

**Notice of Joint Meeting and Public Hearing Before the City of LaSalle Planning Commission and the City of LaSalle Zoning Board of Appeals**

**PUBLIC NOTICE** is hereby provided of a joint public hearing and meeting that will take place on the 3<sup>rd</sup> day of February, 2020, before the City of La Salle Planning Commission and the City of La Salle Zoning Board of Appeals at 5:00 p.m. in the City Council Chambers at La Salle City Hall, 745 Second Street, LaSalle, Illinois, concerning the following matters and matters related thereto:

Consideration of the requests and petitions of Andrew Martinez, who has a lease with Sondgeroth Holdings, LLC, an Illinois Limited Liability Company, through Adam Sondgeroth, which lease is conditioned and contingent on the obtaining of a license from the State of Illinois in regard to the sale of adult-use recreational cannabis, and the obtaining of all permits related thereto on premises commonly known as 853 First Street, LaSalle, Illinois (hereinafter “the premises”), which 853 First Street premises are a part of LaSalle County PIN 18-15-430-002, and are further a part of the premises described below, which premises are being purchased on contract by Sondgeroth Holdings, LLC, an Illinois Limited Liability Company from Frank R. Fouts, individually as seller, which contract purchaser and seller acquiesce in the petitions and requests of Andrew Martinez herein, which premises are presently zoned C-3, Central Business District within the City of LaSalle, with the petitioner requesting from the City of LaSalle Planning Commission a recommendation for the issuance of a Special Use Permit to use and operate the premises at 853 First Street, LaSalle, Illinois, as an adult-use recreational cannabis dispensary and related purposes business, and which public hearing shall be further regarding consideration of request for approval by the City of LaSalle Zoning Board of Appeals of the petition and requests by the applicant for variances and/or exceptions from the provisions of City of LaSalle Zoning Ordinances in reference to the use and operation of said premises at 853 First Street, LaSalle, Illinois, for purposes of an adult-use cannabis dispensary and related purposes business, specifically including, but not necessary limited to, requesting a variance to reduce from 250 feet to 1 foot the distance allowed in regard to operation and use of said potential cannabis dispensary from premises used as a residential unit (which premises used as a residential unit in this circumstance are zoned C-3, Central Business District), which premises involved concerning which the petitioner is requesting the Special Use Permit and variances as set forth above are again commonly known as a 853 First Street within the City of LaSalle, LaSalle County, Illinois, which are part of LaSalle County PIN 18-15-430-002, which premises are more particularly described as follows:

Parcel #1:

The East Half of Lot One of Ebener’s Re-Subdivision being a Re-Subdivision of the East Forty (40) feet of Lot Fourteen (14) in Block One Hundred Eighteen (118) in the Original Town (now City) of LaSalle, Illinois, according to the Plat thereof recorded September 30, 1999, as Document No. 99-25672, excepting underlying coal and minerals and the right to mine and remove the same, in LaSalle County, Illinois.

Parcel #2:

Easement for the benefit of Parcel #1, herein for non-exclusive rights of ingress and egress only to Parcel #1 herein, over and across the following-described real estate: The East Thirteen (13) feet of the South Five (5) feet of Lot Two (2) of Ebener's Re-Subdivision being a Re-Subdivision of the East Forty (40) feet of Lot Fourteen (14) in Block One Hundred Eighteen (118) in the Original Town (now City) of LaSalle, Illinois, according to the Plat thereof recorded September 30, 1999, as Document No. 99-25672, in LaSalle County, Illinois.

That in connection with these proceedings and the Public Meetings and Public Hearings in connection therewith, the City of LaSalle Planning Commission and the City of LaSalle Zoning Board of Appeals may take such action and make such recommendations as the Planning Commission of the City of LaSalle and the Zoning Board of Appeals of the City of LaSalle may deem appropriate in the circumstances for recommendation and/or consideration thereto to the City of LaSalle City Council in the appropriate exercise of discretion of the Planning Commission of the City of LaSalle and the Zoning Board of Appeals of the City of LaSalle, including making recommendations in connection with any modifications to any of said requests and or recommendations as to any covenants, terms, and/or restrictions that the LaSalle Planning Commission and/or LaSalle Zoning Board of Appeals may deem appropriate in the circumstances at the time of said Joint City of LaSalle Planning Commission and LaSalle Zoning Board of Appeals meeting and public hearing and/or any continuances and/or reconvening of either and/or both of the same; that in regard to all of such proceedings, all parties will be provided an opportunity to be heard and to examine and to cross-examine all witnesses, all of which proceedings will be conducted pursuant to applicable law.

By: /s/ Tom Pigati, Chairman  
City of LaSalle, Illinois  
Planning Commission

By: /s/ Bob Thompson, Chairman  
City of La Salle, Illinois  
Zoning Board of Appeals