



# Office of Chicago City Clerk



**O2011-2992**

Office of the City Clerk

## City Council Document Tracking Sheet

<b>Meeting Date:</b>	4/13/2011
<b>Sponsor(s):</b>	Balcer, James (11)
<b>Type:</b>	Ordinance
<b>Title:</b>	Vacation of public street(s)
<b>Committee(s) Assignment:</b>	Committee on Transportation and Public Way

## COMMERCIAL ORDINANCE

WHEREAS, the City of Chicago ("City") is a home rule unit of local government pursuant to Article VII, Section 6 (a) of the 1970 constitution of the State of Illinois and, as such, may exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the properties at 3145-3165 S. Robinson Street & 3130-3156 S. Ashland Avenue are owned by Chicago Title Land Trust No. 5361; and

WHEREAS, Chicago Title Land Trust No. 5361 proposes to use the portion of the street and alley to be vacated herein for landscaping and parking; and

WHEREAS, the City Council of the City of Chicago, after due investigation and consideration, has determined that the nature and extent of the public use and the public interest to be subserved is such as to warrant the vacation of part of public street, described in the following ordinance; now therefore,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF CHICAGO:

SECTION 1. All that part of a street commonly known as South Robinson Street lying Southwesterly of and adjacent to the Southwesterly line of Lots 10, 11, 12 and 13 in Stinson's Subdivision of Blocks 1, 2 and 10 in Canal Trustees' Subdivision of the East ½ of Section 31, Township 39 North, Range 14, East of the Third Principal Meridian (except that part thereof lying East of a line 67 feet West of and parallel with the East line of said Section, heretofore taken by the City of Chicago for Streets), in Cook County,

Illinois, more particularly described as follows: beginning at the most Northwestern corner of said Lot 10; thence Southeasterly along the Southwesterly line of said Lots 10, 11, 12 and 13, a distance of 204.94 feet to the aforesaid line 67 feet West of and parallel with the East line of said Section 31; thence Northwesterly along a curve concave to the Northeast and having a radius of 32.98 feet and a chord of 31.46 feet to a point on a line 15.00 feet Southwesterly of and parallel with the Southwesterly line of said Lots 10, 11, 12 and 13, an arc distance of 32.79 feet; thence Northwesterly along a line 15.00 feet Southwesterly of and parallel with the Southwesterly line of said Lots 10, 11, 12 and 13, a distance of 30.50 feet; thence Northwesterly along a curve convex to the Northeast and having a radius of 3.00 and a chord of 6.00 feet to a point on a line 15.00 feet Southwesterly of and parallel with the Southwesterly line of said Lots 10, 11, 12 and 13, an arc distance of 9.42 feet; thence Northwesterly along a line 15.00 feet Southwesterly of and parallel with the Southwesterly line of said Lots 10, 11, 12 and 13, a distance of 128.03 feet; thence Northwesterly along a curve convex to the Northeast having a radius of 3.00 feet and a chord of 6.00 feet to a point on a line 15.00 feet Southwesterly of and parallel with the Southwesterly line of said Lots 10, 11, 12 and 13, an arc distance of 9.42 feet; thence Northwesterly along the aforementioned parallel line, a distance of 6.83 feet to a point of intersection with the Northwesterly line of Lot 10, extended Southwesterly, said point being 15.00 feet Southwesterly of the most Northwestern corner of Lot 10; thence Northeasterly along the extended Northwesterly line of Lot 10, a distance of 15.00 feet to the point of beginning as shaded and indicated by the words "HEREBY VACATED" on the drawing hereto attached, which drawing for greater certainty is hereby vacated and closed, inasmuch as the same is no longer required for public use and the public interest will be subserved by such vacation.

SECTION 2. The City of Chicago hereby reserves the alleys as herein vacated, as a right of way for existing City electrical facilities, and for the maintenance, renewal and reconstruction of said facilities or the construction of additional Municipally-owned electrical facilities. It is further provided that no buildings or other structures shall be erected on the said right of way herein reserved or other use made of said area which in the judgment of the respective Municipal officials having control of the aforesaid service facilities would interfere with the use, maintenance, renewal, and reconstruction of said facilities, or the construction of additional Municipally-owned service facilities.

SECTION 3. The City of Chicago hereby reserves for the benefit of The Peoples Gas Light and Coke Co., and its successor or assigns, an easement to operate, maintain, repair, renew and replace existing underground facilities in that portion of the street as herein vacated, with the right of ingress and egress at all times for any and all such purposes. It is further provided that no buildings or other structures shall be erected on said easement herein reserved for The Peoples Gas Light and Coke Company or other use made of the said area which would interfere with the

construction, operation, maintenance, repair, removal, or replacement of said facilities.

