

ORDINANCE NO. 8889-73

AN ORDINANCE APPROVING FINAL PLAT

(Replat of Lot 1 of Harry Gill Second Subdivision)

WHEREAS, the "Replat of Lot 1 of Harry Gill Second Subdivision" is in compliance with the pertinent ordinances of the City of Urbana, Illinois; and

WHEREAS, the City Engineer has reviewed and approved the Engineering Plans and Specifications for "Replat of Lot 1 of Harry Gill Second Subdivision"; and

WHEREAS, in Case #1298-S-88, the Urbana Plan Commission has recommended approval of the replat of said Subdivision subject to the conditions outlined herein.

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

Section 1. The "Replat of Lot 1 of Harry Gill Second Subdivision", as filed herein is approved as platted, subject to the following conditions:

a. The deferral of sidewalk, street pavement, curb and gutter construction and waiver of posting of bonds for said improvements required under Sections 21-36, 21-37, 21-29 and 21-30 of Chapter 21 of the Code of Ordinances, City of Urbana, Illinois, is granted subject to the terms and conditions stated herein.

b. Waiver of Section 21-37 (B) (7) (b) of Chapter 21 of the Code of Ordinances, City of Urbana, Illinois, which limits the access portion of Lot 1 of this subdivision to 315 feet or 3.5 times the minimum lot width of the IN Industrial Zoning classification is granted.

Section 2. The following conditions are hereby imposed on the approval of said waivers. The condition of approval shall run with the land and shall be stated on the face of the final plat and within the Owner's Certificate.

a. The following language shall be recited on the face of the final plat:

The property Owner(s) will install the required sidewalks, street pavement, curb and gutter improvements along Anthony Drive within ninety (90) days of the City of Urbana Engineer's written request to do so or in accordance with arrangements satisfactory to the City Council of Urbana and in compliance with the then current Standards of the City of Urbana Code of Ordinances.

b. The lots within the "Replat of Lot 1 of Harry Gill Second Subdivision" will be limited to the two driveway access curb cuts illustrated on the face of the final plat.

c. The City Clerk is directed, however, to not affix her signature to the said Final Plat herein approved unless and until the City Council shall first approve a subdivision bond in the amount determined to be necessary by the City Engineer or the necessary improvements have been constructed and approved by the City Engineer.

Section 3. The Secretary of the Urbana Plan Commission is hereby directed to record said plat with the Champaign County Recorder of Deeds upon satisfaction of the above conditions.

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 May, 1989.

PASSED by the City Council on this 1st day of May, 1989.


Ruth S. Brookens
Ruth S. Brookens, City Clerk

APPROVED by the Mayor the 10th day of May, 1989.

Jeffrey T. Markland
Jeffrey T. Markland, Mayor