

ORDINANCE NO. 9798-25

**AN ORDINANCE GRANTING A SPECIAL USE PERMIT
(To Allow a Manufacturing Facility - Flex-N-Gate Corporation)
Plan Case No. 1668-SU-97**

WHEREAS, the Flex-N-Gate Corporation has been located at 1306 East University Avenue, Urbana, Illinois since 1958; and

WHEREAS, the Urbana Zoning Ordinance does not specifically allow this use by right, but rather would classify it as a Special Use in the IN Industrial zoning district; and

WHEREAS, in order to provide conforming status to the Flex-N-Gate Corporation manufacturing plant the Zoning Administrator has deemed it necessary to issue a Special Use Permit for said facility; and

WHEREAS, the Urbana Plan Commission has considered the said petition after due notice and held a public hearing thereon on August 21, 1997 as Plan Case No. 1668-SU-97; and

WHEREAS, the Urbana Plan Commission has recommended approval of the requested Special Use Permit.

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

Section 1. A Special Use Permit is hereby granted to Flex-N-Gate Corporation to continue and expand the use, in conformance with the City of Urbana ordinances, of 1306 East University as a manufacturing facility, the said property being legally described as follows:

Lots 1, 2, and 3 of Butzow Industrial Subdivision, in the City of Urbana, Champaign County, Illinois.

Section 2. The City Council does hereby waive the following requirements of Section VII-6 of the Urbana Zoning Ordinance:

1. That the minimum lot size for this Special Use must be one (1) acre.
2. That the Special Use must be enclosed by a wire mesh fence of no less than six (6) feet in height.
3. That the side and rear yards must be twenty-five (25) feet.

Section 3. The City Clerk is directed to publish this Ordinance in pamphlet form by

THIS ORDINANCE CONSISTS OF 2 PAGES.

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authority of the Corporate Authorities, and 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 2nd day of September, 1997.

PASSED by the City Council on this 2nd day of September, 1997.

AYES: Hayes, Huth, Kearns, Patt, Taylor, Whelan, Wyman

NAYS:

ABSTAINED:

Phyllis D. Clark

Phyllis D. Clark, City Clerk

by Deborah J. Roberts, Deputy Clerk

APPROVED by the Mayor this 10th day of September, 1997.

Tod Satterthwaite

Tod Satterthwaite, Mayor