P.I.N.: 08-28-200-022

COMMON ADDRESS OF PROPERTY: 8S201 COLLEGE ROAD NAPERVILLE, IL 60540

THIS PLAT HAS BEEN SUBMITTED FOR RECORDING BY AND RETURN TO: NAME: NAPERVILLE CITY CLERK ADDRESS: 400 S. EAGLE STREET NAPERVILLE, IL 60540

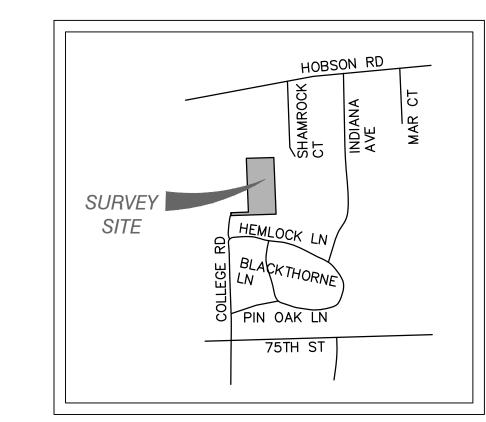
OWNER INFORMATION:

CHRISTOPHER AND SUSAN BURKE 8S201 COLLEGE ROAD NAPERVILLE, IL 60540

AREA SUMMARY

LOT 1: 88,058 SQUARE FEET (2.022 ACRES±) LOT 2: 86,861 SQUARE FEET (1.994 ACRES±) SUBDIVISION TOTAL: 174,919 SQUARE FEET (4.016 ACRES±)

CROSS ACCESS EASEMENT OVER LOT 1: 12,034 SQUARE FEET (0.276 ACRES±) CROSS ACCESS EASEMENT OVER LOT 2: 14,465 SQUARE FEET (0.332 ACRES±) PRIVATE UTILITY EASEMENT OVER LOT 1: 4,057 SQUARE FEET (0.093 ACRES±) PU&DE OVER LOT 1: 2,801 SQUARE FEET (0.064 ACRES±) PU&DE OVER LOT 2: 1,655 SQUARE FEET (0.038 ACRES±)



LOCATION MAP NOT TO SCALE

<u>LEGEND</u>

= SUBDIVISION BOUNDARY LINE - = LOT LINE

----- = EXISTING LOT LINE

— - — — = CENTER LINE

--- - EXISTING EASEMENT LINE

—— = EXISTING SETBACK LINE

= SETBACK LINE

= FOUND IRON PIPE OR ROD

CROSS ACCESS EASEMENT HEREBY GRANTED

PRIVATE UTILITY EASEMENT

HEREBY GRANTED

= EXISTING CORPORATE BOUNDARY

ABBREVIATIONS

ACRES CENTERLINE

OF THE CLOCK O'CLOCK P.I.N. PARCEL INDEX NUMBER

PU&DE PUBLIC UTILITIES AND DRAINAGE EASEMENT

SQUARE FEET SCILICET

(XXX.XX) RECORD INFORMATION XXX.XX MEASURED INFORMATION

CITY OF NAPERVILLE PROJECT NO.: 21-10000101

DATE BY **DESCRIPTION** SDS ADDL SBL & EASEMENTS
SDS ATTORNEY COMMENTS
SDS CITY COMMENTS
SDS ACCESS EASEMENT & PROVISIONS
SDS CITY COMMENTS APPROVED BY: TBN

MUNICIPAL CODE IS TO BE PAID ON A PER PERMIT BASIS PRIOR TO ISSUANCE OF EACH BUILDING PERMIT FOR A RESIDENTIAL UNIT WITHIN THE PLATTED AREA PER SECTION 7-3-5:5.2.2 OF THE NAPERVILLE

MUNICIPAL CODE.



