



# Office of the City Clerk

City Hall  
121 N. LaSalle St.  
Room 107  
Chicago, IL 60602  
[www.chicityclerk.com](http://www.chicityclerk.com)

## Legislation Text

File #: O2019-1435, Version: 1

### COMMERCIAL VACATION ORDINANCE (WITH PUBLIC WAY EASEMENT)

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 1546-1556 N. Clark Street and 101-115 W. North Avenue are owned by 1550 North Clark (Chicago) Owner, LLC, a Delaware limited liability company ("Developer"); and

WHEREAS, the Developer proposes to use the portion of the streets and alley to be vacated herein for the construction of a mixed use building consisting of condominium units, parking, and ground floor retail in accordance with Planned Development 1272 as approved by the City Council of the City of Chicago on January 13, 2016 and appearing on Journal Pages 17390 through 17405; 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 those portions of the public streets and 20' north-south alley, described in this ordinance; now therefore,

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

#### SECTION 1.

##### **VACATIONS: PARCEL 1:**

**THE VACATION OF THAT PART OF N. CLARK STREET EAST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO, IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE NORTHEAST CORNER OF LOT 7 AFORESAID; THENCE EAST ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 7, BEING ALSO THE EASTERLY EXTENSION OF THE SOUTH LINE OF W. NORTH AVENUE, 4.33 FEET TO THE INTERSECTION WITH A LINE DRAWN 4.33 FEET (MEASURED PERPENDICULARLY) EAST OF AND PARALLEL WITH THE EAST LINE OF LOT 7 AFORESAID; THENCE SOUTH ALONG SAID PARALLEL LINE, 50.00 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED LINE, 4.33 FEET TO THE EAST LINE OF LOT 7**

**AFORESAID; THENCE NORTH ALONG SAID**

Page 1

**EAST LINE OF LOT 7, BEING ALSO THE WEST LINE OF N. CLARK STREET, 50.01 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS; THE LAND DESCRIBED HEREIN IS SUBJECT TO A PUBLIC WAY EASEMENT ABOVE THE HORIZONTAL PLANE AT 18.50 FEET CITY OF CHICAGO DATUM AND BELOW THE HORIZONTAL PLANE AT 33.00 FEET CITY OF CHICAGO DATUM, THE TERMS OF WHICH ARE MORE FULLY DESCRIBED IN THE ORDINANCE AUTHORIZING SAID VACATION, SAID AREA CONTAINING 217 SQUARE FEET OR 0.00497 ACRES, MORE OR LESS**

**PARCEL 2:**

**THE VACATION OF THAT PART OF THE NORTH-SOUTH 20.00 FOOT WIDE PUBLIC ALLEY WEST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE SOUTHWEST CORNER OF LOT 7 AFORESAID; THENCE WEST ALONG THE WESTERLY EXTENSION OF THE SOUTH LINE OF SAID LOT 7, A DISTANCE OF 6.50 FEET TO THE INTERSECTION WITH A LINE DRAWN 6.50 FEET (MEASURED PERPENDICULARLY) WEST OF AND PARALLEL WITH THE WEST LINE OF SAID LOT 7; THENCE NORTH ALONG SAID PARALLEL LINE, 120.00 FEET TO THE INTERSECTION WITH THE WESTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 7, BEING ALSO THE WESTERLY EXTENSION OF THE SOUTH LINE OF W. NORTH AVENUE; THENCE EAST, ALONG SAID WESTERLY EXTENSION, 6.50 FEET TO THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH, ALONG THE WEST LINE OF SAID LOT 7, BEING ALSO THE EAST LINE OF THE AFORESAID NORTH-SOUTH 20.00 FOOT WIDE PUBLIC ALLEY, 120.00 FEET TO THE SOUTHWEST CORNER OF LOT 7 AFORESAID, SAID CORNER BEING THE PLACE OF BEGINNING, IN COOK COUNTY ILLINOIS, SAID AREA CONTAINING 780 SQUARE FEET OR 0.01791 ACRES, MORE OR LESS**

**PARCEL 3:**

**THE VACATION OF THAT PART OF W. NORTH AVENUE NORTH OF AND ADJOINING LOT 7 AND THAT PART OF W. NORTH AVENUE NORTH OF AND ADJOINING THE EAST AND WEST EXTENSIONS OF THE NORTH LINE OF SAID LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS:**

