



NOTICE OF PUBLIC HEARING

The Brookshire Subdivision/Jenna Court Homeowners Association, owners of the property located at the corner of Jenna Court and Sunnybrook Road, are requesting a public hearing for a sign variation in accordance with Section 4-5-17(G) of the Glen Ellyn Sign Code. Before the Glen Ellyn Village Board can consider this request, the Glen Ellyn Plan Commission must conduct a public hearing. The Plan Commission will conduct the public hearing to consider the request on Thursday, August 12, 2021, at 7:00 p.m. in the Galligan Board Room, on the third floor of the Civic Center, 535 Duane Street, Glen Ellyn, Illinois. Anyone is welcome to attend.

The property owners are requesting approval of a variation from the Glen Ellyn Sign Code as follows:

1. Section 4-5-8(D) of the Sign Code to allow a freestanding residential development sign to be installed at the entry of the subdivision, for a development with less than 20 units; and
2. Any other zoning relief necessary to allow the installation of the residential development sign as depicted on the plans presented or revised at the public hearing or at a public meeting of the Village Board.

The property is zoning R1, Residential District, and is legally described as follows:

OUTLOT A IN BROOKSHIRE SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST ¼ OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 25, 2002 AS DOCUMENT R2002-287516 IN DUPAGE COUNTY, ILLINOIS

P.I.N.: 05-24-300-140

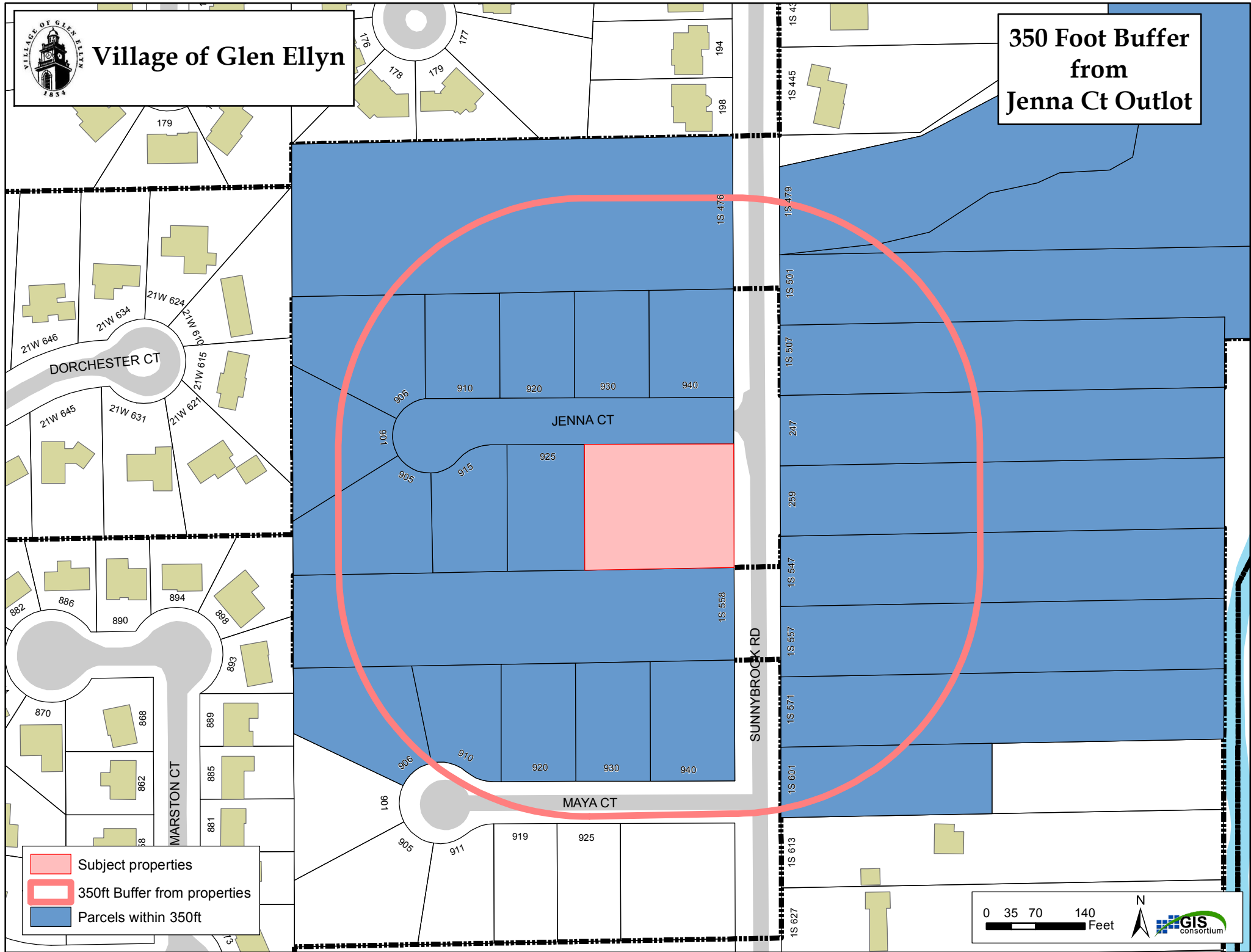
Plans related to the proposed project are available for public review in the Planning and Development Department, Civic Center, 535 Duane Street, Glen Ellyn, Illinois. If you have questions, please contact Josh Hankins, Planning Intern, at (630) 547-5241. For individuals with disabilities who have questions regarding the accessibility of the meeting or facilities, contact the Village at (630) 469-5000.

