Legislation Details (With Text)

File #:	SO2014-6808		
Type:	Ordinance	**Status:**	Passed
File created:	9/10/2014	**In control:**	City Council
		Final action:	12/10/2014
Title:	Zoning Reclassification Map No. 6-H and 8-H at 3000 S Damen Ave and 3001 S Damen Ave - App No. 18164		
Sponsors:	Misc. Transmittal		
Indexes:	Map No. 6-H, Map No. 8-H		
Attachments:	1. O2014-6808.pdf, 2. SO2014-6808.pdf		

Date	Ver.	Action By	Action	Result
12/10/2014		City Council	Passed as Substitute	Pass
12/9/2014	1	Committee on Zoning, Landmarks and Building Standards	Substituted in Committee	Pass
10/28/2014	1	Committee on Zoning, Landmarks and Building Standards	Held in Committee	Pass
9/10/2014	1	City Council	Referred	

final for pimcrn

SUBSTITUTE ORDINANCE

Be It Ordained by the City Council of the Cily of Chicago:

SECTION 1. Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing all of the Waterway-Industrial Planned Development No. 1165 symbols as shown on Map Numbers 6-H and 8-H in the area legally described as:

PARCEL i:

A TRACT OF LAND IN THE SOUTHEAST 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING ON THE EAST LINE OF SAID SECTION 30, AT A POINT 606.10 FEET NORTH FROM THE SOUTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE SOUTHWESTWARDLY, MAKING A SOUTHWESTERLY ANGLE OF 63 DEGREES, 14 MINUTES, 30 SECONDS, WITH THE SAID EAST LINE OF SECTION 30, A DISTANCE OF 75.03 FEET TO AN INTERSECTION WITH THE WEST LINE OF THE EAST 67.00 FEET OF SAID SECTION 30; THENCE SOUTHWESTWARDLY ALONG A LINE DEFLECTING 5 DEGREES, 08 MINUTES, 57 SECONDS, TO THE RIGHT FROM THE LAST DESCRIBED

COURSE EXTENDED, A DISTANCE OF 379.11 FEET; THENCE WESTWARDLY ALONG A LINE DEFLECTING 24 DEGREES, 42 MINUTES, 00 SECONDS TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF

DESCRIBED TRACT OF LAND;

THENCE WESTWARDLY, CONTINUING ALONG A WESTWARD EXTENSION OF SAID LAST DESCRIBED COURSE, A DISTANCE OF 513.10 FEET; THENCE NORTHWARDLY ALONG A LINE DEFLECTING 87 DEGREES, 04 MINUTES, 00 SECONDS, TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED (SAID LINE BEING A SOUTHWARD EXTENSION OF THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804), A DISTANCE OF 173.51 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF THE PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS BY DEED DATED JANUARY 2, 1935, AND RECORDED JANUARY 8, 1935, AS DOCUMENT 11540678; THENCE SOUTH 60 DEGREES, 17 MINUTES, 45 SECONDS WEST, ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 98.32 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS; THENCE SOUTH 30 DEGREES, 56 MINUTES, 20 SECONDS EAST, ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS, A DISTANCE OF 545.40 FEET TO A POINT WHICH IS

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17.10 FEET (MEASURED ALONG A SOUTHEASTWARD EXTENSION OF SAID SOUTHWESTERLY LINE) NORTHWEST FROM A SOUTHWESTWARD EXTENSION OF THE SOUTHEASTERLY LINE OF SAID PARCEL OF LAND; THENCE NORTH 83 DEGREES, 56 MINUTES, 29 SECONDS EAST, A DISTANCE OF 43.19 FEET TO A POINT ON SAID SOUTHEASTERLY LINE WHICH IS 39.20 FEET (MEASURED ALONG SAID SOUTHWESTWARD EXTENSION OF SAID SOUTHEASTERLY LINE) NORTHEAST FROM SAID SOUTHEASTWARD EXTENSION OF SAID SOUTHWESTERLY LINE; THENCE NORTH 60 DEGREES, 37 MINUTES, 45 SECONDS EAST, ALONG SAID SOUTHEASTERLY LINE, A DISTANCE OF 394.60 FEET TO THE MOST EASTERLY CORNER OF SAID PARCEL OF LAND; AND THENCE NORTH 30 DEGREES, 49 MINUTES, 15 SECONDS WEST, ALONG THE NORTHEASTERLY LINE OF SAID PARCEL OF LAND, A DISTANCE OF 136.54 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

A TRACT OF LAND IN THE SOUTH 1/2 OF SECTION 30 AND IN THE NORTHWEST 1/4 OF SECTION 31, BOTH IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING ON THE EAST LINE OF SAID SECTION 30, AT A POINT 606.10 FEET NORTH FROM THE SOUTHEAST CORNER THEREOF, AND RUNNING THENCE SOUTHWESTERLY ALONG THE

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NORTHERLY LINE OF THE RIGHT-OF-WAY OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, MAKING A SOUTHWESTERLY ANGLE OF 63 DEGREES, 14 MINUTES, 30 SECONDS, ^ITITCAIDTEA^TTINE^F^ECTON
INTERSECTION WITH THE WEST LINE OF THE EAST 67.00 FEET OF SAID SECTION 30, AND THE POINT OF BEGINNING FOR SAID HEREINAFTER DESCRIBED TRACT OF LAND;

