

CITY STORMWATER CONTROL EASEMENT

A STORMWATER CONTROL EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE CITY OF AURORA ("CITY") FOR ALL AREAS HEREON PLATTED AND DESIGNATED AS "STORMWATER CONTROL EASEMENT". FOR A STORMWATER CONTROL FACILITY TO BE MAINTAINED BY THE OWNER OF SAID FACILITY IN ACCORDANCE WITH CITY ORDINANCES, APPROVED ENGINEERING PLANS AND APPROVED MAINTENANCE PLAN FOR THE CITY CASEFILE NUMBER _____, SAID EASEMENT SHALL FURTHER GRANT AND ALLOW THE CITY, ITS CONTRACTORS AND OR ASSIGNS, THE RIGHT TO CONSTRUCT, INSTALL, RECONSTRUCT, REPAIR, REMOVE, REPLACE AND OPERATE STORM SEWER PIPES AND STRUCTURES WITHIN SAID EASEMENT AND TO CONVEY STORMWATER WITHIN ANY SAID STORM SEWERS. NO ENCROACHMENT OF ANY KIND SHALL BE ALLOWED WITHIN SAID EASEMENT UNLESS THE CITY HAS DETERMINED THAT SAID ENCROACHMENT SHALL NOT INTERFERE WITH THE PROPER FUNCTIONING OF SUCH FACILITY. SUCH AS GARDENS, SHRUBS AND OTHER LANDSCAPING MATERIAL.

THE CITY SHALL HAVE THE RIGHT TO ENTER UPON SAID EASEMENT AT ANY TIME FOR THE PURPOSES OF ACCESS TO AND INSPECTION OF THE STORMWATER CONTROL FACILITIES LOCATED WITHIN SAID EASEMENT. IF, UPON INSPECTION, THE CITY DISCOVERS THAT THE OWNER HEREOF ("OWNER") HAS FAILED TO MAINTAIN SAID FACILITIES, THE CITY SHALL NOTIFY OWNER OF ITS FINDINGS, AND OWNER SHALL MAKE REQUIRED REPAIRS WITHIN 15 DAYS AFTER THE CITY'S NOTICE. IF SUCH REPAIRS ARE NOT CAPABLE OF BEING COMPLETED WITHIN 15 DAYS, OWNER SHALL HAVE AS LONG AS IS REASONABLY NECESSARY TO COMPLETE SUCH REPAIRS, PROVIDED THAT THE CITY HAS GIVEN ITS APPROVAL.

IN THE EVENT THAT THE OWNER HAS NOT RESPONDED TO THE CITY'S NOTICE, THEN THE CITY MAY CAUSE SUCH REPAIRS TO BE MADE AND BILL OWNER FOR ALL COSTS THEREOF, AND SHALL HAVE THE RIGHT TO CUT TRIM OR REMOVE ANY TREES, SHRUBS OR OTHER PLANTS WITHIN THE AREAS DESIGNATED "STORMWATER CONTROL EASEMENT" WHICH INTERFERE WITH THE CONSTRUCTION, INSTALLATION, RECONSTRUCTION, REPAIR, REMOVAL, REPLACEMENT, MAINTENANCE AND OPERATION OF SAID FACILITIES AND STRUCTURES.

FOLLOWING ANY WORK TO BE PERFORMED BY THE CITY IN THE EXERCISE OF ITS EASEMENT RIGHTS GRANTED HEREIN, THE CITY SHALL HAVE NO OBLIGATION WITH RESPECT TO SURFACE RESTORATION, INCLUDING BUT NOT LIMITED TO, THE LAWN OR SHRUBBERY, PROVIDED, HOWEVER, THAT SAID CITY SHALL BE OBLIGATED FOLLOWING SUCH MAINTENANCE WORK TO BACKFILL AND MOUND ANY TRENCH CREATED SO AS TO RETAIN SUITABLE DRAINAGE, TO COLD PATCH ANY ASPHALT OR CONCRETE SURFACE, TO REMOVE ALL EXCESS DEBRIS AND SPOIL AND TO LEAVE THE MAINTENANCE AREA IN A GENERALLY CLEAN AND WORKMANLIKE CONDITION.

