



City of Chicago



O2015-114

Office of the City Clerk

Document Tracking Sheet

Meeting Date:	1/21/2015
Sponsor(s):	Maldonado (26)
Type:	Ordinance
Title:	Vacation of Public Alley in area bounded by W Palmer St, N Pulaski Rd and W Shakespeare Ave
Committee(s) Assignment:	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 3945-3959 W. Palmer Street, 2149-2159 and 2133-2143 N. Pulaski Road, and 3934-3958 W. Shakespeare Avenue are owned by CMC Partners, L.L.C.; and

WHEREAS, CMC Partners, L.L.C. proposes to use the portion of the alley to be vacated herein for truck staging; 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 that part of the public alley, described in the following ordinance; now therefore,

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

SECTION 1. THAT PART OF THE EAST-WEST 16 FOOT PUBLIC ALLEY LYING SOUTH OF THE SOUTH LINE OF LOTS 1 AND 2 AND LYING NORTH OF THE NORTH LINE OF LOTS 15 AND 16 IN THE SUBDIVISION OF BLOCK 2 IN J. CASTELLO'S SUBDIVISION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 28, 1882 AS DOCUMENT 416237, DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 88°40'03" EAST ALONG THE SOUTH LINE OF SAID LOTS 1 AND 2 A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH 01°36'48" EAST ALONG THE WEST LINE OF THE ALLEY HERETOFORE VACATED BY ORDINANCE PASSED MARCH 30, 1982 AND RECORDED AS DOCUMENT 26258641 A DISTANCE OF 16.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 15; THENCE SOUTH 88°40'03" WEST ALONG THE NORTH LINE OF SAID LOTS 15 AND 16 A DISTANCE OF 50.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 16; THENCE NORTH 01°36'48" WEST ALONG THE EAST LINE OF NORTH PULASKI ROAD 16.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS. CONTAINING 800 SQUARE FEET, MORE OR LESS as shaded and legally described by the words "HEREBY VACATED" on the plat hereto attached as Exhibit A, which drawing for greater clarity, is hereby made a part of this ordinance, be and the same 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 for the benefit of Commonwealth Edison, AT&T/SBC, Comcast and their successors or assigns, a non-exclusive utility easement to

operate, maintain, construct, replace and renew overhead wires, poles, and associated equipment and underground conduit, cables, and associated equipment for the transmission and distribution of electrical energy, telephonic and associated services under, over and along the alley herein vacated, with the right of ingress and egress. The grade of the vacated public way shall not be altered in a manner so as to interfere with the operation and maintenance of Commonwealth Edison, AT&T/SBC, and/or Comcast facilities. No buildings, permanent structures or obstructions shall be placed over Commonwealth Edison, AT&T/SBC and/or Comcast facilities without express written release of easement by the respective utility. Any future vacation-beneficiary prompted relocation of Commonwealth Edison, AT&T/SBC and/or Comcast facilities lying within the area being vacated will be accomplished by the involved utility, and done at the expense of the beneficiary of the vacation.

SECTION 3. The vacation herein provided for is made upon the express condition that within 180 days after the passage of this ordinance, CMC Partners, L.L.C. 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 alley hereby vacated the sum seven thousand dollars (\$ 7000.00), which sum in the judgment of this body will be equal to such benefits.

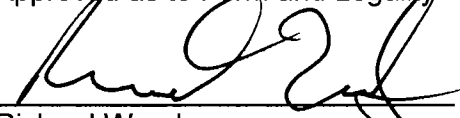
SECTION 4. The vacation herein provided for is made upon the express condition that within one hundred eighty (180) days after the passage of this ordinance, CMC Partners, L.L.C. shall file or cause to be filed for record in the Office of the Recorder of Deeds of Cook County, Illinois a certified copy of this ordinance, together with the corresponding full sized plat as approved by the CDOT Superintendent of Maps and Plats.


