

City of Chicago



O2019-305

Office of the City Clerk

Document Tracking Sheet

Meeting Date:

1/23/2019

Sponsor(s):

Cochran (20)

Type:

Ordinance

Title:

Dedication of public alley(s) in area bounded by E 62nd St, S University Ave, E 63rd St and S Greenwood Ave

Committee(s) Assignment:

Committee on Transportation and Public Way

SECTION 2. The dedications for public way are accepted upon the express condition that KMW Communities, LLC, an Illinois limited liability company ("Developer"), being the developer of the properties directly to the west of the alley areas herein dedicated, shall deposit in the City Treasury of the City of Chicago, a sum sufficient to defray the costs of building said alley according to the current version of the Chicago Department of Transportation Regulations for Opening, Repair and Construction in the Public Way and its appendices, and as agreed to by the Developer in the attached Duty to Build Agreement (Exhibit B), hereby made a part of this ordinance.

SECTION 3. The dedications herein provided for are made upon the express condition that within one hundred eighty (180) days after the passage of this ordinance, the Developer shall file or cause to be filed for recordation with the Office of the Recorder of Deeds of Cook County, Illinois a certified copy of this ordinance, together with the attached Plat approved by the Department of Transportation's Acting Superintendent of Maps and Plats.

SECTION 4. This ordinance shall take effect and be in force from and after its passage and publication. This dedication shall take effect and be in force from and after the recording of the plat.

Dedications Approved:

Rebekah Scheinfeld Commissioner

Approved as to Form and Legality

Lisa Misher

Deputy Corporation Counsel

Honorable Willie Cochran Alderman, 20th Ward

Page 3

EXHIBIT "A" PLAT OF DEDICATION FOR ALLEY OF PARCEL 1. The West 16 feet of the Seath 23 feet of Lot 5 in Block 11 in Charles Busby's Subirvision of the Seath 25 feet system of the Seath Set feet of the Broad 14. Teaching 18 North Rings, 14. Teach of the Blood Reputain Recorded April 19, 1871 as Document Sumber 92330 and Recorded April 18, 1875 as Document Sumber 92330 and Recorded April 1, 1875 as Document Sumber 92330 and Recorded April 1, 1875 as Document Sumber 92330 and Recorded April 1, 1875 as Document Sumber 92330 and Recorded April 1, 1875 as Document Sumber 92330 and Recorded April 19, 1875 PARCEL 2. The West to feet of Lot 6 (Except the South 35 feet thereof) in Block 11 in Charles Busby's Subdivision of the South 5 (Except 28 acres of the Southwest 3) of Section 14. Iowaship 38 North Ringe 14 East of the Hord Principal Mendou Recorded April 19. 1871 as Documen Northwest 9220 and Re-recorded April 19. 1871 as Societies 1970 of the Re-recorded April 19. 12. 1878 as Obsering Northwest 9230 and Re-recorded April 19. 12. 1878 as Obsering Northwest 176000 in Code Courty Illinois. PARCLE UTE WAS 16 fector the South 35 fector Lot 6 in Block 11 in Charle Bushy's Subdivision of the South 5 decreased the Southwest Zeet Sector 14. Township 58 North Range 34 Test of the Third Principal Metallion Recorded April 16 (167) as Document Mumber 22220 and Reseconded April 17 (167) as Document Mumber 22220 and Reseconded April 17 (167) as Document Mumber 32220 and Reseconded April 17 (167) as Document Mumber 32220 and Reseconded April 18 (167) as Document Mumber 32220 and Reseconded April 18 (167) as Document Mumber 32220 and Reseconded April 18 (167) as Document Mumber 32220 and Reseconded April 18 (167) as Document Mumber 32220 and Research April 18 Total Land Area = 1,982 sq. ft = 0.045 acre more or less 80 00' RCW-62ND ST -accc'Ìrow-40 00 Such II of the on Study Subdeversion Service of V. III. Subsect V. Co., 14 Selv. Exember 562 29 (V) of Exemples 562 19 (V) of Exemples 563 19 (V) of Exemples 1.01 3 101.4 101.15 AVE NAME OF STREET AVF. 7:33 PARCEL 1 UNIVERSITY ţ GREENWOOD 1124 (1) The street LOT 1 (PENDING SUBDIVISION) [.C) I = [.3] (O) HI WILLS 715 1.225.21 R 25 Ìω tes Parifications %14-117-0-5-000 %14-117-0-5-000 %14-1-7-01-0-00 B. II. +512 S 1,91,112 a to at auto fluin y Address of at feath it haden y for he to be to be a gradient to be haden y Address of The million annual by the 1.01.11 10145 _ ------___ Tertable in ... The Supplement of the Control of the ~ 1 de-Jiora 40 00' - L 40 00' 104.5 -33 00'-|-33 00'-| -66 00' |R O W -| 63RD. ST. -- 83 33 R ⊃ W.-If We pared Barra HERLENCOS ELLA" a compassion and the table respect 498 of conference and the money of and time I (No) have considered, and per dedictand as above across May v (est/spage Sate of Birnos) Cour v of Coals as the of FML ret visit below the assert decreased regardy is not FML below the same than the same t By Z.S. Domotoph Illinois Professional Land Surveys Lic Exp. 11/30 2020 Name of Illinois; Summer of Link County of Link Fifth each Thirth ALL WIGHTH AREN FIRM TO SO PARTING RESIDENT do notify consider than I am (No aren the awaren of the prospers described become and that I (Not have consider the said propert) as he survived and dedicated an above become States on the States of the St HAFTA PART SEE DESCRIPTIONS.
RIGHT OF WAY RRRITOR WAY
SHED LINE (PROPARTY LINE, REALT OF WAY LINE)
LONG DASH GRANT (STRUTT CHYCTRE LINE)
SHORT GASH SHORT (GRANT AT LOT LINES)
DOTS (LINE) ARROWS) THE STATE OF THE S Coural Woodless Lemma Partnership II.

