

ORDINANCE NO. 1658

AN ORDINANCE AMENDING THE LAKE BUSINESS CENTER PLANNED UNIT DEVELOPMENT

WHEREAS, Simborg Development, Inc. (Developer) is the owner of certain property in Munster located generally at 9200 Calumet Avenue which has previously been approved and rezoned as the Lake Business Center Planned Unit Development; and

WHEREAS, Developer has requested an amendment to the approved Planned Unit Development providing for the construction of two buildings housing restaurant facilities on the lot designated South Outlot on the plans and specifications submitted; and

WHEREAS, Developer has requested an amendment to the approved Planned Unit Development providing for a reconfiguration of the private drive and access to Calumet Avenue immediately to the South of the designated South Outlot; and

WHEREAS, Developer's requests for Amendment to the approved Planned Unit Development were presented to the Munster Plan Commission on April 14, 2015 pursuant to public notice as required by law; and

WHEREAS, after public hearing the Munster Plan Commission voted to favorably recommend the requested amendments to the approved Planned Unit Development contingent on Town approval of Pepsi traffic plan; cleanup of undeveloped lots and completion of the south and east walls of the unfinished office building on site by the end of the 2015 building season.

NOW, THEREFORE, BE IT ORDAINED and ENACTED that:

1. The Lake Business Center Planned Unit Development previously approved by the Munster Town Council and amended from time to time is further amended to provide for construction of two restaurant facilities on the portion of the Planned Unit Development designated South Outlot in accordance with the plans and specifications denoted Final Engineering Plans for Lake Business Center Retail; Project No. 131072; issue date 2/11/15; and LBC Master Plan CKW Architects dated 3/30/15; which are incorporated herein by reference.
2. The Lake Business Center Planned Unit Development previously approved by the Munster Town Council and amended from time to time is further amended to provide for the road configuration and access to Calumet Avenue in accordance with the plans and specifications denoted Final Engineering Plans for Lake Business Center Retail; Project No. 131072; issue date 2/11/15; and LBC Master Plan CKW Architects dated 3/30/15; which are incorporated herein by reference.
3. Approval of the Amendment to the Planned Unit Development is contingent on Town approval of Pepsi traffic plan, cleanup of undeveloped lots and completion

of the south and east walls of the unfinished office building on site by the end of the 2015 building season.

This Amendment shall take effect upon passage.

Enacted this 27TH day of APRIL, 2015.

Town Council of the Town of Munster


President

Attest: 
Clerk-Treasurer