

**LEGAL NOTICE/PUBLIC NOTICE
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that on Monday, February 20, 2017 at 6:30 P.M., the Community Development Commission of the Village of Bensenville, Du Page and Cook Counties, will hold a Public Hearing to review Case No. 2017 – 01 to consider a request for:

Zoning Map Amendment: O – 2 Office Center to I – 2 Light Industrial

Conditional Use Permit: Service Station

Variances:

10 – 11 – 8 – 2E – 1, Enlarge Curb Cut Width from 35' to 40', 60' and 168';
10 – 11 – 8 – 1 – 2B, Parking Lot Configuration;
10 – 11 – 8A, Parking in Required Yards;
10 – 11 – 8 – 2F, Driveway Location less than 50' to Intersection;
10 – 12 – 2E, Decrease the Foundation Landscape Strip from 6' to 0';
10 – 18 – 12A – 3B – 2, Increase Number of Wall Signs from 2;
10 – 18 – 12A – 3B – 3, Increase Number of Awning/Canopy Signs from 1;
10 – 18 – 12A – 3C – 2, Increase Maximum Wall, Awning/Canopy, Under
Canopy and Permanent Window Sign Area;
10 – 18 – 12A – 3B – 1, Increase Number of Monument Signs Permitted
from 1 and Number of Business Names on Monument Sign from 1;
10 – 18 – 12A – 3C – 1, Increase Maximum Monument Sign Area from 32
sq. ft. to 47.52 sq. ft.;
10 – 18 – 12A – 3D – 1, Increase Maximum Monument Sign Height from 6'
to 30';
10 – 18 – 7D – 2C, Sign Base for Monument Sign;
10 – 18 – 7F – 1, Landscaping at Base of Monument Sign;
10 – 18 – 12E, Minimum Sign Setback;

at 1050 Route 83, Bensenville, IL 60106 in an existing O – 2 Office Center district. The Public Hearing will be held in the Village Board Room at Village Hall, 12 S. Center Street, Bensenville, IL.

The Legal Description of the property is as follows:

THAT PART OF THE NORTHEAST 1/4 OF SECTION 3, TOWNSHIP 40 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 49 IN BRANIGAR'S MOHAWK TERRACE, BEING A SUBDIVISION IN SECTION 3 AFORESAID; THENCE SOUTH 00 DEGREES 20 MINUTES 43 SECONDS EAST ALONG THE WEST LINE OF STATE ROUTE 83, A DISTANCE OF 453.79 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 20 MINUTES 43 SECONDS EAST ALONG SAID WEST LINE OF STATE ROUTE 83, A DISTANCE OF 368.55 FEET; THENCE SOUTH 88 DEGREES 48 MINUTES 37 SECONDS WEST A DISTANCE OF 429.42 FEET; THENCE NORTH 01 DEGREES 11 MINUTES 23 SECONDS WEST A DISTANCE OF 419.25 FEET TO A POINT OF INTERSECTION WITH THE SOUTH LINE OF MARK STREET; THENCE NORTH 88 DEGREES 48 MINUTES 37 SECONDS EAST ALONG SAID SOUTH LINE OF MARK STREET A DISTANCE OF 384.86 FEET TO THE POINT OF CURVATURE; THENCE 79.28 FEET ALONG THE ARC OF A CIRCLE OF 50.00 FOOT RADIUS CONVEX TO THE

NORTHEAST AND WHOSE CHORD OF 71.23 FEET BEARS SOUTH 45 DEGREES 46 MINUTES 03 SECONDS EAST TO THE POINT OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

Commonly known as 1050 Route 83, Bensenville, IL 60106

1050 Busse and Mark LLC of 1100 Landmeier Road, Elk Grove, IL 60007 is the owner and Pilot Travel Centers, LLC of 5508 Lonas Road, Knoxville, TN 37909 the applicant for the subject property for this CDC Case No. 2017 - 01 and Public Hearing.

Any individual with a disability requiring a reasonable accommodation in order to participate in any public meeting held under the authority of the Village of Bensenville should contact the Village Clerk, Village of Bensenville, 12 S. Center St., Bensenville, Illinois 60106, (630) 766-8200, at least three (3) days in advance of the meeting.

Applicant's application and supporting documentation may be examined by any interested parties in the office of the Community and Economic Development Department, Monday through Friday, in the Village Hall, 12 South Center Street, Bensenville, IL 60106. All interested parties may attend and will be heard at the Public Hearing. Written comments will be accepted by the Community and Economic Development Department through February 20, 2017 until 5:00 P.M.

Office of the Village Clerk
Village of Bensenville

**TO BE PUBLISHED IN THE BENSENVILLE INDEPENDENT,
February 2, 2017**