

ORDINANCE NO. 8687-94

AN ORDINANCE GRANTING A SPECIAL USE PERMIT

WHEREAS, the First Wesleyan Church has submitted its petition for a Special Use Permit to allow the said church to construct a new church on real estate owned by the said church at 406 East Illinois Street, Urbana, Illinois, and zoned R-3 (Single and Two Family Residential), and

WHEREAS, the Urbana Plan Commission has considered the said petition after due notice and public hearing thereon, in Plan Case #1238-SU-86, and

WHEREAS, the Urbana Plan Commission has recommended approval of the requested Special Use Permit, subject to certain conditions.

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

1. A special Use Permit is hereby granted to the petitioner, First Wesleyan Church, to use the property commonly known as 406 East Illinois Street, Urbana, Illinois for church purposes, subject to the conditions set forth in paragraph 2 below, the said property being legally described as:

Lots 4 & 5 of Block 3 of Webber's Second Addition to the City of Urbana, Champaign County, Illinois, situated in the City of Urbana, Champaign County, Illinois,

bearing permanent parcel numbers 92-21-17-234-005, 92-21-17-243-008 and 92-21-17-243-009.

2. The following conditions are imposed upon the Special Use Permit herein granted:

(a) That the site be improved with a church in accordance with the site plan attached as Exhibit "A".

(b) The portion of the alley adjoining lots 4 & 5 be paved to its full width as shown in Exhibit "B", to be approved by the City of Urbana Community Development Services Department. The curb along Illinois adjoining the alley should be reconstructed and the flare built satisfactory to engineering requirements.

(c) That the parking along Maple Street be removed and the parkway be restored and sodded satisfactory to the requirement of the City Engineer.

(d) That the existing drive serving the annex be removed and the parkway restored.

(d) That the concrete pad on Illinois, in the parkway, be removed and the parkway restored.

3. The following waivers are herein granted:

(a) That Section VII-6(I)2 of the Zoning Ordinance requiring a 6' high chain link fence be waived.

(b) That Section VII-6(I)1 requiring a minimum lot size of 1 acre be waived and the R-3 district development standard of 6000 sq. ft. apply.

(c) That Section VII-6(I)3 requiring a 25' side and rear yard be waived and the R-3 district development standard of 10' rear yard and 5' side yard be applied.

4. If the Special Use herein granted is not established within two years of the date of passage of this Ordinance, the Special Use shall lapse and be held for naught.

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 City Council of the City of Urbana, Illinois, at a regular meeting of said Council on the 1st day of June, 1987.

PASSED by the City Council on this 1st day of June, 1987.

Ruth S. Brookens  
Ruth S. Brookens, City Clerk

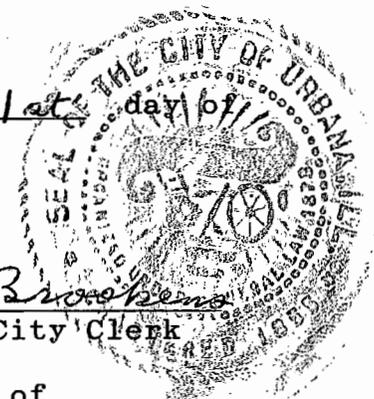
APPROVED by the Mayor this 8<sup>th</sup> day of June, 1987.

Jeffrey T. Markland  
Jeffrey T. Markland, Mayor

CERTIFICATE OF PUBLICATION

I, Ruth S. Brookens, City Clerk, City of Urbana, Illinois, do herewith certify that I caused the above Ordinance to be duly published in the News-Gazette on the 18th day of June, 1987, and a Certificate of Publication is attached hereto.

Ruth S. Brookens  
Ruth S. Brookens, City Clerk



# CERTIFICATE OF PUBLICATION IN The News-Gazette

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PASSED by the City Council on this 1st day of June, 1987.

Ruth S. Brookens, City Clerk

APPROVED by the Mayor this 8th day of June, 1987.

Jeffrey T. Markland, Mayor

#9085-June 18, 1987

*pd to be 1/87  
pd # 200610*

The undersigned, THE CHAMPAIGN NEWS-GAZETTE, INCORPORATED, by Mike Orca, its secretary, does hereby

certify that said Corporation is the publisher of The News-Gazette and that the same is a daily secular newspaper of general circulation published in Champaign, Champaign County, Illinois, and which said newspaper had been regularly published for more than six months prior to the first publication of the annexed notice; said publisher further certifies that the annexed notice was published once each week for 1 consecutive weeks in said newspaper, namely on the following dates:

June 18, A. D. 19  
\_\_\_\_\_, A. D. 19  
\_\_\_\_\_, A. D. 19  
\_\_\_\_\_, A. D. 19  
\_\_\_\_\_, A. D. 19

Said publisher further certifies that the date of the first paper containing the said notice was on the first date hereinabove set forth, and that the date of the last paper containing the said notice was on the last date hereinabove set forth.

