

| CITY RESOLUTION |
|-----------------|
| PASSED ON       |

#### CROSS-ACCESS EASEMENT PROVISIONS

AN EASEMENT OF ACCESS IS HEREBY RESERVED OVER THE PORTIONS OF THE PROPERTY DESIGNATED AS THE "CROSS ACCESS EASEMENT" FOR THE BENEFIT OF THE OWNERS FROM TIME TO TIME OF LOTS 1 THROUGH 5, INCLUSIVE, IN BUTTERFIELD PHASE II UNIT 5B SUBDIVISION AS PLATTED HEREON AND THEIR RESPECTIVE TENANTS, AGENTS, EMPLOYEES, VENDORS AND INVITEES, TO USE THE EASEMENT AREA FOR ACCESS TO THE BUILDINGS, STRUCTURES AND FACILITIES CONSTRUCTED AND INSTALLED THEREON. THE USE AND ENJOYMENT OF THE EASEMENT HEREIN RESERVED SHALL BE SUBJECT TO TERMS AND PROVISIONS SET FORTH BELOW.

EXCEPT TO THE EXTENT OTHERWISE PROVIDED ON A FINAL PLAN, THE EASEMENT AREA SHALL BE USED FOR THE MOVEMENT OF BOTH VEHICULAR AND PEDESTRIAN TRAFFIC IN BOTH DIRECTIONS

NO CARS, TRUCKS OR OTHER MOTOR VEHICLES SHALL BE PARKED OR LEFT UNATTENDED ON THE EASEMENT AREAS AND NO VEHICULAR OR OTHER OBSTRUCTIONS SHALL BE PLACED ON THE EASEMENT AREAS WHICH SHALL INTERFERE WITH OR PREVENT THE FREE MOVEMENT OF VEHICLES OVER THE EASEMENT AREAS.

ALL OWNERS SHALL COOPERATE AND WORK TOGETHER TO MAINTAIN, REPAIR AND REPLACE THE DRIVEWAYS AND ROADWAYS INSTALLED WITHIN THE EASEMENT AREAS WITH ALL NEEDED MAINTENANCE, REPAIRS AND REPLACEMENTS BEING UNDERTAKEN AT SUCH TIMES AND IN SUCH A MANNER SO AS TO MINIMIZE THE DISRUPTION OF ACCESS TO THE BUILDINGS. STRUCTURES AND FACILITIES LOCATED ON SUCH LOTS WHILE SUCH WORK IS BEING UNDERTAKEN AND, EXCEPT FOR EMERGENCY REPAIRS, SHALL NOT BE CLOSED TO VEHICULAR TRAFFIC.

NO PERMANENT STRUCTURES SHALL BE LOCATED ON THE SURFACE OF OR ABOVE THE EASEMENT AREAS WHICH INTERFERE WITH THE FREE MOVEMENT OF VEHICULAR TRAFFIC THEREON. THE FOREGOING DOES NOT PROHIBIT THE INSTALLATION OF DIRECTIONAL TRAFFIC SIGNAGE THEREON OR THE INSTALLATION OF LIGHTING SO LONG AS SUCH SIGNS AND LIGHTING IS INSTALLED IN THE LOCATIONS SET FORTH ON THE FINAL PLANS AS APPROVED BY THE CITY.

THE EASEMENTS HEREBY RESERVED ARE EASEMENTS APPURTENANT TO LOTS 1 THROUGH 5, INCLUSIVE, IN BUTTERFIELD PHASE II UNIT 5B SUBDIVISION AS PLATTED HEREON AND ARE INTENDED TO RUN WITH THE LAND AND BE BINDING UPON AND INURE TO THE BENEFIT OF ALL FUTURE OWNERS, OCCUPANTS AND HOLDERS OF SECURITY INTERESTS THEREIN

### STORMWATER CONTROL EASEMENT PROVISIONS

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 AND APPROVED ENGINEERING PLANS. 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

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.

