PLAT

FRED BUCHOLZ
Du Page County Recorder
421 North County Farm Road – Wheaton IL 60187
(630) 407-5400

UNOFFICIAL COPY

FRED BUCHOLZ
DUPAGE COUNTY RECORDER
OCT.05,2011 8:39 AM
PLAT 09-08-409-007
000 PAGES R2011-117293

LW

DATE OF INSTRUMENT: 8-30-11

☐ CASH
☐ CHECK
☐ CREDIT CARD

DOCUMENT TYPE:

☐ SUBDIVISION
☐ ANNEXATION
☐ VACATION
☐ DEDICATION
☐ ORDINANCE
☐ EASEMENT
☐ DECLARATION
☐ RESOLUTION
☒ Resub

TITLE: Village of Downers Grove Benton Ave. Resub.

1ST PARTY:

2ND PARTY:

LEGAL DESCRIPTION: PT L35 B8 STRAUB'S ADD.
~~L7 Plat of owners Resub B8 Straubes Add.~~

SEC. 7&8 TWP. 38 RANGE 11

PIN NO. 09-08-409-007
& 008
09-08-409-017

UNIT NO.

SUBMITTED BY: Linda

BOOK

PAGE

NUMBER OF PAGES 1

ACCOMPANYING PAPERS:

☐ YES ☒ NO

MAIL TO: Village of Downers Grove
5237 Benton Ave
Downers Grove, IL

UNOFFICIAL COPY

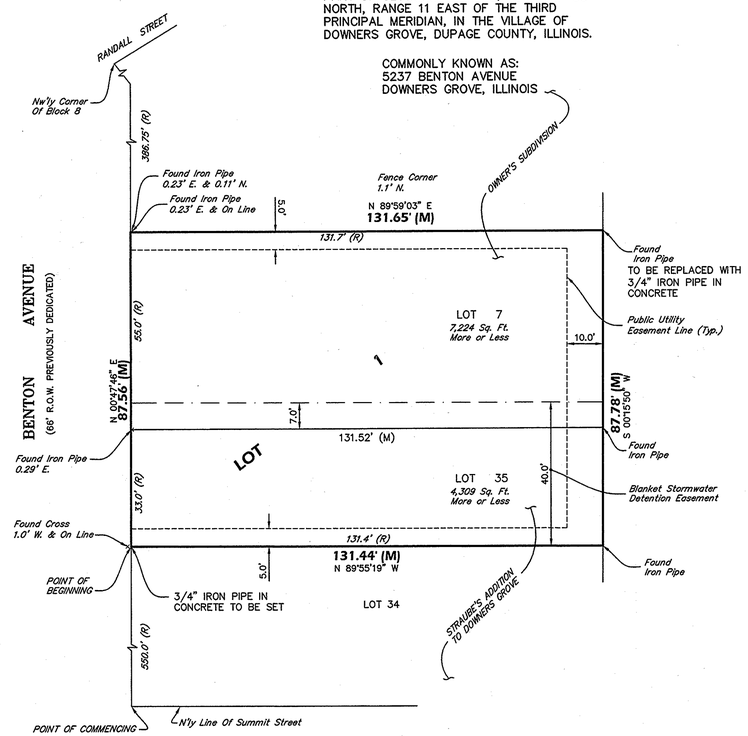
FINAL PLAT OF SUBDIVISION

VILLAGE OF DOWNERS GROVE BENTON AVENUE RESUBDIVISION

OF

PART OF SECTIONS 7 AND 8, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF DOWNERS GROVE, DUPAGE COUNTY, ILLINOIS.

COMMONLY KNOWN AS:
5237 BENTON AVENUE
DOWNERS GROVE, ILLINOIS



SCALE: 1"=20'

P.I.N. 09-08-409-007
09-08-409-008

PLAT
R2011-117293
OCT.05.2011
8:39 AM

SANITARY DISTRICT CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

I, Nick Menninga COLLECTOR OF THE DOWNERS GROVE SANITARY DISTRICT, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE NOT BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THIS PLAT.

