



DEPARTMENT OF COMMUNITY DEVELOPMENT SERVICES

Planning Division

m e m o r a n d u m

TO: Mayor Laurel Prussing

FROM: Elizabeth Tyler, FAICP, Community Development Services Director

DATE: July 17, 2008

SUBJECT: **Plan Case 2008-A-01:** Annexation of Faith Community Church – 2111 and 2105 Willow Road, 2110 Hagan Boulevard / Faith Community Church

Upon request of the City Clerk, the title of the ordinance annexing Faith Community Church to into the city has been revised. Instead of referencing Marsh Jones (the owner's agent), the title now references Faith Community Church (the owner).

Prepared by:

Jeff Engstrom, Planner I

Attachments: Exhibit A: Draft Ordinance
 Exhibit B: Annexation Plat

ORDINANCE NO. 2008-07-076

AN ORDINANCE
ANNEXING CERTAIN TERRITORY
TO THE CITY OF URBANA

(2111 and 2105 Willow Road, 2110 Hagan Boulevard / Faith Community Church)

WHEREAS, the hereinafter described territory is situated in unincorporated territory adjacent to and contiguous to the City of Urbana, Illinois, and is part of the Eastern Prairie Fire Protection District, and includes certain territory within the Urbana Township, and Notice was given to the Trustees of said Fire Protection District, the Board of Township Trustees, and the Township Commissioner of Highways, said notices being mailed on July __, 2008 that this Ordinance would be voted upon at the regular meeting of this Council at 7:00 p.m., Monday, July 21, 2008; and

WHEREAS, a written petition signed by all of the Owners of Record and at least fifty-one percent (51%) of the electors residing therein, of all land within such territory, has been filed with the City Clerk of the City of Urbana, Illinois, requesting annexation thereof to the City of Urbana; and

WHEREAS, the territory to be annexed by this Ordinance is presently located within Champaign County's R-1, Single Family Residence zoning district and upon annexation will be directly converted to City R-1, Single Family Residential; and

WHEREAS, it has been determined that said petition complies with all requirements of the law therefore; and

WHEREAS, the majority of the Members of the Council are of the opinion that it would be for the best interests of the people of the City of Urbana, Illinois, that said territory be annexed to and made a part of the said City.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF URBANA, ILLINOIS:

Section 1. That the following described real estate, viz.:

PIN: 30-21-05-427-002

A part of the Southeast Quarter of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Urbana, Illinois, more particularly described as follows: Commencing at the Southeast Corner of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Champaign County, Illinois; thence N 00° 37' 00" W, along the East line of the Southeast Quarter of said Section 5, 2091.66 feet for a true place of beginning; thence S 89° 23' 00" W, 30.00 feet; thence N 55° 54' 57" W, 936.59 feet, to the Southerly right-of-way line of F. A. Route 39 (Interstate 74); thence Southeasterly

along a horizontal curve concave to the Southwest having a radius of 11,704.3 feet, 692.70 feet, said curve having a chord of 692.59 feet and a chord bearing of S 82° 44' 29" E, said curve being the Southerly right-of-way line of F. A. Route 39; thence S 45° 35' 00" E, 122.10 feet, along the Southerly right-of-way line of F. A. Route 39; thence S 00° 37' 00" W, 2.41 feet; thence N 89° 23' 00" E, 27.60 feet to the East line of the Southeast Quarter of said Section 5; thence S 00° 37' 00" E, along the East line of the Southeast Quarter of said Section 5, 354.65 feet more or less, to the place of beginning, said tract containing 4.00 acres, more or less, all situated in Champaign County, Illinois.