X:\Plandev\PLANNING\DEVELOPMENT PROJECTS\Brookshire Subdivision\Brookshire Subdivision-Sign\Public Notice



Village of Glen Ellyn

**350 Foot Buffer
from
Jenna Ct Outlot**



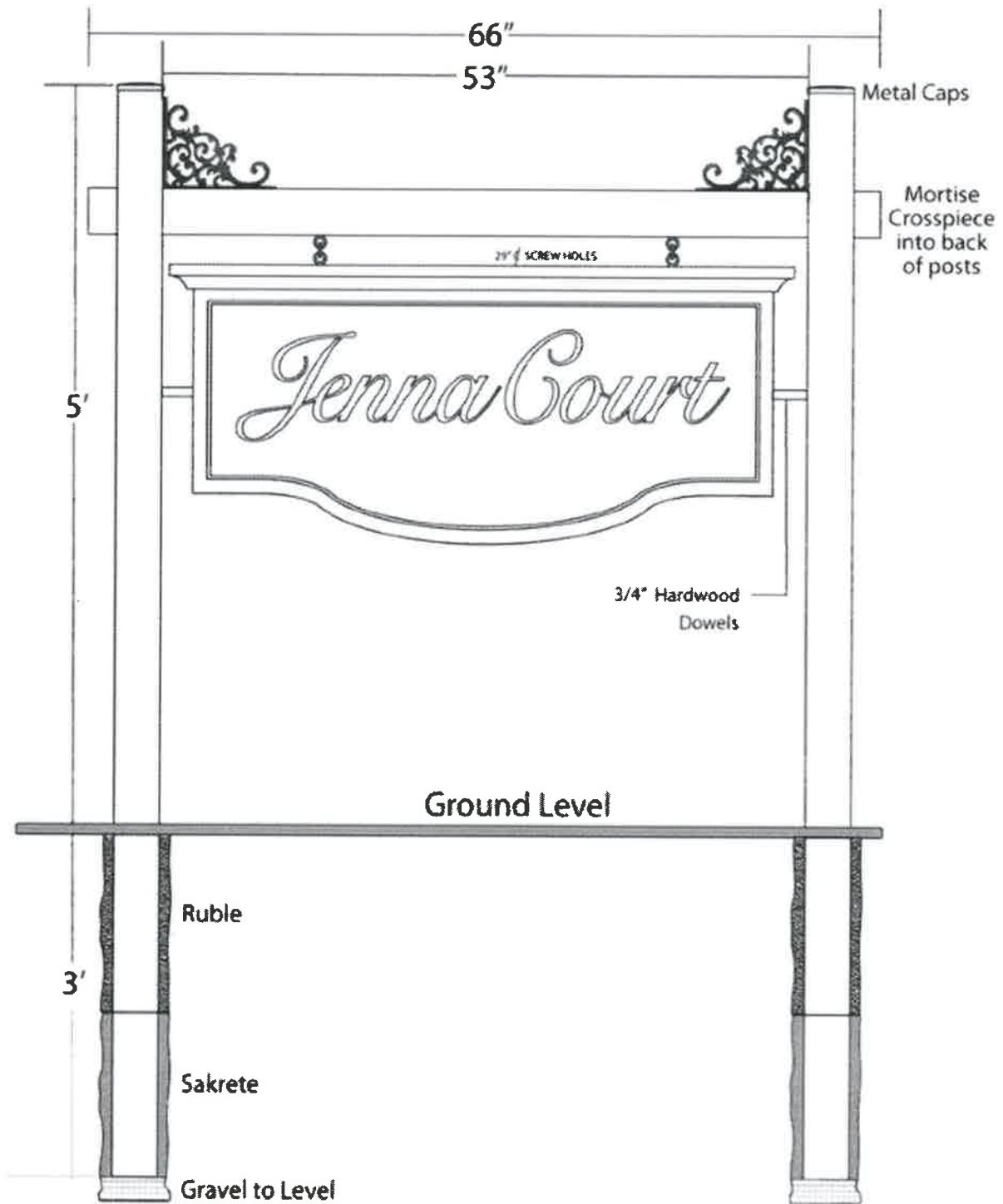
- Subject properties
- 350ft Buffer from properties
- Parcels within 350ft



