BASIS OF BEARING: LLINOIS STATE PLANE — EAST ZONE

PARCEL A (07-04-204-013)
LOT 2 IN THE FINAL PLAT OF SUBDIVISION OF ODVISSEY WEST
FOR THE FINAL PLAT OF SUBDIVISION OF ODVISSEY WEST
FOR THE PARCE OF THE THE PROPERTY OF THE PROPERTY OF THE PARCE OF THE THE PROPERTY OF THE PARCE OF THE PARC

2018 AS DOCUMENT R2018—108050, IN DUPAGE COUNTY, LILLHOIS.

PARCEL B. (07-03-102-007)

HAT PART OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 9, EACH THE THE THE THREE SOUTH THREE THREE THREE SOUTH THREE THREE THREE THREE SOUTH THREE THREE THREE SOUTH THREE THREE THREE THREE SOUTH THREE THREE THREE SOUTH THREE THREE THREE THREE SOUTH THREE SOUTH THREE SOUTH THREE THREE THREE THREE SOUTH THREE SOUTH THREE SOUTH THREE SOUTH THREE SOUTH THREE THREE SOUTH THREE THREE SOUTH THREE SOUTH THREE THREE THREE THREE SOUTH THREE T A GURNE TO THE LEFT, HAWNIG A RADIUS OF \$33.00 FEET, MAY AND A RADIUS OF \$33.00 FEET, MAY A RECEIVED WITH \$2.00 FEET, MAY BE A RECEIVED WITH \$2.00 FEET, WIT

ALSO KHOWN AS LOT 2 IN DIVESTY WEST ASSESSMENT PLAT OF PART OF SECTIONS 3 AND A TOWNERN 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL WERDLOW, ACCORDING TO THE THEO PRINCIPAL WERDLOW, ACCORDING TO THE FLAT OF SAID ODYSEST WEST ASSESSMENT PLAT RECORDED DECEMBER 17, 1998, AS DOCUMENT ROB—266997, IN DUPAGE COUNTY, ILLINOIS.

DOCUMENT RIPE - 266907. IN DUPAGE COUNTY, ILLINOIS.

PARCEL 1 (17 - 46-2)4. — 107

HAT PART OF SCTION - 0. TOWNSHIP 38 NORTH, RNIGE 9,

HAT PART OF SCTION - 0. TOWNSHIP 38 NORTH, RNIGE 9,

EAST OF THE THIRD PRINCIPAL MERIDAN, DESCRIBED AS

FOLLOWS: COMMENCING AT THE INTERSECTION OF THE

CONTINUENT OF SEPRITY ADM WITH THE CHAPTEN WESTERLY

ENTERING THE SEPRITY ADM WITH THE CHAPTEN WESTERLY

BY DEED AND PLAT RECORDED AS DOCUMENT 314666 AND

RENNINGE THESE SOUTHERLY, AND THE AFFORDED CHAPTEN

WITH STEPLY AND HAS A RADIUS OF 4942.66 FEET, 35.02

FEET, ARC (CHAPTEN BEARD) SOUTH 10 EDEGREE 45 MAINTES

OB SECONDS EAST, 33.02 FEET, CHAPD, TO THE NORTHERLY

MESTERLY AND HAS A RADIUS OF 4942.66 FEET, 35.02

FEET, ARC (CHAPTEN BEARD) SOUTH OF DEGREE 50 MINUTES

OB SECONDS EAST, 30.00 FEET, TO A WESTERLY LINE OF

MESTERLY LINE, 37.41 FEET, THENCE SOUTH OD EDEGREE 53

MINUTES OS SECONDS EAST, ALONG SAID WESTERLY LINE,

SETTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

HENCE SOUTH OF LORGER 18 MAINTES OF SECONDS WEST.