DATED THIS 4th DAY OF October, A.D., 2011.

COLLECTOR

DOWNERS GROVE SANITARY DISTRICT CORPORATE SEAL ILLINOIS

VILLAGE COLLECTOR'S CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

I, JUDY BUTTNY COLLECTOR OF THE VILLAGE OF DOWNERS GROVE, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE NOT BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THIS PLAT.

DATED THIS 15th DAY OF SEPTEMBER, A.D., 2011.

COLLECTOR

PLAN COMMISSION CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

APPROVED BY THE PLAN COMMISSION OF THE VILLAGE OF DOWNERS GROVE, THIS 3RD DAY OF OCTOBER, A.D., 2011.

BY: CHAIRMAN

DU PAGE COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

I, Gary A. King, COUNTY CLERK OF DU PAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THIS PLAT.

I, FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THIS PLAT.

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK OF DUPAGE COUNTY, ILLINOIS,

THIS 5th DAY OF October, A.D., 2011

COUNTY CLERK

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

THIS IS TO CERTIFY THAT I, JEFFREY R. PANKOW, ILLINOIS PROFESSIONAL LAND SURVEYOR #3483 HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY AS SHOWN BY THIS PLAT, WHICH IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION; ALL DIMENSIONS ARE IN FEET OR DECIMALS THEREOF:

LOT 35 IN BLOCK 8 (EXCEPT THAT PART OF LOT 35 IN BLOCK 8, IF ANY, FALLING WITHIN LOT 34 IN BLOCK 8 IN STRAUB'S ADDITION TO DOWNERS GROVE, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF SUMMIT STREET AND THE EAST LINE OF BENTON AVENUE AND PROCEEDING THENCE NORTH ALONG THE EAST LINE OF BENTON AVENUE 550 FEET TO AN IRON PIPE AT THE CORNER OF SAID LOT 34 FOR A POINT OF BEGINNING; THENCE EAST PARALLEL WITH THE NORTH LINE OF SUMMIT STREET, 131.4 FEET TO AN IRON PIPE AT THE SOUTHEAST CORNER OF SAID LOT 34; THENCE NORTH PARALLEL WITH THE EAST LINE OF BENTON AVENUE 50 FEET TO AN IRON PIPE AT THE NORTHEAST CORNER OF SAID LOT 34; THENCE WEST PARALLEL WITH THE NORTH LINE OF SUMMIT STREET, 131.4 FEET TO AN IRON PIPE AT THE NORTHWEST CORNER OF SAID LOT 34 ON THE EAST LINE OF BENTON AVENUE; THENCE SOUTH ALONG THE EAST LINE OF BENTON AVENUE TO THE POINT OF BEGINNING, BEING A RESUBDIVISION OF PART OF LOT 4 IN ASSESSOR'S DIVISION OF SECTIONS 7 AND 8, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 27, 1890 AS DOCUMENT 44124, IN DUPAGE COUNTY, ILLINOIS);

ALSO, (EXCEPT THAT PART OF LOT 35 IN BLOCK 8, IF ANY, FALLING WITHIN LOT 7 OF THE PLAT OF OWNER'S SUBDIVISION OF ALL THAT PART OF THE WESTERLY HALF (IN WIDTH) OF BLOCK 8 IN STRAUBE'S ADDITION TO DOWNERS GROVE, IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE DESCRIBED AS COMMENCING AT A POINT IN THE WEST LINE OF SAID BLOCK, 386.75 FEET SOUTHERLY FROM THE NORTHWESTERLY CORNER THEREOF, AS MEASURED ALONG SAID WEST LINE, THENCE EAST 131.7 FEET TO A POINT EQUIDISTANT BETWEEN THE EAST AND WEST LINES OF SAID BLOCK, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 21, 1937 AS DOCUMENT 384586, IN DUPAGE COUNTY, ILLINOIS) IN STRAUBE'S ADDITION TO DOWNERS GROVE, BEING A RESUBDIVISION OF PART OF LOT 4 IN ASSESSOR'S DIVISION OF SECTIONS 7 AND 8, TOWNSHIP 38 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 27, 1890 AS DOCUMENT 44124, IN DUPAGE COUNTY, ILLINOIS.