RECEIVED

JUL 12 2021

VILLAGE OF GLEN ELLYN



RECEIVED

JUL 12 2021

VILLAGE OF GLEN ELLYN

Jenna Court

RECEIVED

JUL 12 2021

VILLAGE OF GLEN ELLYN

FINAL PLAT OF SUBDIVISION
FOR

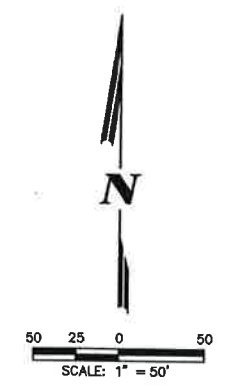
BROOKSHIRE SUBDIVISION

BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 24,
TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

PLAT
R2002-287516
OCT. 25, 2002
4:04 PM

PARCEL INDEX NUMBER
05-24-300@50
05-24-300@51
05-24-300@52
VACANT LAND ADJACENT TO
SUNNY BROOK ROAD IN
DUPAGE COUNTY, ILLINOIS

TOTAL AREA OF
SUBDIVISION =
5.596 ACRES
(MORE OR LESS)



THIS PLAT WAS SUBMITTED TO THE COUNTY RECORDER FOR THE PURPOSES OF RECORDING BY:

(PRINT NAME)

(ADDRESS)

(CITY/TOWN) (STATE) (ZIP CODE)

NOTES

3/4 INCH IRON PIPE SET AT ALL LOT CORNERS AND POINTS OF CURVATURE UNLESS OTHERWISE NOTED.

ALL MEASUREMENTS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

DIMENSIONS SHOWN ALONG CURVES ARE ARC DISTANCES.

ALL EASEMENTS ARE HEREBY GRANTED UNLESS OTHERWISE NOTED.

P.U. & D.E. - INDICATES PUBLIC UTILITY & DRAINAGE EASEMENT HEREBY GRANTED. SEE PROVISIONS FOR DETAILS.

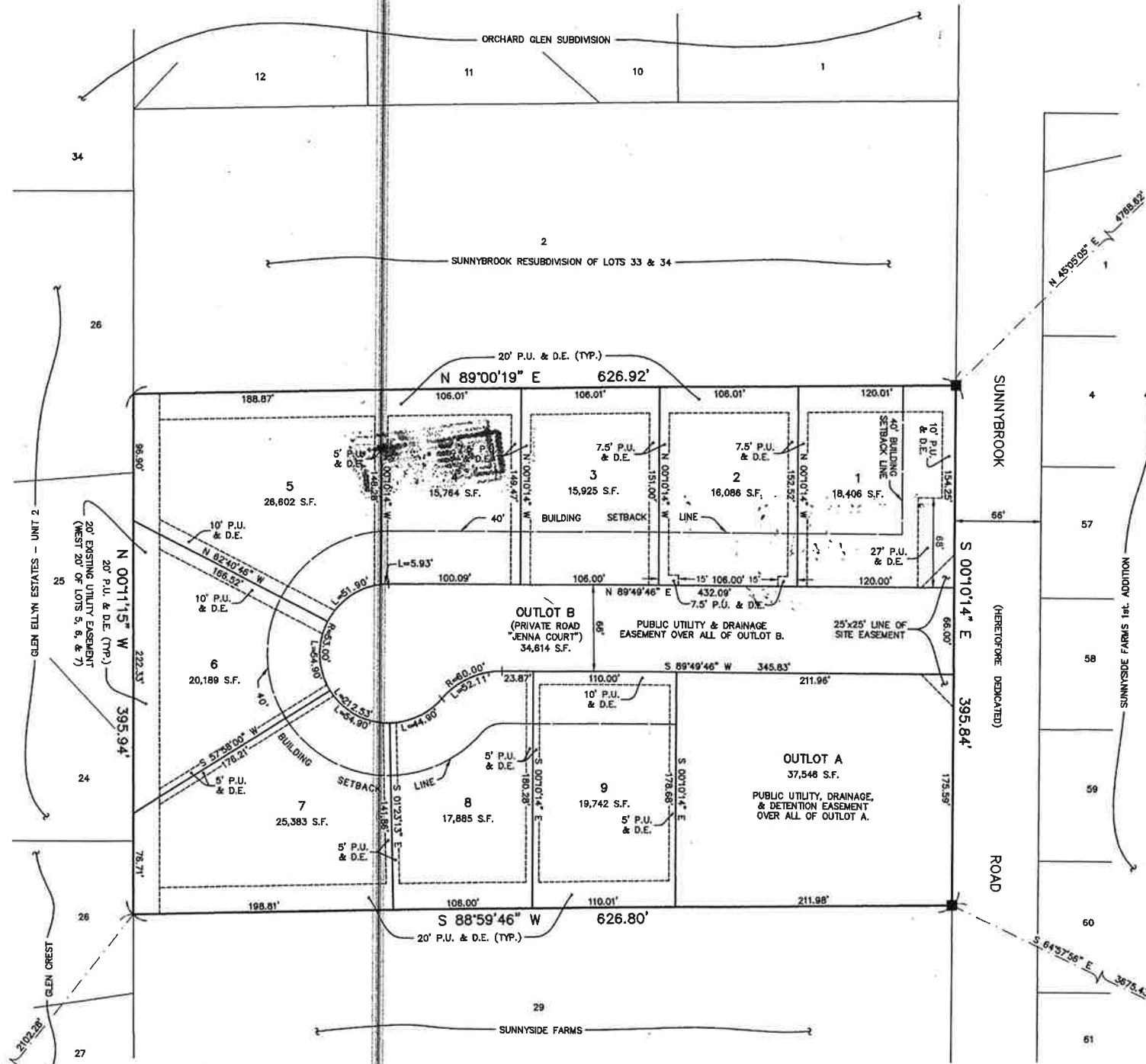
THE BEARINGS SHOWN HEREON ARE BASED UPON THE WEST LINE OF SUNNY BROOK ROAD BEING S 00°10'14" E (ASSUMED).