ALONG SAID WESTERLY LINE, 207-40 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MESTERLY LINE, 30.03 FEET, THENCE SOUTH OF SEGREES SOUTH

MINUTES TO SECONDS SECT, ALONG SAID WESTERLY LINE,

SECONDS SECTIONS S

94.33 FEET; THENCE NORTH 88 DEGREES O9 MINUTES 35 SECONDS WEST, 20.01 FEET TO THE POINT OF BEGINNING BEING A POINT ON THE WEST LINE OF PARCEL HJ01638 US PENDENS NOTICE RECORDED AS DOCUMENT R2012—131923 (ALSO KNOW AS THE WEST LINE OF LOT 10 IN ODYSEY WEST ASSESSMENT PLAT RECORDED AS DOCUMENT (ALSO NOOW AS THE WEST LINE OF LOT 10 N ODYSSEY WEST ASSESSMENT PLAT RECORDED AS DOCUMENT ROBE-268997); THENCE SOUTH ALONG SAD WEST LINE, SOUTH ROBE-268997); THENCE SOUTH ALONG SAD WEST LINE, SOUTH OF DECRETS AND WEST LINE, SOUTH AS DECRETS AND WEST LINE, SOUTH AS DECRETS AND WEST LINE, SOUTH AS DECRETS AND WEST LINE, SOUTH SEASON WEST LINE, AND WEST LINE, SOUTH SEASON WEST LINE, SOUTH SEASON WEST LINE, AND WEST LINE, SOUTH SEASON WEST LINE, SOUTH SEASON WEST LINE, AND WEST LINE, SOUTH SEASON WEST LINE, SEASON WEST LINE, SEASON WEST LINE, SEASON WEST LINE, WEST LINESSEMMENT LINE WEST LINES, WEST LINESSESSMENT LINE WEST LINES, WEST LINESS WE

ALSO KNOWN AS LOT 3 IN ODYSSEY WEST ASSESSMENT PLAT OF PART OF SECTIONS 3 AND 4, TOWNSHIP 38 NORTH, RANGE 9, EST OF THE THING PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID ODYSSEY WEST ASSESSMENT PLAT RECORDED DECEMBER 17, 1998, AS DOCUMENT R8B-266997, IN DUPNGE COUNTY, ILLINOIS.

PARCEL D (07-04-400-011)
THAT PART OF SECTION 4, TOWNSHIP 38 NORTH, RANGE 9,
EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS
FOLLOWS:

THAT PART OF SECTION 4, TOWNSHIP 38 MORTH, RANGE 9, THAT PART OF SECTION 44, TOWNSHIP 38 MORTH, RANGE 9, TOWNSHIP 38 MORTH 18 MORTH 18

CONCRETE MONUMENT TO BE SET

DISTANCE OF 38.08 FEET TO A POINT OF TANGENCY; THENCE SOUTH 46 DEGREES XF MANTES ST SECONDS WEST, ST SECONDS WEST, AND A SECOND WEST OF THE PROPERTY OF THE PR

ALSO KNOWN AS LOT 5 IN ODYSSEY WEST ASSESSMENT PLAT OF PART OF SECTIONS 3 AND 4, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID CONVSEY WEST ASSESSMENT PLAT RECORDED DECEMBER 17, 1998, AS DOCUMENT R98-286997, IN DUPAGE COUNTY, ILLINOIS.

ASSESSMENT PLAT RECORDED DECISIORS 17, 1998, AS DOCUMENT RAP-SEG997, IN DUPAGE COUNTY, LIMINOS.