A DRAWN BY CJC CHECKED BY DW BOOK N/A PG N/A

CyrusOne LLC 2850 N. Harwood Street, Suite 2200 Dallas Tx, 75201

Butterfield Phase II, Unit 5B - Aurora

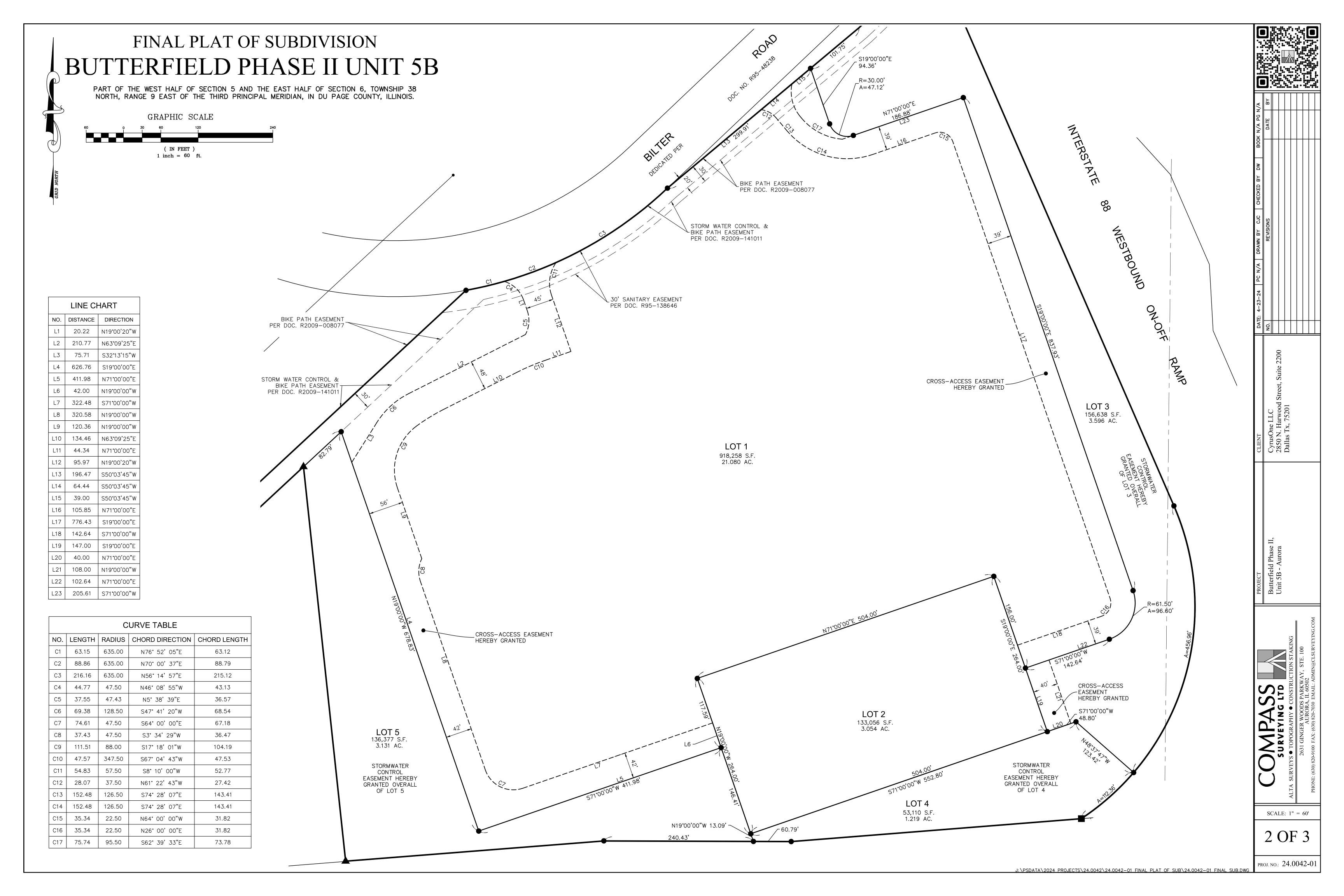
URVEYING LTD
TOPOGRAPHY • CONSTRUCTION STAKING
AURORA, IL 60502

SCALE: 1" = 100'

SCALE: 1" = 10

OF 3

PROJ. NO.: 24.0042-01



# FINAL PLAT OF SUBDIVISION BUTTERFIELD PHASE II UNIT 5B

PART OF THE WEST HALF OF SECTION 5 AND THE EAST HALF OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DU PAGE COUNTY, ILLINOIS.