THENCE SOUTHWESTERLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, AND ALONG SAID LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 333.81 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, BEING A CURVE TO THE RIGHT WITH A RADIUS OF 2824 FEET, A DISTANCE OF 529.03 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, TANGENT TO THE LAST DESCRIBED COURSE, A DISTANCE OF 21.85 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, ON A CURVE TO THE RIGHT WITH A RADIUS OF 2742.68 FEET, A DISTANCE OF 503.35 FEET, MORE OR LESS, TO AN INTERSECTION WITH A LINE DRAWN FROM A POINT ON THE EAST LINE OF SAID SECTION, 133 FEET NORTH FROM THE SOUTHEAST CORNER THEREOF, TO A POINT ON THE WEST LINE OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION, 133 FEET NORTH OF THE SOUTH LINE OF SAID SECTION;

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FiNAL FOR PUBLICATION

THENCE WESTERLY ALONG SAID LAST DESCRIBED LINE, SAID LINE BEING THE NORTHERLY LINE OF SAID RIGHT-OF-WAY OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, A DISTANCE OF 1985.62 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF THE NORTHWESTERLY RESERVE OF THE ILLINOIS AND MICHIGAN CANAL, AS SAID NORTHWESTERLY LINE HAS BEEN MONUMENTED BY THE STATE OF ILLINOIS TRANSPORTATION DEPARTMENT, DIVISION OF WATERWAYS; THENCE SOUTHWESTWARDLY ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 14.88 FEET TO AN INTERSECTION WITH THE NORTHERLY RIGHT-OF-WAY LINE OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY (AS DEFINED IN DEED DATED AUGUST 1, 1898, AND RECORDED JULY 3, 1900, AS DOCUMENT 2981685) AT A POINT 360.00 FEET, MEASURED ALONG SAID NORTHWESTERLY LINE, NORTHEAST FROM THE POINT OF INTERSECTION OF SAID NORTHWESTERLY LINE WITH THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 30; THENCE WESTWARDLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, SAID NORTHERLY LINE BEING HERE THE ARC OF A CIRCLE, CONVEX TO THE NORTH AND HAVING A RADIUS OF 1433 FEET, A DISTANCE OF 410.59 FEET TO A POINT 100 FEET, MEASURED PERPENDICULARLY, NORTHWEST FROM THE NORTHWESTERLY LINE OF SAID NORTHWESTERLY RESERVE OF THE ILLINOIS AND MICHIGAN CANAL, AND DISTANT 240.00 FEET (MEASURED ALONG A LINE 100 FEET NORTHWESTERLY FROM AND PARALLEL WITH THE NORTHWESTERLY LINE OF SAID NORTHWESTERLY RESERVE) NORTHEASTERLY FROM THE POINT OF INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 31; THENCE WESTWARDLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, WHICH IS HERE A STRAIGHT LINE, A

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SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 30, DISTANT 42.00 FEET, MEASURED ALONG SAID EAST LINE AND SOUTHWARD EXTENSION THEREOF, NORTH FROM THE MIDWAY MONUMENT LINE, SO CALLED, MARKING THE LINE BETWEEN THE LANDS OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY AND THOSE OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, AS DEFINED IN SAID DEED RECORDED AS DOCUMENT 2981685; THENCE WESTWARDLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, WHICH IS HERE A STRAIGHT LINE, A DISTANCE OF 927.03 FEET TO A POINT 32.00 FEET, NORMALLY DISTANT, NORTHERLY FROM SAID MIDWAY MONUMENT LINE; THENCE WESTWARDLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, WHICH IS HERE THE ARC OF A CIRCLE, CONVEX TO THE NORTH AND HAVING A RADIUS OF 2900.00 FEET, A DISTANCE OF 94.50 FEET TO THE MOST WESTERLY CORNER OF PARCEL "C" OF THE LAND CONVEYED TO CHICAGO PRODUCE TERMINAL COMPANY BY DEED DATED DECEMBER 24, 1928, AND RECORDED SEPTEMBER 10, 1929, AS DOCUMENT 10476076; THENCE NORTHEASTWARDLY ALONG THE NORTHWESTERLY LINE OF SAID PARCEL OF LAND CONVEYED BY SAID DEED RECORDED AS

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DOCUMENT 10476076, AND ALONG THE NORTHWESTERLY LINE OF THE PARCEL OF LAND CONVEYED TO CHICAGO PRODUCE TERMINAL COMPANY BY DEED DATED JUNE 12, 1929, AND RECORDED SEPTEMBER 10, 1929, AS DOCUMENT 10476074, A DISTANCE OF 889.58 FEET; THENCE CONTINUING NORTHEASTERLY ON A CURVE TO THE RIGHT, TANGENT TO THE LAST DESCRIBED COURSE, WITH A RADIUS OF 459.28 FEET, A DISTANCE OF 109.016 FEET; THENCE CONTINUING NORTHEASTERLY ON A STRAIGHT LINE, TANGENT TO THE LAST DESCRIBED COURSE, A DISTANCE OF 1009.52 FEET; THENCE EASTERLY ON A CURVE TO THE RIGHT, TANGENT TO THE LAST DESCRIBED COURSE, WITH A RADIUS OF 600.00 FEET, A DISTANCE OF 227.29 FEET; THENCE CONTINUING EASTERLY ON A STRAIGHT LINE, TANGENT TO THE LAST DESCRIBED COURSE, A DISTANCE OF 342.48 FEET TO A POINT ON THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 30, WHICH IS 771.50 FEET (MEASURED ALONG SAID NORTH AND SOUTH CENTER LINE) NORTH OF THE SOUTH LINE OF SAID SECTION 30, SAID POINT BEING AT THE SOUTHWEST CORNER OF A PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804; THENCE EASTERLY ALONG THE SOUTHERLY LINE OF SAID PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS (SAID SOUTHERLY LINE BEING A STRAIGHT LINE MAKING A SOUTHEASTERLY ANGLE OF 89 DEGREES, 56 MINUTES, 15 SECONDS, WITH SAID NORTH AND SOUTH CENTER LINE OF SAID SECTION 30), A DISTANCE OF 236.69 FEET; THENCE NORTHEASTERLY ALONG SAID SOUTHERLY LINE, ON A CURVE TO THE LEFT, TANGENT TO THE LAST DESCRIBED LINE, WITH A RADIUS OF 800 FEET, A DISTANCE OF 302.81 FEET; THENCE CONTINUING NORTHEASTERLY ALONG SAID SOUTHERLY LINE, ALONG A STRAIGHT LINE TANGENT TO THE LAST T}ESattBED-COURSEr^^