PIN: 30-21-05-427-017

Beginning at the Northeast corner of Lot 69 in Timber Hills Third Subdivision Champaign County, Illinois; thence South 89 degrees 56 minutes 38 seconds East, 355.87 feet; thence South 55 degrees 54 minutes 57 seconds East, 494.37 feet; thence South 89 degrees 23 minutes 00 seconds East, 30.00 feet to the East line of the Southeast Quarter of said Section 5; thence South 00 degrees 37 minutes 00 seconds West along the East line of said Section 5, 30.00 feet; thence South 80 degrees 37 minutes 30 seconds West, 287.63 feet to an iron pipe located on the Easterly line of Lot 74 in Timber Hills Third Subdivision, said point being 60.00 feet North of the Southeast corner thereof; thence North 43 degrees 44 minutes 44 seconds West along the Easterly lines of Lots 73 and 74 in Timber Hills Third Subdivision, 232.95 feet; thence South 89 degrees 51 minutes 42 seconds West along the Northerly line of Lots 72 and 73 in Timber Hills Third Subdivision, 180.00 feet; thence North 42 degrees 20 minutes 13 seconds West along the Easterly lines of Lots 69, 70 and 71 in Timber Hills Third Subdivisions, 252.60 feet to the place of beginning, said tract containing 2.80 acres, more or less, all situated in Champaign County, Illinois.

PIN: 30-21-05-427-004

Beginning at a point 60 feet S 89° 57' 28" E of the Southeast corner of lot 62 of TIMBER HILLS SUBDIVISION NO. 2 situated in the Southeast Quarter of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Champaign County, Illinois; thence N 00° 42' 28" W, 262.09 feet to a point on the Southerly right-of-way line of FA Route 39; thence Southeasterly along a curve to the right, having a radius of 11704.3 feet for a distance of 162.42 feet, said arch having a chord 162.42 feet, whose direction is S 84° 50' 04" E thence S 55° 54' 57" E, 442.24 feet; thence N 89° 57' 28" W, 524.79 feet to the place of beginning, said tract containing 1.98 acres, more or less, all situated in Champaign County, Illinois.

Together with the following described adjacent public Right-of-Way which is by operation of the law, automatically annexed with the adoption of an annexation ordinance pertaining to this tract:

That portion of the Willow Road right-of-way, lying adjacent to the above described tracts, not previously annexed to the City of Urbana, being 60 feet in width,

And:

That portion of the Hagan Boulevard right-of-way, lying adjacent to the described tracts, being 60 feet in width,

All situated in Urbana Township, Champaign County, Illinois, and containing 0.876 acres, more or less.

commonly known for reference respectively as 2111 and 2105 Willow Road, 2110 Hagan Boulevard, Urbana, Illinois, be and the same is hereby annexed to the City of Urbana, Illinois. The above-described parcels, prior to annexation, had the parcel index numbers 30-21-05-427-002, 30-21-05-427-017, and 30-21-05-427-004 and following annexation the said parcels should bear the parcel index numbers 91-21-05-427-002, 91-21-05-427-017, and 91-21-05-427-004.

Section 2. That the City Clerk be authorized and directed to record a certified copy of this Ordinance together with an accurate map of the territory herein above described in the Recorder's Office of Champaign County, Illinois in the Office of the County Clerk and County Election Authority of Champaign County, Illinois.

Section 4. The Zoning Ordinance of the City of Urbana, Illinois, and the Zoning Map of Urbana, Illinois, are hereby amended to classify the real property herein annexed as R-1, Single Family Residential.

Section 5. The territory annexed herein is assigned to City of Urbana Ward 5.

Section 6. To avoid uncertainty regarding public safety responsibilities concerning the property herein annexed, this Ordinance shall take effect at noon on the 31st day of July 2008 following its passage by the Urbana City Council.

PASSED by the City Council this _____ day of _____, _____.

AYES:

NAYS:

ABSTAINS:

Phyllis D. Clark, City Clerk

APPROVED by the Mayor this _____ day of _____, _____.