|   | STATE OF ILLINOIS ) )SS COUNTY OF KANE )  |   |
|---|---|---|
| OWNER'S CERTIFICATE  STATE OF) COUNTY OF) SS  | I, THE UNDERSIGNED, AS CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF AURORA, KANE, DUPAGE, WILL AND KENDALL COUNTIES, ILLINOIS, DO HEREBY CERTIFY THAT THIS DOCUMENT HAS BEEN APPROVED BY SAID PLANNING AND ZONING COMMISSION THIS  |   |
| THIS IS TO CERTIFY THAT, IS THE RECORD OWNER OF THE PROPERTY DESCRIBED IN THE SURVEYOR'S CERTIFICATE AFFIXED HEREON, AND DOES HEREBY CONSENT TO THE SUBDIVISION OF SAID PROPERTY, AND THE VARIOUS DEDICATIONS, GRANTS AND RESERVATIONS OF EASEMENT AND RIGHTS-OF-WAY DEPICTED HEREON.   | PLANNING AND ZONING COMMISSION, CITY OF AURORA  | CITY ENGINEER'S CERTIFICATE   |
| ALSO, THIS IS TO CERTIFY THAT THE PROPERTY BEING SUBDIVIDED AFORESAID AND, TO THE BEST OF OWNER'S KNOWLEDGE AND BELIEF, SAID SUBDIVISION LIES ENTIRELY WITHIN THE LIMITS OF UNIT SCHOOL DISTRICT 204 AND COLLEGE OF DUPAGE DISTRICT 502.  | CHAIRMAN  | STATE OF ILLINOIS ) )SS COUNTY OF KANE )  |
| DATED AT,,, THIS DAY OF, THIS DAY OF  | PLEASE TYPE/PRINT NAME  | I, THE UNDERSIGNED, AS CITY ENGINEER OF THE CITY OF AURORA, KANE, DUPAGE KENDALL AND WILL COUNTIES, ILLINOIS, DO HEREBY CERTIFY THAT THIS DOCUMENT IS APPROVED UNDER MY OFFICES THIS DAY OF DAY OF A.D., 20   |
| BY:<br>NOTARY'S CERTIFICATE   |   | CITY ENGINEER   |
| STATE OF)<br>)SS<br>COUNTY OF)  |   | PLEASE TYPE/PRINT NAME  |
| IN 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 OF THE CORPORATION AND THAT SAID INDIVIDUAL DID ALSO THEN AND THERE ACKNOWLEDGE THAT HE OR SHE IS A CUSTODIAN OF THE CORPORATION TO SAID INSTRUMENT AS HIS OR HER OWN FREE AND VOLUNTARY ACT OF SAID CORPORATION, AS OWNER, FOR THE USES AND PURPOSES THEREIN SET FORTH IN THE AFORESAID INSTRUMENT.  GIVEN UNDER MY HAND AND NOTARIAL SEAL THISDAY  OF | SURFACE WATER STATEMENT  STATE OF ILLINOIS  SS  COUNTY OF  TO THE BEST OF OUR KNOWLEDGE AND BELIEF THE DRAINAGE OF SURFACE WATERS WILL NOT BE CHANGED BY THE CONSTRUCTION OF THIS 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 WILL BE PLANNED FOR IN ACCORDANCE WITH GENERALLY BEIGHTERING PRACTICES SO AS TO REDUCE THE LIKELIHOOD FOR DAMAGE TO THE ADJOINING PROPERTY BECAUSE OF THE CONSTRUCTION OF THE SUBDIVISION.  OWNER OR ATTORNEY  PLEASE TYPE/PRINT NAME  ENGINEER  PLEASE TYPE/PRINT NAME | COUNTY CLERK'S CERTIFICATE  STATE OF ILLINOIS )  SS COUNTY OF DUPAGE )  I, THE UNDERSIGNED, AS COUNTY CLERK OF DUPAGE COUNTY, ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES, NO UNPAID OR FORFEITED TAXES, AND NO REDEEMBALE TAX SALES AGAINST ANY OF THE LAND DEPICTED HEREON. I PURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE PLAT DEPICTED HEREON.  GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT WHEATON, ILLINOIS, THIS DAY OF, A.D., 20  COUNTY CLERK |
| TITLE, CORPORATION / COMPANY NAME AND ADDRESS:  | CITY COUNCIL CERTIFICATE  | COUNTY RECORDER'S CERTIFICATE  STATE OF ILLINOIS )  SS  COUNTY OF DUPAGE )  |
| STATE OF)  )SS  COUNTY OF)  , THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT THE FOREGOING SIGNATOR OF THE MORTGAGE CERTIFICATE, IS PERSONALLY KNOWN TO ME TO BE THE SAME PERSON WHOSE NAME IS   | STATE OF ILLINOIS ) )SS COUNTY OF KANE )  | I, THE UNDERSIGNED, AS THE RECORDER OF DEEDS FOR DUPAGE COUNTY DO HEREB' CERTIFY THAT INSTRUMENT NUMBER WAS FILED FOR RECORD IN THE RECORDER'S OFFICE OF DUPAGE COUNTY, ILLINOIS, ON THE DAY OF A.D., 20 AT O'CLOCKM.   |
| SUBSCRIBED TO THE FOREGOING INSTRUMENT AS MORTGAGEE, APPEARED AND DELIVERED<br>THE SAID INSTRUMENT AT THEIR OWN FREE AND VOLUNTARY ACT OF SAID CORPORATION<br>AS OWNER, FOR THE USES AND PURPOSES THEREIN SET FORTH, AND THE SAID<br>MORTGAGEE DID ALSO THEN AND THERE ACKNOWLEDGE THAT HE OR SHE AS CUSTODIAN<br>OF THE CORPORATE SEAL OF SAID CORPORATION DID AFFIX SAID SEAL OF SAID   | APPROVED THIS DAY OF A.D., 20, BY THE CITY COUNCIL OF THE CITY OF AURORA, PURSUANT TO ORDINANCE/RESOLUTION NUMBER   | RECORDER OF DEEDS   |
| CORPORATION TO SAID INSTRUMENT AS HIS OR HER OWN FREE AND VOLUNTARY ACT<br>AND AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION, AS OWNER, AS<br>AFORESAID, FOR THE USES AND PURPOSES THEREIN SET FORTH.   | BY: MAYOR   | PLEASE TYPE / PRINT NAME  |