EASTERLY ALONG SAID SOUTHERLY LINE, ALONG A STRAIGHT LINE MAKING AN ANGLE TO THE RIGHT OF 21 DEGREES, 48 MINUTES, 25 SECONDS, WITH THE LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 89.14 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL OF

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LAND CONVEYED TO THE STATE OF ILLINOIS; THENCE SOUTH 00 DEGREES, 09 MINUTES, 27 SECONDS WEST, ALONG A SOUTHWARD EXTENSION OF THE EAST LINE OF SAID PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS, A DISTANCE OF 327.65 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF THE PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS BY DEED DATED JANUARY 2, 1935, AND RECORDED JANUARY 8, 1935, AS DOCUMENT 11540678; THENCE SOUTH 60 DEGREES, 17 MINUTES, 45 SECONDS WEST, ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 98.32 FEET TO THE MOST WESTERLY CORNER OF SAID PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS; THENCE SOUTH 30 DEGREES, 56 MINUTES, 20 SECONDS EAST, ALONG THE SOUTHWESTERLY LINE OF SAID PARCEL OF LAND CONVEYED TO PETER COOPER CORPORATIONS, A DISTANCE OF 545.40 FEET TO A POINT WHICH IS 17.10 FEET (MEASURED ALONG A SOUTHEASTWARD EXTENSION OF SAID

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SOUTHWESTERLY LINE) NORTHWEST FROM A SOUTHWESTWARD EXTENSION OF THE SOUTHEASTERLY LINE OF SAID PARCEL OF LAND; THENCE NORTH 83 DEGREES, 56 MINUTES, 29 SECONDS EAST, A DISTANCE OF 43.19 FEET TO A POINT ON SAID SOUTHEASTERLY LINE WHICH IS 39.20 FEET (MEASURED ALONG SAID SOUTHWESTWARD EXTENSION OF SAID SOUTHEASTERLY LINE) NORTHEAST FROM SAID SOUTHEASTWARD EXTENSION OF SAID SOUTHWESTERLY LINE; THENCE NORTH 60 DEGREES, 37 MINUTES, 45 SECONDS EAST, ALONG SAID SOUTHEASTERLY LINE, A DISTANCE OF 394.60 FEET TO THE SOUTHEASTERLY CORNER OF SAID PARCEL OF LAND; THENCE NORTH 30 DEGREES, 49 MINUTES, 15 SECONDS WEST, ALONG THE NORTHEASTERLY LINE OF SAID PARCEL OF LAND, A DISTANCE OF 136.54 FEET; THENCE SOUTH 86 DEGREES, 54 MINUTES, 33 SECONDS EAST, A DISTANCE OF 629.58 FEET; AND THENCE NORTH 68 DEGREES, 23 MINUTES, 27 SECONDS EAST, A DISTANCE OF 379.11 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PARCEL 3:

A TRACT OF LAND IN THE SOUTH 1/2 OF SECTION 30 AND IN THE NORTHWEST 1/4 OF SECTION 31, BOTH IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING ON THE EAST LINE OF SAID SECTION 30, AT A POINT 606.10 FEET NORTH FROM THE SOUTHEAST CORNER THEREOF, AND RUNNING THENCE SOUTHWESTERLY ALONG THE NORTHERLY LINE OF THE RIGHT-OF-WAY OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, MAKING -TTSOtrTHWESTERrra
WITH SAID EAST LINE OF SAID SECTION 30, A DISTANCE OF 75.03 FEET TO AN INTERSECTION WITH THE WEST LINE OF THE EAST 67.00 FEET OF SAID SECTION 30, AND THE POINT OF BEGINNING FOR SAID HEREINAFTER DESCRIBED TRACT OF LAND;

THENCE SOUTHWESTERLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, AND ALONG SAID LAST DESCRIBED COURSE EXTENDED, A DISTANCE OF 333.81 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, BEING A CURVE TO THE RIGHT WITH A RADIUS OF 2824 FEET, A DISTANCE OF 529.03 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, TANGENT TO

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THE LAST DESCRIBED COURSE, A DISTANCE OF 21.85 FEET; THENCE CONTINUING SOUTHWESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, ON A CURVE TO THE RIGHT WITH A RADIUS OF 2742.68 FEET, A DISTANCE OF 503.35 FEET, MORE OR LESS, TO AN INTERSECTION WITH A LINE DRAWN FROM A POINT ON THE EAST LINE OF SAID SECTION, 133 FEET NORTH FROM THE SOUTHEAST CORNER THEREOF, TO A POINT ON THE WEST LINE OF THE EAST 1/2 OF THE SOUTHWEST 1/4

