

J. Bellard
C. Wessner

91027645

PENDING ORDINANCE NO. 90-26
RESOLUTION NO. 6947
As Amended _____
Certification Date _____
Certified By _____
Favorably _____
Unfavorably _____

AN ORDINANCE AMENDING TITLE 15 ENTITLED
"LAND USAGE" CHAPTER 163 ENTITLED
"ZONING CODE" OF THE CODE OF ORDINANCES OF
THE CITY OF GARY, INDIANA

STATE OF INDIANA/S.S.N.D.
LAKE COUNTY
FILED FOR RECORD

ROBERT BOB FSEER
RECORDER

JUN 6 9 29 AM '91

BE IT ORDAINED by the Common Council of the City of Gary, Indiana, as follows:

Section 1. Chapter 163 entitled "Zoning Ordinance" of the Code of Ordinance of the City of Gary, Indiana, 1982, and particularly the Zoning Maps which are made a part thereof, be, and the same are hereby, amended as follows:

By establishing a special use permit for the property described as to-wit:

2490 Clark Road, Gary, Indiana!

The petition was favorably recommended by the Gary Board of Zoning Appeals on March 20, 1990 subject to the following conditions:

1. There shall be one 30' curb cut on Clark Road and one 30' curb cut along 25th Avenue only.
2. A 10' landscaped area shall be along the east and south property lines to prevent parkway parking and control containment.
3. There shall be no more than 25 cars on the property for sale at any time.
4. There shall be no open repair of cars or storage of parts.
5. All vehicles for sale must be in operable condition at all times.
6. The special use permit is pending upon passage of the rezoning request.
7. All conditions must be completed within 180 days after Councilmatic approval.

Section 2. That the Director of the Department of Planning and Development is hereby authorized and directed, upon enactment and approval of this ordinance, to cause a change to be made on the Zoning Map Sheets by making certain notations in ink thereon and to record the date of this Amendatory Ordinance.

Section 3. This ordinance shall be in full force and effect from and after the date of its passage and publication according to law.

Passed by the Common Council of the City of Gary, Indiana this 17th day of April, 1990.

FILED

MAY 31 1991

Anna M. Anton
AUDITOR LAKE COUNTY

01762

Katie Hall - City Clerk
401 B'way
Gary 46402

2400

Robert Alleyne
PRESIDING OFFICER

CITY CLERK
ATTEST
Katie Hall
CITY CLERK

Presented by me to the Mayor for his approval and signature this 17th day of April, 19 90.

Katie Hall
CITY CLERK

19 90 APPROVED and SIGNED by me this 25 day of April,

Don Bams
MAYOR, CITY OF GARY, INDIANA

NOT OFFICIAL!

Favorably Recommended By: Gary Board of Zoning Appeals

This Document is the property of

Petitioner: Betty J. Verhulst
4833 Ralston Place
Griffith, Indiana

the Lake County Recorder!

Prepared by: Law Department (GK)

Sponsored by: Gary Board of Zoning Appeals

STOP

COMMITTEE ASSIGNMENT	<u>W/O</u>	Reported-Out/Date	<u>4-3-90</u>
1st Reading/Date	<u>4-3-90</u>	Committee Hearing/Date	<u>4-17-90</u>
2nd Reading/Date	<u>4-3-90</u>	Public Hearing/Date	<u>4-17-90</u>
3rd Reading/Date	<u>4-17-90</u>	Final Reading/Date	_____
Passed/Date	<u>4-17-90</u>	Deferred/Date	_____
Tabled/Date	_____	Adopted/Date	_____
	Override/Date		_____

NOTE: TO BE SUBMITTED IN 25 COPIES (PLEASE TYPE OF PRINT) AND ACCOMPANIED BY A \$ 75.00 CHECK OR MONEY ORDER PAYABLE TO THE "CITY OF GARY". ATTACH A SCALE DRAWING SHOWING THE SITE FOR THE SPECIAL USE AND OTHER PERTINENT INFORMATION.