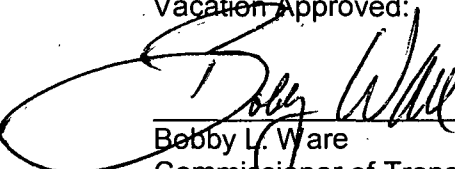
SECTION 4. The vacation herein provided for is made upon the express condition that within 180 days after the passage of this ordinance, the Applicants shall deposit in the City Treasury of the City of Chicago a sum sufficient to defray the costs of removing paving and curb returns and constructing sidewalk and curb across the entrance to the portion of the street hereby vacated. The precise amount of the sum so deposited shall be ascertained by the Commissioner of Transportation after such investigation as is requisite.

SECTION 5. The vacation herein provided for is made upon the express condition that within 180 days after the passage of this ordinance, the applicant shall pay or cause to be paid to the City of Chicago as compensation for the benefits which will accrue to the owner of the property abutting said part of public street hereby vacated the sum \_\_\_\_\_ dollars (\$ \_\_\_\_\_), which sum in the judgment of this body will be equal to such benefits.

SECTION 6. The vacation herein provided for is made upon the express condition that within one hundred eighty (180) days after the passage of this ordinance, the applicant shall file or cause to be filed for record in the Office of the Recorder of Deeds of Cook County, Illinois a certified copy of this ordinance, together with an attached drawing approved by authorized staff of CDOT/Maps and Plats.


SECTION 7. This ordinance shall take effect and be in force from and after its passage. The vacation shall take effect upon recording the ordinance.

Vacation Approved:

  
Bobby L. Ware  
Commissioner of Transportation

Approved as to Form and Legality

  
Deputy Corporation Counsel

  
Honorable James Balcer  
Alderman, 11<sup>th</sup> Ward

5812 W. HIGGINS AVENUE  
CHICAGO, ILLINOIS 60630



MM SURVEYING CO., INC.  
PROFESSIONAL DESIGN FIRM NO. 184-003233

PHONE: 773/282-5900  
FAX: 773/282-9424

PLAT OF VACATION  
OF

THAT PART OF A STREET COMMONLY KNOWN AS SOUTH ROBINSON STREET LYING SOUTHWESTERLY OF AND ADJACENT TO THE SOUTHWESTERLY LINE OF LOTS 10, 11, 12 AND 13 IN STINSON'S SUBDIVISION OF BLOCKS 1, 2 AND 10 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST 1/2 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART THEREOF LYING EAST OF A LINE 67 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SECTION, HERETOFORE TAKEN BY THE CITY OF CHICAGO FOR STREETS), IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE MOST NORTHWESTERLY CORNER OF SAID LOT 10; THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, A DISTANCE OF 204.94 FEET TO THE AFORESAID LINE 67 FEET WEST OF AND PARALLEL WITH THE EAST LINE OF SAID SECTION 31; THENCE NORTHWESTERLY ALONG A CURVE CONCAVE TO THE NORTHEAST AND HAVING A RADIUS OF 32.98 FEET AND A CHORD OF 31.46 FEET TO A POINT ON A LINE 15.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, AN ARC DISTANCE OF 32.79 FEET; THENCE NORTHWESTERLY ALONG A LINE 15.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, A DISTANCE OF 30.50 FEET; THENCE NORTHWESTERLY ALONG A CURVE CONVEX TO THE NORTHEAST AND HAVING A RADIUS OF 3.00 FEET AND A CHORD OF 8.00 FEET TO A POINT ON A LINE 15.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, AN ARC DISTANCE OF 9.42 FEET; THENCE NORTHWESTERLY ALONG A LINE 15.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, A DISTANCE OF 128.03 FEET; THENCE NORTHWESTERLY ALONG A CURVE CONVEX TO THE NORTHEAST HAVING A RADIUS OF 3.00 FEET AND A CHORD OF 8.00 FEET TO A POINT ON A LINE 15.00 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID LOTS 10, 11, 12 AND 13, AN ARC DISTANCE OF 9.42 FEET; THENCE NORTHWESTERLY ALONG THE AFOREMENTIONED PARALLEL LINE, A DISTANCE OF 8.83 FEET TO A POINT OF INTERSECTION WITH THE NORTHWESTERLY LINE OF LOT 10, EXTENDED SOUTHWESTERLY, SAID POINT BEING 15.00 FEET SOUTHWESTERLY OF THE MOST NORTHWESTERLY CORNER OF LOT 10; THENCE NORTHEASTERLY ALONG THE EXTENDED NORTHWESTERLY LINE OF LOT 10, A DISTANCE OF 15.00 FEET TO THE POINT OF BEGINNING.

TOTAL LAND AREA = 2,924 sq. ft.

