

BENTON ZONING AND PLANNING COMMISSION

PUBLIC HEARING AGENDA

WEDNESDAY NOVEMBER 3, 2021, 6:00 PM

- I. Call meeting to order
- II. Roll call
- III. Consideration of a Zoning change for a vacant lot from B-1 to I-1 for Kirkpatrick Motors which is currently zoned I-1 and located at 105 Railroad Street, Benton Illinois for a vacant lot adjacent thereto on East Main Street, zoned B-1 described as follows:

Lot 4 in A.M. Brownlee's First Addition to the City of Benton, Illinois, Less and Except the South 184 feet thereof, Situated in Franklin County, Illinois.

Size of Lot 65 x 125 approximate;

Property Index : # 08-18-456-009 ; **currently zoned B-1, seeking change to zoned I-1**

Address : 422 East Main St, Benton, Illinois

Applicant sells used cars at 105 Railroad Street, zoned I-1 and purchased adjacent lot described above to the West which is zoned B-1 and will expand the sale of used cars to the West on 422 East Main St, Benton Illinois which is currently zoned B-1. However, car lots are not allowed in B-1. Proposed change will increase visibility of applicant along with increased sales and tax revenue to City and County. Tax base will minimally increase.

IV. Public Comment

V. Adjournment