I, FURTHER STATE THAT THE PROPERTY IN THIS SUBDIVISION IS IN ZONE 'X' AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, AS SET FORTH ON THE FLOOD INSURANCE RATE MAP FOR THE VILLAGE OF DOWNERS GROVE, DUPAGE COUNTY, ILLINOIS, COMMUNITY PANEL NUMBER 17043C0901H EFFECTIVE DATE DECEMBER 16, 2004. It is within one and a half miles of the Municipality.

DATED THIS 30TH DAY OF AUGUST, A.D., 2011.

ILLINOIS PROFESSIONAL LAND SURVEYOR #3483
LICENSE EXPIRATION/RENEWAL DATE: NOVEMBER 30, 2012

JEFFREY R. PANKOW 3483 PROFESSIONAL LAND SURVEYOR STATE OF ILLINOIS LISLE, ILLINOIS

SURVEYOR'S NOTES:
IRON PIPES OR SURVEYOR'S NAIL ARE SET AT ALL LOT CORNERS UNLESS OTHERWISE NOTED.
ALL MEASUREMENTS AND DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.
ALL EASEMENTS ARE HERETOFORE DEDICATED UNLESS OTHERWISE NOTED.
ALL EASEMENTS DEPICTED ON THE PLAT MAP ARE FOR PUBLIC UTILITIES UNLESS OTHERWISE NOTED.

AREA OF SURVEY:
CONTAINING 11,870± SQ. FT. = 0.2725 ACRES

PROFESSIONAL DESIGN FIRM NO. 184-004196

SCHOOL DISTRICT BOUNDARY STATEMENT

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

THE UNDERSIGNED DO HEREBY CERTIFY THAT, AS OWNERS OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE, AND KNOWN AS 5237 BENTON TO THE BEST OF THEIR KNOWLEDGE, IS LOCATED WITHIN THE BOUNDARIES OF THE DISTRICT 99 HIGH SCHOOL DISTRICT, AND DISTRICT 58 ELEMENTARY SCHOOL DISTRICT IN DUPAGE COUNTY, ILLINOIS.

DATED AT Downers Grove ILLINOIS THIS 4th DAY OF October, A.D., 2011.

BY:

EASEMENT PROVISIONS

AN EASEMENT FOR SERVING THE SUBDIVISION AND OTHER PROPERTY WITH ELECTRIC AND COMMUNICATION SERVICE IS HEREBY RESERVED FOR AND GRANTED TO:

COMMONWEALTH EDISON COMPANY
AND
SBC - AMERITECH ILLINOIS A.K.A. ILLINOIS BELL TELEPHONE COMPANY, GRANTEES,

THEIR RESPECTIVE LICENSEES, SUCCESSORS AND ASSIGNS JOINTLY AND SEVERALLY, TO CONSTRUCT, OPERATE, REPAIR, MAINTAIN, MODIFY, RECONSTRUCT, REPLACE, SUPPLEMENT, RELOCATE AND REMOVE, FROM TIME TO TIME, POLES GUYS, ANCHORS, WIRES, CABLES, CONDUITS, MANHOLES, TRANSFORMERS, PEDESTALS, EQUIPMENT CABINETS OR OTHER FACILITIES USED IN CONNECTION WITH OVERHEAD AND UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY, COMMUNICATIONS, SOUNDS AND SIGNALS IN, OVER, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF THE PROPERTY SHOWN WITHIN THE DASHED OR DOTTED LINES (OR SIMILAR DESIGNATION) ON THE PLAT AND MARKED "EASEMENT", "UTILITY EASEMENT", "PUBLIC UTILITY EASEMENT", "P.U.E." (OR SIMILAR DESIGNATION), THE PROPERTY DESIGNATED IN THE DECLARATION OF CONDOMINIUM AND/OR ON THIS PLAT AS "COMMON ELEMENTS", AND THE PROPERTY DESIGNATED ON THE PLAT AS "COMMON AREA OR AREAS", AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, WHETHER PUBLIC OR PRIVATE, TOGETHER WITH THE RIGHTS TO INSTALL REQUIRED SERVICE CONNECTIONS OVER OR UNDER THE SURFACE OF EACH LOT AND COMMON AREA OR AREAS TO SERVE IMPROVEMENTS THEREON, OR ON ADJACENT LOTS, AND COMMON AREA OR AREAS, THE RIGHT TO CUT, TRIM OR REMOVE TREES, BUSHES, ROOTS AND SAPLINGS AND TO CLEAR OBSTRUCTIONS FROM THE SURFACE AND SUBSURFACE AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL SUCH PURPOSES. OBSTRUCTIONS SHALL NOT BE PLACES OVER GRANTEES' FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE DASHED OR DOTTED LINES (OR SIMILAR DESIGNATION) ON THE PLAT AND MARKED "EASEMENT", "UTILITY EASEMENT", "PUBLIC UTILITY EASEMENT", "P.U.E." (OR SIMILAR DESIGNATION) WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEES. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