DIRECT VEHICULAR IMPRESS/EGRESS IS HEREBY PROHIBITED FROM LOT 1 ONTO SUNNYBROOK ROAD.

OUTLOTS A & B SHALL BE OWNED BY THE BROOKSHIRE ASSOCIATION, WHICH IS OWNED EQUALLY BY LOTS 1-9.

LEGEND

- SUBDIVISION BOUNDARY LINE (Heavy Solid Line)
- LOT LINE/PROPERTY LINE (Solid Line)
- ADJACENT LOT LINE/PROPERTY LINE (Light Solid Line)
- BUILDING LINE (Long Dashed Lines)
- EASEMENT LINE/LIMITS OF EASEMENT (Short Dashed Lines)
- SECTION TIE LINE (Light Dashed/Dotted Lines)
- SET CONCRETE MONUMENT
- SECTION CORNER OR QUARTER SECTION CORNER



RECEIVED
JUL 12 2021
VILLAGE OF GLEN ELLYN

PREPARED FOR:
JERRY McKEOWN
McKEOWN CLASSIC HOMES
P.O. BOX 3984
NAPERVILLE, ILLINOIS 60567
(630) 978-2040 FAX(630) 978-0886

PREPARED BY:
CEMCON, Ltd.
Consulting Engineers, Land Surveyors & Planners
11131 COUNTY FARM ROAD
WINFIELD, ILLINOIS 60190-2022
PH: (630) 653-1030 FAX: (630) 653-0652
e-mail: cadd@cemcon.com

DISC NO.: 690001P FILE NAME: PLAT1-1.dwg
DRAWN BY: N.K.S. FLD. BK. / PG. NO.: 864/48-75
COMPLETION DATE: 04-22-02 JOB NO.: 690.001
REVISED: 09-23-02/NKS STREET NAME, OUTLOT NOTE, ESMNT

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DUPAGE COUNTY CLERK
PER REC. R90-080033

R2002-287516 1 of 2

SURFACE WATER STATEMENT

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF SUCH SUBDIVISION OR ANY PART THEREOF. OR THAT IF SUCH SURFACE WATER DRAINAGE WILL BE CHANGED, REASONABLE PROVISION HAS BEEN MADE FOR COLLECTION AND DIVERSION OF SUCH SURFACE WATERS INTO PUBLIC AREAS, OR DRAINS WHICH THE SUBDIVIDER HAS A RIGHT TO USE, AND THAT SUCH SURFACE WATERS WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY ACCEPTED ENGINEERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD OF DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION.

DATED THIS 24TH DAY OF September, A.D., 2002.
Thomas C. Whitt
ILL. REG. PROFESSIONAL ENGINEER OR OWNER OR ATTORNEY FOR OWNER
* 32726
STATE REGISTRATION NUMBER
11/30/02
REGISTRATION EXPIRATION DATE

OWNER'S & SCHOOL DISTRICT CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
THIS IS TO CERTIFY THAT THE UNDERSIGNED IS THE OWNER OF THE LAND DESCRIBED IN THE ANNEXED PLAT, AND THAT HE HAS CAUSED THE SAME TO BE SURVEYED AND SUBDIVIDED, AS INDICATED THEREON, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND DO HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE THEREON INDICATED.