BZA NO. 90-8 DATE 2-5- 1990 QUIETUS NO. 30865

TO: Gary Board of Zoning Appeals

PETITION FOR SPECIAL USE PERMIT

(1) I (We) BETTY J. VERHULST

(2) Of 4833 RALSTON PL. GRIFFITH INDIANA (219) 924-6986
Address City/State Telephone

(3) Hereby petitions you for a Special Use as permitted under Section 163.070(B)(2)(N) of the Zoning Ordinance for the City of Gary. The present zoning is R 2

(4) 2490 CLARK RD, GARY, IND 125 X 125 125 X 125 X 125 X 125
Common Address of Property Size of Parcel Total Area

(5) Legal Description of property: Lot(s) -----; Block(s) 4
Subdivision CURES GROVE FARM

(6) Proposed Use: USED CAR SALES & REPAIR (MINOR)

(7) Special Use Requested: AUTOMOBILE SALES & REPAIR

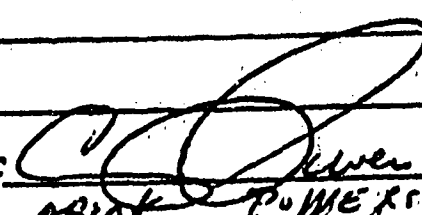
(8) Ordinance Requirement: MUST OBTAIN SPECIAL USE PERMIT
AND HAVE B5_1 ZONING

(9) Name and address of owners of record: ROBERTA DAVIS PREVIOUS OWNER
3420 33RD. CT BIRMINGHAM ALABAMA 46407 NEW OWNER

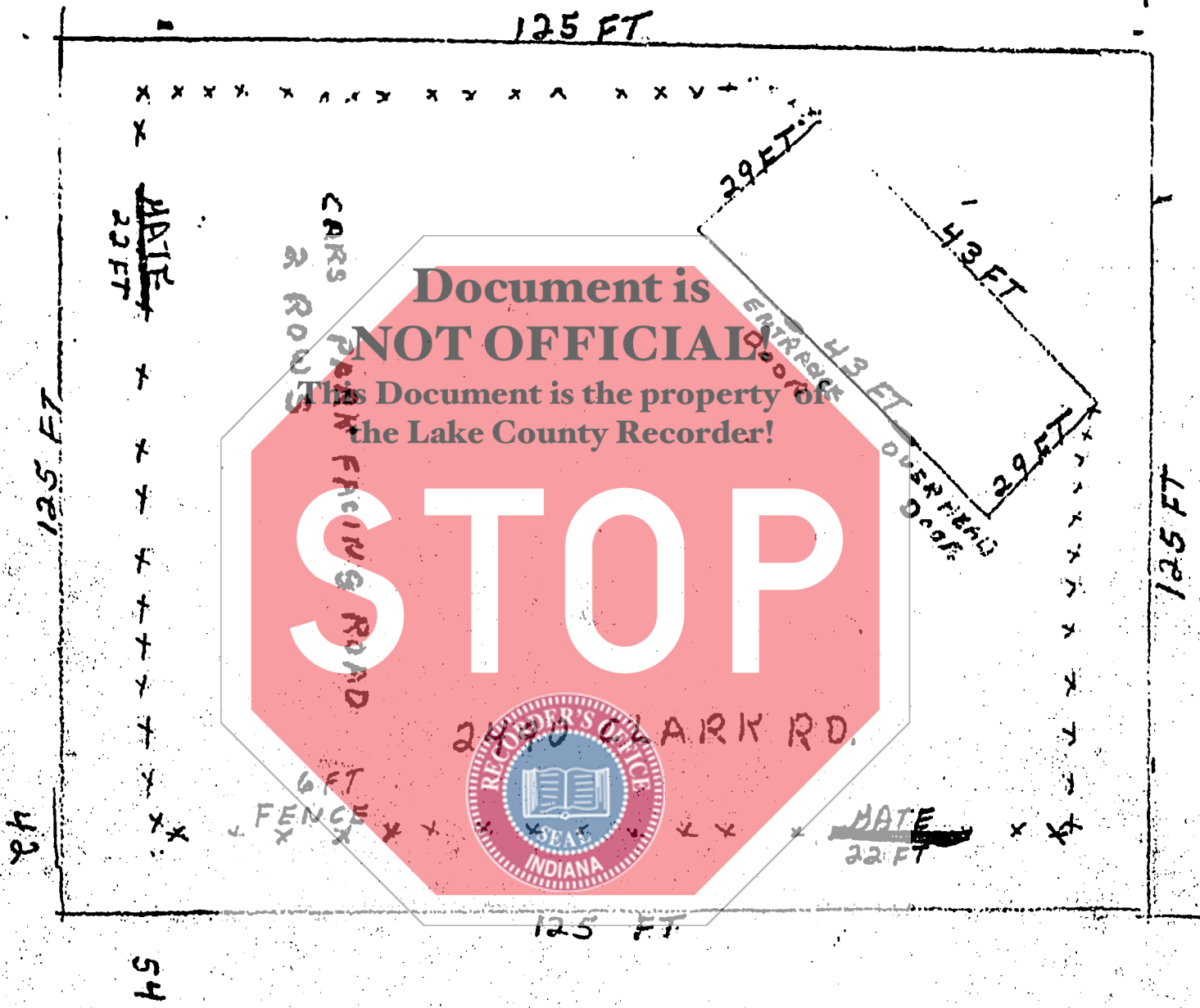
BETTY J. VERHULST 4833 RALSTON PL. GRIFFITH INDIANA 46319

