

AN ORDINANCE APPROVING A PRELIMINARY AND FINAL PLAT

(The Ridge Subdivision - Plan Case No. 1881-S-04)

WHEREAS, The Atkins Group has submitted Preliminary and Final Subdivision Plats for The Ridge Subdivision in general conformance with the pertinent ordinances of the City of Urbana, Illinois: and,

WHEREAS, The Preliminary and Final Plats of The Ridge Subdivision complies with the Urbana Comprehensive Plan, as amended; and,

WHEREAS, the Preliminary and Final Plats of The Ridge Subdivision meets the requirements of the Urbana Subdivision and Land Development Code with the exception of three waivers from the requirements requested by the Petitioners, including: waiver to allow a 50-foot right-of-way as opposed to a required 60-foot right-of-way; waiver to allow a 25-foot wide road from back-of-curb to back-of-curb as opposed to the required 31-foot width of roadway; and a waiver from the full requirement to provide sidewalks on both sides of the street and to instead provide a sidewalk as depicted in the sidewalk connection plan attached hereto; and

WHEREAS, The City Engineer has reviewed and approved the Preliminary and Final Plats of The Ridge Subdivision along with the requested waivers; and,

WHEREAS, in Plan Case 1881-S-04, the Urbana Plan Commission, on March 4, 2004, recommended approval of the Preliminary and Final Plats of The Ridge Subdivision along with the requested waivers from the requirements of the Subdivision and Land Development Code.

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

Section 1. The Preliminary and Final Plats of The Ridge Subdivision attached hereto is hereby approved as platted.

Section 2. This Ordinance is hereby passed by the affirmative vote of the members of the corporate authorities then holding office, the "ayes" and "nays" being called at a regular meeting of said Council.

PASSED by the City Council this 15th day of March,
2004.

AYES: Chynoweth, Hayes, Huth, Otto, Patt, Wyman

NAYS:

ABSTAINS:

Phyllis D. Clark

Phyllis D. Clark, City Clerk

by *S. Robert* Deputy Clerk

APPROVED by the Mayor this 31st day of March,

2004.

Tod Satterthwaite

Tod Satterthwaite, Mayor

JAMES H. HAYES, JR.
MAYOR

