

RESOLUTION REGARDING POLICY ON  
VACATION OF ALLEYS, CITY OF URBANA, ILLINOIS

BE IT RESOLVED BY THE CITY COUNCIL OF URBANA, ILLINOIS, that the following is hereby the policy of the City of Urbana regarding the vacation of alleys:

A. Whenever an owner of any real estate located in the City of Urbana properly petitions the City for the vacation of an alley which abuts said property, and if the City shall determine that it is in its best interest to so vacate, and:

B. Whenever such vacation shall accrue to the benefit of said owner by increasing the fair market value of said property,

Then, in such an event, the City of Urbana may request compensation from said owner for and in consideration of such vacation.

BE IT FURTHER RESOLVED that the following shall be the procedure used in determining the amount of compensation the City may request when an alley is vacated:

A. The City shall obtain at least one appraisal of such alley; and

B. The appraisal value of said alley shall be used in arriving at the amount of compensation such owner shall pay after first being reduced:

1. By an amount equal to one percent (1%) for each year such owner, while owning such property, has maintained the alley. Said owner shall verify in writing the number of years he has maintained said alley.

2. By such other percentage amount as the City may determine appropriate due to the fact that:

a. The City retains any rights to said alley, including but not limited to, covenants, easements, or restrictions as to use.

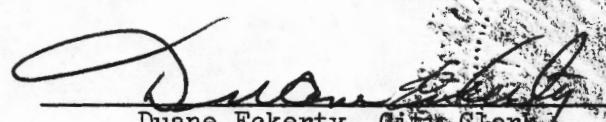
b. It is in the best interest of the City to vacate said alley in order to release itself from any future requirements of maintenance.

c. However, in no event shall the accumulated percentage as determined under this subparagraph (2) be greater than twenty-five percent (25%).

C. If in the event more than one appraisal is obtained in determining the value of such alley, the City shall use the average value of the alley as determined by the appraisals in arriving at the amount calculated in paragraph (B) above.

D. In no event, shall the amount of compensation required to be paid by such owner be less than the sum of the appraisal fees incurred by the City or less than seventy-five percent (75%) of the appraisal value or values, whichever is greater.

PASSED by the City Council this 3rd day of September 1974.

  
Duane Eckerty, City Clerk



APPROVED by the Mayor this \_\_\_\_\_ day of \_\_\_\_\_ 1974.

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Hiram Paley, Mayor

*(Mayor Hiram Paley elected not to sign this resolution.)*