SECTION 5. This ordinance shall take effect and be in force from and after its passage. The vacation shall take effect and be in force from and after its recording.

Vacation Approved:


Rebekah Scheinfeld
Commissioner of Transportation

Approved as to Form and Legality

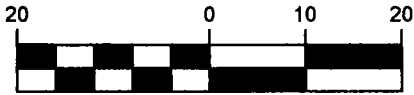

Richard Wendy
Deputy Corporation Counsel


Honorable Roberto Maldonado
Alderman, 26th Ward

PLAT OF VACATION

ALL DIMENSIONS SHOWN ON THIS PAGE ARE MEASURED DISTANCES
UNLESS OTHERWISE NOTED

GRAPHIC SCALE



(IN FEET)

1" = 20'

LEGEND	
	ALLEY HEREBY VACATED
	BUILDING HATCH
	CONCRETE HATCH
	UNDER LYING LOT LINES
	CHAIN LINK FENCE
	UTILITY POLE
	LIGHT POLE
	BUMPER POST



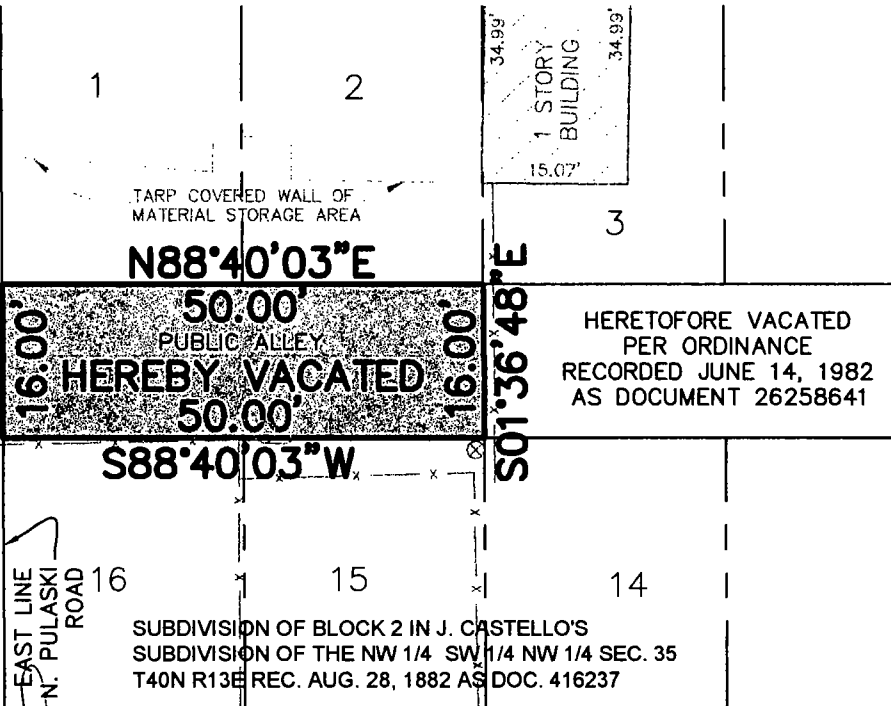
NORTH PULASKI ROAD

PUBLIC STREET RECORD WIDTH 66'

ASPHALT PAVEMENT

CONCRETE CURB
CONCRETE SIDEWALK

N01°36'48"W



SURVEY PREPARED FOR:

CRAWFORD MATERIAL CO.
3949 W. PALMER ST.
CHICAGO, IL 60647

CDOT# 35-26-14-3675

REVISED: 12/23/2014 PER #2014-20296 [RJT]

ORDERED BY: CRAWFORD MATERIAL COMPANY	CHECKED: RJT	DRAWN: RJT
ADDRESS: 3949 WEST PALMER STREET		
GREMLEY & BIEDERMANN A Division of PLCS, CORPORATION LICENSE No. 184-005322 PROFESSIONAL LAND SURVEYORS 4505 NORTH ELSTON AVENUE, CHICAGO, IL 60630 TELEPHONE: (773) 685-5102 FAX: (773) 286-4184 EMAIL: INFO@PLCS-SURVEY.COM		
ORDER NO. 2013-18719-001	DATE: JANUARY 8, 2014 SCALE: 1 INCH = 20 FEET	PAGE NO. 1 OF 3

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SURVEY NOTES:

SEE PAGE 2 FOR LEGAL DESCRIPTION AND SURVEYOR'S CERTIFICATE.