SAID SECTION, 133 FEET NORTH FROM THE SOUTH LINE OF SAID SECTION; THENCE WESTERLY ALONG SAID LAST DESCRIBED LINE, SAID LINE BEING THE NORTHERLY LINE OF SAID RIGHT-OF-WAY OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, A DISTANCE OF 1985.62 FEET TO AN INTERSECTION WITH THE NORTHWESTERLY LINE OF THE NORTHWESTERLY RESERVE OF THE ILLINOIS AND MICHIGAN CANAL, AS SAID NORTHWESTERLY LINE HAS BEEN MONUMENTED BY THE STATE OF ILLINOIS TRANSPORTATION DEPARTMENT, DIVISION OF WATERWAYS; THENCE SOUTHWESTWARDLY ALONG SAID NORTHWESTERLY LINE, A DISTANCE OF 14.88 FEET TO AN INTERSECTION WITH THE NORTHERLY RIGHT-OF-WAY LINE OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY (AS DEFINED IN DEED DATED AUGUST 1, 1898, AND RECORDED JULY 3, 1900, AS DOCUMENT 2981685) AT A POINT 360.00 FEET, MEASURED ALONG SAID NORTHWESTERLY LINE, NORTHEAST FROM THE POINT OF INTERSECTION OF SAID NORTHWESTERLY LINE WITH THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION 30; THENCE WESTERLY ALONG SAID NORTHERLY RIGHT-OF-WAY LINE, SAID NORTHERLY LINE BEING HERE THE ARC OF CIRCLE, CONVEX TO THE NORTH AND HAVING A RADIUS OF 1433 FEET, A DISTANCE OF 410.59 FEET TO A POINT 100 FEET, MEASURED PERPENDICULAR, NORTHWEST FROM THE NORTHWESTERLY LINE OF SAID NORTHWESTERLY RESERVE OF THE ILLINOIS AND MICHIGAN CANAL, AND DISTANT 240.00 FEET (MEASURED ALONG A LINE 100 FEET NORTHWESTERLY FROM AND PARALLEL WITH THE NORTHWESTERLY LINE OF SAID NORTHWESTERLY RESERVE) NORTHEASTERLY FROM THE POINT OF INTERSECTION OF SAID PARALLEL LINE WITH THE EAST LINE OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 31; THENCE WESTWARDLY, CONTINUING ALONG SAID NORTHERLY RIGHT-OF-WAY llTNETWHlCHIS^imT^--^^

POINT ON THE EAST LINE OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SAID SECTION 30, DISTANT 42.00 FEET, MEASURED ALONG SAID EAST LINE AND SOUTHWARD EXTENSION THEREOF, NORTH FROM THE MIDWAY MONUMENT LINE, SO CALLED, MARKING THE LINE BETWEEN THE LANDS OF THE ATCHISON, TOPEKA AND SANTA FE RAILWAY COMPANY AND THOSE OF THE ILLINOIS CENTRAL GULF RAILROAD COMPANY, AS DEFINED IN SAID DEED RECORDED AS DOCUMENT 2981685; THENCE WESTWARDLY, CONTINUING ALONG SAID NORTHERLY RIGHT OF WAY LINE (WHICH IS HERE A STRAIGHT LINE, AND DEFINED AS BEING 927.03 FEET IN LENGTH AND DRAWN TO A POINT 32.00 FEET, NORMALLY DISTANT, NORTHERLY FROM SAID MIDWAY MONUMENT LINE) FOR A DISTANCE OF 445.61 FEET TO A POINT 898.74 FEET EAST OF (AS MEASURED AT RIGHT ANGLES) THE WEST LINE OF THE NORTHWEST 1/4 OF THE AFORESAID SECTION 31; THENCE SOUTH 15 DEGREES, 06 MINUTES, 33 SECONDS EAST, AT RIGHT ANGLES TO THE ABOVE DESCRIBED LINE, 8.03 FEET TO A POINT 98.52 FEET SOUTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 30, AND 900.61 FEET EAST OF THE WEST LINE OF THE NORTHWEST 1/4 OF THE

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AFORESAID SECTION 31; THENCE NORTH 75 DEGREES, 25 MINUTES, 08 SECONDS EAST, 630.84 FEET TO A POINT 50.65 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE SOUTHWEST 1/4 OF SECTION 30, AND 1148.78 FEET EAST OF (AS MEASURED AT RIGHT ANGLES) THE WEST LINE OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 30, SAID POINT BEING ON A CIRCLE CONVEX NORTHWESTERLY AND HAVING A RADIUS OF 2353.33 FEET; THENCE NORTHEASTERLY ALONG THE ARC OF SAID CIRCLE, 276.11 FEET, THE CHORD OF WHICH BEARS NORTH 78 DEGREES, 46 MINUTES, 48 SECONDS EAST, FOR 275.96 FEET, TO A POINT 100.07 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE SOUTHWEST 1/4 OF THE AFORESAID SECTION 30, AND 876.74 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHWEST 1/4 OF SAID SECTION 30; THENCE NORTH 88 DEGREES, 08 MINUTES, 41 SECONDS EAST, 876.75 FEET TO THE AFORESAID EAST LINE OF THE SOUTHWEST 1/4 OF SECTION 30, AT A POINT 114.65 FEET NORTH OF THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 OF SECTION 30; THENCE CONTINUING NORTH 88 DEGREES, 08 MINUTES, 41 SECONDS EAST, 1053.78 FEET TO A POINT 110.98 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE SOUTHEAST 1/4 OF THE AFORESAID SECTION 30; THENCE NORTH 1 DEGREE, 51 MINUTES, 19 SECONDS WEST (AS MEASURED RADIALLY TO THE FOLLOWING DESCRIBED CIRCLE) 2.60 FEET TO A POINT ON A CIRCLE CONVEX SOUTHERLY AND HAVING A RADIUS OF 2678.74 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 655.04 FEET, THE CHORD OF WHICH BEARS NORTH 81 DEGREES, 08 MINUTES, 22 SECONDS EAST, FOR 653.41 FEET, TO A POINT 191.01 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE -
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OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTHEAST 1/4 OF SECTION 30; THENCE NORTH 74 DEGREES, 08 MINUTES, 03 SECONDS EAST, 23.64 FEET TO A POINT 196.66 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 30, AND 939.50 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST 1/4 OF SECTION 30, SAID POINT BEING ON A CIRCLE CONVEX SOUTHEASTERLY AND HAVING A RADIUS OF 2870.42 FEET; THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 586.27 FEET, THE CHORD OF WHICH BEARS NORTH 68 DEGREES, 16 MINUTES, 58 SECONDS EAST, FOR 585.25 FEET, TO A POINT 393.59 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE AFORESAID SOUTHEAS T 1/4 OF SECTION 30, AND 390.17 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST 1/4 OF SECTION 30; THENCE NORTH 62 DEGREES, 25 MINUTES, 54 SECONDS EAST, 359.66 FEET TO A POINT ON THE WEST LINE OF THE EAST 67.00 FEET OF THE SOUTHEAST 1/4 OF THE AFORESAID SECTION 30, AND DISTANT 548.53 NORTH OF (AS MEASURED ALONG SAID PARALLEL LINE) THE SOUTH LINE OF THE AFORESAID SOUTHEAST 1/4 OF SECTION 30; THENCE NORTH 1

