

**CITY OF COLUMBIA, ILLINOIS**

**ORDINANCE NO. 3106**

**AN ORDINANCE APPROVING A REQUEST FROM  
THE CITY OF COLUMBIA, ILLINOIS FOR A  
ZONING AMENDMENT TO DESIGNATE THE HP  
HISTORIC PRESERVATION OVERLAY DISTRICT  
OF THE CITY OF COLUMBIA ZONING CODE FOR  
PROPERTY KNOWN AS THE MILLER-FIEGE HOME,  
JAMES PIGGOTT'S LAND CLAIM/SCHNEIDER  
FARMSTEAD, THE SHOEMAKER SCHOOLHOUSE  
AND WARDERMAN CEMETERY**

**Adopted by the  
City Council  
of the  
City of Columbia, Illinois  
this 7<sup>th</sup> day of July, 2014**

**Published in pamphlet form by  
authority of the City Council  
of the City of Columbia,  
Illinois this 7<sup>th</sup> day of July, 2014**

JUL - 7 2014

**ORDINANCE NO. 3106**

*Doris Haff*  
Clerk

**AN ORDINANCE APPROVING A REQUEST FROM THE  
CITY OF COLUMBIA, ILLINOIS FOR A ZONING  
AMENDMENT TO DESIGNATE THE HP HISTORIC  
PRESERVATION OVERLAY DISTRICT OF THE CITY OF  
COLUMBIA ZONING CODE FOR PROPERTY KNOWN AS  
THE MILLER-FIEGE HOME, JAMES PIGGOTT'S LAND  
CLAIM/SCHNEIDER FARMSTEAD, THE SHOEMAKER  
SCHOOLHOUSE AND WARDERMAN CEMETERY**

WHEREAS, the City of Columbia, Illinois has requested a zoning amendment for Chapter 17.34, HP Historic Preservation Overlay District of the City of Columbia, Illinois (the "City") Zoning Code be placed on their property known as the Miller-Fiege Home, James Piggott's Land Claim/Schneider Farmstead, the Shoemaker Schoolhouse and Warderman Cemetery; and

WHEREAS, prior to the presentation of this ordinance to the City Council, all hearings required to be held before agencies of the City took place pursuant to proper legal notice and all petitions, documents and other necessary legal requirements were fulfilled in compliance with the law in such cases made and provided, including Section 17.02.050 of the City's Municipal Code and Section 11-13-14 of the Illinois Municipal Code (65 ILCS 5/11-13-14), all pertaining to the zoning of property.

NOW, THEREFORE, BE IT ORDAINED, by the City Council of the City of Columbia, Illinois, as follows:

**Section 1.** The recitals contained above in the preamble of this Ordinance are hereby incorporated herein by reference, the same as if set forth in this Section of this Ordinance verbatim, as findings of the City Council of the City of Columbia, Illinois.

**Section 2.** That the following legally described lands located in the City of Columbia, in the County of Monroe and the State of Illinois, hereby have the HP Historic Preservation Overlay District placed upon them, and for the uses and purposes therein authorized and subject to the zoning regulations therein required to be complied with, to wit:

### The Miller-Fiege Home

Lot 18 of the Original Town, now City of Columbia, Monroe County, Illinois as shown on page 28 of Surveyor's Official Plat Record "A" (Town Lots) of Monroe County, Illinois records.

### James Piggot's Land Claim/Schneider Farmstead

James Piggot's Land Claim/Schneider Farmstead, having the assigned address of 11562 Bluff Road, in the City of Columbia, Illinois, which property is more particularly described as follows:

Lot 11-A of the Meadow Ridge Subdivision created by the Minor Subdivision Plat recorded in the Monroe County, Illinois Recorder's Office in Plat Envelope 170-B, as Document No. 155062, on August 2, 1988, comprising 39,487 square feet, more or less, and being acquired by the Columbia Illinois Historical Society, a not-for-profit corporation, by Warranty Deed dated August 17, 1988, from K & F Development, Inc., as the Grantor, recorded in the Monroe County Recorder's Office in Deed Book 159, on Pages 368 & 369, as Document No. 155384.

### The Shoemaker Schoolhouse

Part of U.S. Survey 773, Claim 2053, Township 1 South, Range 10 West of the 3rd Principal Meridian, Monroe County, Illinois, being more particularly described as follows:

Commencing at a concrete monument found at the Southwesterly corner of Tax Lot 6 of Outlots in Columbia, Monroe County, Illinois; thence South 28o 00' 18" West, a distance of 168.96 feet; thence South 61o 59' 42" East, a distance 299.41 feet; thence North 28o 00' 18" East, a distance of 48.54 feet; thence continuing North 28o 00' 18" East, a distance of 64.65 feet to the Southerly right of way line of F.A. Route 14; thence South 81o 50' 08" East along said Southerly right of way line, a distance of 188.96 feet to the Easterly right of way line of Gall Road (50 feet wide); thence South 05o 18' 06 East along said East line of Gall Road, a distance 87.09 feet; to the point of beginning of the tract herein described; thence South 15o 13' 05" West, a distance of 6 feet 3 1/2 inches; thence South 84o 41' 54" West, a distance of 37 feet 2 inches; thence North 05o 18' 06" West, 44.6 feet; thence North 84o 41' 54" East, 39.6 feet; thence South 05o 18' 06" East, 45.5 feet to the place of beginning.

