



DEPARTMENT OF COMMUNITY DEVELOPMENT SERVICES

Planning Division

m e m o r a n d u m

TO: Bruce Walden, Chief Administrative Officer

FROM: Elizabeth H. Tyler, AICP, Director/City Planner

DATE: March 13, 2003

SUBJECT: Plan Case No. 1852-M-03, Annual Update of Official Zoning Map

Introduction and Background

The Illinois Municipal Code requires municipal authorities to annually publish a new Official Zoning Map each year to reflect annexations, zoning changes, subdivisions and other map corrections. This requirement is also reflected in Section IV-3(B) of the Urbana Zoning Ordinance. Plan Case 1852-M-03 includes the changes to the Official Zoning Map that occurred between March 21, 2002 and March 10, 2003. It also includes correction of any map errors and nonsubstantive editorial changes that were identified in this time period. The last time the Official Zoning Map was updated was in Plan Case 1817-M-02, which was approved by the Urbana City Council on April 1, 2002. Please refer to the March 3, 2003 staff memorandum for more information on this case.

Since the March 6, 2003 Plan Commission meeting, the Bradley Park subdivision along North Cunningham Avenue/U.S. Route 45 has been recorded, and it has been verified that the adjacent roadways of Vance Road and O'Brien Drive have been dedicated to the City. These changes are shown on the draft zoning map included with this memorandum.

Recommendation

At the March 6, 2003 meeting of the Urbana Plan Commission, the Plan Commission voted 7 to 0 that the City Council forward this case to the Urbana City Council with a recommendation for **APPROVAL** of the revised and updated Official Zoning Map. Staff concurs with this recommendation.

Prepared by:

Tim Ross, AICP, Senior Planner

Attachments: Proposed 2003 Official Zoning Map
Draft Ordinance Approving the Official Zoning Map
Excerpt from Draft Minutes from March 6, 2003 Plan Commission meeting

ORDINANCE NO. 2003-03-026

**AN ORDINANCE APPROVING AND CAUSING PUBLICATION OF THE OFFICIAL ZONING MAP OF
THE CITY OF URBANA, ILLINOIS**

(Plan Case No. 1852-M-03)

WHEREAS, The Illinois Municipal Code requires the City Council of the City of Urbana, Illinois to cause to be published each year a map showing the existing zoning classifications and revisions made during the preceding calendar year and the map so published shall be the Official Zoning Map for the City of Urbana; and

WHEREAS, the City Council of the City of Urbana last approved an Official Zoning Map on April 1, 2002 by Ordinance No. 2002-04-034; and

WHEREAS, the Urbana Zoning Administrator has submitted a request to approve the revised Official Zoning Map; and

WHEREAS, said request was presented to the Urbana Plan Commission as Plan Case No. 1852-M-03; and

WHEREAS, the Urbana Plan Commission reviewed the proposed new Official Zoning Map on March 6, 2003 and voted (by a vote of 7 to 0) to forward Plan Case No. 1852-M-03 to the Urbana City Council with a recommendation for approval of the new Official Zoning Map; and

WHEREAS, after due and proposed consideration, the Urbana City Council has deemed it to be in the best interest of the City of Urbana to approve the new Official Zoning Map.

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

Section 1. The attached map entitled Official Zoning Map of Urbana, Illinois dated March 2003 is hereby approved as the Official Zoning Map of the City of Urbana, Illinois pursuant to the Illinois Municipal Code and Section IV-3 of the Urbana Zoning Ordinance, which said map reflects the correct location of the official zoning districts in the City of Urbana between March 20, 2002 and March 10, 2003.

Section 2. Updated versions of the Official Zoning Map may be printed in the interim between the approval of this Official Zoning Map and the approval of the Official Zoning Map next year.

Section 3. The City Clerk is hereby directed to publish a full-sized copy of the Official Zoning Map and to make copies available in her office for inspection and purchase by the public.

Section 4. The fee to be charged to any person desiring to purchase a full-sized copy of the Official Zoning Map shall be Ten Dollars (\$10.00) per map. The fee to be charged for an updated version of the map that may be printed in the interim between the approval of this Official Zoning Map and the approval of the Official Zoning Map next year shall also be Ten Dollars (\$10.00) per map.

Section 5. The City Clerk is directed to publish this Ordinance in pamphlet form by authority of the Corporate Authorities, and this Ordinance shall be in full force and effect from and after its passage and publication in accordance with the terms of Section 1-2-4 of the Illinois Municipal Code.

PASSED by the City Council this _____ day of _____, 2003.

AYES:

NAYS:

ABSTAINS:

Phyllis D. Clark, City Clerk

APPROVED by the Mayor this _____ day of _____, 2003.

Tod Satterthwaite, Mayor

CERTIFICATE OF PUBLICATION IN PAMPHLET FORM

I, Phyllis D. Clark, certify that I am the duly elected and acting Municipal Clerk of the City of Urbana, Champaign County, Illinois.