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DEGREE, 32 MINUTES, 14 SECONDS WEST, ALONG THE AFORESAID WEST LINE OF THE EAST 67.00 FEET OF SECTION 30, FOR A DISTANCE OF 24.15 FEET TO THE HEREINABOVE

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DESIGNATED POINT OF BEGINNING,IN COOK COUNTY, ILLINOIS.

EXCEPTING THEREFROM THAT LAND OF THE LAND CONVEYED IN SPECIAL WARRANTY DEED RECORDED JULY 31, 2013 AS DOCUMENT NUMBER 1321239079 LEGALLY DESCRIBED AS FOLLOWS:

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 30, IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING ON THE EAST LINE OF SAID SECTION 30, AT A POINT 606.10 FEET NORTH FROM THE SOUTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE SOUTHWESTWARDLY, MAKING A SOUTHWESTERLY ANGLE OF 63 DEGREES, 14 MINUTES, 30 SECONDS, WITH THE SAID EAST LINE OF SECTION 30, A DISTANCE OF 75.03 FEET TO AN INTERSECTION WITH THE WEST LINE OF THE EAST 67.00 FEET OF SAID SECTION 30, SAID POINT BEING THE SOUTHEAST CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED MARCH 17, 2000 AS DOCUMENT 00192953 AND A NORTHEASTERLY CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091, SAID POINT ALSO BEING THE POINT OF BEGINNING FOR SAID HEREINAFTER DESCRIBED TRACT OF LAND; THENCE SOUTHWESTWARDLY ALONG A LINE DEFLECTING 5 DEGREES 08 MINUTES 57 SECONDS, TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE BEING

00192953 AND 0535003091, A DISTANCE OF 379.11 FEET TO A BEND POINT; THENCE WESTWARDLY ALONG A LINE DEFLECTING 24 DEGREES 42 MINUTES 00 SECONDS TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE ALSO BEING A COMMON LINE BETWEEN SAID PROPERTY CONVEYED BY DOCUMENTS 00192953 AND 0535003091, A DISTANCE OF 254.75 FEET TO THE SOUTHWEST CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED MARCH 17, 2000 AS DOCUMENT 00192953, ALSO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN EXHIBIT A OF DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTION AND COVENANTS FOR THE DAMEN 1-55 COMMERCIAL CONDOMINIUM RECORDED MARCH 20, 2002 AS DOCUMENT 0020316711 AND ON A NORTHERLY LINE OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091; THENCE WESTWARDLY, CONTINUING ALONG A WESTWARD EXTENSION OF SAID LAST DESCRIBED COURSE, ALSO BEING A COMMON LINE BETWEEN SAID PROPERTY DESCRIBED IN DOCUMENTS 0020316711 AND SAID PROPERTY CONVEYED BY DOCUMENT 0535003091, A DISTANCE OF 887.93 FEET TO A POINT ON THE SOUTHWARD EXTENSION OF

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THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804; THENCE SOUTHWARDLY ALONG A LINE DEFLECTING 92 DEGREES 56 MINUTES 00 SECONDS TO THE LEFT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE ALSO BEING THE SOUTHWARD EXTENSION OF THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804), A DISTANCE OF 224.73 FEET; THENCE EASTWARDLY ALONG A LINE