THE TERM "COMMON ELEMENTS" SHALL HAVE THE MEANING SET FORTH FOR SUCH TERM IN THE "CONDOMINIUM PROPERTY ACT", CHAPTER 765 ILCS 605/2, AS AMENDED FORM TIME TO TIME.

THE TERM "COMMON AREA OR AREAS" IS DEFINED AS A LOT, PARCEL OR AREA OF REAL PROPERTY, THE BENEFICIAL USE AND ENJOYMENT OF WHICH IS RESERVED IN WHOLE OR AS AN APPURTENANCE TO THE SEPARATELY OWNED LOTS, PARCELS OR AREAS WITHIN THE PLANNED DEVELOPMENT, EVEN THOUGH SUCH BE OTHERWISE DESIGNATED ON THE PLAT BY TERMS SUCH AS "OUTLOTS", "COMMON ELEMENTS", OPEN SPACE", "OPEN AREA", "COMMON GROUND", "PARKING" AND "COMMON AREA". THE TERM "COMMON AREA OR AREAS", AND "COMMON ELEMENTS" INCLUDE REAL PROPERTY SURFACED WITH INTERIOR DRIVEWAYS AND WALKWAYS, BUT EXCLUDES REAL PROPERTY PHYSICALLY OCCUPIED BY A BUILDING, SERVICE BUSINESS DISTRICT OR STRUCTURES SUCH AS A POOL, RETENTION POND OR MECHANICAL EQUIPMENT.

RELOCATION OF FACILITIES WILL BE DONE BY GRANTEES AT COST OF THE GRANTOR/LOT OWNER, UPON WRITTEN REQUEST.

VILLAGE COUNCIL CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

APPROVED THIS 13th DAY OF SEPTEMBER, A.D., 2011 BY THE COUNCIL OF THE VILLAGE OF DOWNERS GROVE.

BY: MAYOR ATTEST: VILLAGE CLERK

VILLAGE OF DOWNERS GROVE ILLINOIS

OWNER'S CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

D. FIELDMAN FOR VILLAGE OF DOWNERS GROVE INDIVIDUALS (OR CORPORATION), HEREBY CERTIFY THAT THEY (OR IT) ARE THE OWNERS (OR OWNER) OF THE ABOVE DESCRIBED PROPERTY AND THEY (OR IT) HAVE CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED AS SHOWN ON THE PLAT HEREON DRAWN.

DATED THIS 4th DAY OF OCTOBER, A.D., 2011

OWNER:

ADDRESS: 801 BURLINGTON, DOWNERS GROVE, IL. 60515

OWNER: , VILLAGE MANAGER

ADDRESS:

NOTARY CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

I HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING CERTIFICATE ARE KNOWN TO ME AS SUCH OWNERS.

GIVEN UNDER MY HAND AND SEAL THIS 4th DAY OF OCTOBER, A.D., 2011.

