# City of Aurora

Development Services Department | Zoning and Planning Division

44 E. Downer Place | Aurora, IL 60505

Phone: (630) 256-3080 | Fax: (630) 256-3089 | Web: www.aurora-il.org



# Land Use Petition

#### **Subject Property Information**

Address / Location: SW Corner Butterfield Road and North Farnsworth Avenue

Parcel Number(s): 12-36-357-005; 12-36-357-008; 12-36-357-003; 12-36-357-007; 12-36-357-002; 12-36-357-006; 12-36-

357-004; 12-36-357-001; 12-35-477-006

#### **Petition Request**

Requesting the Vacation of Stormwater Control Easements and City Easements, for the PAS Plaza Subdivision, located at the Southwest Corner of Butterfield Road and North Farnsworth Avenue.

#### Attachments Required

(a digital file of all documents is also required)

One Paper and One PDF Copy of: Legal Description (Format Guidelines 2-1)

Two Paper and One PDF Copy of: Plat of Vacation (Format Guidelines 2-15)

One Paper and One PDF Copy of: Plat of Survey (Format Guidelines 2-1)

Petition Fee: \$200.00

Payable to: 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 Authorization with owner's Name and contact information is required.

Authorized Signature: Peter M. Spina Cima Developers, LP Print Name and Company:

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 al day of August 2025

NOTARY PUBLIC SEAL

County of Oupage

**BRIAN GERALD BOYLAN** Notary Public, State of Illinois Commission No. 991967

OFFICIAL SEAL

My Commission Expires June 06, 2028

## Contact Information Data Entry Worksheet

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#### Fill in all the GREEN Boxes - if Not Applicable Please Leave Blank

Data Entry Fields are indicated in Green

| Owner |
|-------|
|-------|

| First Name:    | Mario                      | Initial:   |              | Last Name:  | Spina     | Title: | Select One From List   |
|----------------|----------------------------|------------|--------------|-------------|-----------|--------|------------------------|
|                | 30W180 Butterfield Road    | , maan     |              |             | TOP III C |        | podeot one i ioni ziot |
| City:          | Warrenville                | State:     | IL           | Zip:        | 60555     |        |                        |
| Email Address: | mspina@parentpetroleum.com | Phone No.: | 630-653-1700 | Mobile No.: |           |        |                        |
| Company Name:  | CIMA Developers, LP        |            |              |             |           |        |                        |
| Job Title:     | CEO                        |            |              |             |           |        |                        |

#### Main Petitioner Contact (The individual that will Sign the Land Use Petition)

| Relationship to Project | Land Developer / Builder   |            |              |             |              |        |                      |
|-------------------------|----------------------------|------------|--------------|-------------|--------------|--------|----------------------|
| First Name:             | Dan                        | Initial:   |              | Last Name:  | Soltis       | Title: | Select One From List |
| Address:                | 30W180 Butterfield Road    |            |              |             |              |        |                      |
| City:                   | Warrenville                | State:     | L            | Zip:        | 60555        |        |                      |
| Email Address:          | dsoltis@cimadevelopers.org | Phone No.: | 630-653-1700 | Mobile No.: | 630-715-1341 |        |                      |
| Company Name:           | CIM Developers, LP         |            |              |             |              |        |                      |
| Job Title:              | VP Real Estates            |            |              |             |              |        |                      |

#### Additional Contact #1

| Relationship to Project | Engineer                      |            |              |             |        |        |                      |
|-------------------------|-------------------------------|------------|--------------|-------------|--------|--------|----------------------|
| First Name:             | Todd                          | Initial:   |              | Last Name:  | Abrams | Title: | Select One From List |
| Address:                | 2675 Putnam Ave               |            |              |             |        |        |                      |
| City:                   | Hoffman Estates               | State:     | IL           | Zip:        | 60192  |        |                      |
| Email Address:          | todd.abrams@wtengineering.com | Phone No.: | 224-293-6391 | Mobile No.: |        |        |                      |
| Company Name:           | WT Group                      |            |              |             |        |        |                      |
| Job Title:              | Executive Vice President      |            |              |             |        |        |                      |

#### Additional Contact #2

| Relationship to Project | Select One From List |            |   |             |   |        |                      |
|-------------------------|----------------------|------------|---|-------------|---|--------|----------------------|
| First Name:             |                      | Initial:   |   | Last Name:  |   | Title: | Select One From List |
| Address:                |                      |            | • | •           | • | •      | •                    |
| City:                   |                      | State:     |   | Zip:        |   |        |                      |
| Email Address:          |                      | Phone No.: |   | Mobile No.: |   |        |                      |
| Company Name:           |                      |            |   |             |   |        |                      |
| Job Title:              |                      |            |   |             |   |        |                      |

#### Additional Contact #3

| Relationship to Project | Select One From List |            |             |        |                      |
|-------------------------|----------------------|------------|-------------|--------|----------------------|
| First Name:             |                      | Initial:   | Last Name:  | Title: | Select One From List |
| Address:                |                      |            |             |        |                      |
| City:                   |                      | State:     | Zip:        |        |                      |
| Email Address:          |                      | Phone No.: | Mobile No.: |        |                      |
| Company Name:           |                      |            |             |        |                      |
| Job Title:              |                      |            |             |        |                      |

#### Additional Contact #4

| Relationship to Project | Select One From List |            |             |        |                      |
|-------------------------|----------------------|------------|-------------|--------|----------------------|
| First Name:             |                      | Initial:   | Last Name:  | Title: | Select One From List |
| Address:                |                      |            |             |        |                      |
| City:                   |                      | State:     | Zip:        |        |                      |
| Email Address:          |                      | Phone No.: | Mobile No.: |        |                      |
| Company Name:           |                      |            |             |        |                      |
| Job Title:              |                      |            |             |        |                      |