I HEREBY DEDICATE FOR PUBLIC USE THE LANDS SHOWN ON THIS PLAT FOR THROUGHFARES, STREETS, ALLEYS AND FACILITIES; AND I HEREBY ALSO RESERVE FOR AMERITECH, COMMONWEALTH EDISON COMPANY AND NICOR GAS COMPANY THE EASEMENT PROVISIONS WHICH ARE STATED IN THE PUBLIC UTILITY AND DRAINAGE EASEMENT PROVISIONS ATTACHED HERETO.

TO THE BEST OF OWNER'S KNOWLEDGE AND BELIEF, SAID SUBDIVISION LIES ENTIRELY WITHIN THE LIMITS OF 27 HIGH SCHOOL DISTRICT 87 AND GLEN ELLYN ELEMENTARY SCHOOL DISTRICT 29.

McKeown Classic Homes, Inc.
P.O. Box 3984, Naperville, IL 60567
ADDRESS

DATED THIS 24TH DAY OF September, A.D., 2002.
By Jerry C. McKeown ATTEST Nicholas J. O'Connor

NOTARY CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
I, Nicholas J. O'Connor, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT Jerry C. McKeown AND Nicholas J. O'Connor ARE PERSONALLY KNOWN TO ME TO BE THE SAME PERSONS, WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, AS OWNERS, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGED THAT THEY SIGNED AND DELIVERED THE SAID INSTRUMENT AS THEIR OWN FREE AND VOLUNTARY ACTS, FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS 22ND DAY OF September, A.D., 2002.
Nicholas J. O'Connor
NOTARY PUBLIC
MY COMMISSION EXPIRES August 15, 2005

VILLAGE ENGINEER'S CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
I, A.W. McGarr Jr., VILLAGE ENGINEER OF THE VILLAGE OF GLEN ELLYN, DO HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL MATTERS PERTAINING TO PLAT REQUIREMENTS AS PRESCRIBED IN THE REGULATIONS GOVERNING PLATS ADOPTED BY THE VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, ILLINOIS, INsofar AS THEY PERTAIN TO THE SUBJECT PLAT, HAVE BEEN COMPLIED WITH. I FURTHER CERTIFY THAT THE STREET NAMES HAVE BEEN EXAMINED BY ME AND FOUND TO COMPLY WITH THE VILLAGE OF GLEN ELLYN REGULATIONS.

DATED AT GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, THIS 22ND DAY OF October, A.D., 2002.
Nicholas J. O'Connor
VILLAGE ENGINEER

SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
THIS IS TO CERTIFY THAT I, THOMAS C. WHITT, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:
LOTS 30, 31, AND 32 IN F.H. BARTLETTS SUNNYSIDE FARMS A SUBDIVISION OF A PART OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 39 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, DUPAGE COUNTY, ILLINOIS.

THE PLAT HEREON DRAWN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF.

AS SHOWN BY THE ATTACHED PLAT, WHICH IS A CORRECT REPRESENTATION OF SAID SURVEY AND SUBDIVISION. ALL DISTANCES ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. I CERTIFY THAT ALL REGULATIONS ENACTED BY THE COUNTY BOARD RELATIVE TO PLATS AND SUBDIVISIONS HAVE BEEN COMPLIED WITH IN THE PREPARATION OF THIS PLAT AND THAT SAID PLAT IS NOT WITHIN THE CORPORATE LIMITS OF ANY CITY OR VILLAGE BUT IS LOCATED WITHIN ONE AND ONE-HALF (1-1/2) MILES OF THE VILLAGE OF GLEN ELLYN. I FURTHER CERTIFY THAT THE PARCELS INCLUDED IN THIS PLAT ARE NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA, AS IDENTIFIED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY ACCORDING TO THE FLOOD RATE MAP, PANEL NO. 170197 0040 B DATED APRIL 15, 1982.

NOTE: THIS DOES NOT GUARANTEE THAT THE SUBJECT PROPERTY WILL NOT FLOOD.

GIVEN UNDER MY HAND AND SEAL THIS 22ND DAY OF APRIL, A.D., 2002.
Thomas C. Whitt
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 2357
MY REGISTRATION EXPIRES ON NOVEMBER 30, 2002

PLAN COMMISSION CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED BY THE PLAN COMMISSION OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS.

DATED THIS 26TH DAY OF September, A.D., 2002.

SIGNED Dan O'Connor CHAIRMAN
ATTEST Dan O'Connor RECORDING SECRETARY

VILLAGE BOARD OF TRUSTEES

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED BY THE PRESIDENT AND VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, DUPAGE COUNTY, ILLINOIS, THIS 22ND DAY OF September, A.D., 2002.

