
**VILLAGE OF SUGAR GROVE
BOARD REPORT**

TO: VILLAGE PRESIDENT & BOARD OF TRUSTEES
FROM: WALTER MAGDZIARZ, COMMUNITY DEVELOPMENT DIRECTOR
SUBJECT: RESOLUTION: 2022 OFFICIAL ZONING MAP
AGENDA: FEBRUARY 1, 2021 VILLAGE BOARD MEETING
DATE: JANUARY 26, 2022

ISSUE

Shall the Village Board approve the proposed 2022 official zoning map.

DISCUSSION

In accordance with the Illinois Compiled Statutes, the Village is required to publish an official zoning map by March 31st of each year. The Community Development Department prepared the draft 2022 Zoning Map attached for your approval. This map reflects all of the zoning districts, boundaries, and property classifications that existed as of December 31, 2021, including, but not limited to, the following:

1. Rosewood property annexation and rezoning
2. 6 Main Street Special Use Permit
3. 470 Heartland Special Use Permit
4. 230 Main Street rezoning
5. Sugar Grove Center Lot 17 Final PUD

Since the 2022 Zoning Map includes all of the Board's previous zoning actions during 2021, the approval of the map is a housekeeping matter.

COSTS

The preparation of the revised map will be approximately \$1,500, plus copying costs for a supply of maps for distribution. This is a budgeted expenditure and will come from 01-55-6303 Engineering Services account.

ATTACHMENTS

- 2022 Official Zoning Map
- Resolution Adopting the 2022 Zoning Map for the Village of Sugar Grove

RECOMMENDATION

That the Board approve a Resolution Adopting the 2022 Zoning Map for the Village of Sugar Grove.



**VILLAGE OF SUGAR GROVE
KANE COUNTY, ILLINOIS**

RESOLUTION NO. 2022-0201A

**A Resolution Adopting the
2022 Official Zoning Map for the Village of Sugar Grove**

Adopted by the Board of Trustees and President of the Village of Sugar Grove
this 1st day of February 2022

Published in pamphlet form by authority of the Board of Trustees of the Village of Sugar Grove
this 1st day of February 2022

RESOLUTION NO. 2022-0201A

**A RESOLUTION ADOPTING THE 2022 ZONING MAP FOR THE
VILLAGE OF SUGAR GROVE, KANE COUNTY, ILLINOIS**

WHEREAS, the Village of Sugar Grove (the “Village”) is not a home rule municipality within Article VII, Section 6A of the Illinois Constitution and, pursuant to the powers granted to it under 65 ILCS 5/1-1 *et seq.*; and,

WHEREAS, the corporate authorities of the Village have consistently exercised their zoning authority pursuant to the Illinois Municipal Code, Division 13 and desire to adopt a revised zoning map reflecting annexations and map amendments in effect on December 31, 2021; and,

WHEREAS, the Corporate Authorities of the Village find that the proposed 2022 Zoning Map, attached hereto as **Exhibit A** accurately depicts all of the zoning districts, boundaries and map amendments in effect on December 31, 2021.

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, as follows:

SECTION ONE: ADOPTION OF THE 2022 ZONING MAP

That the 2022 Zoning Map attached hereto as **Exhibit A** and incorporated herein by reference is hereby adopted in whole as the Official Zoning Map of the Village of Sugar Grove and thereby determines the boundaries of the zoning districts pursuant to 65 ILCS 5/11-13-1 and 2.

SECTION TWO: PUBLICATION OF OFFICIAL ZONING MAP

That the Village Clerk is directed to publish a notice regarding the availability of the 2022 Official Zoning Map after passage of this Resolution.

SECTION THREE: EFFECTIVE DATE

The 2022 Official Zoning Map shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

PASSED AND APPROVED by the President and Board of Trustees of the Village of Sugar Grove, Kane County, Illinois, this 1st day of February 2022.

ATTEST:

Jennifer Konen,
President of the Board of Trustees

Alison Murphy,
Village Clerk

	Aye	Nay	Absent	Abstain
Trustee Matthew Bonnie	___	___	___	___
Trustee Sean Herron	___	___	___	___
Trustee Heidi Lendi	___	___	___	___
Trustee Michael Schomas	___	___	___	___
Trustee Ryan Walter	___	___	___	___
Trustee James White	___	___	___	___