CITY OF URBANA, ILL.  
RECEIVED

JUN 22 1987

CITY CLERK'S OFFICE

The Champaign News-Gazette, Incorporated

By [Signature]

PUBLISHER OF THE NEWS-GAZETTE

Secretary

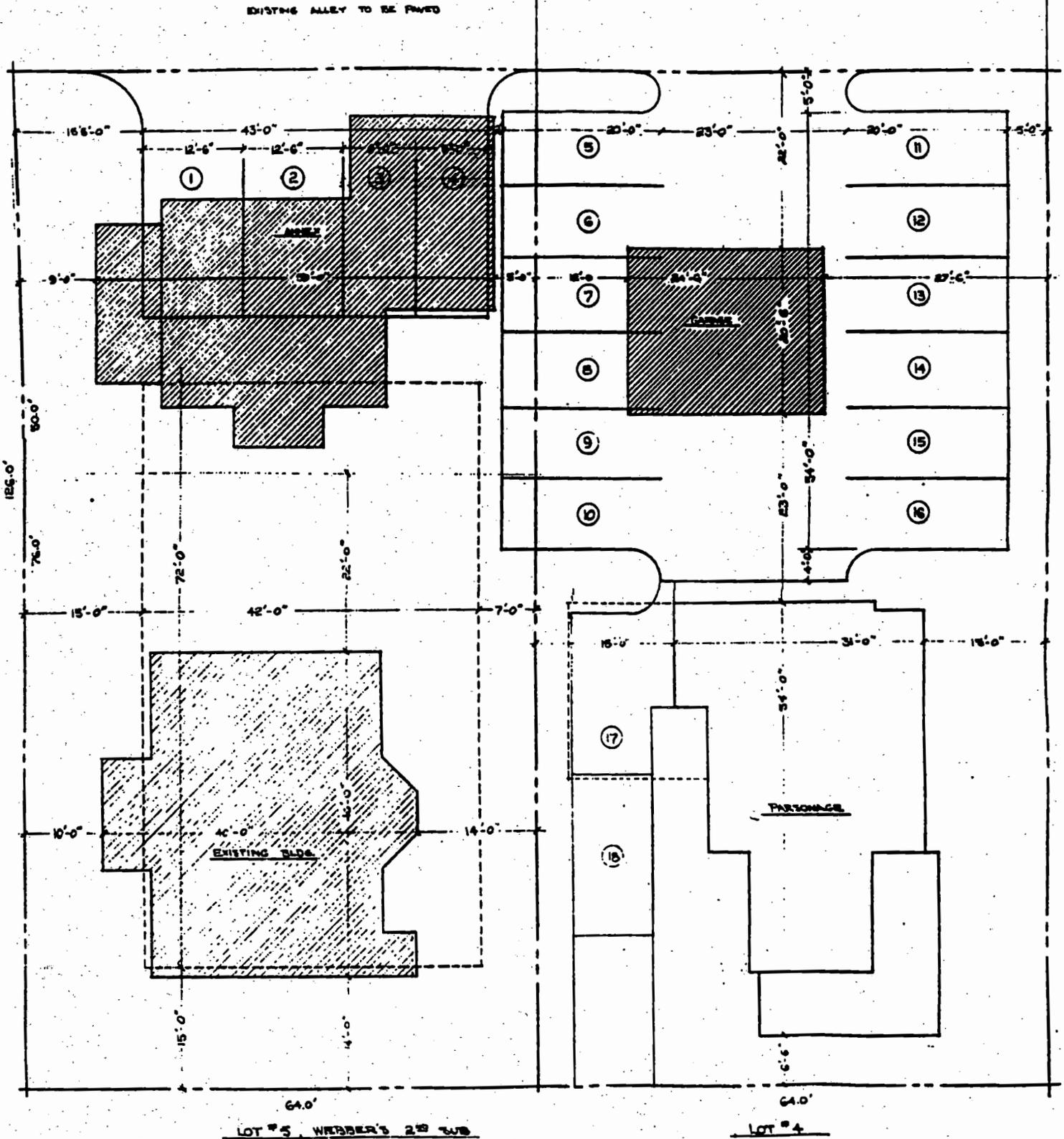
Publisher's fee \$ 48.30

THIS IS THE ATTACHMENT WHICH IS REFERRED TO IN  
ORDINANCE NO. 8687-94 AND IS INCORPORATED  
THEREIN BY REFERENCE.