NO MONUMENTS SET OR FOUND FOR THIS SURVEY.

Distances are marked in feet and decimal parts thereof. Compare all points BEFORE building by same and at once report any differences BEFORE damage is done.

For easements, building lines and other restrictions not shown on survey plat refer to your abstract, deed, contract, title policy and local building line regulations.

NO dimensions shall be assumed by scale measurement upon this plat.

Monumentation or witness points were not set at the clients request.

Unless otherwise noted hereon the Bearing Basis, Elevation Datum and Coordinate Datum if used is ASSUMED.

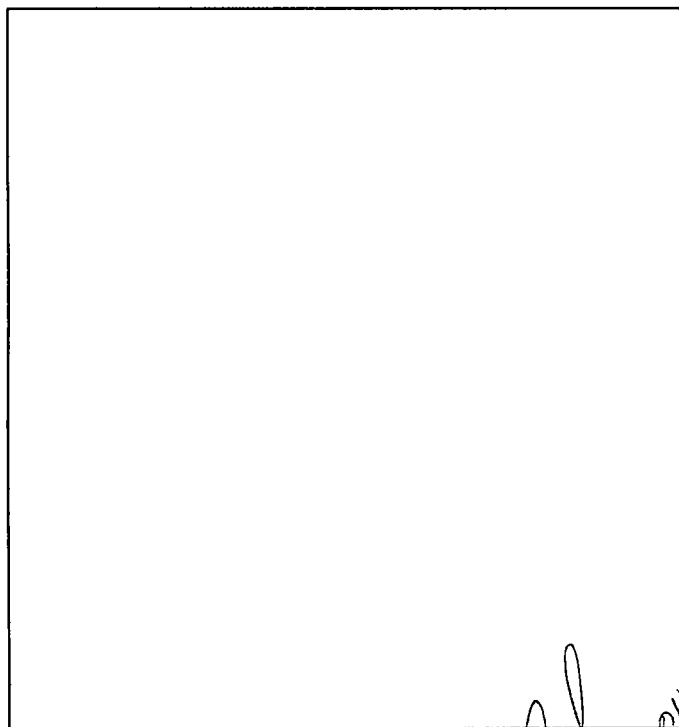
COPYRIGHT GREMLEY & BIEDERMANN, INC. 2014 "All Rights Reserved"