Laurel Lunt Prussing, Mayor

A part of the Southeast Quarter of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Champaign County, Illinois, being more particularly described as follows:

PIN: 30-21-05-427-002

A part of the Southeast Quarter of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Urbana, Illinois, more particularly described as follows: Commencing at the Southeast Corner of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Champaign County, Illinois; thence N 00° 37' 00" W, along the East line of the Southeast Quarter of said Section 5, 2091.66 feet for a true place of beginning; thence S 89° 23' 00" W, 30.00 feet; thence N 55° 54' 57" W, 936.59 feet, to the Southerly right-of-way line of F. A. Route 39 (Interstate 74); thence Southeasterly along a horizontal curve concave to the Southwest having, a radius of 11,704.3 feet, 692.70 feet, said curve having a chord of 692.59 feet and a chord bearing of S 82° 44' 29" E, said curve being the Southerly right-of-way line of F. A. Route 39; thence S 45° 35' 00" E, 122.10 feet, along the Southerly right-of-way line of F. A. Route 39; thence S 00° 37' 00" W, 2.41 feet; thence N 89° 23' 00" E, 27.60 feet to the East line of the Southeast Quarter of said Section 5; thence S 00° 37' 00" E, along the East line of the Southeast Quarter of said Section 5, 354.65 feet more or less, to the place of beginning, said tract containing 4.00 acres, more or less, all situated in Champaign County, Illinois.

PIN: 30-21-05-427-004

Beginning at a point 60 feet S 89° 57' 28" E of the Southeast corner of lot 62 of TIMBER HILLS SUBDIVISION NO. 2 situated in the Southeast Quarter of Section 5, Township 19 North, Range 9 East of the Third Principal Meridian, Champaign County, Illinois; thence N 00° 42' 28" W, 262.09 feet to a point on the Southerly right-of-way line of FA Route 39; thence Southeasterly along a curve to the right, having a radius of 11704.3 feet for a distance of 162.42 feet, said arc having a chord 162.42 feet, whose direction is S 84° 50' 04" E thence S 55° 54' 57" E, 442.24 feet; thence N 89° 57' 28" W, 524.79 feet to the place of beginning, said tract containing 1.98 acres, more or less, and said tract being subject to a right-of-way easement to Illinois Power Company along the Northerly side thereof as shown on the attached Plat of Survey.

PIN: 30-21-05-427-017

Beginning at the Northeast corner of Lot 69 in Timber Hills Third Subdivision Champaign County, Illinois; thence South 89 degrees 56 minutes 38 seconds East, 355.87 feet; thence South 55 degrees 54 minutes 57 seconds East, 494.37 feet; thence South 89 degrees 23 minutes 00 seconds East, 30.00 feet to the East line of the Southeast Quarter of said Section 5; thence South 00 degrees 37 minutes 00 seconds West along the East line of said Section 5, 30.00 feet; thence South 80 degrees 37 minutes 30 seconds West, 287.63 feet to an iron pipe located on the Easterly line of Lot 74 in Timber Hills Third Subdivision, said point being 60.00 feet North of the Southeast corner thereof; thence North 43 degrees 44 minutes 44 seconds West along the Easterly lines of Lots 73 and 74 in Timber Hills Third Subdivision, 232.95 feet; thence South 89 degrees 51 minutes 42 seconds West along the Northerly line of Lots 72 and 73 in Timber Hills Third Subdivision, 180.00 feet; thence North 42 degrees 20 minutes 13 seconds West along the Easterly lines of Lots 69, 70 and 71 in Timber Hills Third Subdivisions, 252.60 feet to the place of beginning, said tract containing 2.80 acres, more or less, and situated in Champaign County, Illinois.

EXCEPT:

That portion of Willow Road Right-of-Way contained within the above described tracts.

All situated in Urbana Township, Champaign County, Illinois, and containing 8.518 acres, more or less.

Together with the following described public right-of-way, which by operation of the law is automatically annexed following the adoption of an Annexation Ordinance pertaining to this tract:

That portion of the Willow Road right-of-way, lying adjacent to the above described tracts, not previously annexed to the City of Urbana, being 60 feet in width,

And:

That portion of the Hagan Boulevard right-of-way, lying adjacent to the above described tracts, being 60 feet in width,

All situated in Urbana Township, Champaign County, Illinois and containing 0.876 acres, more or less.

LEGAL DESCRIPTION OF AREA ANNEXED BY
CITY OF URBANA ORDINANCE NO. 2008-XX-XXX
CITY OF URBANA, CHAMPAIGN COUNTY, ILLINOIS
DATE: XXXX XX, 2008

**ENGINEERING
DIVISION**



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Date of preparation: 7/15/2008