

RESOLUTION NO. 2023-11-094R

**A RESOLUTION DIRECTING THE ZONING ADMINISTRATOR TO
FILE A REZONING APPLICATION FOR 205 NORTH HIGH CROSS
ROAD**

WHEREAS, the City of Urbana (the “City”) is a home rule unit of local government pursuant to Article VII, Section 6, of the Illinois Constitution, 1970, and may exercise any power and perform any function pertaining to its government and affairs, and the passage of this Resolution constitutes an exercise of the City’s home rule powers and functions as granted in the Illinois Constitution, 1970; and

WHEREAS, the property at 205 North High Cross Road (91-21-10-407-022) was rezoned from B-1 to B-3 by Ordinance No. 2020-04-023, in conjunction with a Special Use Permit for medical office; and

WHEREAS, the owner of the subject property, OSF Healthcare, did not build the contemplated medical office, nor do they intend to; and

WHEREAS, the Council of the City of Urbana now wishes to reconsider whether the B-3 Zoning District is the appropriate designation for this parcel given the full complement of uses possible in that zone, whether by-right, special use permit, or conditional use permit; and

WHEREAS, Section XI-7 of the Urbana Zoning Code provides that the regulations and standards, restrictions, and district boundaries may be amended, changed, or repealed, including changes to zoning classifications on parcels, through submission of an application to the Plan Commission; and

WHEREAS, an application by the City Council to rezone a parcel may be initiated only by a majority vote of the body and direction to the Zoning Administrator to file the written application on its behalf.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Urbana, Illinois, as follows:

Section 1. Pursuant to Section XI-7 of the Urbana Zoning Code, the Zoning Administrator is hereby directed to file a written application with the Plan Commission on behalf of the City Council for the rezoning of the property at 205 North High Cross Road from the B-3 Zoning District to the B-1 Zoning District.

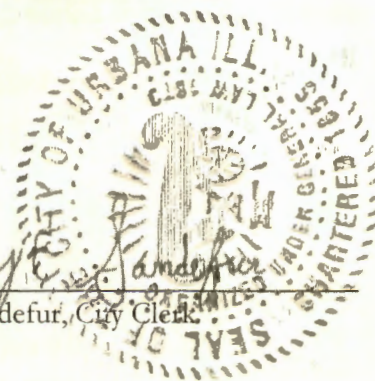
Section 2. The Zoning Administrator is further directed to follow all the requirements of the Urbana Zoning Code pertaining to the application, including approval protocols and public processes to bring this application to the City Council for a final determination.

PASSED BY THE CITY COUNCIL this 27th day of November, 2023.

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

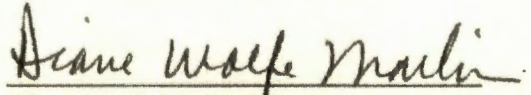
NAYS: Hursey

ABSTENTIONS: None

The seal of the City of Urbana, Illinois, is circular with a double border. The outer border contains the text "CITY OF URBANA ILL." at the top and "SEAL OF THE CITY OF URBANA ILL." at the bottom. The inner border contains "1838" at the top and "CHARTERED" at the bottom. In the center is a shield with a plow and a sheaf of wheat. Overlaid on the seal is a handwritten signature in cursive that reads "Darcy E. Sandefur". Below the signature is a horizontal line, and underneath that line is the printed text "Darcy E. Sandefur, City Clerk".

Darcy E. Sandefur, City Clerk

APPROVED BY THE MAYOR this 13th day of December, 2023.

A handwritten signature in cursive that reads "Diane Wolfe Marlin". Below the signature is a horizontal line, and underneath that line is the printed text "Diane Wolfe Marlin, Mayor".

Diane Wolfe Marlin, Mayor