**BEGINNING AT THE NORTHEAST CORNER OF LOT 7 AFORESAID; THENCE WEST ALONG THE NORTH LINE OF SAID LOT 7 (BEING ALSO THE SOUTH LINE OF W. NORTH AVENUE AFORESAID) AND ITS WESTERLY EXTENSION, 155.29 FEET TO THE INTERSECTION WITH A LINE DRAWN 4.33 FEET (MEASURED PERPENDICULARLY) WEST OF AND PARALLEL WITH THE WEST LINE OF LOT 7 AFORESAID; THENCE NORTH ALONG THE NORTHERLY EXTENSION OF THE LAST DESCRIBED PARALLEL LINE, 4.33 FEET TO THE INTERSECTION**

Page 2

**WITH A LINE DRAWN 4.33 FEET NORTH OF AND PARALLEL WITH THE NORTH LINE OF LOT 7 AFORESAID; THENCE EAST ALONG THE LAST DESCRIBED PARALLEL LINE AND ITS EXTENSIONS, 159.62 FEET TO THE INTERSECTION WITH A LINE DRAWN 4.33 FEET (MEASURED PERPENDICULARLY) EAST OF AND PARALLEL WITH THE EAST LINE OF LOT 7 AFORESAID; THENCE SOUTH, ALONG THE LAST DESCRIBED PARALLEL LINE AND ITS NORTHERLY EXTENSION, 4.33 FEET TO THE EASTERLY EXTENSION OF THE NORTH LINE OF LOT 7 AFORESAID; THENCE WEST ALONG THE AFORESAID EASTERLY EXTENSION OF SAID LOT 7, A DISTANCE OF 4.33 FEET TO THE PLACE OF BEGINNING; SAID PARCEL HAVING AS A LOWER LIMIT A HORIZONTAL PLANE WITH AN ELEVATION OF +33.00 FEET CHICAGO CITY DATUM, AND HAVING NO UPPER LIMIT; IN COOK COUNTY, ILLINOIS, SAID AREA CONTAINING 692 SQUARE FEET OR 0.01588 ACRES, MORE OR LESS**

TOTAL AREA OF ALL THREE PARCELS CONTAINS = 1,689 SQUARE FEET OR 0.03876 ACRES, MORE OR LESS as shaded and legally described by the words "HEREBY VACATED" on the plat hereto attached as EXHIBIT A, which plat for greater clarity, is hereby made a part of this ordinance, be and the same is hereby vacated and closed (except as noted in the Plat of Public Way Easement hereto attached as EXHIBIT B and as described below), inasmuch as the same is no longer required for public use and the public interest will be subserved by such vacations.

SECTION 2. The Commissioner of the Department of Transportation is hereby authorized to accept and approve a separate redevelopment agreement or similar instrument restricting the use and improvement of a section of the public way as vacated in Section 1 of this ordinance, and as described more particularly as THAT PART OF N. CLARK STREET EAST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO, IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 7 AFORESAID; THENCE EAST ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 7, BEING ALSO THE EASTERLY EXTENSION OF THE SOUTH LINE OF W. NORTH AVENUE, 4.33 FEET TO THE INTERSECTION WITH A LINE DRAWN 4.33 FEET (MEASURED PERPENDICULARLY) EAST OF AND PARALLEL WITH THE EAST LINE OF LOT 7 AFORESAID; THENCE SOUTH ALONG SAID PARALLEL LINE, 50.00 FEET; THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED LINE, 4.33 FEET TO THE EAST LINE OF LOT 7 AFORESAID; THENCE NORTH ALONG SAID EAST LINE OF LOT 7, BEING ALSO THE WEST LINE OF N. CLARK STREET, 50.01 FEET TO THE PLACE OF BEGINNING; LYING ABOVE THE HORIZONTAL PLANE AT 18.50 FEET CITY OF CHICAGO DATUM AND BELOW THE HORIZONTAL PLANE AT 33.00 FEET CITY OF CHICAGO DATUM, IN COOK COUNTY, ILLINOIS, SAID AREA BEING 217 SQUARE FEET OR 0.00497 ACRES, MORE OR LESS, to a perpetual, non-exclusive dedicated access area for continued, unimpeded, open public pedestrian access as depicted on the attached Plat of Easement herein made part of this ordinance as EXHIBIT B, and for such use and public improvements that are accessory, subject to the approval of the Department of Transportation, and the Corporation Counsel as to form and legality.