Dy Reasonaire LLC

Le General Partie

Dy "WEG Carval Woodless a U. LLC"

Its Manager

By The Woodle General is.

Its Manager

My The Woodle General is. MM SURVEYING CO., INC. THE RESIDENCE AVENUE PROPERTY RELEASED FROM THE PROPERTY AND THE OPEN PROPERTY AND THE PROPERTY Nation F. Michael, L. Consenier PREPARENCES

Antonio Card Deshap Press / PRESS RESPONDED TO SE CDOT # 14-20-17-3884

<u>instructions</u>: This below document must be reproduced on the applicant's letterhead, initialed/executed by same, and notarized:

DUTY TO BUILD AGREEMENT FOR CREATION OF NEW STREET/ALLEY

In support of my current application with the Chicago Department of Transportation's

Public Way unit, for a dedication of my private property for new public way, I hereby state———
that I am the applicant or the company agent for the applicant company involved in the
project, and that I have the authority to agree to the below terms of the dedication.

PLEASE INITIAL A	GREEMENT:		1				
BV	I am aware that I am responsible for the construction of all public and private rights of way (streets, alleys, etc) described on the Plat of Subdivision/Dedication associated with unique CDOT FILE: I further understand that all rights of way (both public and private) must be built to City specifications as detailed in the most current version CDOT's Regulation for Openings, Construction and Repair in the Public Way.						
10 ·							
·	Lastly, I understand that construction deposits will be required to assure that the work is done correctly. An inspection will be conducted by the City upon completion of the work. The City of Chicago reserves the right to require demolition and reinstallation of any facilities that are judged to be sub par or that do not adhere to the City's standards.						
Signed:	MI	-		_Date: _	3/13/17		
Printed name: Title:	Bill Willia	ms, Principal					
Full Address:2950	W Chicago ave sui	ite 301-C					
Chic	cago Il 60622			,, 			
Organization Name:	KMW Communi	ties LLC					
Phone/fax:	p. 773-969-650	9 f. 312-285-5885			·		
Email:bill.will@km	nwcommunities.com	n					
Notary:				-			