CITY CLERK

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS DAY

.\_\_\_\_\_, A.D., 20\_\_

PLEASE TYPE/PRINT NAME

NOTARY SEAL

PLANNING AND ZONING COMMISSION CERTIFICATE

### SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I, THE UNDERSIGNED, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

THAT PART OF THE WEST 1/2 OF SECTION 5 AND THE EAST 1/2 OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF A TRACT OF LAND CONVEYED TO NORTHERN ILLINOIS GAS COMPANY BY DOCUMENT NO. 956155 RECORDED FEBRUARY 18, 1960 WITH THE WEST LINE OF EOLA ROAD, AS CREATED BY DOCUMENT NO. R92-231189, SAID WEST LINE LYING 100 FEET WESTERLY OF THE CENTER LINE OF SAID EOLA ROAD AT SAID POINT OF INTERSECTION; THENCE SOUTH 85 DEGREES 26 MINUTES 20 SECONDS WEST ALONG SAID NORTH LINE 1057.42 FEET TO AN ANGLE POINT IN SAID NORTH LINE; THENCE SOUTH 86 DEGREES 53 MINUTES 56 SECONDS WEST ALONG SAID NORTH LINE 199.87 FEET TO AN ANGLE POINT IN SAID NORTH LINE; THENCE SOUTH 85 DEGREES 29 MINUTES 57 SECONDS WEST ALONG SAID NORTH LINE 29.35 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING SOUTH 85 DEGREES 29 MINUTES 57 SECONDS WEST ALONG SAID NORTH LINE, 468.04 FEET TO AN ANGLE POINT IN SAID NORTH LINE; THENCE NORTH 89 DEGREES 49 MINUTES 50 SÉCONDS WEST ALONG SAID NORTH LINE 301.18 FEET TO AN ANGLE POINT IN SAID NORTH LINE; THENCE SOUTH 85 DEGREES 27 MINUTES 41 SECONDS WEST ALONG SAID NORTH LINE 416.01 FEET; THENCE NORTH 06 DEGREES 07 MINUTES 25 SECONDS WEST, 637.75 FEET; THENCE SOUTH 47 DEGREES 06 MINUTES 35 SECONDS WEST, 455.18 FEET; THENCE SOUTH 26 DEGREES 09 MINUTES 17 SECONDS WEST, 27.96 FEET; THENCE SOUTH 47 DEGREES 06 MINUTES 35 SECONDS WEST, 51.66 FEET TO A NORTHEASTERLY LINE OF SAID GAS COMPANY TRACT; THENCE NORTH 37 DEGREES 17 MINUTES 57 SECONDS WEST ALONG SAID NORTHEASTERLY LINE, 40.19 FEET TO THE MOST SOUTHERLY CORNER OF LOT 1 OF FOREST PRESERVE DISTRICT BIG WOODS ASSESSMENT PLAT, RECORDED SEPTEMBER 27, 1991 AS DOCUMENT NO. R91-126868; THENCE NORTH 47 DEGREES 06 MINUTES 35 SECONDS EAST ALONG A SOUTHEASTERLY LINE OF SAID LOT 1, A DISTANCE OF 913.68 FEET TO THE SOUTHERLY LINE OF BILTER ROAD AS CREATED BY DOCUMENT NO. R95-48238; THENCE NORTHEASTERLY ALONG SAID SOUTHERLY LINE, BEING ALONG A CURVE CONCAVE NORTHWESTERLY, NOT TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 635.00 FEET, A CHORD BEARING OF NORTH 63 DEGREES 06 MINUTES 54 SECONDS EAST, A CHORD LENGTH OF 362.97 FEET, AN ARC LENGTH OF 368.10 FEET; THENCE NORTH 50 DEGREES 03 MINUTES 45 SECONDS EAST NOT TANGENT TO THE LAST DESCRIBED COURSE, 401.66 FEET; THENCE NORTH 46 DEGREES 29 MINUTES 59 SECONDS EAST, 85.68 FEET; THENCE NORTH 87 DEGREES 39 MINUTES 27 SECONDS EAST, 82.66 FEET; THENCE SOUTH 23 DEGREES 30 MINUTES 01 SECONDS EAST, 905.89 FEET TO A POINT OF CURVATURE; THENCE SOUTHEASTERLY, SOUTHERLY AND SOUTHWESTERLY ALONG A CURVE CONCAVE NORTHWESTERLY, TANGENT TO THE LAST DESCRIBED COURSE, HAVING A RADIUS OF 408.00 FEET, A CHORD BEARING OF SOUTH 16 DEGREES 28 MINUTES 26 SECONDS WEST, A CHORD LENGTH OF 524.23 FEET, AN ARC LENGTH OF 569.31 FEET TO THE POINT OF BEGINNING; IN DUPAGE COUNTY, ILLINOIS.