PARCEL E (07-04-204-008)
HAT PART OF SECTION A, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDAN, DESCRIBED AS COMMENCIA AT THE INTERSCRIPTION OF THE CENTRE AS COMMENCIA AT THE INTERSCRIPTION OF THE CHIPERIUM OF THE ASSESSMENT AS A SAID ROUTE WAS DEDICATED BY DEED AND PLAT RECORDED AS DOCUMENT 314666 MAD RUNNING THANCE SOUTHERLY, ADONG THE AFORESHIP UNED SOUTH WAS DEDICATED BY DEED AND PLAT RECORDED AS DOCUMENT 314666 MAD RUNNING THANCE SOUTHERLY, ADONG THE AFORESHIP UNED SOUTH OF DEGREE 45 MINUTES OF SECONDS SEAT, ADONG THE AFORESHIP UNED SOUTH OF DEGREE 45 MINUTES OF SECONDS SEAT, 30.2 FEET, 10.4 MINUTES AS SECONDS WEST, ALONG SAID ORDITIONS AS A SAID ROOMERS AND ASSESSMENT UNES OF SECONDS SEAT, 30.2 FEET, 10.4 MINUTES OF SECONDS SEAT, 30.4 FEET, 10.4 MINUTES OF SECONDS WEST, ALONG SAID MERITARY UNES OF SECONDS WEST, ALONG SAID WESTERY UNES, 30.4 FEET, 10.4 MINUTES OF SECONDS WEST, ALONG SAID WESTERY UNES, 30.4 FEET, THENCE SOUTH OF DEGREES OF MINUTES OF SECONDS WEST, ALONG SAID WESTERY UNES, 30.5 FEET, 10.4 MINUTES OF SECONDS WEST, ALONG SAID WESTERY UNES, 30.5 FEET, 50.4 WESTERY UNES, 30.5 FEET, MERICE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, 10.4 WESTERY UNES, 40.5 FEET, THENCE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, 10.4 WESTERY UNE, 50.00 FEET, THENCE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, THENCE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, THENCE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, THENCE SOUTH OF DEGREES OF MINUTES AS SECONDS WEST, ALONG SAID MORTHERY UNE, 60.02 FEET, THENCE SOUTH

__odyssey__court LOT 13 ALSO KNOWN AS LOT 6 IN ODYSSEY WEST ASSESSMENT PLAT OF PART OF SECTIONS 3 AND 4, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID ODYSSEY WEST ASSESSMENT PLAT RECORDED DECEMBER 17, 1998, AS DOCUMENT R88-266997, IN DUPAGE COUNTY, ILLINOIS. LOT 3 COYSSEY MEST A.P. PER DOC. ROM-DECEMP LOT 10 PARCEL C LOT 11 LOT 14 PARCEL E P.O.B. PARCEL E \ LOT 6 conssey mest ar. LOT 15 EAST-WEST TOLLWAY

CITY GATE WEST

NAPERVILLE, ILLINOIS

2,623,459 S.F. (60.23 AC.) 2,623,459 S.F. (60.23 AC.)

126,277 S.F. (2.90 AC.) 88,561 S.F. (2.03 AC.) 10,356 S.F. (0.24 AC.) 283,493 S.F. (6.51 AC.) 400 S.F. (0.01 AC.) 543,736 S.F. (12.48 AC.) 14,007 S.F. (0.32 AC.) 11,768 S.F. (0.27 AC.) 14,000 S.F. (0.32 AC.) 4,000 S.F. (0.12 AC.) 4,000 S.F. (0.14 AC.) 2,641 S.F. (0.16 AC.)

132,357 S.F. (3.04 AC.) 15,296 S.F. (0.35 AC.) 20,499 S.F. (0.47 AC.)

3,743 S.F. 182,108 S.F. 113,339 S.F. 138,741 S.F. 8,744 S.F.

TOPOOLY SUBDIMSON PER DOC MOTS-107030

15

LOT AREA SUMMARY

80,613 S.F. 159,502 S.F.

NAPERVILLE AND WINFIELD TOWNSHIPS SUPPRVISORS ASSESSMENT PLAT NO. 1

LOT 3

LOT 4

COYSSEY WEST A.P. PER DCC. RNN-200007

LOT 4

FERRY

LOT 1

PARCE

LOT

LOT NO.

LOT AREA

56,643 S.F. (1.30 AC.) 57,855 S.F. (1.33 AC.) 46,599 S.F. (1.07 AC.) 307,679 S.F. (7.06 AC.)

82,145 S.F. (1.89 AC.) 832,565 S.F. (19.11 AC.) 851,061 S.F. (19.54 AC.) 7,523 S.F. (0.17 AC.)

RESERVED (INTENTIONALLY OMITTED) 47,072 S.F. (1.08 AC.) 34,526 S.F. (0.79 AC.) 30,778 S.F. (0.71 AC.) 28,898 S.F. (0.66 AC.) 80,613 S.F. (1.85 AC.) 159,502 S.F. (3.66 AC.)