NOTARY PUBLIC

MY COMMISSION EXPIRES: December 5, 2014

OFFICIAL SEAL
LINDA J BROWN
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:12/05/14

DECLARATION OF RESTRICTIVE COVENANTS

THE UNDERSIGNED OWNER HEREBY DECLARES THAT THE REAL PROPERTY DESCRIBED IN AND DEPICTED ON THIS PLAT OF SUBDIVISION SHALL BE HELD, TRANSFERRED, SOLD, CONVEYED AND OCCUPIED SUBJECT TO THE FOLLOWING COVENANTS AND RESTRICTIONS:

(A) ALL PUBLIC UTILITY STRUCTURES AN FACILITIES, WHETHER LOCATED ON PUBLIC OR PRIVATE PROPERTY, SHALL BE CONSTRUCTED WHOLLY UNDERGROUND, EXCEPT FOR TRANSFORMERS, TRANSFORMER PADS, LIGHT POLES, REGULATORS, VALVES, MARKERS AND SIMILAR STRUCTURES APPROVED BY THE VILLAGE ENGINEER OF THE VILLAGE OF DOWNERS GROVE PRIOR TO RECORDING OF THIS PLAT OF SUBDIVISION.

(B) AN EASEMENT FOR SERVING THE SUBDIVISION, AND OTHER PROPERTY WITH STORM DRAINAGE, SANITARY SEWER, STREET LIGHTING, POTABLE WATER SERVICE AND OTHER PUBLIC UTILITY SERVICES, IS HEREBY RESERVED FOR AND GRANTED TO THE VILLAGE OF DOWNERS GROVE AND DOWNERS GROVE SANITARY DISTRICT, THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEPARATELY, TO INSTALL, OPERATE AND MAINTAIN AND REMOVE, FROM TIME TO TIME, FACILITIES AND EQUIPMENT USED IN CONNECTION WITH THE PUBLIC WATER SUPPLY, TRANSMISSION LINES, SANITARY SEWERS, STORM DRAINAGE SYSTEM, STREET LIGHTING SYSTEM, OR OTHER PUBLIC UTILITY SERVICE, AND THEIR APPURTENANCES, EITHER ON, OVER, ACROSS, BELOW OR THROUGH THE GROUND SHOWN WITHIN THE DOTTED LINES ON THE PLAT MARKED "PUBLIC UTILITY AND/ OR DRAINAGE EASEMENT", OR SIMILAR LANGUAGE DESIGNATING A STORMWATER OR SEWER EASEMENT, AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, TOGETHER WITH THE RIGHT TO CUT, TRIM OR REMOVE TREES, BUSHES AND ROOTS AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL SUCH PURPOSES. OBSTRUCTIONS SHALL NOT BE PLACES OVER GRANTEES' FACILITIES OR IN, UPON OR OVER, THE PROPERTY WITHIN THE STORMWATER OR SEWER EASEMENT WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEES. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

DECLARATIONS CERTIFICATE

Whereas, said lot will be conveyed to purchasers subject to this declaration to the end that the restrictions imposed shall insure to the benefit of each and all of the purchasers of such lots whether they shall have become such before or after the date thereof, and their respective heirs and assigns, and

Whereas, the aforesaid property described on the attached plat is located entirely within the corporate limits of the Village of Downers Grove, Illinois, and

Whereas, all of the provision, restrictions, conditions, covenants, agreements, and charges herein contained shall run with and bind all of said lots and land and shall inure to the benefit of, and be enforceable by the Village of Downers Grove, Illinois, and the owners or owner of any of the lots of lands comprised within said plat, and their respective heirs, executors, administrators, sucessors and assigns.