SIGNED Dan O'Connor PRESIDENT ATTEST Dan O'Connor CLERK

I, Dan O'Connor, VILLAGE CLERK OF THE VILLAGE OF GLEN ELLYN, ILLINOIS, DO HEREBY CERTIFY THAT THE ANNEXED PLAT WAS PRESENTED TO AND BY ORDINANCE DULY APPROVED BY THE VILLAGE BOARD OF THE VILLAGE OF GLEN ELLYN, AT ITS MEETING HELD ON September 22, A.D., 2002. IN WITNESS WHEREOF I HAVE HEREUNTO SET THE SEAL OF THE VILLAGE OF GLEN ELLYN, ILLINOIS.
Dan O'Connor
VILLAGE CLERK

DUPAGE COUNTY CLERK'S CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
I, Gary A. King, COUNTY CLERK OF DUPAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID CURRENT TAXES, NO UNPAID FORFEITED TAXES, AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE ANNEXED PLAT.

I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ANNEXED PLAT.

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT WHEATON, ILLINOIS, THIS 24TH DAY OF October, A.D., 2002.

Gary A. King
COUNTY CLERK

DUPAGE COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
THIS INSTRUMENT NO. B2002-287516 WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE 25TH DAY OF OCTOBER, A.D., 2002 AT 4:01 P.M. O'CLOCK.

J.P. Canney
RECORDER OF DEEDS

CERTIFICATE OF TOWNSHIP HIGHWAY COMMISSIONER

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED THIS 21ST DAY OF September, 2002.

Walter A. ...
HIGHWAY COMMISSIONER

Walter A. ...
TOWNSHIP

CERTIFICATE OF COUNTY ENGINEER

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED BY THE DUPAGE COUNTY DIVISION OF TRANSPORTATION THIS 24TH DAY OF October, A.D., 2002.

Charles F. ...
COUNTY ENGINEER

CERTIFICATE OF DEVELOPMENT AND ENVIRONMENTAL CONCERNS

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
I, Anthony J. ..., DIRECTOR FOR THE DUPAGE COUNTY DEPARTMENT OF DEVELOPMENT AND ENVIRONMENTAL CONCERNS, DO HEREBY CERTIFY THAT THIS PLAT, AND THE PLANS AND SPECIFICATIONS FOR THE IMPROVEMENTS THEREOF, MEET THE REQUIREMENTS OF THE DEVELOPMENT AND ENVIRONMENTAL CONCERNS DEPARTMENT OF DUPAGE COUNTY.

DATED AT WHEATON, DUPAGE COUNTY, ILLINOIS THIS 25TH DAY OF October, A.D., 2002.

Anthony J. ...
DIRECTOR

CERTIFICATE OF HEALTH DEPARTMENT

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED THIS 24TH DAY OF October, 2002.
By: Robert ...
ENVIRONMENTAL ENGINEER

CERTIFICATE OF DATA PROCESSING DEPARTMENT (GIS SECTION)

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED THIS 25TH DAY OF October, 2002.
William M. ...
MANAGER OF GEOGRAPHIC INFORMATION SYSTEMS DATA PROCESSING DEPARTMENT

CERTIFICATE OF PLAT OFFICER

STATE OF ILLINOIS) SS.
COUNTY OF DUPAGE) SS.
APPROVED THIS 25TH DAY OF October, 2002.
... ..
PLAT OFFICER, DUPAGE COUNTY

LINE OF SIGHT EASEMENT PROVISION

A LINE OF SIGHT EASEMENT IS HEREBY RESERVED AND GRANTED OVER ALL AREAS HEREON PLATTED AND NOTED AS "LINE OF SIGHT EASEMENT" FOR THE USE OF THE TOWNSHIP OF MILTON/COUNTY OF DUPAGE, ILLINOIS, AS WELL AS THEIR HEIRS, SUCCESSORS AND ASSIGNS, FOR THE PURPOSE OF MAINTAINING AN UNOBSTRUCTED LINE OF SIGHT AT INTERSECTIONS FOR VEHICULAR TRAFFIC USING THE ROADWAYS ADJACENT TO THE SUBDIVISION. OBSTRUCTIONS SHALL NOT BE PLACED OVER THE SUBJECT EASEMENT, WITH THE EXCEPTION OF LANDSCAPE PLANTINGS WHICH MUST BE MAINTAINED AT A HEIGHT NOT TO EXCEED 3.0 FEET ABOVE THE BACK OF CURB ELEVATION.