3S701 WEST AVENUE, SUITE 150 10 S. RIVERSIDE PLAZA, SUITE 875 CHICAGO, ILLINOIS 60606 PHONE (312) 474-7841 FAX (312) 474-6099

2416 GALEN DRIVE CHAMPAIGN, ILLINOIS 61821 PHONE (217) 351-6268 FAX (217) 355-1902

PREPARED FOR:

DJK CUSTOM HOMES

PRELIMINARY/FINAL
PLAT OF SUBDIVISION NAPERVILLE, ILLINOIS

DATE: 07/28/2021 *Joв No*: W21154.00

P.I.N.: 08-28-200-022

8S201 COLLEGE ROAD NAPERVILLE, IL 60540

COMMON ADDRESS OF PROPERTY:

OWNER'S CERTIFICATE

STATE OF ILLINOIS COUNTY OF DUPAGE)

OWNER(S) OF THE PROPERTY DESCRIBED ABOVE AND AS SUCH OWNER(S). HAS CAUSED THE

AND AS ALLOWED AND PROVIDED BY STATUTE AND ADOPT THE SAME UNDER THE STYLE AND	S, AND SAI	D OWNERS,		
DATED AT, ILLINOIS, THIS)	DAY OF		, 20
BY:SIGNATURE	ATTEST: _		SIGNATURE	
BY:SIGNATURE	ATTEST: _		SIGNATURE	
TITLE: PRINT TITLE	TITLE: _			
			PRINT TITLE	
NOTARY'S CERTIFICATE				
STATE OFSS				
I,, PRINT NAME	A NOTARY	PUBLIC IN A	AND FOR THE	SAID COUNTY
IN THE STATE AFORESAID, DO HEREBY CERTIF	Y THAT			
		F	PRINT NAME	,
, ANDPRINT	 NAME	,	TITLE	,
OF SAID OWNER, WHO ARE PERSONALLY KNOW NAMES ARE SUBSCRIBED TO THE FORGOING IN			SAME PERSONS	WHOSE
AND			RESPECTFULL	Y, APPEARED
TITLE BEFORE ME THIS DAY IN PERSON AND JOINTL' SIGNED AND DELIVERED THE SAID INSTRUMENT AS THE FREE AND VOLUNTARY ACT OF SAID (SET FORTH.	Y AND SEVE AS THEIR	ERALLY ACK OWN FREE	NOWLEDGED TH AND VOLUNTAF	HAT THEY RY ACT AND
GIVEN UNDER MY HAND AND NOTARIAL SEAL				
THIS DAY OF, DATE MONTH	20			
NOTARY PUBLIC SIGNATURE				
PRINT NAME				
MY COMMISSION EXPIRES ONMONTH	DATE	, 20		
SCHOOL DISTRICT BOUNDARY STATEMEN	<u> </u>			
STATE OF ILLINOIS)				
ι ος				
STATE OF ILLINOIS SS COUNTY OF DUPAGE				
COUNTY OF DUPAGE THE UNDERSIGNED, BEING DULY SWORN, UPON 1. THAT THE PROPERTY LEGALLY DESCRIBED ON THIS IS	•			

2. TO THE BEST OF THE OWNER'S KNOWLEDGE, THE SCHOOL DISTRICT IN WHICH TRACT, PARCEL, LOT OR BLOCK OF THE PROPOSED SUBDIVISION LIES IS:

NAPERVILLE COMMUNITY UNIT DISTRICT 203 203 W. HILLSIDE ROAD

NAPERVILLE, ILLINOIS 60540-6589

OWNER NAME: ______ BY: ______ ATTEST: _____ ITS: _______ ITS: ______ SUBSCRIBED AND SWORN BEFORE ME THIS ____ DAY OF_____, A.D., 20___.

NOTARY PUBLIC

PRELIMINARY/FINAL PLAT OF SUBDIVISION TIMEC RESUBDIVISION

SURFACE WATER STATEMENT

COUNTY OF DUPAGE)

TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF SUCH SUBDIVISION OR ANY PART THEREOF, OR, THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO 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.

DATED THIS_____, A.D., 20____.

JON P. GREEN

ILLINOIS REGISTERED PROFESSIONAL ENGINEER

062-052108 STATE REGISTRATION NUMBER

NOVEMBER 30, 2021

REGISTRATION EXPIRATION / RENEWAL DATE

OWNER COMPANY NAME: ______

CITY TREASURER'S CERTIFICATE

COUNTY OF DUPAGE

I, TREASURER FOR THE CITY OF NAPERVILLE, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT OR UNPAID CURRENT OR FORFEITED SPECIAL ASSESSMENTS OR ANY DEFERRED INSTALLMENTS THEREOF THAT HAVE BEEN APPORTIONED AGAINST THE TRACT OF LAND INCLUDED IN THE ANNEXED PLAT.

DATED AT NAPERVILLE, ILLINOIS, THIS _____ DAY OF _____, A.D., 20____.

