

ORDINANCE NO. 9091-149

AN ORDINANCE GRANTING A SPECIAL USE PERMIT

**AN AMENDMENT TO THE NORTHGATE PLAZA
PLANNED UNIT DEVELOPMENT**

WHEREAS, the Marine Bank of Champaign-Urbana Trust #43-344 has submitted a petition for a Special Use Permit to amend a previously approved Special Use Permit for Northgate Plaza Planned Unit Development granted by the Urbana City Council June 1, 1981; and

WHEREAS, the petitioner has requested an amendment to Northgate Plaza Planned Unit Development to allow the sale of a portion of the Tract C; and

WHEREAS, the Urbana Plan Commission has considered the said petition after due notice and after proper public hearing held June 6, 1991 as Plan Case #1446-PUD-91; and

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

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

Section 1. A Special Use Permit is hereby granted to the petitioner, Marine Bank of Champaign-Urbana Trust #43-344, to allow the sale of a portion of Tract C described below, subject to the conditions outlined herein, the said property being legally described as:

A tract of land being a part of the Northwest quarter of Section 9, Township 19 North, Range 9 East of the 3rd Principal Meridian, the boundary of which is described as follows:

Beginning at a point on the Easterly Right-of-Way line of Cunningham Avenue (U.S. Route 45), said point being a Southwesterly corner of Tract "C" of a survey by William E. Sheridan, Illinois Professional Land surveyor No. 2031, as recorded in Book of Plats "Z", at Page 181 of the Champaign County Recorder's Office, proceed North 89°16'45" East 142.73 feet along the boundary line of said Tract "C"; thence South 00°57'12" East 163.88 feet along the boundary of said Tract "C" to the South line of said Tract "C"; thence North 89°41'07" East 160.00 feet along said South line; thence North 00°57'12" West 185.01 feet; thence South 89°16'45" West 295.00 feet to the Easterly Right-of-Way line of Cunningham Avenue; thence Southwesterly 21.39 feet along said Right-of-Way to the

Point of Beginning, encompassing 0.741 acres in Champaign County, Illinois.

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

a. The property is to be properly subdivided prior to any transfer of ownership.

b. Said subdivision shall reference the special use permits governing this tract and all covenants associated with the property previously approved by the Urbana City Council.

c. All conditions imposed by Ordinance No. 8081-120, approving the original Northgate Plaza Planned Unit Development, shall apply to this amendment.

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 17th day of June, 1991.

PASSED by the City Council on this 17th day of June, 1991.


Ruth S. Brookens
Ruth S. Brookens, City Clerk

APPROVED by the Mayor this 21st day of June, 1991.

Jeffrey T. Markland
Jeffrey T. Markland, Mayor