

**ORDINANCE 11-52 Passed September 26, 2011**

**APPROVING A SPECIAL USE PERMIT FOR  
A PARKING LOT AT 218 OAK AND 227  
NORTH THIRD STREETS, DEKALB.**

**WHEREAS**, Sam Finch of Finch Funeral Home and his representative Steve Irving have filed a petition with the City Clerk of the City of DeKalb, Illinois, for a special use permit to allow for a parking lot to be created on two "LC" Light Commercial zoned lots; and,

**WHEREAS**, the DeKalb Planning and Zoning Commission held a public hearing and reviewed the request on September 14, 2011, and unanimously recommended approval for the special use permit; now,

**THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL** of the City of DeKalb, Illinois as follows:

**Section 1.** That a special use permit be granted to construct a parking lot on 218 Oak Street and 227 North Third Street subject to following condition:

Resubmittal of a site and landscape plan prepared by a State of Illinois Registered Landscape Architect, Landscaping Design Firm or similar Landscape Professional and shall include the following:

- a. Removal of the eight (8) on street parking stalls.
- b. Relocation of the two handicapped or accessible stalls into the proposed parking layout.
- c. Shortening of parking stalls to 9' x 18' standard that would eliminate vehicle overhang onto the sidewalk and into the neighboring parking lot to the south. This would also add an additional two (2') feet to either landscape buffer.
- d. Add either hedgerow or additional trees to meet the UDO's requirements for landscaping around parking lots.
- e. The property owner will be responsible for the maintenance and replacement of landscaping.


**Section 2.** That all provisions of the Unified Development Ordinance shall remain in full force and effect, and this Ordinance shall take effect upon its passage and approval according to law.

**PASSED BY THE CITY COUNCIL** of the City of DeKalb, Illinois at a regular meeting thereof held on the 26<sup>th</sup> day of September, 2011 and approved by me as Mayor on the same day. Received and filed by voice vote. Passed on second reading by roll call vote: 7-0. Aye: Jacobson, Teresinski, Lash, Gallagher, Naylor, Baker, O' Leary. Nay: None.

ATTEST:

  
STEVE KAPITAN, City Clerk



  
KRIS POVLSSEN, Mayor