



Office of the City Clerk

City Hall
121 N. LaSalle St.
Room 107
Chicago, IL 60602
www.chicityclerk.com

Legislation Text

File #: O2019-4110, Version: 1

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COMMERCIAL VACATION 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 212-220 N. Sangamon Street are owned by Chicago Title Land Trust Company, as trustee under trust agreement dated August 15, 1990, and known as Trust No. 25320 ("Trust 25320"); and

WHEREAS, the properties at 213-221 N. Morgan Street are owned by Chicago Title Land Trust Company, as trustee under trust agreement dated May 18, 1989, and known as Trust No. 25142 ("Trust 25142"); and

WHEREAS, Trust 25320 and Trust 25142 (collectively, the "Developer") propose to use the portion of the alley to be vacated herein for controlled access to their adjacent private 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 that portion 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. The Vacation

of:

THE NORTH-SOUTH PUBLIC ALLEY LYING EAST OF LOTS 11,14, 15 AND 18 AND WEST OF THE WEST LINE OF LOTS 12,13,16 AND 17 IN S. F. GALE'S SUBDIVISION OF BLOCK 22 IN CARPENTER'S ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP

39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ANTE-FIRE DOCUMENT, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 11 AFORESAID; THENCE SOUTH 89 DEGREES 33 MINUTES 00 SECONDS EAST 20.00 FEET TO THE NORTHWEST CORNER OF LOT 12 AFORESAID; THENCE SOUTH 00 DEGREES 13 MINUTES 16 SECONDS WEST ALONG THE WEST LINE OF SAID LOTS 12, 13, 16 AND 17 AFORESAID A DISTANCE OF 108.05 FEET TO THE SOUTHWEST CORNER

Page 1

OF SAID LOT 17; THENCE NORTH 89 DEGREES 52 MINUTES 31 SECONDS WEST 20.00 FEET TO THE SOUTHEAST CORNER OF SAID LOT 18; THENCE NORTH 00 DEGREES 13 MINUTES 16 SECONDS EAST ALONG THE EAST LINE OF SAID LOTS 11, 14, 15 AND 18 A DISTANCE OF 108.16 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS AREA OF PROPERTY = 2,162 SQ. FT. OR 0.05 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, inasmuch as the same is no longer required for public use and the public interest will be subserved by such vacation.

SECTION 2. The vacation herein provided for is 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 part of Dublin alley hereby vacated the sum

One million sixty thousand dollars (\$ 1,060,000.00),
which sum in the judgment of this body will be equal to such benefits.

SECTION 3. The vacation 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.

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

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Approved as to Form and Legality:

Arthur S. Dolinsky Senior Counsel

Introduced By:

Honorable Walter Burnett Alderman, 27th Ward

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. EXHIBIT "A"
PLAT OF VACATION
LEGAL DESCRIPTION

THE NORTH-SOUTH PUBLIC ALLEY LYING EAST OF LOTS 11,14,15 AND 18 AND WEST OF THE WEST LINE OF LOTS 12, 13, 16 AND 17 IN S. F. GALE'S SUBDIVISION OF BLOCK 22 IN CARPENTER'S ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ANTE-FIRE DOCUMENT, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 11 AFORESAID; THENCE SOUTH 89 DEGREES 33 MINUTES 00 SECONDS EAST 20.00 FEET TO THE NORTHWEST CORNER OF LOT 12 AFORESAID; THENCE SOUTH 00 DEGREES 13 MINUTES 16 SECONDS WEST ALONG THE WEST LINE OF SAID LOTS 12,13, 16 AND 17 AFORESAID A DISTANCE OF 108.05 FEET TO THE SOUTHWEST CORNER OF SAID LOT 17; THENCE NORTH 89 DEGREES 52 MINUTES 31 SECONDS WEST 20.00 FEET TO THE SOUTHEAST CORNER

OF SAID LOT 18; THENCE NORTH 00 DEGREES 13 MINUTES 16 SECONDS EAST ALONG THE EAST LINE OF SAID LOTS 11, 14, IS AND
18 A DISTANCE OF 108.16 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

AREA OF PROPERTY = 2,162 SQ. FT. OR 0.05 ACRES MORE OR LESS

W. FULTON MARKET traffic flow
(RECORD 80 FT. PUBLIC R.O.W.)

R. 25.5'R. 25.0'R. 25.0'R. 25.0'F<125.0'R. 25.0' R. 25.0' R. 25.0'|R. 25.0'|R. 25.5'

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"VSTEEL PLATE R- 115.5' '■'o'l4', -'WEST LOT 12
15 FT. PUBLIC ALLEY

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. . . 7. BRICK/ J.-'
0.02"EAST-
LOT 18

R. 115.5'

'////■ ■ . LOT 17 - .-STEEL-PLATE ^70.03' ..WEST R. ,15.5'
3E22' SOUTH^L & 3.08' EAST ~S%^&^ ~X^5 PUBUC ALLEY
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TRAFFIC FLOW

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(RECORD 80 FT. PUBLIC R.O.W.)

REVISED APRIL 26, 2019 PER ORDER #2019-26663 REVISED APRIL 22, 2019 PER ORDER #2019-26663

LEGEND

CDOT# 08-27-19-3888

GREMLEY & J3JEDERMANN 480
PLCS. CoaMttTi-w

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W. LAKE STREET

2018-26259-001

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VACATION

RECORD LINES
- UNDERLYING LOTS
BOUNDARY LINES

R = RECORD M. = MEASURED BUILDING HATCH ROW = RIGHT OF WAY

- \$i ELECTRIC MOUNTED WALL LIGHT
- jE ELECTRIC SECURITY CAMERA
- © AUTO SPRINKLER "
- IRON ROD

GRAPHIC SCALE

(IN FEET)
r = 4cv

• EXHIBIT "A" PLAT OF VACATION

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CfTY - DEPT. OF FINANCE

COOK CO.

SURVEYOR'S NOTES.

FIELD MEASUREMENTS COMPLETED ON DECEMBER 17,2018

THE ZONING CLASSIFICATION OF THE PROPERTY SHOWN HEREON IS C1-1 AND C1-2 AS DELINEATED ON THE CrTY OF CHICAGO.

DEPARTMENT OF ZONING WEBSITE

Note RAM denotes Record and Measured distances respectively

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 ee9emente, 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

Unless otherwise noted hereon the Bearing Basis. Elevation Datum and Coordinate Datum is used is ASSUMED. COPYRIGHT GREMLEY & BIEDERMANN, INC. 2019 "All Rights Reserved"

PINS:
17-08-423-003 17-08-423-004

SURVEY PREPARED FOR AND MAIL TO:

NEW MANAGEMENT LTD. 212 N. SANGAMON #1-A CHICAGO, IL. 60607

REVISED APRIL 26, 2019 PER ORDER #2019-26663 REVISED APRIL 22, 2019 PER ORDER #2019-26663

CDOT# 08-27-19-3888

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DATE COCENBER 17. OTS

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WDERrO

2018-26259-001

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State of Illinois) County of Cook)ss

We, GREMLEY & BIEDERMANN, INC. hereby certify that we have surveyed the hereon 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 DECEMBER 17, 2018. Signed on By

Professional Illinois Land Surveyor No.

v>.\

My license expires November 30,2020 This professional service conforms to the current Illinois minimum standards for a boundary survey.