

RECORDING INFORMATION

Prepared By:  
City of Mt. Carmel  
631 N. Market Street  
Mt. Carmel, IL 62863  
(618) 262-4822

**ORDINANCE NO. 2079**

**AN ORDINANCE AUTHORIZING A VARIANCE FOR DEVIATION IN REQUIRED REAR SETBACK IN A  
B-1 DISTRICT IN THE CITY OF MT. CARMEL, WABASH COUNTY, ILLINOIS**

**WHEREAS**, DGOGMtcarmelil07212021 LLC, proposes to reduce the required rear setback from 25 feet to 19 feet and this would require approval of a setback deviation; and

**WHEREAS**, DGOGMtcarmelil07212021LLC, site plan had mistakenly measured rear setback from the center of the alley instead of the property line; and

**WHEREAS**, the Zoning Board of the City of Mt. Carmel, Wabash County, Illinois had by its voting members unanimously recommended approval of the site plan and Variance for a deviation in required number of parking spaces from 54 spaces to 35 spaces for a retail establishment on October 12, 2021; and

**WHEREAS**, The City Council for the City of Mt Carmel, Wabash County, Illinois has the authority by law to authorize a variation in the strict application of the regulations where there are practical difficulties of carrying out the strict letter of any of the provisions of the zoning ordinances of the City of Mt Carmel.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MT. CARMEL,  
WABASH OUNTY, ILLINOIS,**

That a variance for a deviation in the required rear setback is hereby granted to DOGMtCarmelil07212021 LLC. such action to take place in B-1 Business District. The variance for reduction in required rear setback from twenty-five (25) feet to nineteen (19) feet is approved.

The description of the real estate covered hereby is as follows:

Lot 167 & Lot 169 & the E ½ of In Lot 171 & the W ½ Lot 171, Excepting a Parcel of ground 70 feet in length off of the entire north end thereof, Located in Sect 20, T1S, R12W commonly known as 210, 214, and 230 W 3rd Street.

All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

This ordinance shall be in full force and effect upon its passage and approval by the Mt. Carmel City Council, as provided by law.

This ordinance shall be printed in pamphlet form.

PASSED AND APPROVED THIS 14<sup>th</sup> DAY OF NOVEMBER, 2022

CITY OF MT. CARMEL, ILLINOIS

ATTEST:

RYAN TURNER, CITY CLERK

JOE JUDGE, MAYOR

Vote: Commissioner Dular

Yes

Commissioner Ikemire

Yes

Commissioner Meeks

Yes

Commissioner Zimmerman

Yes

First Reading:

11/14/22

Second Reading:

Waived

Passed and Approved:

Yes

STATE OF ILLINOIS

COUNTY OF WABASH

CERTIFICATE OF PUBLICATION

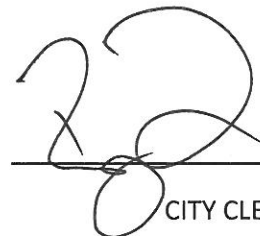
I, Ryan Turner, certify that I am the duly appointed and acting City Clerk of the City of Mt. Carmel, Wabash County, Illinois.

I further certify that on November 14, 2022, the Corporate Authorities of such municipality passed and approved Ordinance Number 2079, entitled **AN ORDINANCE AUTHORIZING A VARIANCE FOR DEVIATION IN REQUIRED REAR SETBACK IN A B-1 DISTRICT IN THE CITY OF MT. CARMEL, WABASH COUNTY, ILLINOIS**, which provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. 2079 including the Ordinance and a cover sheet thereof, was prepared, and a copy of such Ordinance was posted in the municipal building, commencing on November 14, 2022 and continuing for at least 10 days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the City Clerk.

Dated at Mt. Carmel, Illinois, this 14<sup>th</sup> day of November, 2022.

(SEAL)

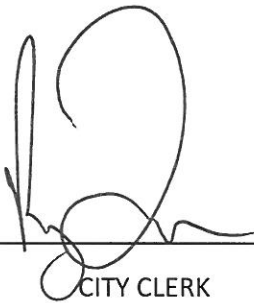
  
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CITY CLERK

CERTIFICATE

I, Ryan Turner, City Clerk in and for the City of Mount Carmel in the County of Wabash in the State of Illinois, and keeper of the records and files thereof, as provided by statute, do hereby certify the foregoing to be a true, perfect, and complete copy of Ordinance 2079 passed and approved by the City Council of the City of Mount Carmel at its regular meeting held November 14, 2022.

In testimony whereof, I have hereunto set my hand and affixed the seal of the City of Mount Carmel at my office this 14<sup>th</sup> day of November, 2022.

(SEAL)



CITY CLERK