PUBLIC UTILITY AND DRAINAGE EASEMENT PROVISIONS

A NON-EXCLUSIVE EASEMENT FOR SERVING THIS SUBDIVISION AND OTHER PROPERTY IS HEREBY RESERVED FOR AND GRANTED TO THE TOWNSHIP OF MILTON, THE COUNTY OF DUPAGE, AND TO PUBLIC UTILITY COMPANIES, INCLUDING BUT NOT LIMITED TO, AMERITECH (ILLINOIS BELL TELEPHONE COMPANY), COMMONWEALTH EDISON COMPANY, INSPHTRON (ILLINOIS GAS COMPANY), AT&T BROADBAND, AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, OVER THOSE AREAS DESIGNATED AS "PUBLIC UTILITY AND DRAINAGE EASEMENT", TO INSTALL, LAY, CONSTRUCT, RENEW, OPERATE, MAINTAIN, AND REMOVE, FROM TIME TO TIME, THE FACILITIES USED IN CONNECTION WITH THE UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY, SOUNDS, SIGNALS, GAS, WATER, STORM WATER, OVERLAND DRAINAGE OR SANITARY SEWER IN, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF SAID EASEMENT AREAS, TOGETHER WITH THE RIGHT TO INSTALL REQUIRED SERVICE CONNECTIONS UNDER OR ON THE SURFACE OF EACH LOT TO SERVE IMPROVEMENTS THEREON, THE RIGHT TO CUT, TRIM, OR REMOVE TREES, BUSHES AND ROOTS AS MAY BE REASONABLY REQUIRED INCIDENTAL TO THE RIGHTS HEREIN GIVEN AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL OF THESE PURPOSES. THE LOCATION OF ALL SUCH FACILITIES IS SUBJECT TO THE APPROVAL OF THE OWNERS OF THE PROPERTY OR THE RESPECTIVE OWNER'S REPRESENTATIVE ASSOCIATION, WHICH APPROVAL SHALL NOT BE UNREASONABLY WITHHELD, AND ALL SUCH INSTALLATIONS ARE SUBJECT TO THE ORDINANCES OF THE COUNTY OF DUPAGE AND THE TOWNSHIP OF MILTON. NO OBSTRUCTIONS OF ANY TYPE SHALL BE PLACED OVER GRANTEE'S FACILITIES OR IN, UPON OR OVER SUCH EASEMENTS WITHOUT PRIOR WRITTEN CONSENT OF THE GRANTEE. SUCH FACILITIES SHALL BE LOCATED UNDERGROUND OR ON THE SURFACE AND AFTER INSTALLATION OF ANY SUCH FACILITIES THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

PERTAINING TO THOSE EASEMENT AREAS AS UTILIZED FOR STORM WATER AND OVERLAND DRAINAGE PURPOSES, NO BUILDINGS OR OTHER STRUCTURES SHALL BE PLACED ON SAID EASEMENT BUT THE SAME MAY BE USED FOR OTHER PURPOSES THAT DO NOT ADVERSELY AFFECT THE STORAGE/FREE-FLOW OF STORM WATER. EACH OWNER OR SUBSEQUENT PURCHASER SHALL BE EQUALLY RESPONSIBLE FOR MAINTAINING THE STORM WATER AND OVERLAND DRAINAGE EASEMENT AREAS AND SHALL NOT DESTROY OR MODIFY GRADES OR SLOPES WITHOUT HAVING FIRST RECEIVED PRIOR WRITTEN APPROVAL OF THE COUNTY OF DUPAGE, OR ANY OTHER LOCAL UNIT OF GOVERNMENT HAVING JURISDICTION OVER DRAINAGE. IN THE EVENT ANY OWNER OR SUBSEQUENT PURCHASER FAILS TO PROPERLY MAINTAIN THE STORM WATER AND OVERLAND DRAINAGE EASEMENT AREAS, THE COUNTY OF DUPAGE, ILLINOIS, OR ANY OTHER UNIT OF LOCAL GOVERNMENT HAVING JURISDICTION OVER DRAINAGE SHALL UPON TEN (10) DAYS PRIOR OF WRITTEN NOTICE, RESERVE THE RIGHT, BUT NOT THE DUTY, TO PERFORM, OR HAVE PERFORMED ON ITS BEHALF, ANY MAINTENANCE WORK TO OR UPON THE STORM WATER AND OVERLAND DRAINAGE AREAS REASONABLY NECESSARY TO INSURE ADEQUATE STORM WATER STORAGE AND FREE FLOW OF STORM WATER THROUGH THE STORM WATER AND OVERLAND DRAINAGE AREAS. IN THE EVENT THE COUNTY OF DUPAGE, ILLINOIS, OR ANY OTHER UNIT OF LOCAL GOVERNMENT HAVING JURISDICTION OVER DRAINAGE, SHALL BE REQUIRED TO PERFORM, OR HAVE PERFORMED ON ITS BEHALF, ANY MAINTENANCE WORK TO OR UPON THE STORM WATER AND OVERLAND DRAINAGE EASEMENT AREAS, THE COST TOGETHER WITH AN ADDITIONAL SUM OF TEN (10) PERCENT OF SAID COST SHALL UPON RECORDATION OF A NOTICE OF LIEN WITHIN NINETY (90) DAYS OF COMPLETION OF THE WORK CONSTITUTE A LIEN AGAINST ALL LOTS CREATED BY THIS PLAT WHICH MAY BE FORECLOSED BY ANY ACTION BROUGHT BY OR ON BEHALF OF THE COUNTY OF DUPAGE, ILLINOIS.