RESERVED (INTENTIONALLY OMITTED)

P.O.C. PARCELS B, C, D, & E 7

CONCRETE MONUMENT TO BE SET

PER DOC. R83-68897

LOT 6

LOT 7

LOT 8

LOT 9

CITY PROJECT NO. 20-10000022

ROAD

SITE DATA

GROSS AREA NET AREA

NO. OF LOTS

EXISTING:
PUBLIC UTILITIES & DRAINAGE
PUBLIC UTILITIES, DRAINAGE & SIDEWALK
ROADWAY & UTILITIES
STORMWATER MANAGEMENT
AMERITECH
DRAINAGE & WETLAND CONSERVATION
PERPETUAL

PERPETUAL
EMERGENCY ACCESS
INGRESS & EGRESS
TEMP CONSTRUCTION & DRAINAGE
SIGN

EXISTING EASEMENTS TO BE VACATED: PUBLIC UTILITIES & DRAINAGE STORMWATER MANAGEMENT ROADWAY & UTILITY

PROPOSED: STORM SEWER PUBLIC UTILITIES & DRAINAGE STORMWATER MANAGEMENT

SIGN & LANDSCAPE FASEMENT

PRELIMINARY PLAT OF SUBDIVISION REVISION RECORD 3440 ODYSSEY CT NAPERVILLE, IL 60540 ADDRESSES: AND RT. 59 NAPERVILLE, IL 60540

> THIS PLAT HAS BEEN SUBMITTED FOR RECORDING BY AND RETURN TO: NAME: NAPERVILLE CITY CLERK

> > PROPOSED



LOCATION MAD LINE TYPE LEGEND EXISTING DESCRIPTION SUBDIVISION BOUNDARY RIGHT OF WAY

> LOT LINE CENTER LINE

EASEMENT LINE ACCESS EASEMENT LINE

BUILDING LINE

SECTION LINE UNDERLYING LOT LINE

CROSS ACCESS EASEMENT STORMWATER MANAGEMENT EASEMENT TO BE GRANTED ABBREVIATIONS RECORD DATA SF SOLIARE FEET FOUND IRON PIPE DEED DEEDED DATA NORTH SOUTH RIGHT OF WAY EAST PROPERTY LINE CENTERLINE SURVEYOR'S NOTES

RASIS OF REARINGS: ILLINOIS STATE PLANE - EAST ZONE ALL MEASUREMENTS AND DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

4. ALL EASEMENTS DEPICTED ON THIS PLAT ARE TO BE GRANTED.

ALL EASEMENTS DEPICTED ON THE PLAT MAP ARE FOR PUBLIC UTILITIES AND DRAINAGE PURPOSES UNLESS OTHERWISE NOTED.

6. ■ DENOTES CONCRETE MONUMENT TO BE SET.

FLOODPLAIN ZONE - ZONE X , AREA OF MINIMAL FLOOD HAZARD, PER FEMA PANEL NUMBER 17033C0137J, DATED AUGUST 1, 2019.

ADDITIONAL EASEMENTS MAY BE REQUIRED FOR THE INSTALLATION OF ELECTRIC FACILITIES AS WELL AS OTHER UTILITIES, CURRENT NEED IS UNKNOWN, BUT WILL BE DETERMINED AS EACH LOT DEVELOPS, EASEMENTS WILL BE GRANTED UNDER A SEPARATE DOCUMENT AT THAT TIME.

SHOULD LOTS NEED TO BE CONSOLIDATED IN THE FUTURE TO ACCOMMODATE DIFFERENT ALTERNATIVES, AN ADMINISTRATIVE PLAT OF SUBDIVISION WILL BE REQUIRED AS WELL AS A MINOR CHANGE TO THE PLANNED UNIT DEVELOPMENT.



INTER-CONTINENTAL EQUITIES, LLC 2221 CAMDEN COURT, SUITE 200 OAK BROOK, ILLINOIS TEL. (630) 560-8018

CITY GATE WEST PRELIMINARY PLAT OF SUBDIVISION **SV100**

195-318-AW

EAST-WEST TOLLWAY