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PERPENDICULAR TO THE LAST DESCRIBED COURSE, A DISTANCE OF 65.00 FEET TO A POINT ON A LINE 65.00 FEET EAST OF AND PARALLEL WITH THE SOUTHWARD EXTENSION OF SAID EAST LINE; THENCE SOUTHWARDLY, ALONG SAID PARALLEL LINE, A DISTANCE OF 167.49 FEET TO A POINT ON A CIRCLE CONVEX SOUTHERLY AND HAVING A RADIUS OF 2678.74 FEET, SAID POINT ALSO BEING ON A SOUTHERLY LINE OF PROPERTY CONVEYED IN SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091; THENCE EASTERLY, NORTHEASTERLY AND NORTHERLY ALONG THE SOUTHERLY, SOUTHEASTERLY AND EASTERLY LINES OF SAID PROPERTY FOR THE NEXT FIVE COURSES: (1) THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 540.98 FEET, THE CHORD OF WHICH BEARS NORTH 79 DEGREES 55 MINUTES 11 SECONDS EAST, FOR 540.06 FEET, TO A POINT 191.01 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 30, AND 962.40 FEET WEST OF THE EAST LINE OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTHEAST QUARTER OF SECTION 30; (2) THENCE NORTH 74 DEGREES, 08 MINUTES, 03 SECONDS EAST, 23.64 FEET TO A POINT 196.66 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE 7ffORESAlD-1SOTJTTri^^
AND 939.50 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30, SAID POINT BEING ON A CIRCLE CONVEX SOUTHEASTERLY AND HAVING A RADIUS OF 2870.42 FEET; (3) THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 586.27 FEET, THE CHORD OF WHICH BEARS NORTH 68 DEGREES, 16 MINUTES, 58 SECONDS EAST, FOR 585.25 FEET, TO A POINT 393.59 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30, AND 390.17 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30; (4) THENCE NORTH 62 DEGREES, 25 MINUTES, 54 SECONDS EAST, 359.66 FEET TO A POINT ON THE WEST LINE OF THE EAST 67.00 FEET OF THE SOUTHEAST QUARTER OF THE AFORESAID SECTION 30, AND DISTANCE 548.53 NORTH OF (AS MEASURED ALONG SAID PARALLEL LINE) THE SOUTH LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30; (5) THENCE NORTH 1 DEGREE, 32 MINUTES, 14 SECONDS WEST, ALONG THE AFORESAID WEST LINE OF THE EAST 67.00 FEET OF SECTION 30, FOR A DISTANCE OF 24.15 FEET TO THE

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HEREINABOVE DESIGNATED POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

to the designation of a Waterway-Industrial Planned Development No. 1165, as amended, subject to the use and bulk regulations set forth in the Plan of Development attached hereto and made a part hereof.

SECTION 2. Title 17 of the Municipal Code of Chicago, the Chicago Zoning Ordinance, is hereby amended by changing all of the Waterway-Industrial Planned Development No. 1165 symbols as shown on Map Numbers 6-H and 8-H in the area legally described as:

A TRACT OF LAND IN THE SOUTHEAST QUARTER OF SECTION 30, IN TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING ON THE EAST LINE OF SAID SECTION 30, AT A POINT 606.10 FEET NORTH

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FROM THE SOUTHEAST CORNER OF SAID SECTION, AND RUNNING THENCE SOUTHWESTWARDLY, MAKING A SOUTHWESTERLY ANGLE OF 63 DEGREES, 14 MINUTES, 30 SECONDS, WITH THE SAID EAST LINE OF SECTION 30, A DISTANCE OF 75.03 FEET TO AN INTERSECTION WITH THE WEST LINE OF THE EAST 67.00 FEET OF SAID SECTION 30, SAID POINT BEING THE SOUTHEAST CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED MARCH 17, 2000 AS DOCUMENT 00192953 AND A NORTHEASTERLY CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091, SAID POINT ALSO BEING THE POINT OF BEGINNING FOR SAID HEREINAFTER DESCRIBED TRACT OF LAND;

THENCE SOUTHWESTWARDLY ALONG A LINE DEFLECTING 5 DEGREES 08 MINUTES 57 SECONDS, TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE BEING A COMMON LINE BETWEEN SAID PROPERTY CONVEYED BY DOCUMENTS 00192953 AND 0535003091, A DISTANCE OF 379.11 FEET TO A BEND POINT; THENCE WESTWARDLY ALONG A LINE DEFLECTING 24 DEGREES 42 MINUTES 00 SECONDS TO THE RIGHT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE ALSO BEING A COMMON LINE BETWEEN SAID PROPERTY CONVEYED BY DOCUMENTS 00192953 AND 0535003091, A DISTANCE OF 254.75 FEET TO THE SOUTHWEST CORNER OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED MARCH 17, 2000 AS DOCUMENT 00192953, ALSO THE SOUTHEAST CORNER OF PROPERTY DESCRIBED IN EXHIBIT A OF DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTION AND COVENANTS FOR THE DAMEN 1-55 COMMERCIAL CONDOMINIUM RECORDED MARCH 20, 2002 AS DOCUMENT 0020316711 AND ON A NORTHERLY LINE OF PROPERTY CONVEYED BY SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091; THENCE WESTWARDLY, CONTINUING ALONG A WESTWARD EXTENSION OF SAID LAST DESCRIBED COURSE, ALSO BEING A COMMON LINE BETWEEN SAID

PROPERTY DESCRIBED IN DOCUMENTS 0020316711 AND SAID PROPERTY CONVEYED BY DOCUMENT 0535003091, A DISTANCE OF 887.93 FEET TO A POINT ON THE SOUTHWARD EXTENSION OF THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804; THENCE SOUTHWARDLY ALONG A LINE DEFLECTING 92 DEGREES 56 MINUTES 00 SECONDS TO THE LEFT FROM THE LAST DESCRIBED COURSE EXTENDED, SAID LINE ALSO BEING THE SOUTHWARD EXTENSION OF THE EAST LINE OF THE PARCEL OF LAND CONVEYED TO THE STATE OF ILLINOIS BY DEED DATED OCTOBER 25, 1928, AND RECORDED NOVEMBER 15, 1928, AS DOCUMENT 10206804), A DISTANCE OF 224.73 FEET; THENCE EASTWARDLY ALONG A LINE PERPENDICULAR TO THE LAST DESCRIBED COURSE, A DISTANCE OF 65.00 FEET TO A POINT ON A LINE 65.00 FEET EAST OF AND PARALLEL WITH THE SOUTHWARD EXTENSION OF SAID EAST LINE; THENCE SOUTHWARDLY, ALONG SAID PARALLEL LINE, A DISTANCE OF 167.49 FEET TO A POTNT ON A CIRCLE CONVEX SOUTHERLY AND HAVING A RADIUS OF 2678.74 FEET, SAID POINT ALSO BEING ON A SOUTHERLY LINE OF PROPERTY CONVEYED IN SPECIAL WARRANTY DEED RECORDED DECEMBER 16, 2005 AS DOCUMENT 0535003091; THENCE EASTERLY, NORTHEASTERLY AND NORTHERLY ALONG THE SOUTHERLY, SOUTHEASTERLY AND EASTERLY LINES OF SAID PROPERTY FOR THE NEXT FIVE

