

**CITY OF SPRINGFIELD
PETITION FOR RECLASSIFICATION**

RECEIVED

APR - 7 2004

STATE OF ILLINOIS)

COUNTY OF SANGAMON)

SS

2004-047

DEPARTMENT OF BUILDING AND ZONING
SPRINGFIELD, IL

IN THE MATTER OF THE PETITION OF WAL-MART STORES, INC., A DELAWARE CORPORATION, RESPECTFULLY PETITIONS FOR AMENDMENTS OF THE ZONING ORDINANCE OF THE CITY OF SPRINGFIELD, ILLINOIS TO RECLASSIFY PROPERTY COMMONLY KNOWN AS LOTS 9, 10, 11, 12 AND 13 OF COBBLESTONE ESTATES WHICH ARE ADJACENT TO WESTGATE AVENUE, SPRINGFIELD, ILLINOIS, FROM S2, COMMUNITY SHOPPING AND OFFICE DISTRICT, DESCRIBED IN SECTION 155.031 OF THE CITY CODE TO B1, HIGHWAY BUSINESS SERVICE DISTRICT, DESCRIBED IN SECTION 155.033 OF THE CITY CODE.

TO THE HONORABLE MAYOR AND MEMBERS OF THE CITY COUNCIL OF THE CITY OF SPRINGFIELD, ILLINOIS: AND

TO THE SPRINGFIELD PLANNING AND ZONING COMMISSION OF THE CITY OF SPRINGFIELD, ILLINOIS:

COMES NOW Petitioner, Wal-Mart Stores, Inc., and respectfully petitions the Council of the City of Springfield as follows:

1. The Petitioner is the contract purchaser of Lots 9, 10, 11, 12 and 13 of Cobblestone Estates, adjacent to Westgate Avenue, Springfield, Illinois, legally described as:

Lots 9, 10, 11, 12 and 13 in Cobblestone Estates Fourth Plat being part of the Southeast Quarter of Section 11, Township 15 North, Range 6 West of the Third Principal Meridian, according to the Plat of Subdivision recorded August 15, 1995 as Document No. 95-27447 at the Sangamon County, Illinois, Recorder of Deeds.

2. Said property is adjacent to Westgate Avenue, Springfield, Illinois, and consists of five (5) lots, each approximately 175 feet in width by 175 feet in depth.

3. No improvements (or structures) are located on said property.

4. The subject real estate is currently classified in the S2, Community Shopping and Office District.

5. The Petitioner, Wal-Mart Stores, Inc., desires to utilize said property as part of its development of a Wal-Mart retail store and shopping center on said property, together with a parcel of real estate immediately south of said property, which is presently classified in the B1, Highway Business Service District.

6. The Petitioner to be in compliance with the Zoning Ordinance, respectfully petitions to reclassify said property from S-2, Community Shopping and Office District, to B1, Highway Business Service District, which will allow the Petitioner to construct, own and operate its retail store and shopping center.

WHEREFORE, Petitioner prays that the Springfield Planning and Zoning Commission of the City of Springfield, Illinois, after proper notice by publication and hearing on this petition, and all of the findings by the Section applicable to the proposed (requested) zoning reclassification have been met, recommend approval of the reclassification of the property herein described, to the City Council of Springfield, Illinois.

WHEREFORE, Petition prays to the Council of the City of Springfield, Illinois, after proper notice and hearing on the Petition and recommendation by the Springfield Planning and Zoning Commission, as follows:

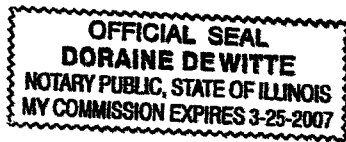
That the Council of the City of Springfield, Illinois will amend Chapter 155. Section 155.005 of the Code of the City of Springfield, Illinois, as amended, by changing the zoning classification of the described property from S-2, Community Shopping and Office District, to B1, Highway Business Service District, and that Sections 155. and 155.005 of the Springfield Zoning Ordinance (Chapter 155. Springfield City Code), passed June 28, 1966, and all amendments thereto, be amended in accordance therewith.

Respectfully submitted, .

WAL-MART STORES, INC.