Now, therefore all persons, firms or corporation hereafter acquiring any property or lots shown upon the attached plat of subdivision are hereby subjected to the following restrictions running with said property by whomsoever owned, to wit:

A non-exclusive and perpetual storm water detention area easement on, over, across and through those portions of the property shown and marked as "stormwater detention area easement" on the plat (hereinafter referred to as the " detention area"), together with a non-exclusive and perpetual easement across the remainder of the property shown on the plat of subdivision for purposes of access to the detention area for the purposes set forth herein. Owners agree that the detention area shall be used only for storm water detention purposes and for other uses approved by the Village to wit:

1. No improvements shall be made in or upon the area on the plat marked "stormwater detention area easement", including detention or retention areas, as described in the plat of subdivision, except for landscape installation of trees, shrubs, bushes and grass and the installation of underground utility lines, driveways, fences and playground equipment not permanently attached to the ground.

2. The owner, its successors and assigns, shall maintain and mow the area on the plat marked "stormwater detention area easement" in such manner as to insure adequate storm water storage and the free and uninterrupted flow of storm water through the storm drainage system serving the owner's land and shall not without the prior written approval of the Village engineer, modify the grades or slopes from those shown on the grading plan for the owner's property approved by the Village

The Village may, without prior notice, enter the easement areas for purposes of inspecting the stormwater sewers and detention facilities for proper maintenance and compliance with applicable water quality regulations.

The aforesaid restriction and covenants, and each and every one of them, are hereby expressly made an essential part of this instrument and shall be and remain of designated, their and each of their successors, heirs, and assigns.

In Witness whereof, the owners have set their hands upon the attached plat the day and date first written thereon.

Dated this 4th Day of OCTOBER A.D. 2011

Owner

Notary Public

My Commission Expires: December 5, 2014

OFFICIAL SEAL
LINDA J BROWN
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:12/05/14

DRAINAGE CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

I, Richard E Fisher, A REGISTERED PROFESSIONAL ENGINEER IN ILLINOIS AND THE OWNER OF THE LAND DEPICTED HEREON OR HIS DULY AUTHORIZED ATTORNEY, DO HEREBY STATE, THAT TO THE BEST OF OUR KNOWLEDGE AND BELIEF, REASONABLE PROVISION HAS BEEN MADE FOR COLLECTION AND DIVERSION OF SUCH SURFACE WATERS AND PUBLIC AREAS, OR DRAINS WHICH THE SUBDIVIDER HAS A RIGHT TO USE, AND THAT SUCH SURFACE WATERS WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION. FURTHER, AS ENGINEER, I HEREBY CERTIFY THAT THE PROPERTY WHICH IS THE SUBJECT OF THIS SUBDIVISION OR ANY PART THEREOF IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.

DATED THIS 13th DAY OF September, A.D., 2011

ILLINOIS REGISTERED PROFESSIONAL ENGINEER

062-052383
STATE REGISTRATION NUMBER

11-30-11
REGISTRATION EXPIRATION DATE

RICHARD E. FISHER 062-052383 REGISTERED PROFESSIONAL ENGINEER STATE OF ILLINOIS

PROPERTY OWNER'S SIGNATURES

BY: OWNER OR ATTORNEY BY: OWNER OR ATTORNEY

DAVID FIELDMAN
PRINT NAME

PRINT NAME

DUPAGE COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
SS
COUNTY OF DU PAGE)

THIS PLAT WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS,

ON THE 5th DAY OF October, A.D.,2011

AT 8:39 O'CLOCK A M, AS DOCUMENT NUMBER R2011-117293

RECORDER OF DEEDS

PREPARED FOR: VILLAGE OF DOWNERS GROVE
JOB ADDRESS: 5237 BENTON AVENUE
DOWNERS GROVE, ILLINOIS

Professional Land Surveying, Inc.
2900 Ogden Avenue Suite 110
Lisle, Illinois 60532
Phone 630.778.1757 Fax 630.778.7757

DRAWN BY: JLK FLD. BK./PG. NO.:
COMPLETION DATE: 08/30/11 JOB NO.: 105358
REVISED: 09-13-11 VILLAGE REVIEW

©2011 PLS INC., ALL RIGHTS RESERVED

Plat submitted by the VILLAGE OF DOWNERS GROVE, CIVIC CENTER, DOWNERS GROVE, IL 60515-4776