



Village of
JUSTICE

Village Clerk's Office
708-458-2520
FAX 708-458-4582
7800 South Archer Rd.
Justice, Illinois 60458

John W. Bruce, Chairman
Zoning Board of Appeals

Home Office: 708-458-1442 Cell/Text: 309-558-9244 Home FAX: 708-546-0868
JWB@villageofjustice.org

Petition # **2015 - 05**

Public Notice

Notice is hereby given that a Public Hearing will be held by the Zoning Board of Appeals, of the Village of Justice, on **January 14, 2016**, at **7:00 P.M.** at the Justice Administration Building, 7800 S. Archer, Justice, IL 60458 to respond to a Petition at the request of **CLJ Auto & Tire** with reference to the following:

LEGAL DESCRIPTION

(As provided by Petitioner)

See Attached Legal Description on Page 2

The purpose of this Petition is:

Purpose of this Petition is to Request a Special Use Permit to allow the Repair of Automobiles, Light Trucks, etc. Commonly referred to as "Traditional Gas Station Vehicle Service", but NOT to include heavier vehicles (Trucks) containing, i.e., 8, 10, 12, 14 & 16, etc., wheels.

This property is commonly known as:

9012 W. 79th St. (a/k/a Frontage Road), Justice, IL 60458

Property Tax Identification #'s are:

18-27-407-062-0000 & 18-27-409-026-0000

This property is currently owned by:

Randall Rucka

All persons interested are invited to attend and will be given the opportunity to be heard.

Additional information may be obtained by contacting the Village Clerk's Office at 708-458-2520

Published December 30, 2015, in The Daily Southtown News (without Legal Description - see attached Legal Description)...

John W. Bruce

John W. Bruce, Chairman

LEGAL DESCRIPTION

(As provided by Petitioner)

Parcel 1:

Lot 4 in Thomas Resubdivision of that Part of the East 129.95 Feet of Lot 4 in Circuit Court Partition in the Southeast $\frac{1}{4}$ of Section 27, Township 38 North, Range 12 East of the Third Principal Meridian, and in the Northeast $\frac{1}{4}$ of Section 34, Township 38 North, Range 12 East of the Third Principal Meridian, that lies between Lines 50 Feet North and 314 Feet North of and Parallel to the South Line of said Section 27, in Cook County, Illinois also Lots 19, 20 and the West 3.90 Feet of Lot 21 and the South $\frac{1}{2}$ of the East/West Vacated Alley lying North of and adjoining the said Lots 19 and 20 and the West 3.90 Feet of Lot 21 in Block 6 in Warner C. Miller's 79th Street and Archer Avenue Gateway Subdivision of Lot 5 in the Circuit Court Partition of Part of the Southeast $\frac{1}{4}$ of Section 27, the Northeast $\frac{1}{4}$ of Section 34 lying North of the Center Line of Archer Avenue in Township 38 North, Range 12 East of the Third Principal Meridian, except the North 875.5 Feet and except that portion South of the North Line of 79th Street as opened by the Cook County Highway Department according to the Plat thereof Recorded September 22, 1928 as Document No. 10154458, in Cook County, Illinois

Also:

Parcel 2:

An Easement Perpetual in Natur for the benefit of Parcel 1 as created by Deed from Thomas F. Turczynski and Agnes I. Turczynski to Thomas J. Turczynski and Evelyn Turczynski Dated February 4, 1970, and Recorded February 4, 19670 as Document No. 21073675 for Purposes of Ingress and Egress for and to Blazer Avenue, Free and Undisturbed for the Grantees, their Heirs and Assigns with the Right in the Grantee, their Heirs and Assigns, to Authorize and Provide for by Paving the Passage of Motor Vehicles of any Nature or Description whatsoever on, Through and Across the North 10 Feet of Lot 21 (Except the West 3.90 Feet thereof) Lots 22 and 23 and the South $\frac{1}{2}$ of the East-West Vacated Alley Lying North of and Adjoining said Lot 21 (Except the West 3.90 Feet thereof Lots 22 and 23 in Block 6 in Waraner C. Miller's 79th Street and Archer Avenue Gateway Section 27 and Northeast $\frac{1}{4}$ of Section 34 Lying North of the Center Line of Archer Avenue in Township 38 North, Range 12 East of the Third Principal Meridian, (except the North 875.5 Feet and Except that Portion South of the North Line of 79th Street as opened by the Cook County Highway Department, according to the Plat thereof Recorded September 22, 1928 as Document No. 10154458, in Cook County, Illinois