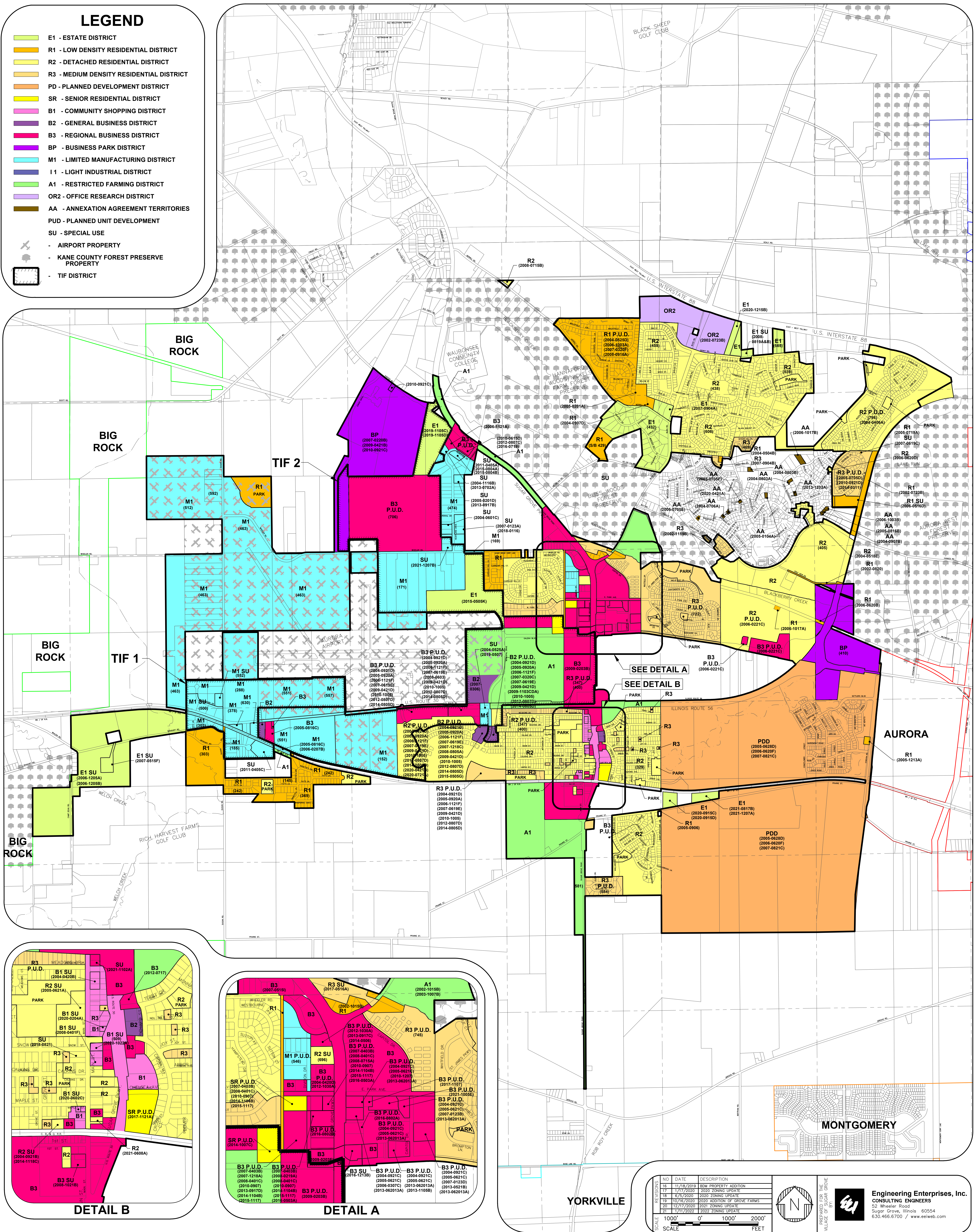
Exhibit A

(2022 Official Zoning Map)

2022 ZONING MAP

LEGEND

- E1 - ESTATE DISTRICT
- R1 - LOW DENSITY RESIDENTIAL DISTRICT
- R2 - DETACHED RESIDENTIAL DISTRICT
- R3 - MEDIUM DENSITY RESIDENTIAL DISTRICT
- PD - PLANNED DEVELOPMENT DISTRICT
- SR - SENIOR RESIDENTIAL DISTRICT
- B1 - COMMUNITY SHOPPING DISTRICT
- B2 - GENERAL BUSINESS DISTRICT
- B3 - REGIONAL BUSINESS DISTRICT
- BP - BUSINESS PARK DISTRICT
- M1 - LIMITED MANUFACTURING DISTRICT
- I1 - LIGHT INDUSTRIAL DISTRICT
- A1 - RESTRICTED FARMING DISTRICT
- OR2 - OFFICE RESEARCH DISTRICT
- AA - ANNEXATION AGREEMENT TERRITORIES
- PUD - PLANNED UNIT DEVELOPMENT
- SU - SPECIAL USE
- AIRPORT PROPERTY
- KANE COUNTY FOREST PRESERVE PROPERTY
- TIF DISTRICT



DETAIL B

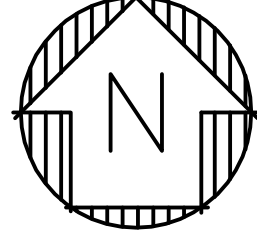
DETAIL A

YORKVILLE

MONTGOMERY

NO.	DATE	DESCRIPTION
16	1/18/2019	BOM PROPERTY ADDITION
17	7/1/2020	2020 ZONING UPDATE
18	8/5/2020	2020 ZONING UPDATE
19	10/16/2020	2020 ADDITION OF GROVE FARMS
20	12/7/2020	2021 ZONING UPDATE
21	1/11/2022	2022 ZONING UPDATE

SCALE 1000' 0' 1000' 2000' FEET



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