

APPLICATION FOR CONDITIONAL USE

Conditional Use Process

- Return the completed application for a conditional use along with the \$300.00 non-refundable fee.
- A date for a public hearing before the Planning Commission will be set. Planning Commission Meetings are held at the Municipal Building, 210 N. Hamilton Street, Monticello, IL 61856
- Notice of the hearing will be published in the local paper and at www.monticelloEnews.com at least 15 days prior, but no more than 30 days, before the hearing.
- Notices will be sent by certified mail to adjacent property owners.
- The recommendation of the Planning Commission will go in front of the Monticello City Council. The City Council has the final authority to approve or deny the request for a conditional use.

The City of Monticello requests the presence of the applicant, or their representative, at all city meetings pertaining to the requested conditional use.

Name of Applicant: _____

Street Address: _____

Mailing Address (if different from above): _____

Phone Number: _____

Please describe the proposed use of the property: _____

I agree with the following:

Yes No N/A The establishment, maintenance, or operation of the conditional use will not be detrimental to, or endanger, the public health, safety, morals, or general welfare.

Yes No N/A The conditional use will not be injurious to the use and enjoyment of other property in the immediate vicinity for the purposes already permitted, nor substantially diminish and impair property values within the neighborhood.

Yes No N/A The establishment of the conditional use will not impede the normal and orderly development and improvement of the surrounding property for uses permitted in the district.

Yes No N/A Adequate utilities, access roads, drainage, and/or other necessary facilities will be provided.

Yes No N/A Adequate measures will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.

Yes No N/A The conditional use shall in all other respects conform to the applicable regulations of the district in which it is located.

Yes No N/A The Building Inspector of the City of Monticello has refused to issue a building permit for the construction of the alteration of the improvements on the above-mentioned property because of the aforesaid zoning restrictions.

*****PLEASE SUBMIT ***** A set of site plans showing all property lines, all existing structures, as well as the location of the proposed structure/addition, and the location of any easements. The plan should also show the distances between any buildings and the property lines, the distance between proposed and existing structures, and the dimensions of the proposed structures.

If applicable, other documents to be submitted include: a building plan, information regarding surface water drainage, parking and traffic flow, or screening.

Verification

STATE OF ILLINOIS)
) SS
COUNTY OF PIATT)

I, _____, hereby swear (or affirm) that the statements contained in this application are true and correct to the best of my knowledge and belief.

Signature of Applicant

Signed and sworn to before me this _____ day of _____, 20_____.

Notary Public

(notary seal)