

AMENDMENT TO A PART OF ZONING ORDINANCE
OF THE CITY OF URBANA, ILLINOIS
AND THE ZONING MAP OF URBANA, ILLINOIS

WHEREAS, after due publication, a public hearing was held on the 10th day of January, 1974, concerning the Petition filed in Plan Commission Case #927, and

WHEREAS, the Urbana Plan Commission recommended approval of the request that the property herein described below be changed from R-1, Single and Two Family Residential, to B-1, Neighborhood Business,

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

Section 1. The Zoning Ordinance of the City of Urbana and the Zoning Map of Urbana, Illinois, is herewith and hereby amended to amend the zoning classification to that portion of the following described parcels which is presently zoned R-1 to that of B-1,

Parcel 1.

That part of the North 1/2 of the Southeast 1/4 of Section 8, Township 19 North, Range 9 East of the Third Principal Meridian described as follows: Commencing at the point of intersection of the Easterly line of Lot 32 in Hiram Shepherd's Addition to the City of Urbana with a line which is 169.20 feet North of and parallel with the South line of the North 1/2 of the Southeast 1/4 of said Section 8; thence Northeasterly along the Easterly line of said Lot 32 and the Easterly line of Lots 31, 28 and 27 in said Hiram Shepherd's Addition, to the point of intersection with a line which is midway between the North boundary and the South boundary of said Lot 27; thence Westerly along said center line of Lot 27 to a point in the West line of said Lot, said point being in the West line of Hiram Shepherd's Addition aforesaid; thence North along said West line to a point in the South line of Crystal Lake Park Addition to Urbana; thence West along said South line to a point of intersection with a line which is 183 feet West of and parallel with the said West line of Hiram Shepherd's Addition; thence South along said parallel line to a point which is 169.20 feet North of the South line of the North 1/2 of the Southeast 1/4 of said Section 8; thence East along a line parallel with said South line to the place of beginning, excepting from said described premises such parts, if any lying South of the North line of Lot 5 and its Easterly and Westerly extension thereof of Belle Barr's Survey of part of the Southeast 1/4 of the Northwest 1/4 of the Southeast 1/4 of said Section 8; also excepting therefrom those parts of said Lot 32 heretofore granted to the People of the State of Illinois for highway purposes, as shown in dedication of right-of-way for public Road purposes, dated June 20, 1933 and filed June 22, 1933, in Book 229, page 208 as Document 263138; also excepting therefrom those parts of said Lots 28, 31 and 27 as have been conveyed to the State of Illinois for highway purposes, as shown in right-of-way deed, dated April 4, 1935 and filed September 18, 1935 in Book 234, page 278, as Document 278838; and also excepting therefrom that portion taken by the State of Illinois for highway purposes in Common Law Case 68-L-832 in the Circuit Court of Champaign

County, Illinois, all in Champaign County, Illinois, also:

Parcel 2.

Lot 29 of Crystal Lake Park Addition to the City of Urbana, Illinois, as per plat recorded in Plat Book "H", on page 76, in the Office of the Champaign County Recorder, excepting therefrom a strip of ground 5 feet in width off of the North end of said Lot, situated in Champaign County, Illinois.

Part of Lots 15 and 27; all of Lots 18, 19, 21, 23, and 24 in Hiram Shepherd's Addition to Urbana, bounded as follows: Beginning at a point on the West boundary line of Lot 27 of Hiram Shepherd's Addition to Urbana, 33 feet South of the Northwest corner of said Lot; thence East 199.40 feet, more or less, to a point on the West right-of-way line of U.S. Highway Route 45, midway between the North and South boundary lines of said Lot 27; thence Northeasterly along the West boundary line of said U.S. Route 45, 331.26 feet, more or less, to a point 7.16 feet Northeasterly of the point where said West right-of-way line intersects the South line of Lot 20 of Hiram Shepherd's Addition; thence Northwesterly 155.76 feet, more or less, to a point on the East line of Lot 19 of said Addition, 1.54 feet South of the Northeast corner of said Lot 19; thence North along the East line of said Lot 19, Lot 18 and Lot 15 of said Addition, 91.53 feet, more or less, to a point 23.8 feet North of the Southeast corner of said Lot 15; thence West, 184.82 feet, more or less, along the South line of the North 42.2 feet of Lot 15 of said Addition to the West line of said Addition; thence South 455.40 feet, more or less, to the place of beginning, all situated in Champaign County, Illinois.

