

6/9/2020

64-O-20

AN ORDINANCE

**Granting a Special Use Permit for a Child Residential Care Home
Located at 820 Gaffield Place in the R4a Residential District
("Boys Hope Girls Hope of Illinois")**

WHEREAS, the Zoning Board of Appeals ("ZBA") met on June 2, 2020, pursuant to proper notice, to consider case no. 20ZMJV-0018, an application filed by Karen Croteau (the "Applicant"), contract purchaser of the property legally described in Exhibit A, attached hereto and incorporated herein by reference, commonly known as 820 Gaffield Place (the "Subject Property") and located in the R4a Residential District, for a Special Use Permit to establish, pursuant to Subsection 6-8-6-3 of the Evanston City Code, 2012, as amended ("the Zoning Ordinance"), a Child Residential Care Home on the Subject Property; and

WHEREAS, the ZBA, after hearing testimony and receiving other evidence, made a written record and written findings that the application for a Special Use Permit for a Child Residential Care Home met the standards for Special Uses in Section 6-3-5 of the Zoning Ordinance and recommended City Council approval thereof; and

WHEREAS, at its meeting of June 22, 2020, the Planning and Development Committee of the City Council ("P&D Committee") considered the ZBA's record and findings and recommended the City Council accept the ZBA's recommendation and approved the application in case no. 20ZMJV-0018; and

WHEREAS, at its meetings of June 22 and July 13, 2020, the City Council considered and adopted the respective records, findings, and recommendations of the ZBA and P&D Committee, as amended,

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

SECTION 1: The foregoing recitals are found as fact and incorporated herein by reference.

SECTION 2: The City Council hereby approves the Special Use Permit for a Child Residential Care Home on the Subject Property as applied for in case no. 20ZMJV-0018.

SECTION 3: Pursuant to Subsection 6-3-5 of the Zoning Ordinance, the City Council hereby imposes the following conditions on the Applicant's Special Use Permit, violation of any of which shall constitute grounds for penalties or revocation of said Permit pursuant to Subsections 6-3-5 of the Zoning Ordinance:

- A. Compliance with Applicable Requirements:** The Applicant shall develop and use the Subject Property in substantial compliance with: all applicable legislation; the Applicant's testimony and representations to the ZBA, the P&D Committee, and the City Council; and the approved plans and documents on file in this case.
- B. Recordation:** Before it may operate the Special Use authorized by the terms of this ordinance, the Applicant shall record, at its cost, a certified copy of this ordinance with the Cook County Recorder of Deeds.

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

SECTION 5: This ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

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

SECTION 7: If any provision of this ordinance or application thereof to any person or circumstance is ruled unconstitutional or otherwise invalid, such invalidity shall not affect other provisions or applications of this ordinance that can be given effect without the invalid application or provision, and each invalid provision or invalid application of this ordinance is severable.

SECTION 8: The findings and recitals contained herein are declared to be prima facie evidence of the law of the City and shall be received in evidence as provided by the Illinois Compiled Statutes and the courts of the State of Illinois.

Introduced: June 22, 2020

Adopted: July 13, 2020


Approved:

April 23, 2021



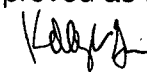
Stephen H. Hagerty, Mayor

Attest:



Devon Reid, City Clerk

Approved as to form:



Kelley Gandurski, Corporation Counsel

EXHIBIT A

LEGAL DESCRIPTION

Lot 31 in Gaffield's Subdivision of Part of the South Half of the Southeast Quarter of the Southwest Quarter of Section 7, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

PIN: 11-07-121-011-0000

COMMONLY KNOWN AS: 820 Gaffield Place, Evanston, Illinois.