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COURSES: (1) THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 540.98 FEET, THE CHORD OF WHICH BEARS NORTH 79 DEGREES 55 MINUTES 11 SECONDS EAST, FOR 540.06 FEET, TO A POINT 191.01 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 30, AND 962.40 FEET WEST OF THE EAST LINE OF (AS MEASURED AT RIGHT AI^GLESTTTTF^ffORE^

THENCE NORTH 74 DEGREES, 08 MINUTES, 03 SECONDS EAST, 23.64 FEET TO A POINT 196.66 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE AFORESAID SOUTH LINE OF THE SOUTHEAST QUARTER OF SECTION 30, AND 939.50 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30, SAID POINT BEING ON A CIRCLE CONVEX SOUTHEASTERLY AND HAVING A RADIUS OF 2870.42 FEET; (3) THENCE EASTERLY ALONG THE ARC OF SAID CIRCLE, 586.27 FEET, THE CHORD OF WHICH BEARS NORTH 68 DEGREES, 16 MINUTES, 58 SECONDS EAST, FOR 585.25 FEET, TO A POINT 393.59 FEET NORTH OF (AS MEASURED AT RIGHT ANGLES) THE SOUTH LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30, AND 390.17 FEET WEST OF (AS MEASURED AT RIGHT ANGLES) THE EAST LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30; (4) THENCE NORTH 62 DEGREES, 25 MINUTES, 54 SECONDS EAST, 359.66 FEET TO A POINT ON THE WEST LINE OF THE EAST 67.00 FEET OF THE SOUTHEAST QUARTER OF THE AFORESAID SECTION 30, AND DISTANCE 548.53 NORTH OF (AS MEASURED ALONG SAID PARALLEL LINE) THE SOUTH LINE OF THE AFORESAID SOUTHEAST QUARTER OF SECTION 30; (5) THENCE NORTH 1 DEGREE, 32 MINUTES, 14

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SECONDS WEST,-'ALONG THE AFORESAID WEST LINE OF THE EAST 67.00 FEET OF SECTION 30, FOR A DISTANCE OF 24.15 FEET TO THE HEREINABOVE DESIGNATED POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

to the designation of Planned Manufacturing District Number 11, Subdistrict A. SECTION

3.This ordinance takes effect after its passage and approval.

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Waterway-Industrial Planned Development No. 1165, as amended Bulk Regulations And Data Table.

Net Site Area: Area in Public Way: Gross Site Area: Maximum Floor Area Ratio: Minimum Number of Parking Spaces:

Minimum Bicycle Parking:

1,802,800 square feet (41.387 acres) 0 square feet

1,802,800 square feet (41.387 acres) 1.0

452 spaces or 1 space per 4 employees, whichever is greater

46 spaces or 1 space per 10 automobile spaces, whichever is greater, up to a maximum of 50 spaces.

Minimum Number of Loading Spaces/Loading 2 @ 10' x 50' + 1 per 100,000 square feet

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Docks: above 100,000 square feet

Maximum Building Height: Minimum Periphery Setbacks:

60 feet

In accordance with Site Plan

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Waterway Industrial Planned Development No. 1165, as amended Plan of

Development Statements

1. The area delineated herein as Waterway Industrial Planned Development Number 1165, as amended, ("Planned Development") consists of approximately 1,802,800 square feet (approximately 41.387 acres) of property which is depicted on the attached Planned Development Boundary and Property Line Map ("Property") and is owned or controlled by the Applicant, ProLogis Park Chicago, LLLP.

2. The requirements, obligations and conditions contained within this Planned Development shall be binding upon the Applicant, its successors and assigns and, if different than the Applicant, the legal title holders and any ground lessors. All rights granted hereunder to the Applicant shall inure to the benefit of the Applicant's successors and assigns and, if different than the Applicant, the legal title holder and any ground lessors. Furthermore, pursuant to the requirements of Section 17-8-0400 of the Chicago Zoning Ordinance, the Property, at the time of application for amendments, modifications or changes (administrative, legislative or otherwise) to this Planned Development are made, shall be under single ownership or

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designated control. Single designated control is defined in Section 17-8-0400 ofthe Zoning Ordinance.

3. All applicable official reviews, approvals or permits are required to be obtained by the Applicant or its successors, assignees or grantees. Any dedication or vacation of streets or alleys or grants of easements or any adjustment of the right-of-way shall require a separate submittal to the Department of Transportation on behalf of the Applicant or its successors, assign or grantees and approval by the City Council.

   Any reques'tsfbr grants of privilege,' "of any itemTencfoachihg "o'n'the^ubTi^wayrshall'b'ein compliance with the Plans.

   Ingress or egress shall be pursuant to the Plans and may be subject to the review and approval of the Departments of Planning and Development and Transportation. Closure of all or any public street or alley during demolition or construction shall be subject to the review and approval ofthe Department of Transportation.

