1010 S. 7<sup>th</sup> Street – PIN 24-25-302-007**

Part of the West Half of the Southwest Quarter of Section 25, Township 40 North, Range 1 East of the Third Principal Meridian, Ogle County, Illinois, described as follows:

Commencing at a point on the East line of said West Half of the Southwest Quarter of Section 25, 1443.3 feet North of the Southeast Corner thereof; thence Westerly at an angle of  $89^{\circ} 30'$  measured clockwise from said East line of the West Half of the Southwest Quarter of Section 25, 633.55 feet to the centerline of Kyte Creek, being the Point of Beginning of the tract of land being described; thence Easterly on the last described line, 633.55 feet to the East line; thence Northerly at an angle of  $90^{\circ} 30'$  measured clockwise from the last described course and on the East line, 175.0 feet; thence Westerly at an angle of  $89^{\circ} 30'$  measured clockwise from said East line, 619.70 feet to said centerline of Kyte Creek; thence Southwesterly on said centerline of Kyte Creek to the Point of Beginning; situated in the County of Ogle in the State of Illinois.