ALLEY DEDICATION ORDINANCE

Be it Ordained by the City Council of the City of Chicago:

SECTION 1. The Commissioner of the Chicago Department of Transportation, or any of her designees, is each hereby authorized and directed to approve a dedication of certain properties owned by Kimbark Holdings LLC, an Illinois limited liability company, Central Woodlawn Limited Partnership, II, an Illinois limited partnership, and Ruby Norwood, an individual, in the block bounded by E. 62nd Street, E. 63rd Street, S. Greenwood Avenue and S. University Avenue, and legally described in the attached plat (Exhibit A, CDOT File: 14-20-17-3884) which, for greater certainty, is hereby made a part of this ordinance.

PARCEL 1: THE WEST 16 FEET OF THE SOUTH 35 FEET OF LOT 5 IN BLOCK 11 IN CHARLES BUSBY'S SUBDIVISION OF THE SOUTH 1/2 (EXCEPT 2 1/2 ACRES) OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED APRIL 19, 1871 AS DOCUMENT NUMBER 92320 AND RE-RECORDED APRIL 12, 1878 AS DOCUMENT NUMBER 176069, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE WEST 16 FEET OF LOT 6 (EXCEPT THE SOUTH 35 FEET THEREOF) IN BLOCK 11 IN CHARLES BUSBY'S SUBDIVISION OF THE SOUTH 1/2 (EXCEPT 2 1/2 ACRES) OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED APRIL 19, 1871 AS DOCUMENT NUMBER 92320 AND RE-RECORDED APRIL 12, 1878 AS DOCUMENT NUMBER 176069, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE WEST 16 FEET OF THE SOUTH 35 FEET OF LOT 6 IN BLOCK 11 IN CHARLES BUSBY'S SUBDIVISION OF THE SOUTH 1/2 (EXCEPT 2 1/2 ACRES) OF THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED APRIL 19, 1871 AS DOCUMENT NUMBER 92320 AND RE-RECORDED APRIL 12, 1878 AS DOCUMENT NUMBER 176069, IN COOK COUNTY, ILLINOIS, TOTAL LAND AREA DEDICATED BEING= 1,982 SQ. FT. = 0.045 ACRE, MORE OR LESS

SECTION 2. The dedications for public way are accepted upon the express condition that KMW Communities, LLC, an Illinois limited liability company ("Developer"), being the developer of the properties directly to the west of the alley areas herein dedicated, shall deposit in the City Treasury of the City of Chicago, a sum sufficient to defray the costs of building said alley according to the current version of the Chicago Department of Transportation Regulations for Opening, Repair and Construction in the Public Way and its appendices, and as agreed to by the Developer in the attached Duty to Build Agreement (Exhibit B), hereby made a part of this ordinance.

SECTION 3. The dedications herein provided for are made upon the express condition that within one hundred eighty (180) days after the passage of this ordinance, the Developer shall file or cause to be filed for recordation with the Office of the Recorder of Deeds of Cook County, Illinois a certified copy of this ordinance, together with the attached Plat approved by the Department of Transportation's Acting Superintendent of Maps and Plats.

SECTION 4. This ordinance shall take effect and be in force from and after its passage and publication. This dedication shall take effect and be in force from and after the recording of the plat.