   All work proposed in the public way must be designed and constructed in accordance with the Department of Transportation Construction Standards for Work in the Public Way and in compliance with the Municipal Code of the City of Chicago. Prior to the issuance of any Part II approval, the submitted plans must be approved by the Department of Transportation.

4. This Plan of Development consists of these fifteen (15) Statements: a Bulk Regulations and Data Table, an Existing Zoning Map, an Existing Land-Use Map, a Planned Development Boundary and Property Line Map, and Site Plans 1 & 2 prepared by Spaceco and dated

Applicant: ProLogis Park Chicago, LLLP
Address: 3000 and 3001 South Damen Avenue
Introduced: September 10, 2014
Plan Commission: November 20, 2014

   November 20, 2014; a Landscape Plan prepared by Norris Design and dated November 20. 2014; and Building Elevations prepared by Scannell Properties and dated November 20, 2014. Full-sized copies of the Site Plans, Landscape Plan and Building Elevations are on file with the Department of Planning and Development. In any instance where a provision of this Planned Development conflicts with the Chicago Building Code, the Building Code shall control. This Planned Development conforms to the intent and purpose of the Zoning Ordinance, and all requirements thereto, and satisfies the established criteria for approval as a Planned Development. In case of a conflict between the terms of this Planned Development Ordinance and the Zoning Ordinance, this Planned Development Ordinance shall control.

5. The following uses shall be permitted within the area delineated herein as Waterway-Industrial Planned Development Number 1165, as amended: any Permitted Use (as defined in §17-17-02119 of the Chicago Zoning Ordinance) in Planned Manufacturing District Number 11, Subdistrict A, including warehousing and distribution activities, vehicle storage and towing (including fleet storage yards), accessory parking, and accessory and related uses. Portions of the Property may be used on an interim basis for construction staging and the storage of construction materials for the various phases of development ofthe Property.

6. On-Premise signs and temporary signs, such as construction and marketing signs, shall be permitted within the Planned Development, subject to the review and approval of the Department of Planning and

Development. Off-Premise signs are prohibited within the boundary of the Planned Development. The City acknowledges that there is a freestanding off-premise sign located on the Property on the west side of, and adjacent to, Damen Avenue. This sign is a nonconforming sign and may remain in use subject to the regulations of Section 17-15-0500 of the Chicago Zoning Ordinance and all other applicable requirements ofthe Municipal Code.

7: FoT^urposes ofTieTgfrl measurem^t,~the~(lefimt^ slrall"apply."
The height of any building shall also be subject to height limitations, if any, established by the Federal Aviation Administration.

8. The maximum permitted Floor Area Ratio ("FAR") for the site shall be in accordance with the attached Bulk Regulations and Data Table. For the purposes of FAR calculations and measurements, the definitions in the Zoning Ordinance shall apply. The permitted FAR identified in the Bulk Regulations Table has been determined using a Net Site Area of 1,802,800 square feet.

9. Upon review and determination, "Part 11 Review", pursuant to Section 17-13-0610 of the Zoning Ordinance, a Part II Review Fee shall be assessed by the Department of Planning and Development. The fee, as determined by staff at the time, is final and binding on the Applicant and must be paid to the Department of Revenue prior to the issuance of any Part II approval.

Applicant:
Address:
Introduced:
Plan Commission:
ProLogis Park Chicago, LLLP 3000 and 3001 South Damen Avenue September 10, 2014 November 20. 2014

10. The improvements on the Property shall be designed, constructed and maintained in substantial conformance with the Site Plans, Landscape Plan and Building Elevations attached hereto and made a part of this Planned Development. The Site and Landscape Plans shall be in substantial conformance with the Landscape Ordinance and any other corresponding regulations and guidelines. A twenty (20) foot landscaped buffer shall be installed along the Property line where it faces the Sanitary and Ship canal. Final landscape plan review and approval will be by the Department of Planning and Development. Any interim reviews associated with site plan review or Part II reviews, are conditional until final Part II approval.

11. The Applicant shall comply with Rules and Regulations for the Maintenance of Stockpiles promulgated by the Commissioners of the Departments of Streets and Sanitation, Fleet and Facility Management, and Buildings, under Section 13-32-125 of the Municipal Code, or any other provision of that Code.

12. The terms and conditions of development under this Planned Development ordinance may be modified administratively, pursuant to section 17-13-0611-A of the Zoning Ordinance by the Zoning Administrator upon the application for such a modification by the Applicant, its successors and assigns and, if different than the Applicant, the legal title holders and any ground lessors.

13. The Applicant acknowledges that it is in the public interest to design, construct and maintain the project in a manner which promotes, enables and maximizes universal access throughout the Property. Plans for all buildings and improvements on the Property shall be reviewed and approved by the Mayor's Office for People with Disabilities to ensure compliance with all applicable laws and regulations related to access for

persons with disabilities and to promote the highest standard of accessibility.

14. The Applicant acknowledges that it is in the public interest to design, construct, renovate and maintain all buildings in a manner that provides healthier indoor environments, reduces operating costs and conserves energy and natural resources. The principal building to be constructed on the site shall be LEED certified. A green roof is not required.

15. This Planned Development shall be governed by Section 17-13-0612 of the Zoning Ordinance. Should this Planned Development ordinance lapse, the Zoning Administrator shall initiate a Zoning Map Amendment to rezone the property to Planned Manufacturing District Number 11, Subdistrict A

Applicant: ProLogis Park Chicago, LLLP
Address: 3000 and 3001 South Damen Avenue
Introduced: September 10, 2014
Plan Commission: November 20, 2014

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