SECTION 3. The City of Chicago hereby reserves for the benefit of Commonwealth Edison, its successors and assigns, a non-exclusive utility easement to operate, maintain, construct, replace

Page 3

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 rights of way 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 facilities. No construction, buildings, permanent structures or obstructions shall occur or be placed over the area herein vacated without an express written release of easement by the involved utility. Any future Developer-prompted relocation of facilities lying within the area being vacated will be accomplished by Commonwealth Edison, and be completed at the expense of the Developer, its successors or assigns.

SECTION 4. The vacations herein provided for are made upon the express condition that within 180 days after the passage of this ordinance, the Developer 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 sidewalks in accordance with the most current version of the Chicago Department of Transportation's Regulations for Opening, Repair and Construction in the Public Way and its appendices.

SECTION 5. The vacations herein provided for are made upon the express condition that within 180 days after the passage of this ordinance, the Developer 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 parts .of the . public way hereby vacated the sum of Fw hMTrfogfl MaAvZ. TkOJVthr! dollars (\$ 51X000\*00 ), which sum in the judgment of this body will be equal to such benefits.

SECTION 6. The vacations 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 associated full sized plats as approved by the Acting Superintendent of Maps and Plats, and the Public Way Easement Agreement or other instrument.

SECTION 7. This ordinance shall take effect and be in force from and after its passage and publication. The vacations shall take effect and be in force from and after recording of the approved ordinance, the approved plats, and the Public Way Easement Agreement or other instrument.

Page 4

Vacations Approved, and Public Way Easement Accepted:

Rebekah Scheinfeld Commissioner of Transportation

Approved as to Form and Legality

Lisa Misher ^ Deputy Corporation Counsel

Honorable Brian Hopkins Alderman, 2nd Ward

Page 5

EXHIBIT "A"

# **PLAT OF VACATION**

of Part of N. Clark Street, Part of W. North Avenue, and Part of 20 Foot Wide Public Alley

Line 4.33 Ft. W of & Parallel , with the West Line of Lot 7  
CROSS NOTCH SET 4.00' NORTH a ON LINE EXT. -.b^^  
4.33' rVRv  
106.92' R PART OF LOT

Vacated per Doc. 205865511 Rec. Aug. 16,1968 J

5

Commercial Zoned PD 1272

M15VR

nw corner of Lot 7 P.O.B. of Parcel  
V. it CA M NE Corner of Lot  
-^D.OU IV 1 90°03V0'

89'srso" Parcel f

Hereby Vacated

Parcel 2

Hereby Vacated

cm- LOT 7

~"t\*" Use. Commercial  
90'02'28" Zoned: PD 1272

P.O.B. of Parcel 2 89°5&42"

SW Corner of Lot 7 SE Corner of Lot 7-. South Line of Lot 7^ . \

6.50'

Or  
t <

.03 8 h- \*

Line 6 50 Ft W. of & Parallel with the West Line (f Lot West Line of Lot 7 Line of 20.00 Ft. Pi blic Alley  
SUB. OF LOT 108 IN BRONSON'S ADD. TO CHICAGO

Use

^ ,S^^ as 00f r, ^ o(tn &  
Condominium Zoned: PD 14

or

CO 03

Use:  
107' R

**Vacated**

DC

Rec. Aug. 16,1968 as Doc. 20586551  
Condominium Zoned: PD 14

**W. Germania**

**Easement**

Rec. July 12,1971 as Doc. 21542461  
Use:

SURVEYOR'S NOTES

Part of Lot 2

CHICAGO LAND CLEARANCE COMMISSION NUMBER THREE Recorded April 30. 1962 as Doc. 18461872