Dedications Approved:

Rebekah Scheinfeld Commissioner

Approved as to Form and Legality

Lisa Misher

Deputy Corporation Counsel

Honorable Willie Cochran Alderman, 20th Ward

Page 3

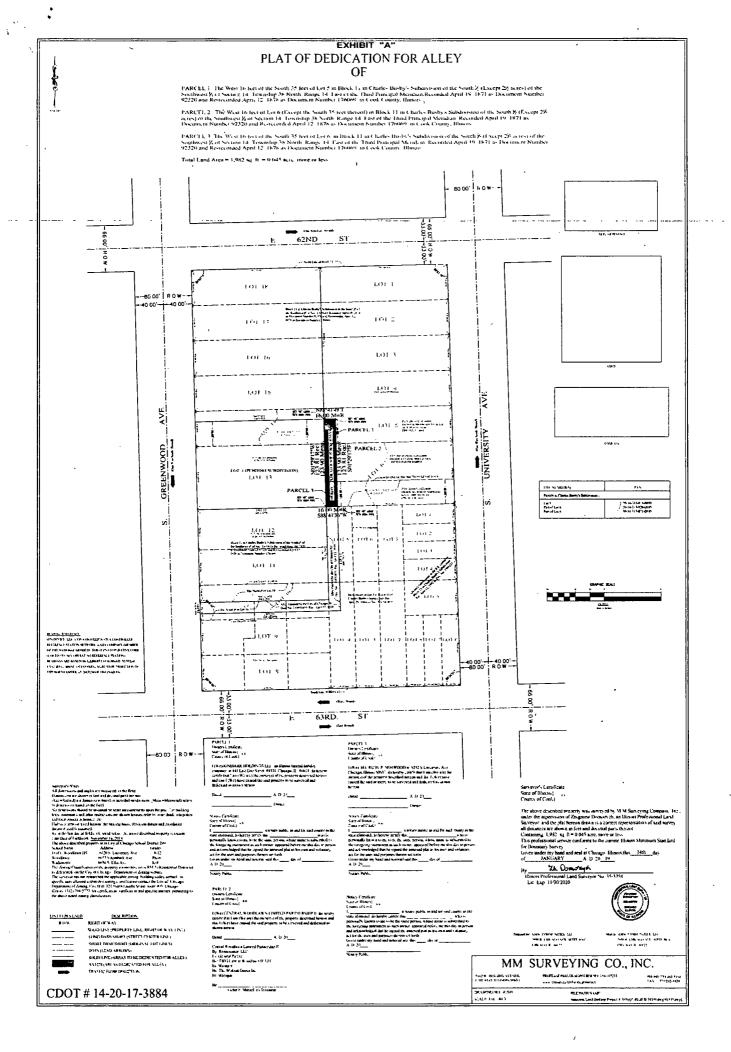


EXHIBIT B

instructions: This below document must be reproduced on the applicant's letterhead, initialed/executed by same, and notarized:

DUTY TO BUILD AGREEMENT FOR CREATION OF NEW STREET/ALLEY

in support of my current application with the Chicago Department of Transportation's Public Way unit, for a dedication of my private property for new public-way, I hereby state that I am the applicant or the company agent for the applicant company involved in the project, and that I have the authority to agree to the below terms of the dedication.

PLEASE INITIAL A	GREEMEN I						
10 C	I am aware that I am responsible for the construction of all public and private rights of way (streets, alleys, etc) described on the Plat of Subdivision/Dedication associated with unique CDOT FILE:						
	I further understand that all rights of way (both public and private) must be built to City specifications as detailed in the most current version CDOT's Regulation for Openings, Construction and Repair in the Public Way.						
	Lastly, I understand that construction deposits will be required to assure that the work is done correctly. An inspection will be conducted by the City upon completion of the work. The City of Chicago reserves the right to require demolition and reinstallation of any facilities that are judged to be sub par or that do not adhere to the City's standards.						
Signed:	Mit		Date: _	3/13/17			
Printed name: Title:	Bill Williams, Prin	cipal			•		
Full Address: 2956	0 W Chicago avé suite 301-0						
Chi	cago II 60622				_		
Organization Name:	KMW Communities LLC						
Phone/fax:	p. 773-969-6509 f. 312	-285-5885					
Email: <u>bill.will@kr</u>	nwcommunities.com				_		
Notary:				:			