

**NOTICE OF PUBLIC HEARING BEFORE THE
ADVISORY BOARD OF ZONING APPEALS**

Notice is hereby given that the Town of Chesterton Advisory Board of Zoning Appeals, at its rescheduled holiday meeting held Tuesday November 20, 2018 held at the Chesterton Town Hall, 726 Broadway, Chesterton, Indiana, shall hear the petition of B & B Developers, Inc. requesting a Use Variance to allow the establishment of a craft brewery at "The Factory" where the Table of Uses does not show said use available in Town on the following described real estate in Chesterton, Indiana, to wit:

Legal Description- All of Lot 1 in Block 5 and that part of the East half of the vacated alley in Block 5, that part of Lot 2 in Block 5, vacated 11th Street, and that part of Lot 21 in Block 4 all lying North of a line that begins at a point on the centerline of the vacated alley in Block 5, and said point being 273.85 feet North of the South line of Block 5; thence East to a point on the East line of Lot 21, said point being 33.44 feet South of the Northeast corner of Lot 21, all in Chicago-Porter Home Investment Company's Third Addition to the Town of Porter, now in the Town of Chesterton, as part thereof recorded in Miscellaneous Record "E", page 137, now Plat File 7-C-I in the Office of the Recorder of Porter County, Indiana.

A parcel of land located in blocks 4 & 5 in the Chicago, Porter Home and Investment Company Third Addition to Porter, now a part of the town of Chesterton, Porter County, Indiana, described as beginning at the stone monument located at the Intersection of the north line of Broadway with the west line of Waverly Road in said town of Chesterton, said beginning point being the southeast corner of lot 11 and block 4 in said Third Addition; thence west following the north line of said Broadway 324 feet to an iron pipe; thence north by a deflection angle of 90 degrees 11 minutes to the right 248.6 feet to an iron pipe; thence west by a deflection angle to the left of 90 degrees 11 minutes 133.3 feet to an iron pipe on the west line of said block 5; thence north along the west line of said block 5 ninety-two and eight tenths (92.8) feet to an iron pipe on the south line of the twenty-five foot right of way of the Elgin, Joliet and Eastern Railway; thence south 82 degrees 45 minutes east along the south line of said right of way 460.6 feet to an iron pipe on the west line of Waverly Road; thence south 282.5 feet to the point of beginning excepting therefrom that portion of said above described real estate heretofore conveyed to Elgin, Joliet and Eastern Railway Company by Warranty Deed dated June 13, 1941, and recorded in Deed Record 117 at pages 607 and 608 in the office of the recorder of Porter County, Indiana, and described in said deed as follows:

Commencing at the point where the line between sections 35 and 36, township 37 north, range 6 west of the Second Principal Meridian intersects the south line of block 5, Chicago, Porter Home Investment Company's Third Addition to Porter, Porter County, Indiana; thence north along the line between said sections 35 and 36, two hundred forty-eight and sixty hundredths (248.60) feet from the point of beginning; thence west parallel with the south line of said block 5 one hundred thirty-three and three tenths (133.3) feet to a point on the west line of said block 5, which is also the east line of the property of the Elgin, Joliet and Eastern Railway Company, thence north along the west line of said block 5, 94.27 feet to a point; thence southeasterly along the southwesterly line of the said railways company's property, 461.27 feet to a point in the west line of a public highway commonly known as "Waverly Road", thence south along the west line of said Waverly Road 9.08 feet to a point, said point being 274.38 feet north of the south line of block 4 in said Chicago Porter Home Investment Company's Third Addition, measured along the west line of said Waverly Road; thence west 324.24 feet to a point in the line between sections 35 and 36, said point being 273.85 feet north of the south line of said block 5, measured along the line between said sections 35 and 36; thence south along the line between said sections 35 and 36, 25.25 feet to the point of beginning, containing twenty-one thousand two hundred sixty-eight (21,268) square feet, more or less, or 0.488 acres and com-

monly known as 1050 Broadway, Chesterton, Indiana.

Commonly Known As- 1050 Broadway, Suite #36, Chesterton, IN 46304

A copy of the petition is on file at the Clerk Treasurer's Office for examination before the hearing. Written objections to the petition which are filed with the Secretary of the Board of Zoning Appeals before the hearing will be considered. Oral comments concerning the petition will be heard. The hearing may be continued from time to time as may be found necessary. The hearing will convene at 6:30 p.m.

Town of Chesterton Advisory Board of Zoning Appeals

11/2/18 - hspaxlp