



Legislation Text

File #: RES17-2397, Version: 1

A Resolution Approving a Final Plat of Easement Pinnacle 22

WHEREAS, The Pizzuti Companies has requested the approval of a Final Plat of Easement attached as Exhibit A and prepared by Jacob and Hefner Associates, Inc., dated 9-14-16, for drainage and utility purposes; and,

WHEREAS, said request for a Final Plat of Easement has met all of the procedural requirements of the Village of Romeoville, Village Board of Trustees, Planning & Zoning Commission, Development Review Committee, and the Code of Ordinances, as amended; and,

WHEREAS, the Planning and Zoning Commission held a public meeting on October 10, 2017, and recommended approval of said Plat; and,

WHEREAS, said request for Final Plat of Easement meets with the approval of the Village of Romeoville and hereby authorizes Developer to proceed according to the Development Regulations, Zoning Code and various requests made by the Development Review Committee, Planning & Zoning Commission, and Village Board of Trustees.

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES FOR THE VILLAGE OF ROMEOVILLE, WILL COUNTY, ILLINOIS:

Section 1: That the above recitals and referenced reports are hereby incorporated and made a part of this resolution.

Section 2: That approval of the Final Plat of Easement (attached as Exhibit A) is hereby granted by the Village, in which the Village President is hereby authorized to sign, and the Village Clerk attest thereto, that the said Final Plat of Easement has met all of the requirements as herewith attached and is authorized to proceed at the site legally described as follows:

OVERALL PARCEL LEGAL DESCRIPTION:

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8 AND THE NORTHWEST 1/4 OF SECTION 9, ALL IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE NORTH 01 DEGREES 46 MINUTES 03 SECONDS WEST ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8, 292.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 05 MINUTES 15 SECONDS WEST, 1344.02 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 30.00 FEET; THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 278.00 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 801.92 FEET; THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 127.01 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 282.36 FEET TO THE SOUTHEAST CORNER OF LAND CONVEYED BY SPECIAL WARRANTY DEED PER DOCUMENT NUMBER R2004214816; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST ALONG THE EAST LINE OF SAID SPECIAL WARRANTY DEED PER DOCUMENT NUMBER R2004214816, 1180.00 FEET TO THE SOUTH LINE OF TAYLOR ROAD DEDICATED PER DOCUMENT NUMBER R2003023129; THENCE THE FOLLOWING 5 COURSES ALONG THE SOUTHERLY LINE OF SAID TAYLOR ROAD: 1) THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 789.04 FEET TO A POINT OF CURVATURE; 2) THENCE EASTERLY AND SOUTHEASTERLY 352.21 FEET ALONG A CURVE, CONCAVE SOUTHWESTERLY AND HAVING A RADIUS OF 450.00 FEET TO A POINT OF TANGENCY; 3) THENCE SOUTH 47 DEGREES 04 MINUTES 05 SECONDS EAST, 233.16 FEET; 4) THENCE SOUTH 08 DEGREES 34 MINUTES 06 SECONDS EAST, 52.92 FEET TO A POINT ON A CURVE; 5) THENCE SOUTHWESTERLY 20.85 FEET ALONG A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1,350.00 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 38 DEGREES 58 MINUTES 01 SECONDS WEST, 20.85 FEET TO THE SOUTHWEST CORNER OF SAID TAYLOR ROAD DEDICATION, ALSO BEING THE NORTHWEST CORNER OF AIRPORT ROAD DEDICATED PER DOCUMENT NUMBER R2006028406 AND BEING A POINT ON A CURVE; THENCE SOUTHWESTERLY 949.36 FEET ALONG THE WESTERLY LINE OF SAID AIRPORT ROAD, BEING A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1,350.00 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 18 DEGREES 22 MINUTES 43 SECONDS WEST, 929.92 FEET TO A POINT OF TANGENCY ON THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE SOUTH 01 DEGREES 46 MINUTES 03 SECONDS EAST ALONG SAID EAST LINE, 32.26 FEET TO THE SOUTHWEST CORNER OF SAID AIRPORT ROAD DEDICATION; THENCE SOUTH 01 DEGREES 46 MINUTES 03 SECONDS EAST ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8, 1026.12 FEET TO THE POINT OF BEGINNING, IN WILL COUNTY, ILLINOIS.

EXCEPTING THEREFROM THE FOLLOWING:

THAT PART OF THE NORTHEAST 1/4 OF SECTION 8 AND THE NORTHWEST 1/4 OF SECTION 9, ALL IN TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN WILL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:
COMMENCING AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE NORTH 01 DEGREES 46 MINUTES 03 SECONDS WEST ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8, 292.04 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 88 DEGREES 05 MINUTES 15 SECONDS WEST, 1344.02 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 30.00 FEET; THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 278.00 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 801.92 FEET; THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 127.01 FEET; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST, 282.36 FEET TO THE SOUTHEAST CORNER OF LAND CONVEYED BY SPECIAL WARRANTY DEED PER DOCUMENT NUMBER R2004214816; THENCE NORTH 01 DEGREES 54 MINUTES 45 SECONDS WEST ALONG THE EAST LINE OF SAID SPECIAL WARRANTY DEED PER DOCUMENT NUMBER R2004214816, 306.72 FEET; THENCE NORTH 88 DEGREES 05 MINUTES 15 SECONDS EAST, 982.26 FEET TO THE WEST RIGHT OF WAY LINE OF AIRPORT ROAD DEDICATED PER DOCUMENT NUMBER R2006028406 AND BEING A POINT ON A CURVE; THENCE SOUTHWESTERLY 367.26 FEET ALONG THE WESTERLY LINE OF SAID AIRPORT ROAD, BEING A CURVE, CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 1,350.00 FEET, A CHORD BEARING AND DISTANCE OF SOUTH 06 DEGREES 01 MINUTES 34 SECONDS WEST, 366.13 FEET TO A POINT OF TANGENCY ON THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8; THENCE SOUTH 01 DEGREES 46 MINUTES 03 SECONDS EAST ALONG SAID EAST LINE, 32.26 FEET TO THE SOUTHWEST CORNER OF SAID AIRPORT ROAD DEDICATION; THENCE SOUTH 01 DEGREES 46 MINUTES 03 SECONDS EAST ALONG THE EAST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 8, 1026.12 FEET TO THE POINT OF BEGINNING, IN WILL COUNTY, ILLINOIS.

PIN: 11-04-08-200-020-0000

Section 3: That this Resolution shall become effective upon its passage, approval, and publication as provided by law.