OWNER'S CERTIFICATE

THIS IS TO CERTIFY THAT I, THE UNDERSIGNED AM THE RECORD OWNER OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AFFIXED HEREON, AND DOES HEREBY CONSENT TO THE GRANT OF EASEMENT DEPICTED HEREON.

DATED THIS____DAY OF _____, A.D., 2023.

SIGNATURE

PLEASE TYPE/PRINT THE AUTHORIZED INDIVIDUAL'S NAME, TITLE, CORPORATION/COMPANY NAME, AND ADDRESS:

STATE OF ILLINOIS)
)SS
COUNTY OF KANE)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE AFORESAID COUNTY AND STATE, DO HEREBY CERTIFY THAT THE FOREGOING SIGNATOR OF THE OWNER'S CERTIFICATE IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND THAT SAID INDIVIDUAL APPEARED AND DELIVERED SAID INSTRUMENT AS A FREE AND VOLUNTARY ACT FOR THE USES AND PURPOSES THEREIN SET FORTH IN THE AFORESAID INSTRUMENT.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS____DAY OF _____, A.D., 2023.

NOTARY

PLEASE TYPE/PRINT NAME

NOTARY'S SEAL

COUNTY RECORDER'S CERTIFICATE

STATE OF ILLINOIS)
)SS
COUNTY OF KANE)

I, THE UNDERSIGNED, AS THE RECORDER OF DEEDS FOR _____
COUNTY DO HEREBY CERTIFY THAT INSTRUMENT NUMBER _____

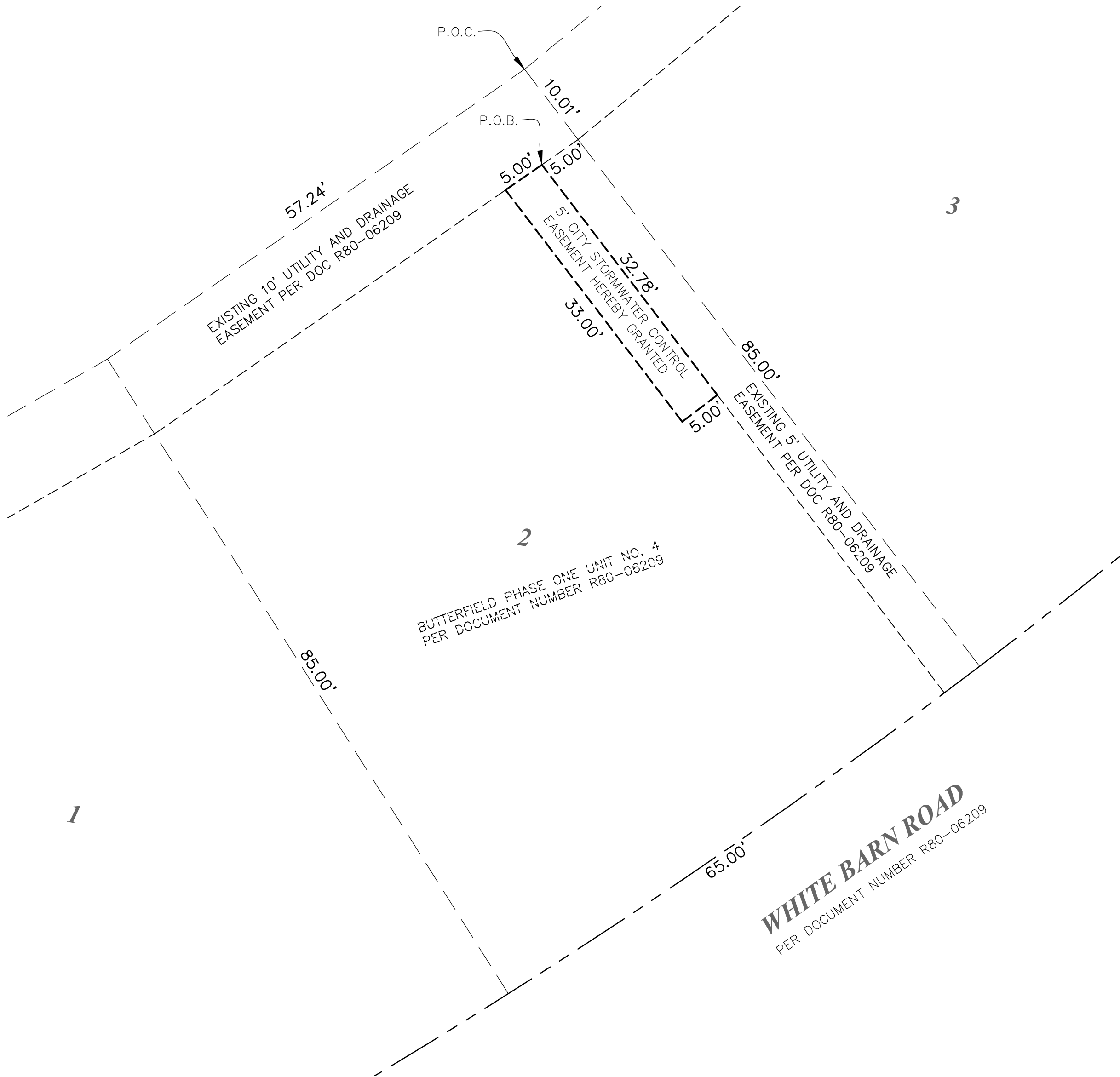
WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF _____COUNTY, ILLINOIS,
ON THE _____ DAY OF _____, A.D., 20____ AT
_____ O'CLOCK ____M.