CITY TREASURER / DIRECTOR, FINANCE DEPARTMENT

CITY COUNCIL CERTIFICATE

STATE OF ILLINOIS COUNTY OF DUPAGE

APPROVED AND ACCEPTED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF NAPERVILLE, ILLINOIS, AT A MEETING HELD

THE _____, A.D., 20____.

PLAN COMMISSION CERTIFICATE

STATE OF ILLINOIS) COUNTY OF DUPAGE)

APPROVED BY THE NAPERVILLE PLAN COMMISSION AT A MEETING HELD

THE _____, A.D., 20____.

PUBLIC UTILITIES AND DRAINAGE EASEMENT PROVISIONS

EASEMENTS ARE HEREBY RESERVED FOR AND GRANTED TO THE CITY OF NAPERVILLE, ILLINOIS ("CITY") AND TO THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE OR CONTRACT WITH THE CITY, OR OTHERWISE AUTHORIZED BY THE CITY, INCLUDING BUT NOT LIMITED TO ILLINOIS BELL TELEPHONE COMPANY DBA AT&T ILLINOIS, NICOR GAS COMPANY, AND THEIR SUCCESSORS AND ASSIGNS, OVER, UPON, UNDER AND THROUGH ALL OF THE AREAS MARKED "PUBLIC UTILITIES AND DRAINAGE EASEMENT" OR ("PU&DE") ON THE PLAT FOR THE PERPETUAL, RIGHT, PRIVILEGE AND AUTHORITY TO INSTALL, SURVEY, CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, AND OPERATE VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, COMMUNITY ANTENNAE TELEVISION SYSTEMS AND INCLUDING STORM AND/OR SANITARY SEWERS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CATCHBASINS, CONNECTIONS, APPLIANCES AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY BY SAID CITY, OVER, UPON, UNDER AND THROUGH SAID INDICATED EASEMENTS, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE PROPERTY FOR NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK.

THE RIGHT IS ALSO GRANTED TO TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS ON THE EASEMENT THAT INTERFERE WITH THE OPERATION OF THE SEWERS OR OTHER UTILITIES. NO PERMANENT BUILDINGS SHALL BE PLACED ON SAID EASEMENTS, BUT SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS. WHERE AN EASEMENT IS USED BOTH FOR SEWERS AND OTHER UTILITIES, THE OTHER UTILITY INSTALLATION SHALL BE SUBJECT TO THE ORDINANCES OF THE CITY OF NAPERVILLE.

EASEMENTS ARE HEREBY RESERVED AND GRANTED TO THE CITY OF NAPERVILLE AND OTHER GOVERNMENTAL AUTHORITIES HAVING JURISDICTION OF THE LAND SUBDIVIDED HEREBY OVER THE ENTIRE EASEMENT AREA FOR INGRESS, EGRESS AND THE PERFORMANCE OF MUNICIPAL AND OTHER GOVERNMENTAL SERVICES, INCLUDING BUT NOT LIMITED TO, WATER, STORM AND SANITARY SEWER SERVICE AND MAINTENANCE.

THERE IS HEREBY RESERVED FOR AND GRANTED TO THE CITY AN EASEMENT FOR RIGHT OF ACCESS ON, OVER, ALONG AND ACROSS THE PROPERTY DESCRIBED HEREIN FOR THE LIMITED PURPOSE OF READING, EXAMINING, INSPECTING, INSTALLING, OPERATING, MAINTAINING, EXCHANGING, REMOVING, REPAIRING, TESTING, AND/OR REPLACING CITY OWNED UTILITY EQUIPMENT AND METERS WHICH SERVE SAID PROPERTY, INCLUDING NECESSARY PERSONNEL AND EQUIPMENT TO DO ANY OF THE ABOVE WORK.

CROSS ACCESS EASEMENT PROVISIONS

A PERPETUAL EASEMENT FOR PEDESTRIAN AND VEHICULAR ACCESS (INCLUDING BUT NOT LIMITED TO ACCESS FOR EMERGENCY VEHICLES) IS HEREBY GRANTED IN FAVOR OF LOT 1 OVER AND ACROSS THE PORTIONS OF LOT 2 AS MARKED AND IDENTIFIED AS "CROSS ACCESS EASEMENT" ON THIS PLAT.

