

Recording Cover Sheet

An Ordinance Vacating a Street and Alley
(North Cottage Grove Avenue and an East/West Alley
between Hickory Street and North Cottage Grove Avenue,
Both North of East Park Street)
[Ordinance No. 2024-03-013]

2024R03805
REC ON: 03/28/2024 02:34:43 PM
CHAMPAIGN COUNTY
AARON AMMONS
REC FEE: 51.00
RHSPS FEE:
STATE TAX:
COUNTY TAX:
PLAT ACT:
PAGES: 7

Prepared for recording by:

Darcy E. Sandefur, City Clerk

400 S. Vine St., Urbana, IL 61801

Return to:

Darcy E. Sandefur, City Clerk
City of Urbana
400 S. Vine Street
Urbana, IL 61801

CLERK'S CERTIFICATE

STATE OF ILLINOIS)
)
COUNTY OF CHAMPAIGN) SS

I, DARCY E. SANDEFUR, City Clerk of the City of Urbana, Illinois, and keeper of the records, files and seal of said City, do hereby certify that the foregoing is a true and exact copy of an ordinance entitled:

**AN ORDINANCE VACATING A STREET AND ALLEY
(North Cottage Grove Avenue and an East/West Alley between Hickory
Street and North Cottage Grove Avenue, Both North of East Park Street)**

approved by the City Council of the City of Urbana, Illinois, on the 18th day of March, AD, 2024, as it appears in the records and files in my office remaining.

Given under my hand and seal of said City of Urbana, Illinois, this 28th day of March, AD, 2024.



Darcy E. Sandefur

Darcy E. Sandefur, City Clerk

ORDINANCE NO. 2024-03-013

**AN ORDINANCE VACATING A STREET AND ALLEY
(North Cottage Grove Avenue and an East/West Alley between Hickory Street and North
Cottage Grove Avenue, Both North of East Park Street)**

WHEREAS, the plat of the Cowley's 2nd Addition to the City of Urbana, recorded in Plat Book "B" at page 255 in the Office of the Recorder of Deeds, Champaign County, Illinois, depicts a certain public alley 13 feet in width running east/west along the north side of Lots 1 through 7 of the said Cowley's 2nd Addition and also a public street (originally named Oak Street) 34.5 feet in width running north/south along the east side of Lot 1 of the said Cowley's 2nd Addition; and

WHEREAS, this 13-foot-wide alley and 34.5-foot-wide street were apparently intended to be rights-of-way for the convenient access around said Lots; and

WHEREAS, the majority of adjacent neighbors have advised that they have no objections to abandoning these rights-of-way; and

WHEREAS, no paved surfaces were ever installed in the said Public Alley and Public Street rights-of-way by the City of Urbana; and

WHEREAS, the owners of Lots 1 through 7 of the Cowley's 2nd Addition to the City of Urbana, recorded in Plat Book "B" at page 255 in the Office of the Recorder of Deeds, Champaign County, Illinois, have requested that the City release, abandon, and vacate the said Public Alley and Public Street rights-of-way; and

WHEREAS, the City Council finds that the relief to the public from the further burden and responsibility of maintaining the alley and street herein vacated is just and adequate compensation for the benefits that will accrue to the said owners; and

WHEREAS, the Urbana City Council finds that it is in the best interests of all concerned that the said Public Alley and Public Street rights-of-way described below should be released, abandoned, and vacated and in accordance with statute, the title to the land over which the aforesaid alley and

street rights-of-way runs shall devolve and vest in the present owner of the land abutting to the south of said alley and to the west of said street thereon to the same extent as though the Public Alley and Public Street rights-of-way had been dedicated by a common law plat (as distinguished from a statutory plat) and as though the fee interest of the Public Alley and Public Street rights-of-way had been acquired by the owner as part of the land abutting on the Public Alley and Public Street rights-of-way.

NOW, THEREFORE, BE IT ORDAINED by the City Council and the Mayor, being the Corporate Authorities of the City of Urbana, as follows:

Section 1.