RECORDER OF DEEDS

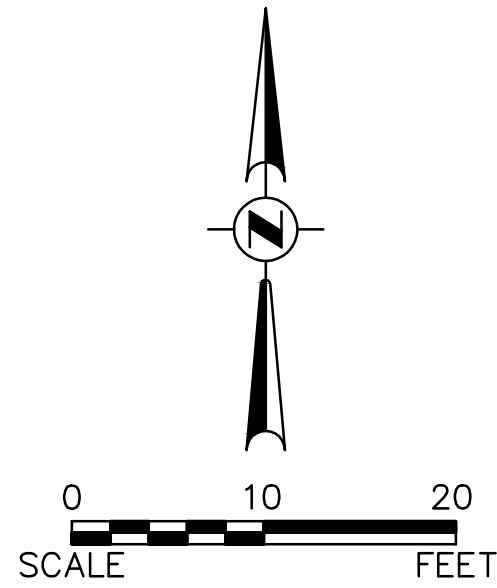
PLEASE TYPE/PRINT NAME

5' CITY STORMWATER CONTROL EASEMENT LEGAL DESCRIPTION

THAT PART OF LOT 2 IN BUTTERFIELD PHASE ONE, UNIT NO. 4, BEING A SUBDIVISION IN THE NORTHEAST FRACTIONAL QUARTER OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHERLY MOST CORNER OF SAID LOT 2; THENCE SOUTHEASTERLY ALONG THE NORTHESTERLY LINE OF SAID LOT 2, 10.01 FEET TO THE SOUTHEASTERLY LINE OF AN EXISTING 10' UTILITY AND DRAINAGE EASEMENT; THENCE SOUTHWESTERLY ALONG SAID SOUTHEASTERLY EASEMENT LINE, 5.00 FEET TO THE SOUTHWESTERLY LINE OF AN EXISTING 5' DRAINAGE AND UTILITY EASEMENT FOR THE POINT OF BEGINNING; THENCE SOUTHEASTERLY, ALONG SAID SOUTHWESTERLY LINE, 32.78 FEET; THENCE SOUTHWESTERLY PERPENDICULAR TO THE SOUTHWESTERLY LINE OF SAID 5.0 FOOT DRAINAGE AND UTILITY EASEMENT, 5.00 FEET; THENCE NORTHWESTERLY, PARALLEL TO THE SOUTHWESTERLY LINE OF SAID EXISTING 5.00 FEET DRAINAGE AND UTILITY EASEMENT, 33.00 FEET TO THE SOUTHEASTERLY LINE OF SAID EXISTING 10.00 FOOT DRAINAGE AND UTILITY EASEMENT; THENCE NORTHEASTERLY, ALONG SAID SOUTHEASTERLY LINE, 5.00 FEET TO THE POINT OF BEGINNING



City Resolution: _____Passed On: _____



LEGEND	
-----	= EASEMENT HEREBY GRANTED
-----	= EXISTING EASEMENT
-----	= EXISTING PROPERTY LINE
-----	= EXISTING ROW
POB	= POINT OF BEGINNING
POC	= POINT OF COMMENCEMENT

CITY CLERK'S CERTIFICATE

STATE OF ILLINOIS)
)SS
COUNTY OF KANE)

THIS IS TO CERTIFY THAT THE ABOVE PLAT CORRECTLY REPRESENTS THE GRANT OF EASEMENT DEPICTED HEREON,

