

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

NOTICE IS HEREBY GIVEN that a Meeting of the Community Development Commission of the Village of Bensenville, DuPage and Cook Counties, will be held on Tuesday, August 1, 2023 at 6:30 P.M., at which a Public Hearing will be held to review case No. 2023 - 24 to consider a request for:

Site Plan Review
Municipal Code Section 10 – 3 – 2

Variation, Maximum Off-Street Parking Requirements
Municipal Code Section 10 – 8 – 2B – 6

At 1100-1138 Tower Lane in an existing I-2 General Industrial District. The Public Hearing will be held in the Village Board Room at Village Hall, 12 S. Center Street, Bensenville.

The Legal Description is as follows:

PARCEL 1: THAT PART OF THE EAST ½ OF SECTION 3, TOWNSHIP 40 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 32 IN ELK GROVE INDUSTRIAL PARK UNIT 13, BEING A SUBDIVISION IN THE SOUTH ½ OF SECTION 3, AFORESAID; THENCE NORTH 01 DEGREES 42 MINUTES 10 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 32, 563.41 FEET TO A POINT FOR A POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED, THENCE CONTINUING NORTH 01 DEGREES 42 MINUTES 10 SECONDS EAST ALONG SAID LAST DESCRIBED LINE, BEING IDENTICAL WITH THE EAST LINE, AND SAID LINE EXTENDED, OF LOT 14 IN ELK GROVE INDUSTRIAL PARK UNIT 3, BEING A SUBDIVISION IN SAID SECTION 3, 395.87 FEET TO AN INTERSECTION WITH A LINE 846.0 FEET (AS MEASURED AT RIGHT ANGLES) SOUTH OF AND PARALLEL WITH SAID SOUTH LINE OF MARK STREET AS DEDICATED BY THE PLAT RECORDED NOVEMBER 16, 1973 AS DOCUMENT R73-70972; THENCE DUE EAST ALONG SAID LAST DESCRIBED PARALLEL LINE, 315.0 FEET TO THE WEST LINE OF TOWER LANE AS DEDICATED BY PLAT RECORDED OCTOBER 11, 1977 AS DOCUMENT R77-92285; THENCE DUE SOUTH ALONG SAID WEST LINE OF TOWER LANE, 274.73 FEET TO A POINT OF CURVATURE; THENCE CONTINUING SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF SAID TOWER LANE, BEING A CURVED LINE CONVEXED TO THE SOUTHWEST, HAVING A RADIUS OF 99.50 FEET AND BEING TANGENT TO SAID LAST DESCRIBED STRAIGHT LINE AT SAID LAST DESCRIBED POINT, AN ARC LENGTH OF 89.96 FEET; THENCE SOUTH 38 DEGREES 11 MINUTES 38 SECONDS WEST, 66.65 FEET; THENCE NORTH 88 DEGREES 17 MINUTES 50 SECONDS WEST 323.67 FEET TO THE POINT OF BEGINNING, IN DUPAGE COUNTY, ILLINOIS.

PARCEL 3: TOGETHER WITH THE 25' EASEMENT FOR INGRESS AND EGRESS AS RECORDED IN DOCUMENT NO> R-78-49892.

Commonly known as 1100-1138 Tower Lane, Bensenville, IL 60106.

Tower Lane Holdings LLC of 300 Park Boulevard, Suite 201, Itasca, IL 60143 is the owner and Morgan Harbour Construction LLC of 7510 S Madison Street, Willowbrook, IL 60527 is the applicant for the subject property.

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, IL 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 the Public Hearing and be heard. A link for electronic viewing will be posted on the Village website at least 48 hours prior to the meeting date. Written comments mailed to Village Hall, and online comments submitted on the Village website, will be accepted by the Community and Economic Development Department through August 1, 2023 until 5:00 P.M

Office of the Village Clerk
Village of Bensenville

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