PLAT OF VACATION

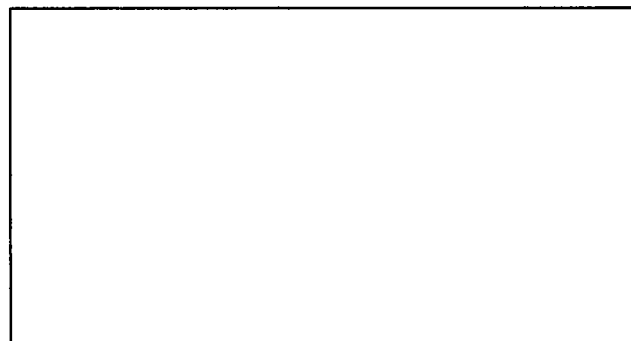
LEGAL DESCRIPTION

THAT PART OF THE EAST-WEST 16 FOOT PUBLIC ALLEY LYING SOUTH OF THE SOUTH LINE OF LOTS 1 AND 2 AND LYING NORTH OF THE NORTH LINE OF LOTS 15 AND 16 IN THE SUBDIVISION OF BLOCK 2 IN J. CASTELLO'S SUBDIVISION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 28, 1882 AS DOCUMENT 416237, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 88°40'03" EAST ALONG THE SOUTH LINE OF SAID LOTS 1 AND 2 A DISTANCE OF 50.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE SOUTH 01°36'48" EAST ALONG THE WEST LINE OF THE ALLEY HERETOFORE VACATED BY ORDINANCE PASSED MARCH 30, 1982 AND RECORDED AS DOCUMENT 26258641 A DISTANCE OF 16.00 FEET TO THE NORTHEAST CORNER OF SAID LOT 15; THENCE SOUTH 88°40'03" WEST ALONG THE NORTH LINE OF SAID LOTS 15 AND 16 A DISTANCE OF 50.00 FEET TO THE NORTHWEST CORNER OF SAID LOT 16; THENCE NORTH 01°36'48" WEST ALONG THE EAST LINE OF NORTH PULASKI ROAD 16.00 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

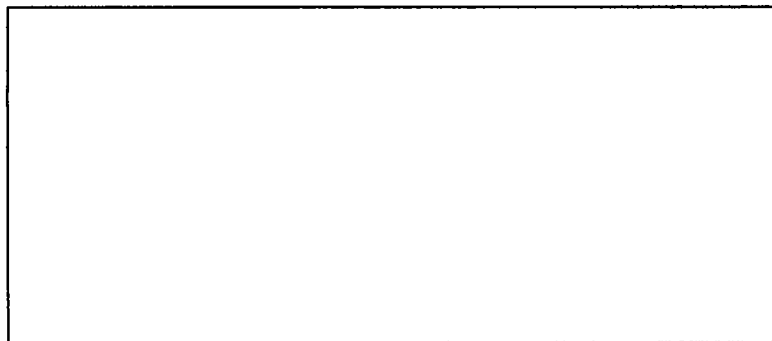
CONTAINING 800 SQUARE FEET, MORE OR LESS.



C.D.O.T.



DEPT. OF FINANCE



COOK CO.

State of Illinois)
County of Cook)ss

We, GREMLEY & BIEDERMANN, INC. hereby certify that we have surveyed the above described property and that the plat hereon drawn is a correct representation of said survey corrected to a temperature of 62° Fahrenheit.

Field measurements completed on JANUARY 8, 2014

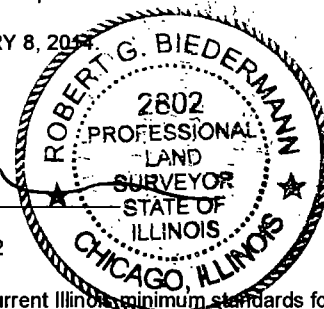
Signed on Dec. 29, 2014

By:

Robert G. Biedermann

Robert G. Biedermann
Professional Illinois Land Surveyor No. 2802
My license expires November 30, 2016

This professional service conforms to the current Illinois minimum standards for a boundary survey.



CDOT# 35-26-14-3675

REVISED: 12/23/2014 PER #2014-20296 [RJT]