(10) Reasons for requested Special Use: ABONDON GAS STATION
BUSY INTERSECTION WOULD BE SUITABLE FOR LOT AND IMPROVE
PROPERTY VALUE IN GARY.

(11) Describe the potential economic impact if petition is approved
TAXES; EMPLOYES AND PROPERTY VALUE
WILL INCREASE IN GARY.

(12) Signature of: Owner 
Petitioner: Betty J. Verhulst SULLAS ABONK POWER REALTY, INC.

35TH AVE



125 FT

~~DATE~~
22 FT

CARS
PARKING
ROAD
FACING ROAD

Document is
NOT OFFICIAL

This Document is the property of
the Lake County Recorder!

STOP

2490 CLARK RD.



6 FT
FENCE

~~DATE~~
22 FT

125 FT

CLARK ROAD
 BLOCK 4
 CURE'S YROVE FARM
 PLAT BOOK 25
 PAGE 26

SITE PLAN REQUIREMENTS

A site plan must be submitted with all requests before the Gary City Plan Commission and Board of Zoning Appeals. Failure to include all information will delay your request.

DATA TO BE SHOWN ON SITE/PLOT PLAN

- ✓ Scale (Between 1"=60' and 1"=20')
- ✓ Directional Arrow NORTH + SOUTH
- ✓ Lot Dimension (125 FT Length 125 FT Width 15,625 Area)
- ✓ Existing Street(s) and Alley(s) CLARK ROAD AND 25TH AVENUE
- ✓ Dimension of Street(s) and Alley(s) CLARK ROAD 87 FT AND 25TH AVENUE 84
- ✓ Existing Curb Cuts 4 CURB CUTS CLOSE 2 USE 2 FURTHEREST FROM CORNER
- ✓ Dimension of all proposed structures
NONE Length NONE Width NONE Area
- ✓ Dimension of existing structures
29 FT Length 43 FT Width 1,247 Area
- ✓ Show all setbacks 100 FT Front 18 28 Side 4 11 Rear
- ✓ Distance between buildings ONE BUILDING
- ✓ Existing lighting 2 LIGHT. NE. AND SE. CORNER
- ✓ Proposed lighting NONE
- ✓ Existing Off-Street Parking 8 Number of Stalls 9 X 20 FT
- ✓ Proposed Off-Street Parking NONE Number of Stalls NONE
- ✓ Existing Signs and Locations SIGN ON FRONT OF BUILDING
- ✓ Proposed Signs and Locations NONE
- Landscaping EXISTING GRASS PARKWAY TO BE MAINTAIN
 - Existing Trees and Shrubbery
 - Proposed Trees and Shrubbery
 - ✓ Removal Trees and Shrubbery N.E. CORNER ONE TREE
 - As Part of Landscape in Setback