AND ACCEPTED BY RESOLUTION NO. _____, A PROPER RESOLUTION

ADOPTED BY THE AURORA CITY COUNCIL ON _____, 2023.

CITY CLERK

CITY ENGINEER'S CERTIFICATE

STATE OF ILLINOIS)
)SS
COUNTY OF KANE)

I, THE UNDERSIGNED, AS CITY ENGINEER OF THE CITY OF AURORA, KANE/DUPAGE COUNTIES, ILLINOIS, DO HEREBY CERTIFY THAT THIS DOCUMENT IS APPROVED

UNDER MY OFFICES THIS ____DAY OF _____, A.D., 2023.

CITY ENGINEER

PLEASE TYPE/PRINT NAME

SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I, THE UNDERSIGNED, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED THE ABOVE-DESCRIBED PROPERTY, AND THAT THIS PLAT WAS PREPARED FOR THE PURPOSE OF GRANTING AN EASEMENT TO THE CITY OF AURORA FOR PURPOSES STATED HEREON, AND THAT THIS PLAT OF EASEMENT ACCURATELY DEPICTS SAID PROPERTY.

GIVEN UNDER MY HAND AND SEAL THIS ____ DAY OF JUNE, 2023.

MARK G. SCHELLER
ILLINOIS PROFESSIONAL LAND SURVEYOR #3581
(EXPIRES 11-30-24)
ENGINEERING ENTERPRISES, INC.
52 WHEELER ROAD,
SUGAR GROVE, IL 60554

DEVELOPMENT DATA TABLE: EASEMENT		
DESCRIPTION	VALUE	UNIT
A) TAX/PARCEL IDENTIFICATION NUMBER(S) (PINS): 07-06-207-002		
B) PROPOSED NEW EASEMENTS		
CITY STORMWATER CONTROL EASEMENT	164	Square Feet 0.004 Acres
TOTAL	164	0.004



Engineering Enterprises, Inc.
CONSULTING ENGINEERS
52 Wheeler Road
Sugar Grove, Illinois 60554
630.466.6700 / www.eeiweb.com

CITY OF AURORA
44 E. DOWNER PL.
AURORA, IL 60506

NO.	DATE	REVISIONS

PLAT OF EASEMENT

DATE:	JUNE 5, 2023
PROJECT NO.	AU2204
FILE NO	AU2204-LOT 2
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