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STATE OF ILLINOIS
MADISON COUNTY
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**CLERK, CITY OF TROY
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TROY, IL 62294**

CITY OF TROY

RESOLUTION 2023 – 04

5000

**RESOLUTION OF THE CITY COUNCIL REGARDING ACCEPTANCE/REJECTION
OF A PRELIMINARY PLAT (TROY TOWN CENTRE, FIRST ADDITION)**

**ADOPTED BY THE CITY COUNCIL OF THE CITY OF TROY, ILLINOIS
THIS 17TH DAY OF JANUARY 2023**

DR

**RESOLUTION OF THE CITY COUNCIL REGARDING THE
ACCEPTANCE/REJECTION OF A PRELIMINARY PLAT**

Whereas, Osborn Development (Owner/Developer) has submitted a preliminary plat for a development named Troy Town Centre-First Addition – a re-subdivision of part of Outlots A, B, C, and G of Troy Town Centre consisting of 40 R-1A Single-family Residential lots and Outlots A, B, D, and E, and ten C-1 Neighborhood Commercial lots and Outlot C located on 20+ acres north of Troy Town Center on Edwardsville Road in the Southeast Quarter of Section 5, Township 3 North, Range 7 West of the Third Principal Meridian ; and

Whereas, the Planning Commission met on January 12, 2023 to review the preliminary plat for compliance with the provisions of Chapter 153 Subdivision Code of the Code of Ordinances and Recommended the preliminary plat with the following stipulations: See Recommendation No. 2023-03PC ; and

Whereas, the City Council met on January 17, 2023 and considered the Planning Commission's recommendation. A copy of the supporting documents are incorporated by reference; and

Whereas, the City Council reviewed the preliminary plat for compliance with the provisions of Chapter 153 Subdivision Code and voted as recorded below:

Aldermen:

Dawson <u>AYE</u>	Italiano <u>AYE</u>	Total:	
Flint <u>AYE</u>	Knoll <u>AYE</u>	<u>7</u>	Ayes
Hellrung <u>AYE</u>	Manley <u>AYE</u>	<u>1</u>	Nays
Henderson <u>AYE</u>	Turner <u>NAY</u>	<u>0</u>	Abstain

Now Therefore, the City Council of the City of Troy, Illinois

- Approves** the preliminary plat


Approval of the City Council shall be valid for one year from the date of the resolution, during which time the Subdivider/Developer shall submit detailed improvement plans, followed by a final plat for review and approval by the City. Council approval shall not qualify a preliminary plat for recording.

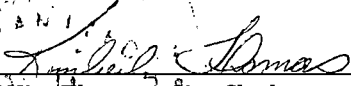
- Rejects** the preliminary plat

If the City Council rejects the preliminary plat, its resolution shall specify the aspects in which the plat fails to comply with the Subdivision Ordinance and/or the Official Map.

One copy of this resolution shall be given to the Subdivider/Developer and the City Clerk shall give the Code Administrator a certified copy of the Council's resolution of approval or disapproval to be attached to the preliminary plat.

Dated this 17th day of January, 2023.

Approved By 
David Nonn, Mayor

Attest 
Kim Thomas, City Clerk

RECOMMENDATION NO. 2023 ~ 03PC

Of the Planning Commission of the City of Troy, Illinois
Regarding the Review of a Preliminary Plat
(i.e. Troy Town Centre - First Addition)

Name of Subdivision: Troy Town Centre - First Addition Owner/Developer: Osborn Development LLC

Address/Location of Property: 20+ acres north of Troy Town Centre on Edwardsville Road

The Planning Commission met on January 12, 2023 to consider the above referenced preliminary plat. Copies of the supporting documents are incorporated by reference.

This application applies to property commonly known as Troy Town Centre - First Addition (40 single-family residential lots, 10 commercial lots and 5 outlots) a re-subdivision of part of Outlots A, B, C, and G of Troy Town Centre and part of the Southeast Quarter of Section 5, all in the Southeast Quarter of Section 5, Township 3 North, Range 7 West of the 3rd Principal Meridian; See Preliminary Plat Checklist

The Planning Commission has reviewed the preliminary plat for compliance with the provisions of Chapter 153 Subdivision Code of the Troy Code of Ordinances and voted as recorded below:

Adams, Burnett, Compton, Lawrenz, Nehrt, Niermann, Reiter, Stone, Talbert, Total: 6 Yeas, 0 Nays

The preliminary plat

[X] Is Recommended

With the following stipulations: N/A

[] Is Not Recommended

If the preliminary plat is not approved the Planning Commission shall furnish to the applicant, within 30 days of the date of filing, a written statement specifying the aspects in which the proposed plat fails to conform to the Subdivision Code and/or the Official Map.

Copies of this recommendation are presented to the City Council; the original shall be filed with the Code Administrator.

Dated this 12th day of January, 2023.

By: [Signature] Chairman, Planning Commission

Attest: [Signature] Secretary, Planning Commission