LINE TYPES USED

LOT LINES

STREETS AND ALLEYS LIMITS OF VACATION

TRAFFIC FLOW DIRECTION ^+

DEED LINE

SURVEY MONUMENT TO BE SET AFTER CONSTRUCTION

1 THE VACATED AREA OF NORTH CLARK STREET AS SHOWN AND DEPICTED HEREON IS SUBJECT TO A PENDING PUBLIC WAY EASEMENT ABOVE THE  
HORIZONTAL PLANE AT 18 50 FEET CITY OF CHICAGO DATUM AND BELOW THE HORIZONTAL PLANE AT 33 00 FEET CITY OF CHICAGO DATUM, THE TERMS OF  
WHICH ARE MORE FULLY DESCRIBED IN THE ORDINANCE AUTHORIZING SAID VACATION/EASEMENT

2 ALL DISTANCES SHOWN HEREON ARE MEASURED UNLESS SHOWN OTHERWISE

3 NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT DISTANCES ARE MARKED IN FEET AND DECIMAL PARTS THEREOF

4 THE PROPERTY IS ZONED PD 1272

5 THE FIELDWORK WAS COMPLETED ON MAY 17, 2018

CDOT# 04-02-17-3832

\\y ^CIVIL 3D PROJECTS 201 8/N 1 30289/1  
30289.dwg

EXHIBIT "A"  
**PLAT OF VACATION**

of Part of N. Clark Street, Part of W. North Avenue, and Part of 20 Foot Wide Public  
Alley

ABBREVIATIONS' CCD = CHICAGO CITY DATUM E = EAST M = MEASURED N = NORTH S = SOUTH W = WEST

( Finished Grade)

LINE TYPES USED.

LOT LINES

STREETS AND ALLEYS

AIR RIGHTS PARCEL VACATED TRAFFIC FLOW DIRECTION an^>

VACATED AREA IVWI,»I NO VERTICAL LIMTS -

CDOT# 04-02-17-3832

0 30 60

GRAPHIC SCALE 1 inch = 60 ft.

GREMLEY & BIEDERMANN Ma

PLCS, Corporation

ORDER NO  
PAGE NO.

/ OF f

License No IS1.-O05332 Professional Uho Surveyors 4505 North Elston Avenue, Chicago, IL 60630 Telephone (773) 685-5102 Email INFOWLCS-Survet.com

SCALE.

1 Inch = 60 FEET

DATE 05-17-2018

N-1.3g2 89 - V AC A Ti (

CIVIL 3D PROJECTS 201 8/N 1 30289/1  
30289.dwg

EXHIBIT "A"  
**PLAT OF VACATION**

of Part of N. Clark Street, Part of W. North Avenue, and Part of 20 Foot Wide Public Alley

LEGAL DESCRIPTIONS:

PARCEL 1

THAT PART OF N CLARK STREET EAST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET  
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AREA = 217 SQUARE FEET OR 0.00497 ACRES, MORE OR LESS

PARCEL 2

THAT PART OF THE NORTH-SOUTH 20.00 FOOT WIDE PUBLIC ALLEY WEST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS

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AREA = 780 SQUARE FEET OR 0.01791 ACRES, MORE OR LESS

PARCEL 3

THAT PART OF W NORTH AVENUE NORTH OF AND ADJOINING LOT 7 AND THAT PART OF W NORTH AVENUE NORTH OF AND ADJOINING THE EAST AND WEST EXTENSIONS OF THE NORTH LINE OF SAID LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS

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AREA = 692 SQUARE FEET OR 0.01588 ACRES, MORE OR LESS

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PLCS, Corporation

TOTAL AREA = 1,689 SQUARE FEET OR 0.03876 ACRES. MORE OR LESS  
DATE: 05-17-2018

PAGE NO. 3 OF 4

LICENSE No 184-005332 Professional Lasc SwvErois i.505 North Elston Avenue, Chicago, il 60630 Telephone (773) 685-5102 Email INFOOPLCS-Survey.com

SCALE  
1 Inch = 60 Feet

**CDOT# 04-02-17-3832**

ORDER NO

**N-130289-VACATION**

CIVIL 3D PROJECTS 201 8/N1 30289/1 30289.dwg



EXHIBIT "A"  
**PLAT OF VACATION**

of Part of N. Clark Street, Part of W. North Avenue, and Part of 20 Foot Wide Public Alley

COOK COUNTY

CITY - DEPT. OF FINANCE

STATE OF ILLINOIS " COUNTY OF COOK /

I, ROBERT M. RAIMONDI, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY DESCRIBED HEREON FOR THE PURPOSE OF VACATING THE SAME AND THAT THE PLAT HEREON DRAWN IS A CORRECT REPRESENTATION THEREOF. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF AND ARE CORRECTED TO A TEMPERATURE OF 62° FAHRENHEIT. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

THE FIELDWORK WAS COMPLETED ON MAY 17, 2018

CHICAGO, ILLINOIS, MARCH 1, 2019 A D.