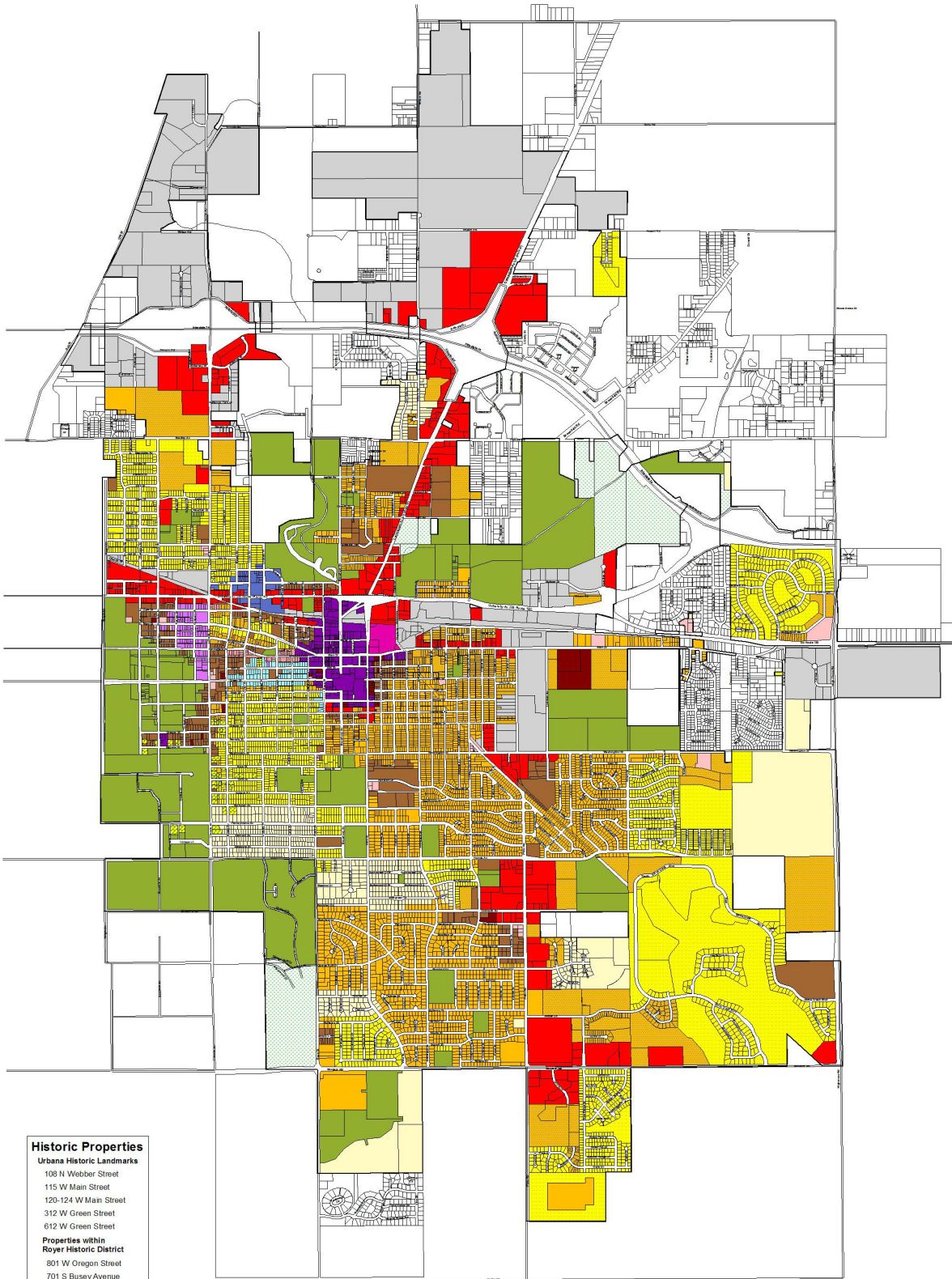
I certify that on the _____ day of _____, 2003, the corporate authorities of the City of Urbana passed and approved Ordinance No. _____, entitled "AN ORDINANCE APPROVING AND CAUSING PUBLICATION OF THE OFFICIAL ZONING MAP OF THE CITY OF URBANA, ILLINOIS (Plan Case No. 1852-M-02)" which provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. _____ was prepared, and a copy of such Ordinance was posted in the Urbana City Building commencing on the _____ day of _____, 2003, and continuing for at least ten (10) days thereafter. Copies of such Ordinance were also available for public inspection upon request at the Office of the City Clerk.

DATED at Urbana, Illinois, this _____ day of _____, 2003.

Phyllis D. Clark, City Clerk

OFFICIAL ZONING MAP City of Urbana, Illinois



Historic Properties
Urbana Historic Landmarks
 108 N Webber Street
 115 W Main Street
 120-124 W Main Street
 312 W Green Street
 612 W Green Street
Properties within Royer Historic District
 801 W Oregon Street
 701 S Bussey Avenue



- | | | |
|---|---|---|
| AG Agriculture | IN Industrial | R5 Medium High Density Multiple Family Residential |
| B1 Neighborhood Business | MIC Medical Institutional Campus | R8 High Density Multiple Family Residential |
| B2 Neighborhood Business - Arterial | MOR Mixed Office Residential | R8B High Density Multiple Family Residential - Restricted |
| B3 General Business | R1 Single-Family Residential | R7 University Residential |
| B3U General Business - University | R2 Single-Family Residential | Business Development and Redevelopment (BDR) |
| B4 Central Business | R3 Single and Two-Family Residential | BYC/BDR common boundary |
| B4E Central Business - Expansion | R4 Medium Density Multiple Family Residential | Boneyard Creek District (BYC) |
| CRE Conservation - Recreation - Education | | Corporate limits |

Revised by Ord. 1400 2015
 City of Urbana, Illinois
 Planning Department