The said area in which the zoning is changed being represented on the map attached hereto and incorporated herein by reference.

This Ordinance shall be in full force and effect from and after its passage and publication in accordance with the terms of Section 1 - 2 - 4 of the Illinois Municipal Code.

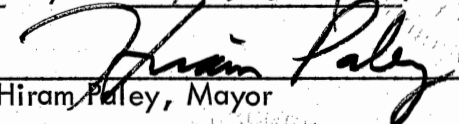
This Ordinance is hereby passed by the affirmative vote, the "ayes" and "nays" being called of a majority of the Members of the Council of the City of Urbana, Illinois, at a regular meeting of said Council on the 4th day of February, 1974.

PASSED by the City Council this 4th day of February, 1974.



Duane Eckerty, City Clerk

APPROVED by the Mayor this 6th day of February, 1974.



Hiram Paley, Mayor

CERTIFICATE OF PUBLICATION

I, Duane Eckerty, City Clerk, City of Urbana, Illinois, do herewith certify that I caused the above Ordinance to be duly published in the C-U Courier on the 21st day of MARCH, 1974, and a Certificate of Publication is attached hereto.



Duane Eckerty, City Clerk

Certificate of Publication

COPY OF ADVERTISEMENT

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The said area in which the zoning is changed being represented on the map attached hereto and incorporated herein by reference.

This Ordinance shall be in full force and effect from and after its passage and publication in accordance with the terms of Section 1-2-4 of the Illinois Municipal Code.

This Ordinance is hereby passed by the affirmative vote, the "ayes" and "nays" being called of a majority of the Members of the Council of the City of Urbana, Illinois, at a regular meeting of said Council on the 4th day of February, 1974.

PASSED by the City Council this 4th day of February, 1974.

Duane Eckerty, City Clerk

APPROVED by the Mayor this 6th day of February, 1974.

STATE OF ILLINOIS }
Champaign County } ss.

CHAMPAIGN-URBANA COURIER, Inc., a corporation, hereby certifies that it is the publisher of THE COURIER, a daily secular newspaper of general circulation in said County, printed and published in the City of Urbana, in said County and State, and that said newspaper is a newspaper as defined in "An Act to revise the law in relation to notices," approved February 13, 1874, as amended, and that the printed notice hereto annexed and hereby made a part of this certificate has been published in said newspaper at least once each week for

one

successive weeks in each and every copy and impression

thereof; that the date of the first newspaper containing said publication was March

21

A.D. 19 74

, and that the date of the last newspaper containing said

publication was _____ A.D. 19 _____; and that _____

Darlene L. Marshall by resolution of the Board of Directors of said CHAMPAIGN-URBANA COURIER, Inc., has been authorized to make this certificate.

IN TESTIMONY WHEREOF said CHAMPAIGN-URBANA COURIER, Inc., has caused this cer-

tificate to be executed in its name by said Darlene L. Marshall

this 21st day of March A.D. 19 74.

CHAMPAIGN-URBANA COURIER, Inc.

Publication Fee, \$22.26

By Darlene L. Marshall

7374-54A

THIS IS THE ATTACHMENT WHICH IS REFERRED TO IN
ORDINANCE NO. 7374-54A AND IS INCORPORATED
THEREIN BY REFERENCE.

Ruth S. Brookens, City Clerk

Date

PREPARED BY:
CITY OF URBANA
ENR. DIVISION
MARCH 18, 1974

ZONING CASE #927

UNIVERSITY AVENUE

- AREA TO BE CHANGED FROM R-1 TO B-1
- AREA PRESENTLY ZONED I-1

SCALE 1"=100'

N