BY (2fL<r&\*jCt 7?7 • (&irt\*\*isrri\*rrid.

ROBERT M. RAIMONDI  
ILLINOIS PROFESSIONAL LAND SURVEYOR  
NO 3579

SURVEYOR STATE OF q-V ILLINOIS

PIN's:

17-04-206-006 = Lot 7 17-04-206-007 = Lot 6

MY LICENSE EXPIRES 11/30/2020

SURVEY PREPARED FOR AND MAIL TO:  
MR. JEFF WERSTAK  
GOLUB & COMPANY LLC  
625 N. MICHIGAN AVENUE

SUITE: 2000  
CHICAGO, IL 60611  
PH: 312-623-7829

**CDOT# 04-02-17-3832**

**GREMLEY & BIEDERMANN**

A Otrom cr

DATE: 05-17-2018  
PLCS, Corporation  
LICENSE No W-005552 Professional Land Surveyors 4505 North Elston Avenue, Chicago, IL 60630 Telephone (773) 685-5102 Email INF00PLCS-Survey.com  
<http://INF00PLCS-Survey.com>

SCALE'  
1 Inch = 60 Feet

ORDER NO.

**N-130289-VACATION**

PAGE NO

4 of 4

CIVIL 30 PROJECTS 2018/N130289/130289.dwg

**EXHIBIT "B"**

# **PLAT OF PUBLIC WAY EASEMENT**

North Line of Lot 7 and South Line of W. North Avenue

i

SUB. OF LOT 108 IN BRONSON'S ADD. TO CHICAGO

**W. North (66' r o w.)**

106 92' R PART OF LOT 1  
151' R T

**P.O.B**  
NE Corner of Lot

Pending Vacation-^

cc

Vacated per Doc. 205865511 Rec Aug. 16, 1968 J

**S**

"sltrH

Lower Limit +18.50 CCD Upper Limit +33.00 CCD

**Hereby Granted Public Way Easement**

**LOT 7**

Zoned: PD 1272

CD CD  
Zoned' PD 1272  
**DC**  
o  
CM

t < ,0) s

Vacation-'

West Line of Lot 7

Line of 20.00 Ft. Public Alley "

Pending

and East

o 3 a.

cc

South Line of Lot 7

151' R

t

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AT

t- CO

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LOT 6

•a °

Zoned: PD 14

"S

0 cm

Zoned: B3-5

151'R

107' R

"CD CO

en -i

CD CO

30°R\_J 20' R

(40- r.o.w.) Place

W. Germania

**Vacated**

CC

Rec. Aug. 16, 1968

o

as Doc. 20586551

CC

ro *Opened for Street* m

N Rec. July 12, 1971 as Doc. 21542462 ^

*Easement*

Rec. July 12, 1971 as Doc. 21542461

30

Zoned: PD 14

60

*Part of Lot 2*

CHICAGO LAND CLEARANCE COMMISSION

Recorded April 30, 1962 as Doc 18461872

GRAPHIC SCALE

1 inch = 60 ft.

SURVEYOR'S NOTES

**W. Germania Pl.**

LINE TYPES USED

LOT LINES -

STREETS AND ALLEYS LIMITS OF EASEMENT

TRAFFIC FLOW DIRECTION

DEED LINE

- 1 ALL DISTANCES SHOWN HEREON ARE MEASURED UNLESS SHOWN OTHERWISE
- 2 NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT DISTANCES ARE MARKED IN FEET AND DECIMAL PARTS THEREOF
- 3 THE PROPERTY IS ZONED PD 1272
- 4 THE FIELDWORK WAS COMPLETED ON MAY 17, 2018

**CDOT# 04-02-17-3832**

\\VIL 3D PROJECTS 201 8/N 1 30289/1 30289-Eossmant.dwg

EXHIBIT "B"

Hereby Granted Public Way Easement

Lower Limit +18.50 CC Upper Limit +33.00 CC

(Finished Grade)

30

GRAPHIC SCALE

1 inch = 60 ft.