Ruth S. Brookens  
Ruth S. Brookens, City Clerk

June 3, 1987  
Date



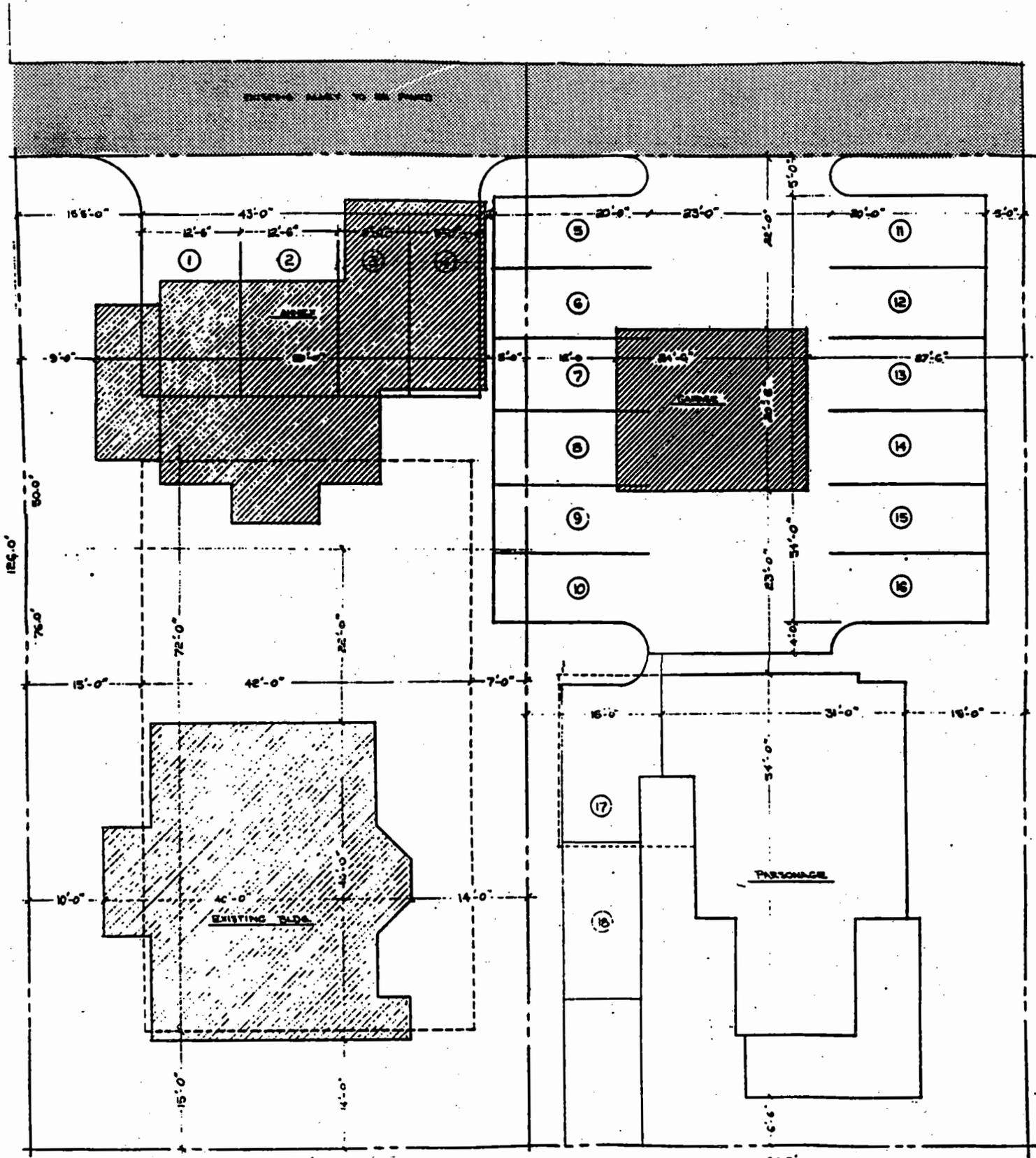


FIRST WESLEYAN CHURCH  
 406 E ILLINOIS ST.  
 URBANA, ILLINOIS 61801

DRAWN BY - RUSSELL MEYERS  
 CUSTOM BUILDERS 352-8731

MAPLE ST.

NORTH →  
 SCALE 1" = 10'-0"  
 PROPOSED BUILDING OUTLINE  
 PROPOSED PARKING SPACES  
 BUILDINGS TO BE REMOVED



LOT # 5, WEBBER'S 2<sup>ND</sup> SUB

LOT # 4

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 406 E ILLINOIS ST.  
 URBANA, ILLINOIS 61801

MAPLE ST.

NORTH  
 SCALE 1" = 10'-0"

DRAWN BY - RUST MEYERS  
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PROPOSED BUILDING OUTLINE  
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 BUILDINGS TO BE REMOVED