ORDERED BY: CRAWFORD MATERIAL COMPANY	CHECKED: [initials]	DRAWN: RJT
ADDRESS: 3949 WEST PALMER STREET		

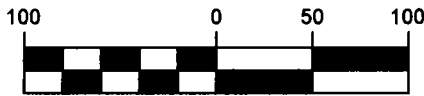
GREMLEY & BIEDERMANN A Division of PLCS, CORPORATION LICENSE No. 184-005322 PROFESSIONAL LAND SURVEYORS 4505 NORTH ELSTON AVENUE, CHICAGO, IL 60630 TELEPHONE: (773) 685-5102 FAX: (773) 286-4184 EMAIL: INFO@PLCS-SURVEY.COM	
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ORDER NO. 2013-18719-001	DATE: JANUARY 8, 2014 SCALE: 1 INCH = 20 FEET	PAGE NO. 2 OF 3
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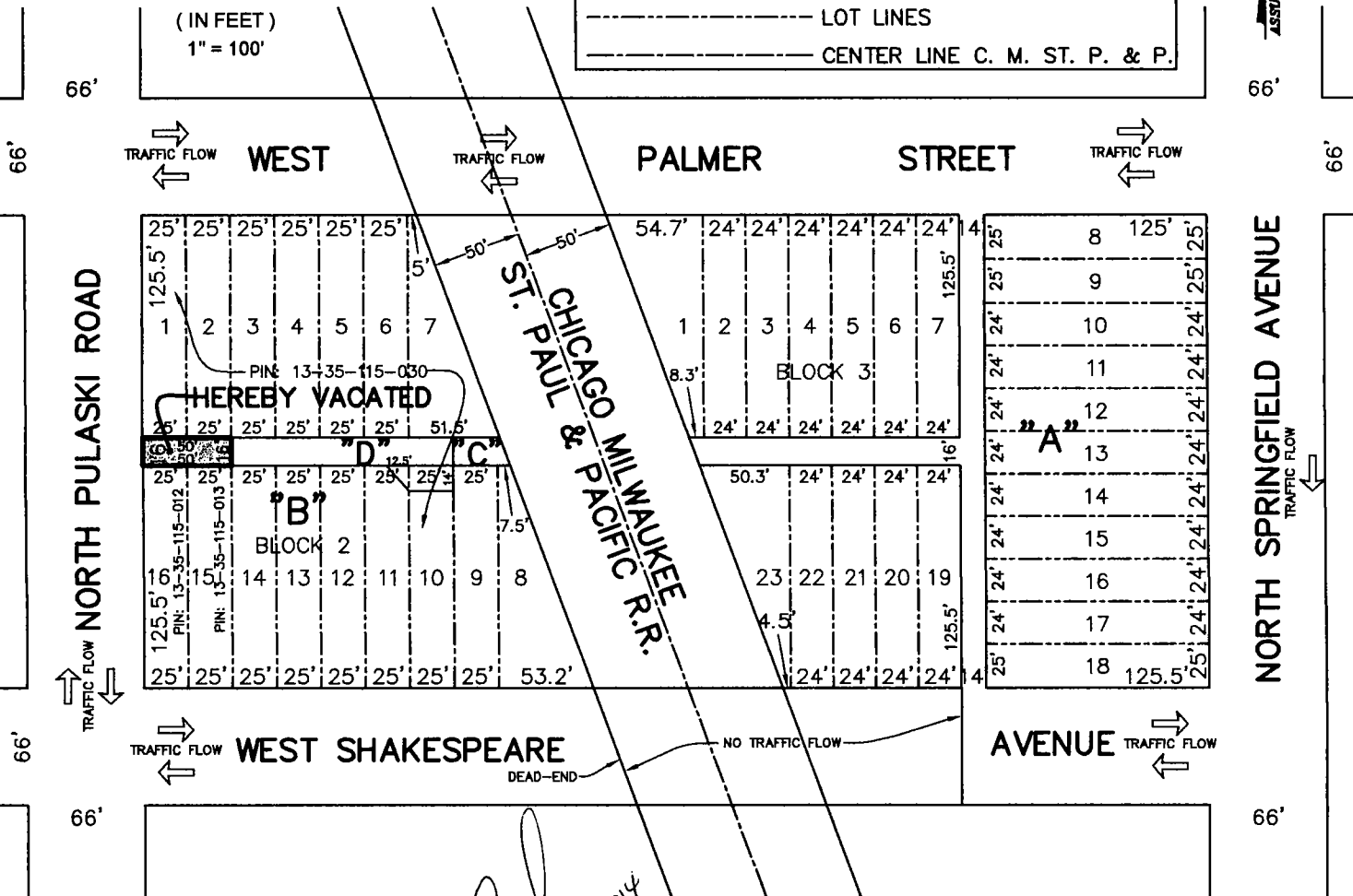
PLAT OF VACATION