DETENTION EASEMENT PROVISIONS

ALL EASEMENTS INDICATED HEREON AS "DETENTION EASEMENT" ARE HEREBY RESERVED FOR AND GRANTED TO THE TOWNSHIP OF MILTON/THE COUNTY OF DUPAGE, AND THEIR SUCCESSORS AND ASSIGNS, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE BLANKET EASEMENT AREA ON OUTLOT A FOR THE MEN AND EQUIPMENT THAT MAY BE NECESSARY TO EXERCISE THE RIGHTS HEREIN GIVEN. NO BUILDINGS SHALL BE PLACED ON OR WITHIN SAID EASEMENT AREAS BUT THE SAME MAY BE USED FOR OTHER PURPOSES THAT DO NOT ADVERSELY AFFECT THE STORAGE/FREE-FLOW OF STORMWATER. EACH OWNER OR SUBSEQUENT PURCHASER SHALL BE EQUALLY RESPONSIBLE FOR MAINTAINING THE DETENTION EASEMENT AND SHALL NOT DESTROY OR MODIFY SLOPES WITHOUT HAVING FIRST RECEIVED PRIOR WRITTEN APPROVAL OF THE TOWNSHIP OF MILTON/THE COUNTY OF DUPAGE, OR ANY OTHER UNIT OF LOCAL GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE PROPERTY INCLUDED IN THIS SUBDIVISION.

IN THE EVENT THAT OWNER OR SUBSEQUENT PURCHASER FAILS TO PROPERLY MAINTAIN THE DETENTION EASEMENT AREA, THE TOWNSHIP OF MILTON/THE COUNTY OF DUPAGE, OR ANY OTHER UNIT OF LOCAL GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE PROPERTY INCLUDED IN THIS SUBDIVISION, SHALL UPON TEN (10) DAYS OF PRIOR WRITTEN NOTICE, RESERVE THE RIGHT TO PERFORM OR HAVE PERFORMED ON ITS BEHALF, ANY MAINTENANCE WORK TO OR UPON THE DETENTION EASEMENT AREA REASONABLY NECESSARY TO ENSURE ADEQUATE STORMWATER STORAGE AND THE FREE FLOW OF STORMWATER THROUGH SAID DETENTION EASEMENT AREA.

IN THE EVENT THAT THE TOWNSHIP OF MILTON/THE COUNTY OF DUPAGE, OR ANY OTHER UNIT OF LOCAL GOVERNMENT HAVING JURISDICTION OVER DRAINAGE ON THE PROPERTY INCLUDED IN THIS SUBDIVISION, SHALL BE REQUIRED TO PERFORM OR HAVE PERFORMED ON ITS BEHALF, ANY MAINTENANCE WORK TO OR UPON THE DETENTION EASEMENT AREA, THE COST TOGETHER WITH AN ADDITIONAL SUM OF TEN (10) PERCENT OF SAID COST SHALL, UPON RECORDATION OF A NOTICE OF LIEN WITHIN NINETY (90) DAYS OF THE COMPLETION OF SAID WORK, CONSTITUTE A LIEN AGAINST ALL LOTS CREATED BY THIS PLAT WHICH MAY BE FORECLOSED BY ANY ACTION BROUGHT BY OR ON BEHALF OF THE TOWNSHIP OF MILTON/THE COUNTY OF DUPAGE, ILLINOIS.

PREPARED FOR:
JERRY MCKEOWN
MCKEOWN CLASSIC HOMES
P.O. BOX 3984
NAPERVILLE, ILLINOIS 60567
(630) 978-2040 FAX(630) 978-0886

PREPARED BY:
CEMCON, Ltd.
Consulting Engineers, Land Surveyors & Planners
1N131 COUNTY FARM ROAD
WINFIELD, ILLINOIS 60190-2022
PH: (630) 653-1030 FAX: (630) 653-0652
e-mail: cadd@cemcon.com

DISC NO. : 6900D1P FILE NAME : PLAT1-2.dwg
DRAWN BY : N.K.S. FLD. BK. / PG. NO. : B64/48-75
COMPLETION DATE : 04-22-02 JOB NO. : 690.001
REVISED : 09-23-02/NKS ADDED LINE OF SIGHT PROVISION
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B2002-287516 2 of 2