A PERPETUAL EASEMENT FOR VEHICULAR ACCESS (INCLUDING BUT NOT LIMITED TO ACCESS FOR EMERGENCY VEHICLES) IS HEREBY GRANTED IN FAVOR OF LOT 2 OVER AND ACROSS THE PORTIONS OF LOT 1 AS MARKED AND IDENTIFIED AS "CROSS ACCESS EASEMENT" ON THIS PLAT.

THE OWNER(S) OF LOT 2 SHALL, AT ITS (THEIR) SOLE EXPENSE IMPROVE THE "CROSS ACCESS EASEMENT" ON LOT 2 WITH A CONTINUOUS IMPERVIOUS MATERIAL (SUCH AS CONCRETE OR ASPHALT) OF SUFFICIENT WEIGHT BEARING STRENGTH SO AS TO ACCOMMODATE VEHICLE TRAFFIC AND PEDESTRIAN ACCESS. THE OWNER OF LOT 2 SHALL BE RESPONSIBLE TO MAINTAIN SAID "CROSS ACCESS EASEMENT" ON LOT 2 IN GOOD CONDITION, INCLUDING BUT NOT LIMITED TO REPAIRING AND RECONSTRUCTING SAID "CROSS ACCESS EASEMENT". MAINTENANCE OF THE "CROSS ACCESS EASEMENT" SHALL BE DEEMED TO INCLUDE (BUT NOT BE LIMITED TO) THE REPAIR OF POTHOLES AND CRACKS AND KEEPING THE SURFACE OF THE EASEMENT AREA FREE OF SNOW AND ICE AND OTHER OBSTRUCTIONS.

THE OWNER OF LOT 1 SHALL BE RESPONSIBLE TO MAINTAIN SAID "CROSS ACCESS EASEMENT" ON LOT 1 IN GOOD CONDITION, INCLUDING BUT NOT LIMITED TO REPAIRING AND RECONSTRUCTING SAID "CROSS ACCESS EASEMENT". MAINTENANCE OF THE "CROSS ACCESS EASEMENT" SHALL BE DEEMED TO INCLUDE (BUT NOT BE LIMITED TO) THE REPAIR OF POTHOLES AND CRACKS AND KEEPING THE SURFACE OF THE EASEMENT AREA FREE OF SNOW AND ICE AND OTHER OBSTRUCTIONS.

THE COST TO MAINTAIN, REPAIR, AND REPLACE THE "CROSS ACCESS EASEMENT" ON LOT 1 AND LOT 2 SHALL BE DIVIDED EQUALLY BETWEEN THE OWNERS OF LOT 1 AND LOT 2.

NO OBSTRUCTIONS OR BARRIERS SHALL BE ERECTED ON OR ABOUT THE "CROSS ACCESS FASEMENT" IN ESTABLISHING AND OR MAINTAINING THE GRADE LEVEL OF THE IMPERVIOUS SURFACE OF THE "CROSS ACCESS EASEMENT" AREA. THE OWNERS OF LOT 1 AND LOT 2 SHALL PROVIDE A CONSISTENT GRADE LEVEL BETWEEN LOT 2 AND LOT 1.

THE PROVISIONS OF THE "CROSS ACCESS" EASEMENT ABOVE SHALL NOT BE MODIFIED OR TERMINATED WITHOUT THE PRIOR WRITTEN APPROVAL OF THE CITY COUNCIL OF THE CITY OF NAPERVILLE.

PRIVATE UTILITY EASEMENT PROVISIONS

A PERMANENT, NON-EXCLUSIVE EASEMENT OVER, ON, UPON AND UNDER THE PREMISES DESIGNATED "PRIVATE UTILITY EASEMENT" IS HEREBY RESERVED FOR AND GRANTED TO THE OWNER OF LOT 2, FOR THE PERPETUAL RIGHT AND AUTHORITY OF GRANTEE TO ROUTE WATER AND SANITARY SERVICE WITHIN THE EASEMENT PREMISES, INCLUDING THE RIGHT TO INSTALL, OPERATE, MAINTAIN, TEST, INSPECT, REPAIR, RELOCATE AND REPLACE FACILITIES USED IN CONNECTION WITH WATER AND SANITARY SERVICE. THE RIGHT IS ALSO HEREBY GRANTED TO ENTER UPON THE PREMISES FOR SUCH PURPOSES STATED HEREIN. IN THE EVENT OF ANY CONSTRUCTION WORK WITHIN THE "PRIVATE UTILITY EASEMENT" BY THE OWNER OF LOT 2. THEY SHALL RESTORE THE LAND TO ITS ORIGINAL CONDITION USING APPROPRIATE CONSTRUCTION METHODS OF THE SATISFACTION OF THE OWNER OF LOT 1.