That the portion of the Public Alley and Public Street rights-of-way shown on the plat of Cowley's 2nd Addition to the City of Urbana, recorded in Plat Book "B" at page 255 in the Office of the Recorder of Deeds, Champaign County, Illinois, depicted a certain public alley 13 feet in width running east/ west along the north side of Lots 1 through 7 of the said Cowley's 2nd Addition and also a public street running north/south along the east side of Lot 1 of the said Cowley's 2nd Addition, being more fully described immediately below, is hereby released, abandoned and vacated upon the recording of a certified copy of this Ordinance with the Recorder of Deeds, Champaign County, Illinois:

Beginning at the northeast corner of Lot 1 of Cowley's 2nd Addition to the City of Urbana, recorded in Plat Book "B" at page 255 in the Office of the Recorder of Deeds, Champaign County, Illinois, said point being on the west Right-of-Way line of North Cottage Grove Avenue (formerly Oak Street); thence west along the south Right-of-Way line of the 13 feet wide platted alley approximately 385 feet to the northwest corner of Lot 7 of the said Cowley's 2nd Addition, said point being on the east Right-of-Way line of Hickory Street; thence north along the east Right-of-Way line of Hickory Street 13 feet to the northwest corner of said Cowley's 2nd Addition; thence east along the north line of said Cowley's 2nd Addition approximately 385 feet to a point on the west Right-of-Way line of North

Cottage Grove Avenue (formerly Oak Street); thence south along the west Right-of-Way line of North Cottage Grove Avenue (formerly Oak Street) 13 feet to the point of beginning, containing 5,005 square feet (0.115 acre), more or less.

And also:

Beginning at the southeast corner of Lot 1 of Cowley's 2nd Addition to the City of Urbana, recorded in Plat Book "B" at page 255 in the Office of the Recorder of Deeds, Champaign County, Illinois, said point being on the north Right-of-Way line of East Park Street; thence north along the west Right-of-Way line of North Cottage Grove Avenue (formerly Oak Street) approximately 133 feet to a point on the north line of said Cowley's 2nd Addition; thence east along the north line of said Cowley's 2nd Addition 34.5 feet to the northeast corner of said Cowley's 2nd Addition, said point being on the east Right-of-Way line of North Cottage Grove Avenue (formerly Oak Street); thence south along the east Right-of-Way line of North Cottage Grove Avenue (formerly Oak Street) approximately 133 feet to the southeast corner of said Cowley's 2nd Addition, said point being the north Right-of-Way line of East Park Street; thence west along the north Right-of-Way line of East Park Street 34.5 feet to the point of beginning, containing 4,588.5 square feet (0.105 acre), more or less.

All situated in the City of Urbana, Champaign County, Illinois.

Section 2.

That the vacation of the above-described alley and street shall be subject to the condition that a perpetual easement upon said east/ west alley and north/ south street is hereby reserved for and granted to the City of Urbana, Illinois, any public utilities, and their successors and assigns to construct, install, reconstruct, repair, remove, replace, inspect, maintain, and operate their facilities in, under, across, along, over, and upon the vacated alley and street, together with the right of access thereto for the personnel and equipment necessary and required for such uses and purposes and the right to cut,

trim, or remove trees, bushes, and roots as may be reasonably required incidental to the rights herein given.

Section 3.

That the rights-of-way herein vacated shall attach to and become a part of the parcel numbers identified by PIN: 92-21-09-307-001; PIN: 92-21-09-307-002; PIN: 92-21-09-307-003; PIN: 92-21-09-307-004; and PIN: 92-21-09-307-005.

Section 4.

That the plat of vacation attached hereto is incorporated in this Ordinance by reference.

Section 5.

This Ordinance is hereby passed by the affirmative vote, the “ayes” and “nays” being called, of three-fourths of all the alderpersons then holding office (6 of 7 votes) of the City of Urbana, Illinois, at a duly noticed and convened meeting of the said corporate authorities.

PASSED BY THE CORPORATE AUTHORITIES this 18th Day of March, 2024

AYES: Wu, Evans, Hursey, Kolisetty, Bishop, Wilken, Quisenberry

NAYS: None.

ABSTENTIONS: None.



DS

DocuSigned by:

Darcy E. Sandefur

FF1B402C2BC0480...

Darcy E. Sandefur, City Clerk

APPROVED BY THE MAYOR this 20th Day of March, 2024.

DocuSigned by:

Diane Wolfe Marlin

0FB08E5B1B04C5...