**PLAT OF PUBLIC WAY EASEMENT**

ABBREVIATIONS

CCD = CHICAGO CITY DATUM

E = EAST

M = MEASURED

LINE TYPES USED

N = NORTH  
S = SOUTH  
W = WEST

LOT LINES

**GREMLEY & BIEDERMANN 3ffif**

*A oivnic\* tf*  
PLCS, Corporation  
License No 184-005JJ2 professional Law Surveyors 4505 North Elston Avenue. Chicago, il 60630 Telephone (773) 685-5102 Email INF0tPLCS-SuRVEY.coM <http://INF0tPLCS-SuRVEY.coM>

SURVEYOR'S NOTES

STREETS AND ALLEYS

LIMITS OF EASEMENT ||

TRAFFIC FLOW DIRECTION c=E>

VERTICAL LINES

ORDER NO

DATE' 05-17-2018

PAGE NO. 2 OF 3

Kj\_1 VWHQ-FA^F^FMT

SCALE'

1 inch = 60 Feet

- 1 ALL DISTANCES SHOWN HEREON ARE MEASURED UNLESS SHOWN OTHERWISE
- 2 NO DIMENSIONS SHOULD BE ASSUMED BY SCALE MEASUREMENTS UPON THE PLAT DISTANCES ARE MARKED IN FEET AND DECIMAL PARTS THEREOF
- 3 THE PROPERTY IS ZONED PD 1272
- 4 THE FIELDWORK WAS COMPLETED ON MAY 17, 2018

**CDOT# 04-02-17-3832** *page2 of3*

\\J\\CIVIL^ 3D PROJECTS 201 8/N1 30289/1 30289-Easem»nt.dwg

EXHIBIT "B"

# PLAT OF PUBLIC WAY EASEMENT

PIN's:

17-04-206-006 = Lot 7 17-04-206-007 = Lot 6

PUBLIC WAY EASEMENT:

THAT PART OF N CLARK STREET EAST OF AND ADJOINING LOT 7 IN SUBDIVISION OF LOT 108 (EXCEPT THE SOUTH 120 FEET THEREOF) OF BRONSON'S ADDITION TO CHICAGO, IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 17, 1875 AS DOCUMENT 49410 IN BOOK 11, PAGE 10, DESCRIBED AS FOLLOWS

BEGINNING AT THE NORTHEAST CORNER OF LOT 7 AFORESAID, THENCE EAST ALONG THE EASTERLY EXTENSION OF THE NORTH LINE OF SAID LOT 7, BEING ALSO THE EASTERLY EXTENSION OF THE SOUTH LINE OF W NORTH AVENUE, 4.33 FEET TO THE INTERSECTION WITH A LINE DRAWN 4.33 FEET (MEASURED PERPENDICULARLY) EAST OF AND PARALLEL WITH THE EAST LINE OF LOT 7 AFORESAID: THENCE SOUTH ALONG SAID PARALLEL LINE, 50.00 FEET, THENCE WEST, PERPENDICULAR TO THE LAST DESCRIBED LINE, 4.33 FEET TO THE EAST LINE OF LOT 7 AFORESAID, THENCE NORTH ALONG SAID EAST LINE OF LOT 7, BEING ALSO THE WEST LINE OF N CLARK STREET, 50.01 FEET TO THE PLACE OF BEGINNING, LYING ABOVE THE HORIZONTAL PLANE AT 18.50 FEET CITY OF CHICAGO DATUM AND BELOW THE HORIZONTAL PLANE AT 33.00 FEET CITY OF CHICAGO DATUM, IN COOK COUNTY, ILLINOIS

AREA = 217 SQUARE FEET OR 0.00497 ACRES, MORE OR LESS

STATE OF ILLINOIS ss  
COUNTY OF COOK /

I, ROBERT M. RAIMONDI, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED THE PROPERTY DESCRIBED HEREON FOR EASEMENT PURPOSES AND THAT THE PLAT HEREON DRAWN IS A CORRECT REPRESENTATION THEREOF. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF AND ARE CORRECTED TO A TEMPERATURE OF 62° FAHRENHEIT. THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY. <sup>1</sup>

COOK COUNTY

THE FIELD WORK WAS COMPLETED ON MAY 17, 2018

CHICAGO, ILLINOIS, MARCH 1, 2019 A.D.

