

RESOLUTION NO. 2018-01-001R

**A RESOLUTION OF PROTEST AGAINST A PROPOSED TEXT AMENDMENT TO
THE CHAMPAIGN COUNTY ZONING ORDINANCE**

(A request by the Champaign County Zoning Administrator to amend Sections 7.1.1 and 7.1.2 of the Champaign County Zoning Ordinance regarding “Home Occupation.”/ CCZBA-873-AT-17)

WHEREAS, the Champaign County Zoning Administrator is requesting a text amendment to the Champaign County Zoning Ordinance in Champaign County No. CCZBA-873-AT-17 to allow “minor auto repair” as a Neighborhood Home Occupation or Rural Home Occupation with a Special Use Permit, and

WHEREAS, the proposed text amendment has been submitted to the City of Urbana for review and is being considered by the City of Urbana under the name of “CCZBA-873-AT-17”; and

WHEREAS, pursuant to the provisions of State of Illinois Compiled Statutes 55 ILCS 5/5-12014 that states in cases of any proposed zoning amendment where the land affected lies within 1 1/2 miles of the limits of a zoned municipality, the corporate authorities of the zoned municipality may by resolution issue written protest against the proposed text amendment; and

WHEREAS, the proposed text amendment is compatible with the Goals and Objectives and Future Land Use Map of the 2005 City of Urbana Comprehensive Plan; and

WHEREAS, the Urbana Plan Commission met on July 6, 2017, to consider the proposed text amendment and voted with five ayes and zero nays to forward to the City Council a recommendation of defeat for a resolution of protest with a condition that the County modify their regulations for a Special Use Permit to be the same as the City’s restrictions for a Conditional Use Permit with regards to the allowed number of parked inoperable vehicles; and

WHEREAS, the Champaign County Zoning Administrator revised the proposed text amendment to address the issue of the total number of vehicles on the property and the hours in which inoperable vehicles may be parked on the property; and

WHEREAS, the Urbana Plan Commission met on December 21, 2018, to consider the proposed text amendment and voted with six ayes and zero nays to forward a recommendation of defeat with no conditions to the City Council after feedback from Champaign County staff that the original recommendation would conflict with the County's existing Nuisance Code for storage of vehicles.; and

WHEREAS, the Urbana City Council, having duly considered all matters pertaining thereto, finds and determines that the proposed text amendment is not in the best interest of the City of Urbana.

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

Section 1. The City Council finds and determines that the facts contained in the above recitations are true.

Section 2. That the Urbana City Council hereby resolves that the City of Urbana, pursuant to the provisions of 55 ILCS 5/5-12014, does hereby APPROVE a Resolution of Protest against the proposed text amendment as presented in CCZBA-873-AT-17.

PASSED BY THE CITY COUNCIL this _____ day of _____, 2018.

AYES:

NAYS:

ABSTAINED:

Charles A. Smyth, City Clerk

APPROVED BY THE MAYOR this _____ day of _____, 2018.

Diane Wolfe Marlin, Mayor