Claim No. _____ Warrant No. _____

IN FAVOR OF

Walter P. P.
1953 Broadway

\$ *7.53*

On Account Of Appropriation For
AD-433300-151-600-90

Appropriation No. _____

All paid *May 14* 19 *90*

In the sum of \$ *7.53*

I have examined the within claim and hereby certify as follows:

That it is in proper form.

That it is duly authenticated as required by law.

That it is based upon statutory authority.

That it is apparently (correct) (incorrect)

Walter P. P.

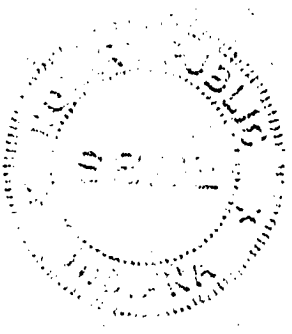
I certify that the within claim is true and correct; that the services therein itemized and for which charge is made were ordered by me and were necessary to the public business.

Kate Hall

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STOP



City of Gary/City Clerk (Government Unit) To POST-TRIBUNE Dr. LAKE County, Indiana 1065 BROADWAY, GARY, IND. 46402

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set) number of equivalent lines

Head - number of lines

Body - number of lines

Tail - number of lines

Total number of lines in notice

COMPUTATION OF CHARGES

25 main lines, columns wide equal equivalent lines at .213 cents per line

\$ 5.33

Additional charge for notices containing rule or tabular work (50 percent of above amount)

\$ 1.00

Charge for extra proofs of publication (\$1.00 for each proof in excess of two)