## Warderman Cemetery

All of Lot 15 also called "Grave Yard" as shown on the Plat of the Lands of the Heirs of Henry Warderman Dec'd., reference being had to the Plat thereof recorded in the Recorder's Office of Monroe County, Illinois in Circuit Court Record Book 7 on Page 504 and in Envelope 23-A, reference also being had to the survey by Wm. C. Starkey, C.S.M.C. recorded in the Recorder's Office aforesaid in Survey Record II on Page 171, said "Grave Yard" being part of U.S. Survey 773, Claim 2053, Monroe County, Illinois and being more particularly described as follows:

Beginning at a post in the middle of a County Road (leading from Columbia to Centerville) at the Northwest corner of Mr. Owen's 2 acre tract; thence North 26°-25' West, a distance of 3.36 chs. (221.76 feet) to the Northwest corner of said "Grave Yard" at the corner of a street (33 feet wide); thence North 74°-30' East, a distance of 5.07 chs. (334.62 feet) to the Northeast corner of said "Grave Yard" at the angle of 2 streets; thence South 26°-25' East, along the street, a distance of 2.81 chs. (185.46 feet) to the County Road; thence South 69° West, a distance of 5.42 chs. (357.72 feet) to the Point of Beginning.

**Section 3.** That the City Clerk or his designee is hereby authorized to note the zoning grant made by this Ordinance upon the official map of the City.

**Section 4.** That this Ordinance shall take effect upon its passage, approval and publication in pamphlet form, as provided by law.

Alderman Agne moved the adoption of the above and foregoing Ordinance; the motion was seconded by Alderman Holtkamp, and the roll call vote was as follows:

YEAS: Aldermen Ebersohl, Agne, Niemietz, Roessler, Huch, Mathews, Reis and Holtkamp.

NAYS: None.

ABSENT: None.

ABSTENTIONS: None.

PASSED by the City Council and APPROVED this 7<sup>th</sup> day of July 2014.



Kevin B. Hutchinson  
KEVIN B. HUTCHINSON, Mayor

ATTEST:



Wesley J. Hoeffken  
WESLEY J. HOEFFKEN, City Clerk  
10/27

(SEAL)

STATE OF ILLINOIS        )  
                              ) SS  
COUNTY OF MONROE    )

**CERTIFICATE OF PUBLICATION**

I, Wesley J. Hoeffken, certify that I am the duly appointed City Clerk of the City of Columbia, Illinois.

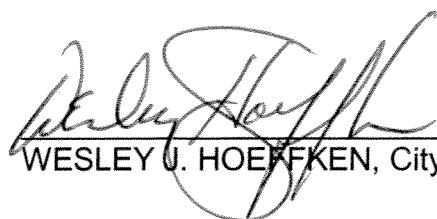
I further certify that on the 7<sup>th</sup> day of July, 2014, the Corporate Authorities of said municipality passed and approved Ordinance No. 3106 entitled:

**"AN ORDINANCE APPROVING A REQUEST FROM  
THE CITY OF COLUMBIA, ILLINOIS FOR A ZONING  
AMENDMENT TO DESIGNATE THE HP HISTORIC  
PRESERVATION OVERLAY DISTRICT OF THE CITY  
OF COLUMBIA ZONING CODE FOR PROPERTY  
KNOWN AS THE MILLER-FIEGE HOME, JAMES  
PIGGOTT'S LAND CLAIM/SCHNEIDER FARMSTEAD,  
THE SHOEMAKER SCHOOLHOUSE AND  
WARDERMAN CEMETERY"**

which provided by its terms that it is to be published in pamphlet form.

The pamphlet form of Ordinance No. 3106 including the Ordinance and a cover sheet thereof was prepared, and a copy of said Ordinance was posted in the City Hall of the City of Columbia, Illinois, commencing on the 7<sup>th</sup> day of July, 2014, and continuing for at least ten (10) days thereafter. Copies of such Ordinance were also available for public inspection upon request at the office of the City Clerk.

Dated at Columbia, Illinois, this 7<sup>th</sup> day of July, 2014.

  
WESLEY J. HOEFFKEN, City Clerk

(SEAL)

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF MONROE )

**CERTIFICATE OF TRUE COPY**

I, Wesley J. Hoeffken, hereby certify that I am the duly appointed City Clerk of the City of Columbia, Illinois and as such I am the keeper of the books, records, files and corporate seal of said City.

I do further certify that Ordinance No. 3106, entitled:

“AN ORDINANCE APPROVING A REQUEST FROM THE CITY OF COLUMBIA, ILLINOIS FOR A ZONING AMENDMENT TO DESIGNATE THE HP HISTORIC PRESERVATION OVERLAY DISTRICT OF THE CITY OF COLUMBIA ZONING CODE FOR PROPERTY KNOWN AS THE MILLER-FIEGE HOME, JAMES PIGGOTT’S LAND CLAIM/SCHNEIDER FARMSTEAD, THE SHOEMAKER SCHOOLHOUSE AND WARDERMAN CEMETERY”

to which this certificate is attached, is a true, perfect, complete and correct copy of said ordinance as adopted at a regular meeting of the Columbia, Illinois City Council held on the 7<sup>th</sup> day of July, 2014.

IN WITNESS WHEREOF, I have made and delivered this certificate for the uses and purposes hereinabove set forth this 7<sup>th</sup> day of July, 2014.

  
WESLEY J. HOERFKEN, City Clerk

(SEAL)