THE PLAT HEREON DRAWN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY AND ACCURATELY DEPICTS SAID PROPERTY. DIMENSIONS ARE SHOWN IN FEET AND DECIMAL PARTS THEREOF. I FURTHER CERTIFY THAT THE PROPERTY SHOWN ON THE PLAT HEREON DRAWN IS SITUATED WITHIN THE CORPORATE LIMITS OF A MUNICIPALITY WHICH HAS ADOPTED A COMPREHENSIVE PLAN AND WHICH IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY DIVISION 12 OF ARTICLE 11 OF THE ILLINOIS MUNICIPAL CODE, AND THAT THE PLAT MEETS THE PROVISIONS OF CHAPTER 43 "SUBDIVISIONS" OF THE AURORA MUNICIPAL CODE. I FURTHER CERTIFY THAT, BASED UPON A REVIEW OF THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATÉ MAP, MAP NUMBERS 17043C117J AND 17043C0136J, BOTH HAVING A REVISED DATE OF AUGUST 1, 2019, THIS SITE FALLS WITHIN "OTHER AREAS: ZONE X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN).

| GIVEN UNDER  | R MY HAN              | D AND S          | EAL TH | S       | DAY | OF | <br>, | A.D., | 20 |
|--|-----------------------|------------------|--------|---------|-----|----|-------|-------|----|
| COMPASS SUPROFESSION/<br>LAND SURVE<br>LICENSE EXP | AL DESIGN<br>YOR CORF | FIRM<br>PORATION | NO. 18 | 34-0027 | 778 |    |       |       |    |
|  |                       |                  |        |         |     |    |       |       |    |

DANIEL W. WALTER IL PROFESSIONAL LAND SURVEYOR NO. 3585 LICENSE EXPIRES 11/30/24

DANIEL W. WALTER, P.L.S. PROJECT MANAGER COMPASS SURVEYING LTD 2631 GINGER WOODS PARKWAY, SUITE 100 AURORA, ILLINOIS 60502

## SURVEYOR'S AUTHORIZATION TO RECORD

COUNTY OF KANE )

I HEREBY DESIGNATE THE CITY OF AURORA, AND/OR REPRESENTATIVES THEREOF, TO RECORD THIS PLAT, A TRUE COPY OF WHICH HAS BEEN RETAINED BY ME TO ASSURE NO CHANGES HAVE BEEN MADE TO SAID PLAT.

DATED THIS \_\_\_\_\_DAY OF\_\_\_\_\_\_, 20\_\_\_, AT AURORA, KANE COUNTY,

COMPASS SURVEYING LTD PROFESSIONAL DESIGN FIRM LAND SURVEYOR CORPORATION NO. 184-002778 LICENSE EXPIRES 4/30/2025

ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3585 LICENSE EXPIRES 11/30/2024

3 OF 3