By: John S. Elias
John S. Elias
Attorney for Wal-Mart Stores, Inc.

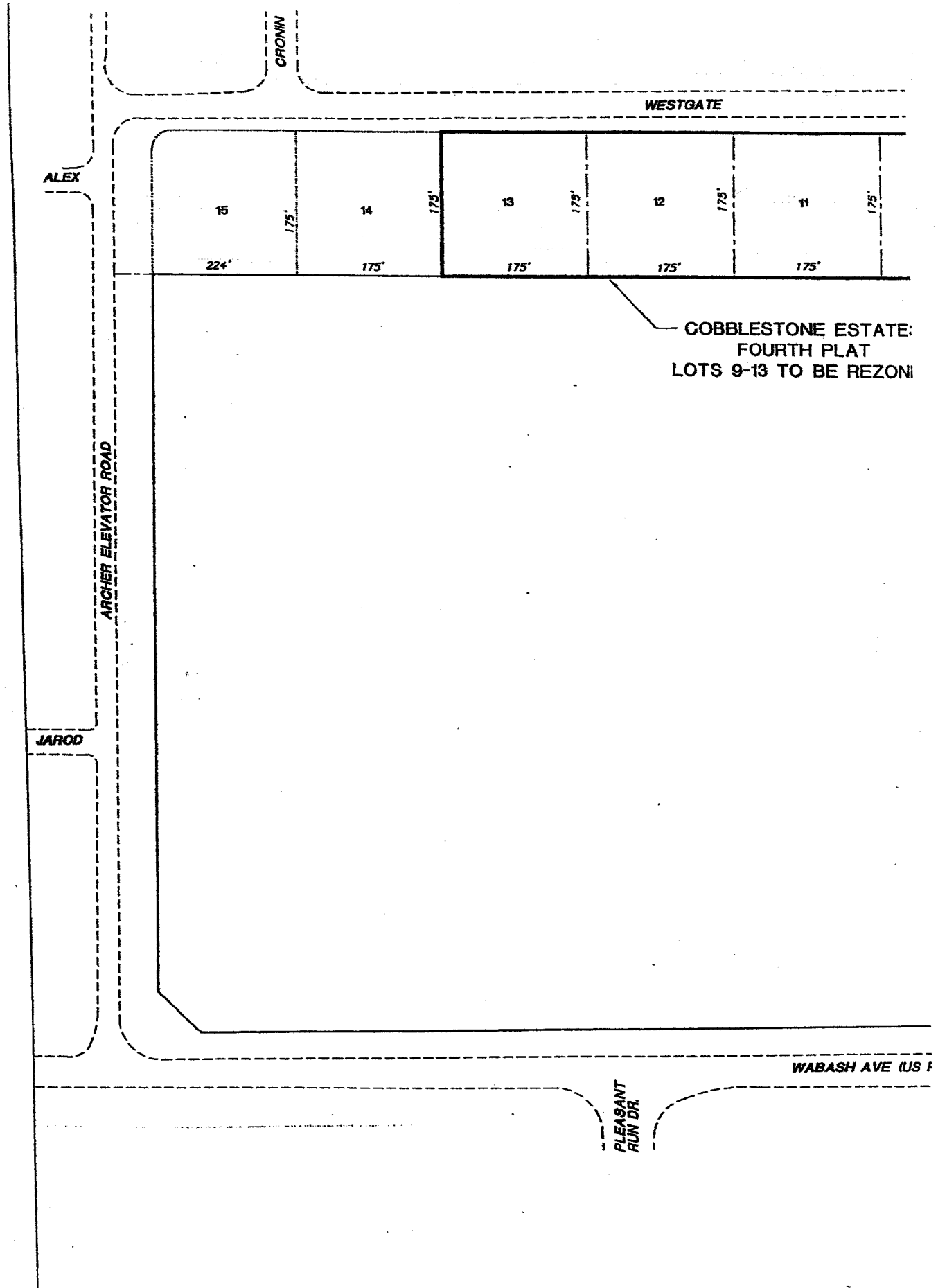
Subscribed and sworn to before me this 5th day of April, 2004.