ALL DIMENSIONS SHOWN ON THIS PAGE ARE MEASURED DISTANCES
UNLESS OTHERWISE NOTED

GRAPHIC SCALE



LEGEND	
	ALLEY HEREBY VACATED
	LOT LINES
	CENTER LINE C. M. ST. P. & P.



ZONING CLASSIFICATION IS M1-1
ALONG THE NORTH, EAST AND
SOUTH LINES OF THE PROPERTY
TO BE VACATED.

"A"
J. CASTELLO'S SUB. N.W. 1/4 S.W. 1/4 N.W. 1/4 SEC. 35-40-13
REC. AUG. 13TH, 1874 DOC. 184958

CDOT# 35-26-14-3675

REVISED: 12/29/2014 PER #2014-20296 [RJT]
REVISED: 12/23/2014 PER #2014-20296 [RJT]

ORDERED BY: CRAWFORD MATERIAL COMPANY	CHECKED: RJT	DRAWN: RJT
ADDRESS: 3949 WEST PALMER STREET		
GREMLEY & BIEDERMANN A Division of PLCS, CORPORATION LICENSE No. 184-005322 PROFESSIONAL LAND SURVEYORS 4505 NORTH ELSTON AVENUE, CHICAGO, IL 60630 TELEPHONE: (773) 685-5102 FAX: (773) 286-4184 EMAIL: INFO@PLCS-SURVEY.COM		
ORDER NO. 2013-18719-001	DATE: JANUARY 8, 2014 SCALE: 1 INCH = 100 FEET	PAGE NO. 3 OF 3

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"B"
SUB. OF BLOCK 2 IN J. CASTELLO'S SUB., ETC. (SEE "A")
REC. AUG. 28TH, 1882 DOC. 416237

"C"
VACATED BY ORDINANCE PASSED DEC. 1, 1961
REC. DEC 15, 1961 (61-65) DOC. 19332127

"D"
VACATED BY ORDINANCE PASSED MARCH 30, 1982
REC. JUNE 14, 1982 (81-724) DOC. 26258641



CITY COUNCIL

CITY OF CHICAGO

COUNCIL CHAMBER

CITY HALL—SECOND FLOOR
121 NORTH LA SALLE STREET
CHICAGO, ILLINOIS 60602
TELEPHONE 312-744-4096
FAX: 312-744-8155

COMMITTEE MEMBERSHIPS

TRANSPORTATION & PUBLIC WAY
(CHAIRMAN)

BUDGET AND GOVERNMENT OPERATIONS

COMMITTEES, RULES AND ETHICS

EDUCATION AND CHILD DEVELOPMENT

FINANCE

PUBLIC SAFETY

WORKFORCE DEVELOPMENT AND AUDIT

ANTHONY A. BEALE

ALDERMAN, 9TH WARD
34 EAST 112TH PLACE
CHICAGO, ILLINOIS 60628
TELEPHONE: (773) 785-1100
FAX: (773) 785-2790

E-MAIL: WARD09@CITYOFCHICAGO.ORG

March 11, 2015

To the President and Members of the City Council:

Your Committee on Transportation and Public Way begs leave to report and recommend that Your Honorable Body pass A proposed vacation of the remaining , dead ended 16' wide alley in the block bounded by North Pulaski Road, West Palmer Street, West Shakespeare Avenue and North Springfield Avenue. This ordinance was referred to the Committee on January 21, 2015.

This recommendation was concurred unanimously by a viva voce vote of the members of the Committee with no dissenting vote.

(Ward 26)

Respectfully submitted,

Anthony Beale,
Chairman