

ORDINANCE NO. 13, 2019

AN ORDINANCE AMENDING THE ZONING MAP REZONING LAND WITHIN THE CITY OF VALPARAISO, INDIANA FROM INH, HEAVY INDUSTRIAL DISTRICT TO CG, COMMERCIAL GENERAL

WHEREAS, a petition was presented by UHV LLC, to rezone land located at 2502 Cumberland Drive, from INH, HEAVY INDUSTRIAL DISTRICT TO CG, COMMERCIAL GENERAL; and

WHEREAS, the Plan Commission duly advertised and held a public hearing on the proposed rezoning on May 14<sup>th</sup>, 2019; and

WHEREAS, the general public was given an opportunity to comment on the proposed rezoning; and

WHEREAS, the Plan Commission voted to favorably recommend rezoning the property from INH, Heavy Industrial Zoning District to CG, Commercial General Zoning District on May 14<sup>th</sup>, 2017 by a vote of 9-0.

NOW, THEREFORE, BE IT ORDAINED by the Common City of the City of Valparaiso, Indiana, as follows;

- a) City of Valparaiso's Comprehensive Plan;
- b) Current conditions and character of the current structures and structures and uses in each district;
- c) The most desirable use for which the land is adapted;
- d) The conservation of the property values throughout the jurisdiction; and
- e) Responsible development and growth.

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Valparaiso as follows:

1) The following described real estate in the City of Valparaiso, Indiana is hereby rezoned to CG, Commercial General zoning classification to wit:

See attached Legal Description - Exhibit A

2) This ordinance shall be in full force and effect from and after its adoption and approval by the Mayor.


PASSED by the Common Council of the City of Valparaiso, Indiana, by a 6-0 vote of all members present and voting this 24<sup>th</sup> day of June, 2019.

  
Jon Costas, Mayor

ATTEST:

  
Sharon Swihart, Clerk-Treasurer

Presented by me to the Mayor of the City of Valparaiso, Indiana, this 24<sup>th</sup> day of June, 2019, at 7:05 o'clock p.m.

  
Sharon Swihart, Clerk-Treasurer

This Ordinance approved/denied and signed by me this 24<sup>th</sup> day of June, 2019, at 7:05 o'clock p.m.

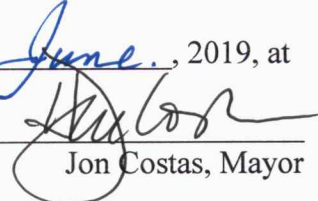
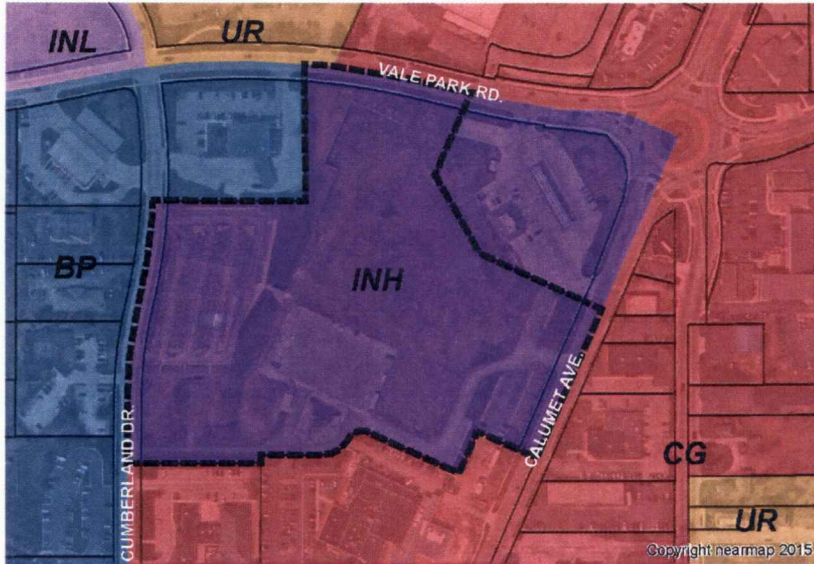
  
Jon Costas, Mayor

Exhibit A

Lot 2 in the Family Express Subdivision as per plat there of recorded as Plat File 56-B-6 as Document Number 2016-017463 in the Office of the Recorder of Porter County, Indiana.

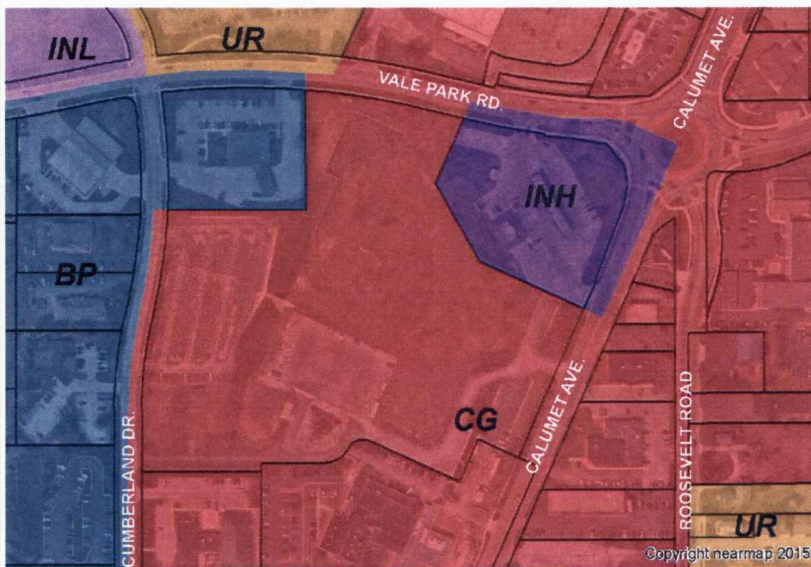


Existing Zoning

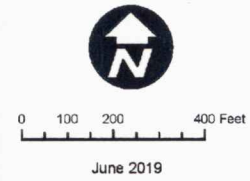
LEGEND

- NC - Neighborhood Conservation
- ER - Estate Residential
- SR - Suburban Residential
- GR - Residential, General
- UR - Residential, Urban
- PS - Public Space
- RU - Rural
- CN - Commercial, Neighborhood
- CG - Commercial, General
- CBD - Central Business District
- CP - Central Place
- RT - Residential Transition
- CA - Campus
- BP - Business Park
- INL - Light Industry
- INH - Heavy Industrial
- PUD - Planned Unit Development

Area to be Rezoned



Proposed Zoning



**CASE # RZ19-001**  
**UHV LLC**  
**2502 Cumberland Drive**