BY

ROBERT M. RAIMONDI  
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3579  
LAND SURVEYOR  
STATE OF ILLINOIS

MY LICENSE EXPIRES 11/30/2020

CHICAGO DEPARTMENT OF FINANCE

SURVEY PREPARED FOR AND MAIL TO  
MR JEFF WERSTAK

GOLUB & COMPANY LLC  
625 N MICHIGAN AVENUE  
SUITE 2000  
CHICAGO, IL 60611  
PH 312-623-7829

**CDOT# 04-02-17-3832**

CHICAGO DEPARTMENT OF TRANSPORTATION

**GREMLEY & BIEDERMANN**

A DWM OF

PLCS. Corporation  
License No IS4-005332

*Professional Land Surveyors*

ORDER NO

4505 North Elston Avenue, Chicago, il 60630 Telephone (773) 685-5102 Email INFOOPLCS-Survey.com

DATE

SCALE  
1 Inch = 60 Feet

05-17-2016

**N^30289-EASEMENT**

Si

3D PROJECTS 2018/N130289/1302S9-Ea«m«nt.dwg

Chicago Department of Transportation city of chicago

Mr. Edward Siskel Corporation Counsel Room  
600 - City Hall Chicago, IL 60602-1289

Attention: Ms. Lisa Mishner Deputy  
Corporation Counsel

Re: Proposed Vacations w/ Public Way Easement for 1550 North Clark Owner Commercial File: 04-02-17-3832

Dear Mr. Siskel:

Pursuant to a request from Mr. Lee Golub, we are transmitting herewith for your review and approval as to form and legality an original and three (3) copies of a proposed vacation of 1) a strip of W. North Avenue between N. Sandburg Terrace and N. Clark Street, 2) a strip of N. Clark Street between W. North Avenue and W. Germania Place and 3) a portion of the north-south, 20" public alley laying adjacent to and parallel with N. Sandburg Terrace between W. North Avenue and W. Germania Place. A public way easement at grade on N. Clark Street between W. North Avenue and W. Germania Place is being committed by the developer to allow continuing public pedestrian use. This property is located in the 2nd Ward.

1550 North Clark (Chicago) Owner, LLC is the owner of record to the property adjoining the areas to be vacated. The people to contact in connection with this proposed ordinance are Mr. Chris Leach at 312-870-8022 and Mr. Lee Golub at 312-440-8800.

All underground utility agencies are either not involved or have made suitable arrangements. Section 2 of the ordinance requires compensation to the City for the land being conveyed. Sections 3 and 4 are standard language regarding the ordinance.

Rebekah Scheinfeld Commissioner

Originated by

iann Hamilton Deputy  
Commissioner

RS: LH: RD

cc: Alderman Brian Hopkins (2) Alderman Anthony  
Beale

*Sandya Ftteniaii/w^AUadh?Dwg^s.EVSi'Ord.<sup>1</sup> (9) lilt<sup>1</sup> bof>fi£• M\_MNOIS 60,02*

**Howard B. Brookins, Jr.**

**ALDERMAN, 21st WARD**

9011 South Ashland Ave Suite B Telephone: (773) 881-9300 Fax: (773) 881-2152

# CITY COUNCIL

## CITY OF CHICAGO

### COUNCIL CHAMBER

City Hall - Room 305 121 North LaSalle Street Chicago, Illinois 60602 Telephone: 312-744-4810 Fax: 312-744-7738

### COMMITTEE MEMBERSHIPS

Transportation & Public Way (Chairman)

Aviation

Budget & Government Operations Economic, Capital & Technology Development Finance Committees and Rules Workforce Development & Audit

**June 12, 2019**

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 the proposed ordinance transmitted herewith for a VACATIONS to 1550 NORTH CLARK OWNER - 02019-1435 A proposed vacation of a strip of West North Avenue between North Sandburg Terrace & North Clark Street, a strip of North Clark Street between West North Avenue & West Germania Place. This ordinance was referred to Committee on March 13, 2019.

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

(Ward 2)

Respectfully submitted,

Howard Brookins, Jr.,  
Chairman