\$ 6.33

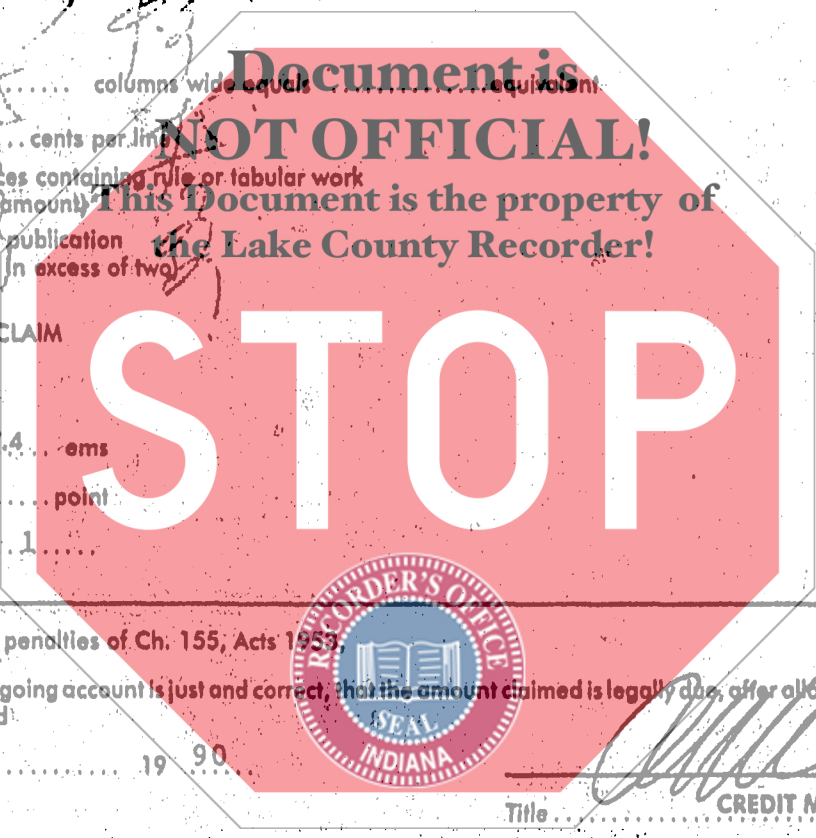
TOTAL AMOUNT OF CLAIM

DATA FOR COMPUTING COST

Width of single column 7.4 ems

Size of type 5.5 point

Number of insertions 1



Pursuant to the provisions and penalties of Ch. 155, Acts 1953,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date April 9 19 90

Title CREDIT MANAGER

PUBLISHER'S AFFADAVIT

State of Indiana) SS Lake County)

Personally appeared before me a notary public in and for said county and state, the undersigned R. A. MILLER who,

being duly sworn, says that he is CREDIT MANAGER of the POST-TRIBUNE a DAILY

newspaper of general circulation printed and published in the English language in the city of GARY in state and county

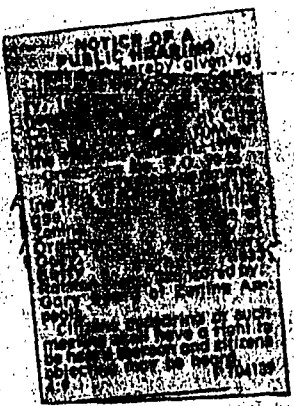
aforsaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 1 time, the dates of publication being as follows:

April 9, 1990

Subscribed and sworn to before me this 9th day of April 19 90

Signature of Notary Public

My commission expires 4-11-93



Claim No. Warrant No.

IN FAVOR OF

POST-TRIBUNE

1065 BROADWAY, GARY, IND. 46402

\$ 6.33

On Account Of Appropriation For

101-43320-151-680-90

Allowed April 18, 1990
In the sum of \$ 6.33

I have examined the within claim and hereby certify as follows:
That it is in proper form.
That it is duly authenticated as required by law.
That it is based upon statutory authority.
That it is apparently (correct) (incorrect)

Eric Hall
Eric Hall
April 11, 1990

I certify that the within claim is true and correct, that the services thereitemized and for which charge is made were ordered by me and were necessary to the public business.

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STOP

LEGAL ADVERTISING

TABLE SHOWING PRICE PER LINE AND PER INSERTION

Type Size	8.5 Em Column				8.6 Em Column				8.75 Em Column				8.8 Em Column				9 Em Column			
	No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions			
	1	2	3	4	1	2	3	4	1	2	3	4	1	2	3	4	1	2	3	4
5.5	.245	.367	.489	.611	.248	.371	.495	.619	.252	.378	.504	.629	.253	.380	.507	.634	.259	.389	.518	.648
6	.224	.337	.449	.561	.227	.341	.454	.568	.231	.347	.462	.578	.232	.348	.465	.581	.238	.356	.475	.594
7	.192	.288	.384	.480	.194	.292	.389	.485	.198	.297	.396	.495	.199	.299	.398	.498	.204	.305	.407	.509
7.5	.180	.269	.359	.449	.182	.272	.363	.454	.185	.277	.370	.462	.186	.279	.372	.464	.190	.285	.380	.475
8	.168	.252	.337	.421	.170	.255	.341	.426	.173	.260	.347	.433	.174	.261	.348	.436	.178	.267	.356	.446
9	.149	.224	.299	.374	.151	.227	.302	.378	.154	.231	.308	.384	.155	.232	.310	.387	.158	.238	.317	.396
10	.135	.202	.269	.337	.136	.204	.272	.340	.139	.208	.277	.347	.139	.209	.279	.348	.143	.214	.285	.356
12	.112	.168	.224	.281	.114	.170	.227	.284	.116	.173	.231	.289	.116	.174	.232	.290	.119	.178	.238	.297

