

## ORDINANCE

### **AN ORDINANCE AMENDING ARTICLE 8 (“USES”), SECTION 8.3 (“USE RESTRICTIONS”), TABLE 8-1 (“USE MATRIX”) OF THE OAK PARK ZONING ORDINANCE BY ADDING PHYSICAL THERAPY CLINICS AS A SPECIAL USE IN THE HS-HARRISON STREET ZONING DISTRICT**

**WHEREAS**, on March 1, 2018 the Village of Oak Park Plan Commission (“Plan Commission”) held a public hearing on the application of the Petitioner, Centre Physical Therapy, LLC, for a text amendment to Article 8 (“Uses”), Section 8.3 (“Use Restrictions”), Table 8-1 (“Use Matrix”) of the Oak Park Zoning Ordinance by adding physical therapy clinics as a special use in the HS-Harrison Street District; and

**WHEREAS**, notice of the public hearing was published in the *Wednesday Journal* on February 14, 2018; and

**WHEREAS**, the Plan Commission recommended that the text amendment reflected in this Ordinance be granted by a vote of five (5) in favor and zero (0) against upon the close of the public hearing held on March 1, 2018, as reflected in the minutes of the public hearing, incorporated herein by reference as though fully set forth; and

**WHEREAS**, the Plan Commission adopted its Findings of Fact and Recommendation on March 1, 2018, which is adopted by the President and Board of Trustees of the Village and incorporated herein as though fully set forth; and

**WHEREAS**, the President and Board of Trustees of the Village have considered the Plan Commission’s Findings of Fact and Recommendation and have determined that it is appropriate to grant the text amendment as provided in this Ordinance.

**NOW THEREFORE, BE IT ORDAINED** by the President and Board of Trustees of the Village of Oak Park, Cook County, Illinois, in the exercise of their home rule powers, as follows:

**Section 1. Recitals Incorporated.** The above recitals are incorporated herein by reference as though fully set forth.

**Section 2. Zoning Ordinance Amended.** Article 8 (“Uses”), Section 8.3 (“Use Restrictions”), Table 8-1 (“Use Matrix”) of the Oak Park Zoning Ordinance is amended to add the underlined language to read as follows:

#### **ARTICLE 8: USES**

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#### **8.3 USE RESTRICTIONS**

Certain use restrictions apply the following districts and/or geographic areas.

TABLE 8-1: USE MATRIX																		
Use	R-1	R-2	R-3 -50 & -35	R-4	R-5	R-6	R-7	DT <sup>1</sup>	HS	GC	MS <sup>1</sup>	NA	NC <sup>1</sup>	RR <sup>1</sup>	OS	I	H	Use Standard § = Section

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Medical																		
Hospital																	P	
Medical Marijuana Dispensary								P	P	P	P	P	P	P			P	State Statute 410 ILCS 130
Medical/Dental Clinic								P		P	P	P	P	S			P	
<u>Physical Therapy Clinic</u>									<u>S</u>									

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**Section 3. Severability and Repeal of Inconsistent Ordinances.** If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this Ordinance. All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

**Section 4. Effective Date.** This Ordinance shall be in full force and effect after its approval, passage and publication as provided by law.

**ADOPTED** this 19<sup>th</sup> day of March, 2018, pursuant to a roll call vote at follows:

Voting	Aye	Nay	Abstain	Absent
President Abu-Taleb				
Trustee Andrews				
Trustee Button				
Trustee Boutet				
Trustee Moroney				
Trustee Taglia				
Trustee Tucker				

**APPROVED** this 19<sup>th</sup> day of March, 2018.

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Anan Abu-Taleb, Village President

**ATTEST**

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Vicki Scaman, Village Clerk

Published in pamphlet form this 19<sup>th</sup> day of March, 2018.

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Vicki Scaman, Village Clerk