Doraine Dewitte
Notary Public

Prepared by:

John S. Elias, Esq.
Elias, Meginnes, Riffle & Seghetti, P.C.
416 Main Street, Suite 1400
Peoria, IL 61602
Telephone: 309-637-6000
Attorney for Wal-Mart Stores, Inc.



CRONIN

WESTGATE

ALEX

15

14

13

12

11

224'

175'

175'

175'

175'

175'

175'

175'

175'

175'

ARCHER ELEVATOR ROAD

JAROD

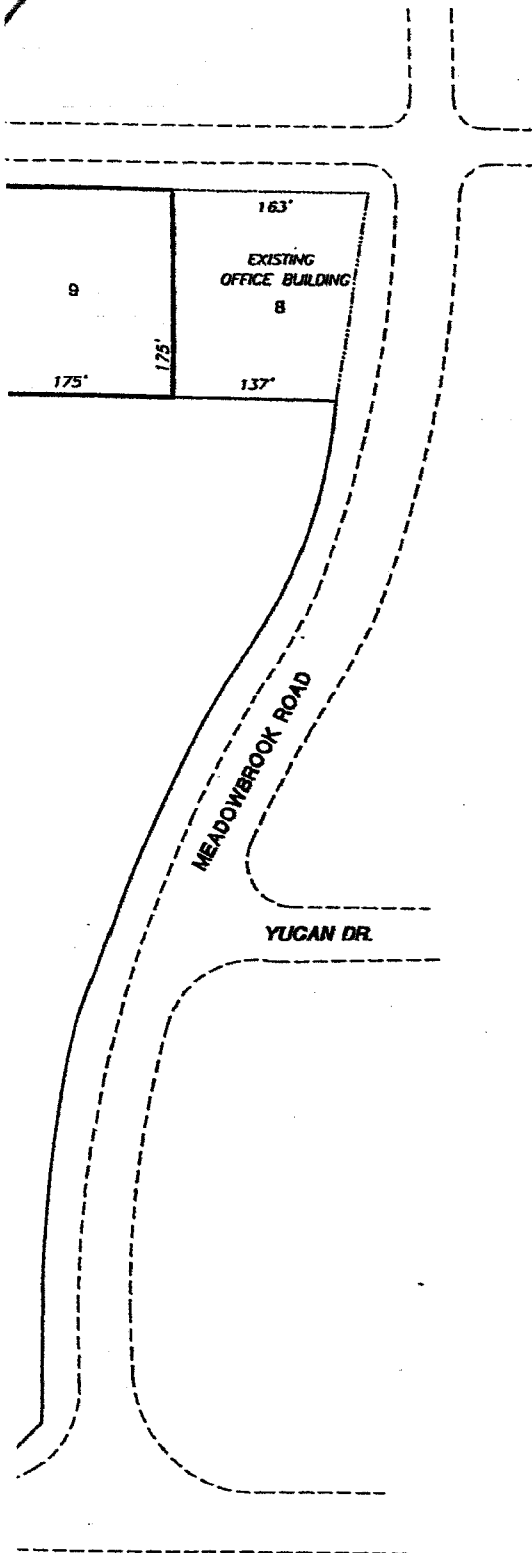
COBBLESTONE ESTATE:
FOURTH PLAT
LOTS 9-13 TO BE REZONI

WABASH AVE (US F

PLEASANT
RUN DR.

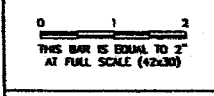


**REZONING PETITION EXHIBIT
COBBLESTONE ESTATES
4TH ADDITION**




PLOT: M\03009\205PPE
 FILE: DRAW\EXHIBIT\REZONING_MAP
 UPDATE BY:
 SURVEY BOOK: F
 XREF DWG:
 XREF DWG:
 DATE:

NO.	BY	DATE	DESCRIPTION



**REZONING PETITION EXHIBIT
COBBLESTONE ESTATES 4TH ADDITION**

REZONING EXHIBIT


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DESIGN BY:	AJG
DRAWN BY:	AJG
CHECKED BY:	SXS
APPROVED BY:	SXS
DATE:	04-16-2004
JOB No:	03009-20-00