Diane Wolfe Marlin, Mayor

PROPOSED ALLEY VACATION
 385' X 13' = 5,005 S.F. (0.115 AC.) ±
 (GENERAL UTILITY EASEMENT
 WILL REMAIN IN PLACE)

PROPOSED STREET VACATION
 133' X 34.5' = 4,589 S.F. (0.105 AC.) ±
 (GENERAL UTILITY EASEMENT
 WILL REMAIN IN PLACE)

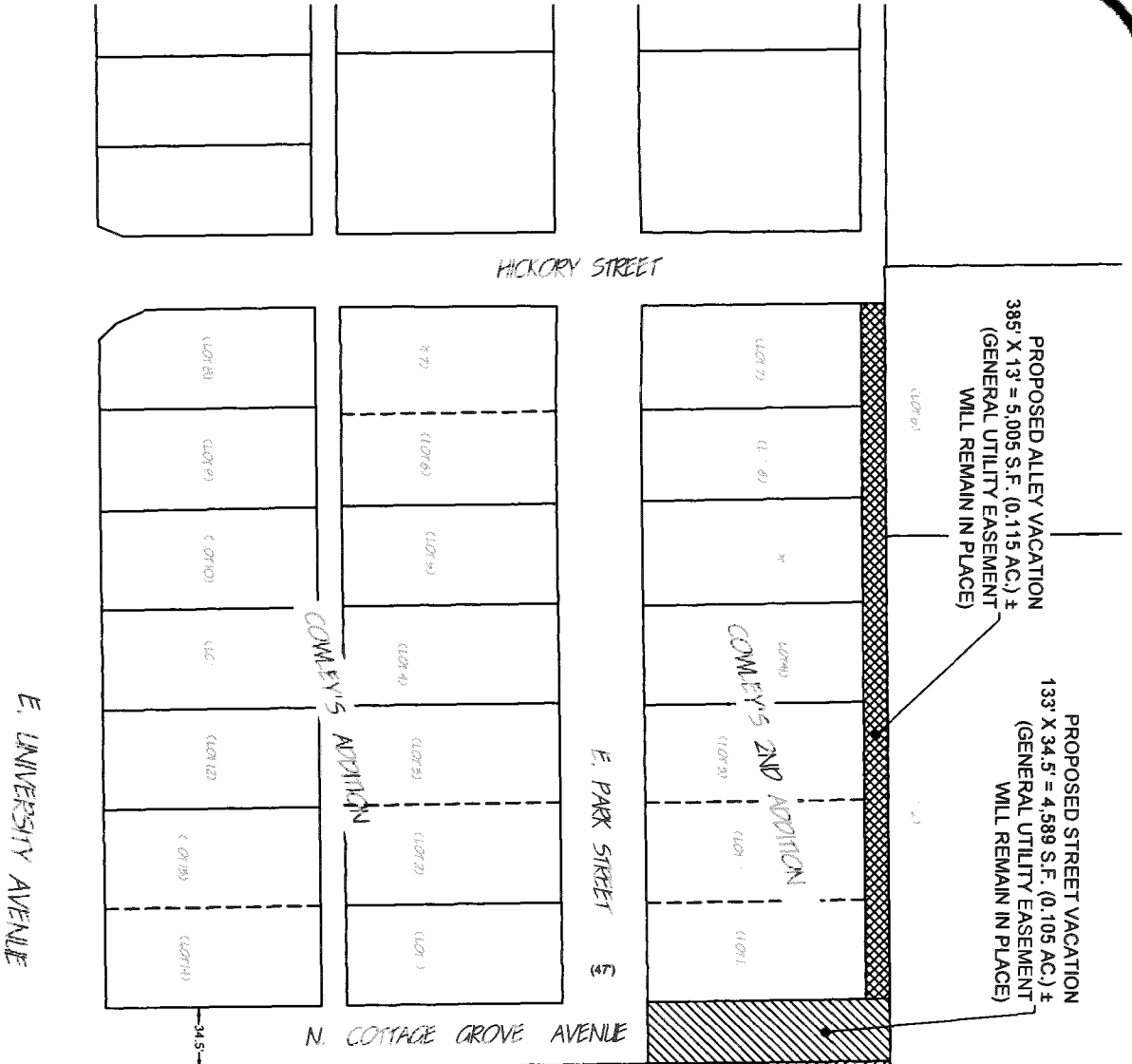
EAST LINE OF NW 1/4
 OF SW 1/4 OF SEC. 9,
 T19N, R9E OF 3RD PM

APPARENT GAP BETWEEN
 PLATTED STREET R.O.W.
 AND EAST LINE OF NW 1/4
 OF SW 1/4 OF SEC. 9,
 T19N, R9E OF 3RD PM

EAST R.O.W. LINE OF 34.5'
 WIDE STREET AS PLATTED
 (ORIGINALLY PLATTED AS
 OAK STREET)



Scale: 1"=100'



PLAT MAP SHOWING PUBLIC RIGHT-OF-WAY VACATED
 BY CITY OF URBANA ORDINANCE NO. 2024-03-013
 DATE: MARCH 18, 2024

City of Urbana
 Public Works Department
 Engineering Division
 Drawn by: DAR
 Date: 12/18/2023

