

Land Use Petition

Project Number: 2016.181

Subject Property Information

Address/Location: 325 S. Union Street

Parcel Number(s): 15-27-278-021

Petition Request(s)

Requesting approval of a Special Use for a Telecommunication Facility (4211) for rooftop antennas and related equipment in an R-2 Zoning District located at 325 S. Union Street

Attachments Required

(a CD of digital files of all documents are also required)

- Development Tables Excel Worksheet - digital only (1-0)
- One Paper Copy of:
 - Qualifying Statement (2-1)
 - Legal Description (2-1)
 - Letter of Authorization (2-2)
 - Building and Permit Plans
- All documents pursuant to the Telecommunication Application Information Required (2-23) (see attached form)

Petition Fee: \$800.00 (Payable to The City of Aurora)

I hereby affirm that I have full legal capacity to authorize the filing of this Petition and that all information and exhibits herewith submitted are true and correct to the best of my knowledge. The Authorized Signatory invites City representatives to make all reasonable inspections and investigations of the subject property during the period of processing this Petition.
 *The Subject Property Owner must sign this form unless the Contact Person has been authorized to do so per a letter that is attached hereto. If Signator is NOT the Subject Property Owner a Letter of Aurtherization with owner's Name and contact information is required.

Authorized Signature: Joanna Zaines Date 11/4/16

Print Name and Company: Joanna Zaines, Insik RE, Inc. - authorized Agent for Triable Control LLC

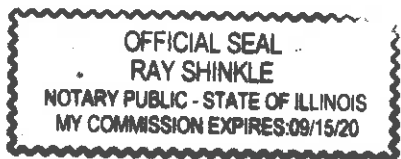
I, the undersigned, a Notary Public in and for the said County and State aforesaid do hereby certify that the authorized signer is personally known to me to be the same person whose name is subscribed to the foregoing instrument and that said person signed sealed and delivered the above petition as a free and voluntary act for the uses and purposes set forth.

Given under my hand and notary seal this 4th day of November

State of Illinois)
County of DePage) SS

[Signature]
Notary Signature

NOTARY PUBLIC SEAL



October 18, 2016

Ed Sieben
Zoning Administrator
Planning & Zoning Division
City of Aurora
1 S. Broadway

Re: Qualifying Statement for a proposed collocation site at 325 S. Union St, Aurora, IL 60505 [CH97282A/ Aurora Cord & Cable]

Hello Mr. Sieben,

In response to the increasing demand for wireless communications services, such as data and mobile phone services, T-Mobile has evaluated their coverage areas and found a coverage gap where the proposed antenna install is located at 325 S. Union St. in Aurora, IL. T-Mobile's RF Engineer has determined the site at 325 S. Union St. as the primary candidate due to both its height and central location within the search ring area to provide extended wireless coverage to the community.

The proposed antenna collocation site at 325 S Union St in Aurora, IL has been deemed Special Use following the DST Meeting. The proposed site shall consist of the installation of three (3) new antennas, one (1) GPS antenna, one (1) microwave dish antenna, two (2) system modules, three (3) RF modules, three (3) COVP's, two (2) Hybrid cables (one a microwave cable and one a coax cable for GPS), one (1) HP large site support cabinet, one (1) battery cabinet, and one (1) steel cube with modules all located within the new 17'-0" x 12'-0" T-Mobile lease area in the building's basement.

As a Special Use site, T-Mobile agrees to conform to the Standards for Special Use, as outlined in the City of Aurora's Code of Ordinances.

Sincerely,

Joanna Zaimes
Insite RE, Inc.
1s660 Midwest Road, Suite 140
Oakbrook Terrace, IL 60181
zaimes@insite-inc.com
630.797.8830

Insite RE, Inc.
1s660 Midwest Road
Suite 140
Oakbrook Terrace, IL 60181

October 18, 2016

From: Chris Court LLC
1060 E. Ogden Ave, Naperville, IL 60563
630-978-0830

To: City of Aurora, Planning and Zoning Division
44 E. Downer Place, Aurora, IL 60507
630-256-3080
coaplanning@aurora-il.org

Re: Authorization Letter for: 325 S. Union St, Aurora, IL 60505

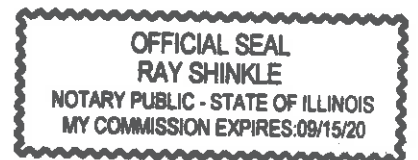
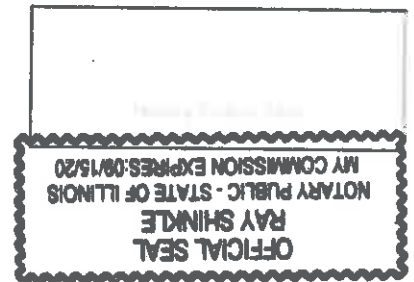
To whom it may concern:

As the record owner of the above stated property, I hereby affirm that I have full legal capacity to authorize T-Mobile Central LLC, and its representatives, to act as the owner's agent through the Special Land Use Petition process with the City of Aurora for said property.

Signature: *David M. DeMunnick* Date 10/19/16

Subscribed And Sworn To Before Me This 19th Day of October, 2016

Notary Signature *[Signature]*





November 9, 2016

Mr. Edward T. Sieben
Zoning Administrator
Planning & Zoning Division
City of Aurora
1 S. Broadway
Aurora, IL 60505

Re: T-Mobile Rooftop Collocation - CH97282A, Aurora Cord & Cable

Dear Mr. Sieben,

In accordance to the proposed rooftop collocation site at 325 S. Union St, Aurora, IL, T-Mobile herewith gives their authorization for Joanna Zaimes and Ray Shinkle of Insite RE, Inc. to file and obtain any municipal approvals or permits required by the City of Aurora.

If you have any additional questions or concerns, I can be reached at 773-444-5594.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Anasia Lay', written over the printed name.

Anasia Lay

Project Manager

CH/ML Markets – Development

T-Mobile

That part of block 16 of Hackney's addition to Aurora, Kane County, Illinois, described as follows: commencing at the intersection of the easterly line of Jacob Maier's subdivision of the east 1.5 acres of the west 3 acres of said block 16 with the north line of fourth avenue; thence easterly along said north line 97.7 feet for a point of beginning; thence continuing easterly along the said north line 99.85 feet to the west line of union street, as laid out by the City of Aurora; thence northerly, at an angle to the right of 91 degrees, 19 minutes, 21 seconds and a distance of 396.32 feet, along the said west line to the south line of north avenue, thence westerly, at an angle of 88 degrees, 40 minutes 0 seconds to the right and a distance of 194.86 feet, along the said south line to the west line of said Jacob Maier's subdivision; thence southerly at an angle to the right of 91 degrees, 43 minutes, 20 seconds and a distance of 198.18 feet, along the said west line to the southeast corner of lot 1 of the aforesaid Jacob Maier's subdivision; thence easterly at an angle to the right of 88 degrees, 17 minutes, 0 seconds and a distance of 97.7 feet, thence southerly parallel with the said west line of Jacob Maier's subdivision, 198.17 feet to the point of beginning, in the City of Aurora, Kane County, Illinois.

Address: 325 S. Union St, Aurora, Illinois

PIN: 15-27-278-021