

## **AN ORDINANCE GRANTING A LAND USE VARIATION**

WHEREAS, the Plan Commission, in Petition Number 15-011, pursuant to notice, September 9, 2015, conducted a public hearing on the application of Xilin Associates for a land use variation to allow a 16,200 square foot addition to an existing adult day care facility in an M-2 Limited Heavy Manufacturing District; and

WHEREAS, the Plan Commission has recommended the granting of a land use variation for the subject property; and

WHEREAS, the President and Board of Trustees have considered the report and recommendation of the Plan Commission and have determined that authorizing and granting the request, subject to certain conditions hereinafter described, would be in the best interest of the Village of Arlington Heights,

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS:

SECTION ONE: That a land use variation is hereby granted to permit a 16,200 square foot addition to an existing adult day care facility in an M-2 Limited Heavy Manufacturing District, at the property legally described as:

Lincoln Executive Plaza Subdivision, part of Lot 2 in August Busse's Division (August Busse's Division of parts of the East ½ of Section 16, Township 41 North, Range 11, recorded May 15, 1928 as Document Number 10023115) recorded November 12, 1981, as Document Number 26056020 .

P.I.N. 08-16-401-042-0000

commonly described as 145 East Algonquin Road, Arlington Heights, Illinois, in compliance with the Floor Plan submitted by the Petitioner, consisting of two sheets, a copy of which is on file with the Village Clerk and available for public inspection.

SECTION TWO: That the land use variation granted by this Ordinance is subject to the following conditions, to which the Petitioner has agreed:

1. If Xilin sells the adult day care operation to another operator, the new operator must be in substantial compliance with the terms and conditions of this Ordinance.

2. The property owner acknowledges that this property is in an area for potential STAR line redevelopment. The Petitioner shall work with the Village and Metra on redevelopment of the property for Transit Oriented Development in accordance with plans as may be developed by the Village and subject to the installation of the new transit line.

3. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations and policies.

SECTION THREE: That this Ordinance shall be in full force and effect from and after its passage and approval in the manner provided by law and shall be recorded in the Office of the Recorder of Cook County.

AYES:

NAYS:

PASSED AND APPROVED this 5th day of October, 2015.

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Village President

ATTEST:

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Village Clerk

LEGLB: LANDUSE/XilinAdultDayCareExpansion