STATE OF ILLINOIS  
COUNTY OF COOK

APPROVED BY THE COUNCIL MEMBERS OF THE CITY OF CHICAGO,  
COOK COUNTY, ILLINOIS, THIS \_\_\_\_\_ DAY  
OF \_\_\_\_\_ A.D. 20\_\_

MAYOR

COUNTY CLERK

STATE OF ILLINOIS  
COUNTY OF COOK

I, \_\_\_\_\_ COUNTY CLERK OF COOK COUNTY, ILLINOIS,  
DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO  
UNPAID CURRENT GENERAL TAXES AND NO REDEEMABLE TAX SALES AGAINST ANY  
OF THE LAND INCLUDED IN THE ANNEXED PLAT, GIVEN UNDER MY HAND AND SEAL  
OF THE COUNTY OF COOK, CHICAGO, ILLINOIS, THIS \_\_\_\_\_ DAY OF  
\_\_\_\_\_ A.D. 20\_\_

COUNTY CLERK

OWNERS CERTIFICATE

I (WE), \_\_\_\_\_, DO HEREBY CERTIFY THAT WE ARE THE OWNERS OF  
THE PROPERTY DESCRIBED HEREON AND THAT WE HAVE CAUSED THE SAID  
PROPERTY TO BE SURVEYED AND SUBDIVIDED AS SHOWN HEREON.

DATED: \_\_\_\_\_ A.D. 20\_\_

OWNER

CO-OWNER

STATE OF ILLINOIS  
COUNTY OF COOK

I, \_\_\_\_\_ A NOTARY PUBLIC IN AND FOR SAID COUNTY IN THE  
STATE AFORESAID, DO HEREBY CERTIFY THAT \_\_\_\_\_ WHO IS  
PERSONALLY KNOWN TO ME TO BE THE SAME PERSON, WHOSE NAME IS  
SUBSCRIBED TO THE FOREGOING INSTRUMENT AS SUCH OWNER, APPEARED  
BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT HE SIGNED THE  
ANNEXED PLAT AS HIS OWN AND VOLUNTARY ACT FOR THE USES AND PURPOSES  
THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTORIAL SEAL THIS \_\_\_\_\_ DAY OF \_\_\_\_\_  
A.D. 20\_\_

NOTARY PUBLIC

STATE OF ILLINOIS  
COUNTY OF COOK

APPROVED BY ZONING, PLANNING AND APPEALS COMMISSION OF THE CITY OF  
CHICAGO AT A HEARING THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D.  
20\_\_

BY:

CHAIRMAN OF ZONING, PLANNING AND APPEALS

FLOOD CERTIFICATE (FBI FEMA WEBSITE)

THE PROPERTY DESCRIBED ABOVE IS NOT IN  
A SPECIAL FLOOD HAZARD AREA.  
FLOODWAY MAP: N/A  
FLOODWAY ON PROPERTY: N/A  
MAP USED: RATE MAP  
COMMUNITY NAME: CHICAGO, CITY OF  
COMMUNITY NUMBER: 10000  
FLOODWAY MAP NUMBER: 17031C0308 J  
EFFECTIVE DATE: 18 AUGUST 2008  
FLOOD ZONE: X  
BASE FLOOD ELEVATION FROM FIRM (10.5 FT):  
N/A NOV 1973.

SURVEYOR'S CERTIFICATE  
STATE OF ILLINOIS  
COUNTY OF COOK

THE ABOVE DESCRIBED PROPERTY WAS SURVEYED BY U M SURVEYING COMPANY,  
INC. UNDER THE SUPERVISION OF ZBIGNIEW DOMOZYCH, AN ILLINOIS  
PROFESSIONAL LAND SURVEYOR, AND THE PLAT HEREON DRAWN IS A CORRECT  
REPRESENTATION OF SAID SURVEY, ALL DISTANCES ARE SHOWN IN FEET AND  
DECIMAL PARTS THEREOF.

IN MY BEST OPINION, THE LAND IN THE ANNEXED LEGAL DESCRIPTION FALLS IN  
ZONE X AS SHOWN ON THE FLOOD INSURANCE RATE MAP COMMUNITY-PANEL  
NUMBER 17031C0308 J WITH AN EFFECTIVE DATE OF 08/18/2008 (PER FEMA  
WEBSITE)

GIVEN UNDER MY HAND AND SEAL  
AT CHICAGO, ILLINOIS, THIS 29  
DAY OF MARCH A.D. 2011

BY: Zb Domozych  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-2758  
UC EXP. 1/1/2012



DIMENSIONS ARE SHOWN IN FEET  
AND DECIMAL PARTS THEREOF.

ORDER NO. 74505

SCALE: 1 INCH = 60 FEET

FIELDWORK  
COMPLETION DATE: 07 OCTOBER 2008

ORDERED BY: BELL BOYD & LLOYD

UPDATED: 08 FEBRUARY 2011

CDOT DWG:31-11-09-3160

FILE NO. 31-11-09-3160

TOTAL AREA TO BE VACATED = 2,940.0 Sq. Ft.