

5/4/2007

56-O-07

AN ORDINANCE

**Granting a Special Use for
the Establishment of a Membership Organization at
1245 Chicago Avenue in the B1 Business District**

WHEREAS, Golden Holdings, LLC, (the "Applicant") owner of the property located at 1245 Chicago Avenue (the "Subject Property"), located within the B1 Business District, submitted an application, case no. ZBA 07-15-SU (R), to seek approval for a special use, pursuant to Section 6-9-2-3 of the Zoning Ordinance (the "Ordinance"), to establish a membership organization at the Subject Property; and

WHEREAS, the Zoning Board of Appeals ("ZBA") held a public hearing on April 17, 2007, pursuant to proper notice, to consider the application, took testimony and received other evidence, and made a *verbatim* record and written findings that the application met the standards for special uses set forth in Section 6-3-5 of the Ordinance and recommended City Council approval thereof; and

WHEREAS, the Planning and Development Committee of the City Council considered the ZBA's findings and recommendation at its May 14, 2007 meeting and recommended City Council approval thereof; and

WHEREAS, the City Council considered the respective records, findings, and recommendations of the ZBA and the Planning and Development Committee at its May 14, 2007 meeting; and

WHEREAS, the City Council adopted the respective records and recommendations of the Planning and Development Committee at its May 29, 2007 meeting,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF EVANSTON, COOK COUNTY, ILLINOIS:

SECTION 1: That the foregoing recitals are found as fact and made a part hereof.

SECTION 2: That the City Council hereby adopts the ZBA's record, findings, and recommendation, and the Planning and Development Committee's record, findings, and recommendation, and hereby approves the special use applied for in case no. ZBA 07-15-SU (R), on the Subject Property, legally described in Exhibit A, attached hereto and made a part hereof.

SECTION 3: That, as permitted by Section 6-3-5-12 of the Ordinance, the City Council hereby imposes the following condition upon the special use granted by this ordinance, 56-O-07:

- A.** The Applicant shall develop and use the Subject Property in substantial compliance with all applicable legislation, with the testimony and representations of the Applicant to the ZBA, Planning and Development Committee, and City Council, and with the approved plans and documents on file in this case.

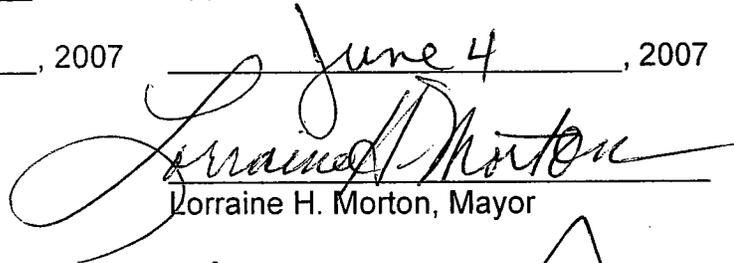
SECTION 4: That, when necessary to effectuate the terms, conditions, and purposes of this ordinance, "Applicant" shall read as "Applicant's agents, assigns, and successors in interest."

SECTION 5: That if any provision of this ordinance or the application thereof to any person or circumstance is held invalid, the invalidity shall not affect other provisions or applications of this ordinance which can be given effect without the invalid provisions or applications thereof.

SECTION 6: That all ordinances or parts of ordinances in conflict herewith are hereby repealed.

SECTION 7: That this ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

Introduced: May 14, 2007 Approved: _____
Adopted: May 29, 2007 June 4, 2007


Lorraine H. Morton, Mayor

Attest:

Mary P. Morris, City Clerk

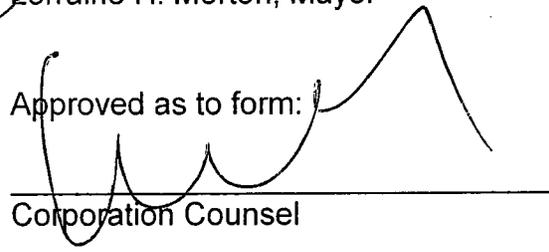
Approved as to form: 
Corporation Counsel

EXHIBIT A

LEGAL DESCRIPTION

LOT 24 IN BLOCK 76 IN THE NORTHWESTERN UNIVERSITY SUBDIVISION OF THE NORTHEAST ½ OF THE NORTH ½ EAST OF CHICAGO AVENUE, OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THE 15 ½ ACRES IN THE NORTHEAST CORNER OF SAID TRACT, IN COOK COUNTY, ILLINOIS

COMMONLY KNOWN As: 1245 Chicago Avenue, Evanston, Illinois.