THE PRIVATE UTILITIES INSTALLED IN THE "PRIVATE UTILITY EASEMENT" SHALL BE PRIVATELY OWNED AND MAINTAINED BY THE OWNERS OF LOT 2.

PREPARED FOR:

DUPAGE COUNTY CLERK CERTIFICATE

COUNTY OF DUPAGE

____, COUNTY CLERK OF DUPAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID CURRENT TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE ANNEXED PLAT.

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

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT WHEATON, ILLINOIS, THIS_____, A.D., 20____.

COUNTY CLERK

DUPAGE COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS COUNTY OF DUPAGE) THIS INSTRUMENT_____, WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE ______ DAY OF _____, A.D., 20_____ AT____O'CLOCK____M.

RECORDER OF DEEDS

PERMISSION TO RECORD

STATE OF ILLINOIS COUNTY OF DUPAGE)

> I, TIMOTHY B. MARTINEK, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HEREBY GRANT PERMISSION TO THE NAPERVILLE CITY CLERK OR AN EMPLOYEE OF THE CITY CLERK'S OFFICE TO RECORD THIS PLAT. THE REPRESENTATIVE SHALL PROVIDE THIS SURVEYOR WITH A RECORDED COPY OF THIS PLAT.

DATED THIS ____ DAY OF _____, A.D. 2022.

FOR REVIEW ONLY ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003782 PROFESSIONAL

LICENSE EXPIRES NOVEMBER 30, 2022



SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS COUNTY OF DUPAGE

THIS IS TO CERTIFY THAT I, TIMOTHY B. MARTINEK, AN ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003782, HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

LOT 2 IN KANNRY SUBDIVISION. BEING A PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 2, 1995 AS DOCUMENT NUMBER R1998-277533, IN DUPAGE COUNTY, ILLINOIS.

AS SHOWN BY THE ANNEXED PLAT WHICH IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF. I FURTHER CERTIFY THAT ALL REGULATIONS ENACTED BY THE CITY OF NAPERVILLE RELATIVE TO PLATS AND SUBDIVISIONS HAVE BEEN COMPILED WITH THE PREPARATION OF THIS PLAT.

I DO HEREBY CERTIFY THAT THE PROPERTY DESCRIBED HEREON FALLS IN ZONE X (OTHER FLOOD AREAS) - AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN ACCORDING TÓ THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP NUMBER 17043C0163J WITH AN EFFECTIVE DATE OF AUGUST 1, 2019.

I FURTHER CERTIFY THAT. THIS SUBDIVISION LIES WITHIN THE CORPORATE LIMITS OF THE CITY OF NAPERVILLE. WHICH HAS ADOPTED AN OFFICIAL COMPREHENSIVE PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY THE STATE OF ILLINOIS ACCORDING TO 65 ILCS 5/11-12-6 AS HERETOFORE AND HEREAFTER AMENDED.

GIVEN UNDER MY HAND AND SEAL THIS ___ DAY OF _____, 2022

FOR REVIEW ONLY

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 035-003782 LICENSE EXPIRES NOVEMBER 30, 2022

DESIGN FIRM PROFESSIONAL LICENSE NO. 184.001186 LICENSE EXPIRES APRIL 30, 2023

DATE OF FIELD SURVEY: JUNE 30, 2021. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

3782
PROFESSIONAL
LAND
SURVEYOR
STATE OF
ILLINOIS

CITY OF NAPERVILLE PROJECT NO.: 21-10000101

REVISIONS: DATE BY DESCRIPTION DESCRIPTION DATE BY ADDL SBL & EASEMENTS ATTORNEY COMMENTS ACCESS EASEMENT & PROVISIONS APPROVED BY: TBN



PHONE (630) 393-3060

PHONE (312) 474-7841 FAX (312) 474-6099

CHAMPAIGN. ILLINOIS 61821 PHONE (217) 351-6268 FAX (217) 355-1902

DJK CUSTOM HOMES

PRELIMINARY/FINAL PLAT OF SUBDIVISION NAPERVILLE, ILLINOIS

SCALE: NOT TO SCALE $\overline{DATE}: \quad \overline{07/28/2021}$ *Joв No*: W21154.00