Type Size	9.3 Em Column				9.5 Em Column				9.6 Em Column				9.9 Em Column				10 Em Column			
	No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions			
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6	.246	.368	.491	.614	.251	.376	.502	.627	.253	.380	.507	.634	.261	.392	.523	.653	.264	.396	.528	.660
7	.210	.315	.420	.526	.215	.322	.430	.537	.217	.326	.434	.543	.224	.336	.447	.559	.226	.339	.452	.565
7.5	.196	.295	.393	.491	.201	.301	.401	.502	.203	.304	.405	.507	.209	.313	.418	.522	.211	.317	.422	.528
8	.184	.276	.368	.460	.188	.282	.376	.470	.190	.285	.380	.475	.196	.294	.392	.490	.198	.297	.396	.495
9	.164	.246	.327	.409	.167	.250	.334	.417	.169	.253	.338	.422	.174	.261	.348	.436	.176	.264	.352	.440
10	.147	.221	.294	.368	.150	.226	.301	.376	.152	.228	.304	.380	.157	.235	.314	.392	.158	.238	.317	.396
12	.123	.184	.246	.307	.125	.188	.251	.314	.127	.190	.253	.317	.131	.196	.261	.327	.132	.198	.264	.330

Type Size	10.5 Em Column				11 Em Column				11.5 Em Column				12 Em Column				12.5 Em Column			
	No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions				No. of Insertions			
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5.5	.302	.453	.605	.756	.317	.475	.634	.792	.331	.496	.662	.827	.346	.518	.691	.864	.360	.540	.720	.899
6	.277	.416	.554	.693	.290	.436	.581	.726	.304	.455	.607	.759	.317	.475	.634	.792	.330	.495	.660	.825
7	.238	.356	.475	.594	.249	.373	.498	.622	.260	.390	.520	.651	.271	.407	.543	.678	.283	.424	.566	.707
7.5	.222	.333	.444	.554	.232	.348	.465	.581	.243	.364	.486	.607	.253	.380	.507	.634	.264	.396	.528	.660
8	.208	.312	.416	.520	.218	.327	.436	.545	.228	.342	.455	.569	.238	.356	.475	.594	.248	.371	.495	.619
9	.185	.277	.370	.462	.193	.290	.387	.483	.202	.303	.405	.506	.211	.317	.422	.528	.220	.330	.440	.549
10	.166	.249	.333	.416	.174	.261	.348	.436	.182	.273	.364	.455	.190	.285	.380	.475	.198	.297	.396	.495
12	.139	.206	.277	.347	.145	.218	.290	.363	.152	.228	.304	.380	.158	.238	.317	.396	.165	.248	.330	.413

Type Size	13 Em Column				13.5 Em Column				14 Em Column				14.5 Em Column				15 Em Column			
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5.5	.374	.561	.748	.936	.389	.583	.777	.972	.403	.604	.806	1.007	.417	.626	.835	1.044	.432	.648	.864	1.080
6	.343	.515	.686	.858	.356	.535	.713	.891	.370	.554	.739	.924	.383	.574	.766	.957	.396	.594	.792	.990
7	.294	.441	.588	.735	.305	.458	.611	.763	.317	.475	.634	.792	.328	.492	.656	.820	.339	.509	.678	.848
7.5	.275	.412	.549	.686	.285	.428	.570	.713	.296	.444	.591	.739	.306	.459	.612	.766	.317	.475	.634	.792
8	.257	.386	.515	.644	.267	.401	.535	.668	.277	.416	.554	.693	.287	.431	.574	.718	.297	.446	.594	.743
9	.229	.343	.457	.572	.238	.356	.475	.594	.246	.369	.492	.615	.255	.383	.510	.638	.264	.396	.528	.660
10	.206	.309	.412	.515	.214	.321	.428	.535	.222	.333	.444	.554	.230	.345	.459	.574	.238	.356	.475	.594
12	.172	.257	.343	.429	.178	.267	.356	.446	.185	.277	.370	.462	.191	.287	.383	.479	.198	.297	.396	.495