

X

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF URBANA, ILLINOIS, OF 1950, AND FOR CREATION OF AN R-5 CLASSIFICATION FOR FRATERNITIES AND SORORITIES

WHEREAS, the City Plan Commission of the City of Urbana, Illinois, which is the City Zone Commission, did on Monday, the 11th day of September, 1961, at the hour of 4:00 o'clock p.m., conduct a public hearing pursuant to the required public notice, in the Community Building at the address of 120 West Elm Street, Urbana, Illinois, to consider the hereinafter described proposed amendment to the Zoning Ordinance, and,

WHEREAS, said Plan Commissioners at said hearing offered to hear all persons that might desire to be heard, either for or against said amendment, and no persons having objected to the proposed amendment to said ordinance, the Commissioners found that said proposed amendment is desirable for the public welfare of the City of Urbana, Illinois, and that the same is not detrimental to the property owners in the vicinity, and,

WHEREAS, the City Plan Commission recommended the amendment as hereinafter described for adoption of the City Council.

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

The Zoning Ordinance of the City of Urbana, Illinois, of 1950 be amended to create and add the classification of R-5 District, Fraternities and Sororities, to be inserted at the end of the and as part of Article VI of said Zoning Ordinance, and with use, parking, height, area, yard, and intensity of use regulations as follows:

SECTION I. USE REGULATIONS: In the R-5 District, no building or land shall be used and no building shall hereafter be erected, converted, enlarged or structurally altered, except for one or more of the following uses:

- 1. Fraternities
2. Sororities

Such fraternities and sororities shall be national college and university fraternal and sorority chapter structures.

SECTION 2. PARKING REGULATIONS: Whenever a building is erected, converted, enlarged or structurally altered for a use permitted in the R-5 District, there shall be provided an available and reasonably adequate off-street parking area, with all-weather surface parking space or garage space, during the existence of such use, on the lot or adjoining lot, with adequate ingress and egress, from and to a public street or alley. Such surfaced parking space or garage space shall be for the sole use of the occupants of said building and guests and visitors of them. The surfaced parking space may be in a required rear yard.

SECTION 3. HEIGHT REGULATIONS: No building hereafter erected or altered shall exceed six (6) stories nor shall it exceed eighty (80) feet in height.

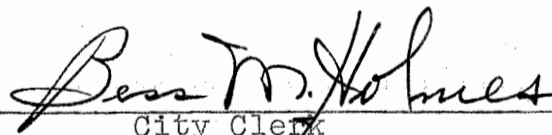
SECTION 4. AREA REGULATIONS: Every dwelling hereafter erected, enlarged, relocated, or reconstructed shall be located upon lots containing the following areas and yards:

1. INTENSITY OF USE:

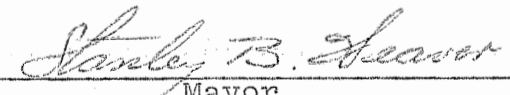
a. Frontage of street of at least 60 feet, and tracts of at least 6,000 square feet.

2. YARDS: Front yards, side yards, and rear yards each shall be at least five feet in width.

ADOPTED by the City Council of the City of Urbana, Illinois, this 18th day of September, 1961.

  
\_\_\_\_\_  
City Clerk

APPROVED by the Mayor this 18th day of September, 1961.

  
\_\_\_\_\_  
Mayor