Planning and Zoning Division, 44 E Downer Pl, Aurora, IL 60506 CITY OF LIGHTS phone (630) 256-3080 fax (630) 256-3081 email COAPlanning@aurora-il.org



# Filing Fee Worksheet

| Project Numl | ber: 2021.009 |  |
|--------------|---------------|--|
|              |               |  |

Petitioner: CIMA Number of Acres: 5.03

Number of Street Frontages: 2.00

Non-Profit No

Linear Feet of New Roadway:

New Acres Subdivided (if applicable): 5.03

Area of site disturbance (acres): 0.00

Filling Fees Due at Land Use Petition:

| Request(s): | Vacations | \$<br>200.00 |
|-------------|-----------|--------------|
|             |           | \$<br>-      |
|             |           |              |
|             |           |              |
|             |           |              |
|             |           |              |

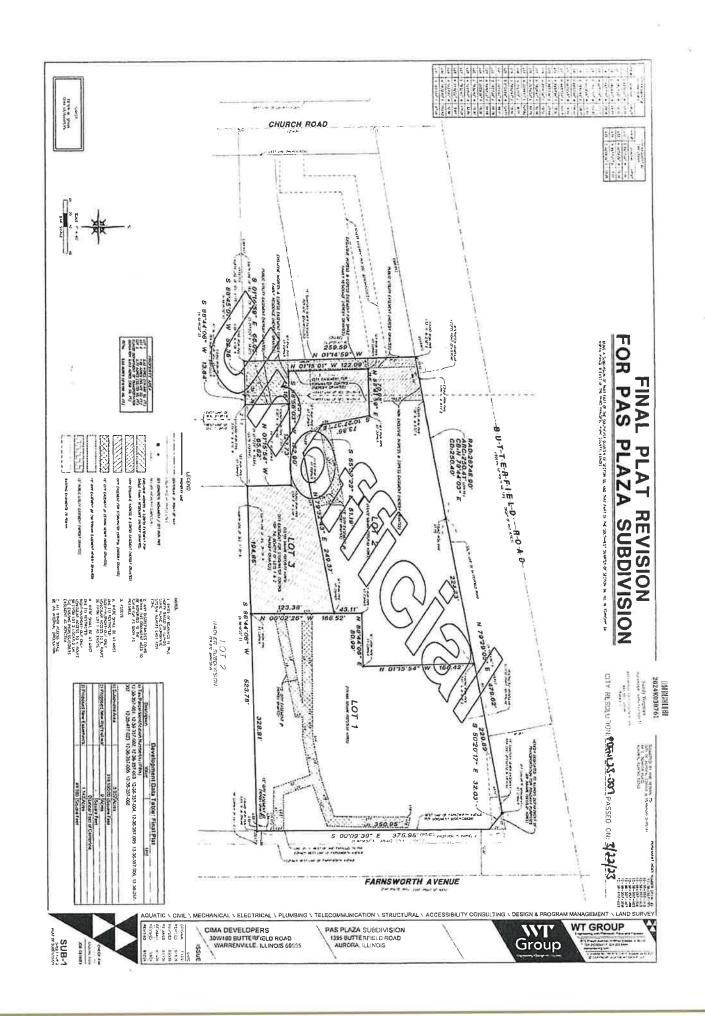
\$200.00 Total:

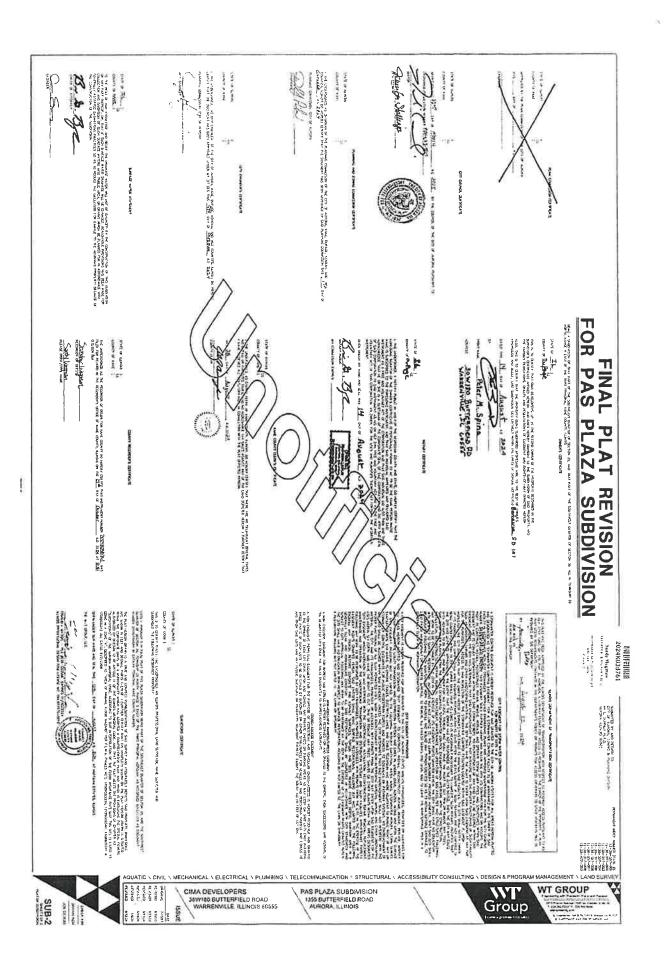
This Calculator is for informational purposes only and all numbers are subject to verification by the Review Planner.

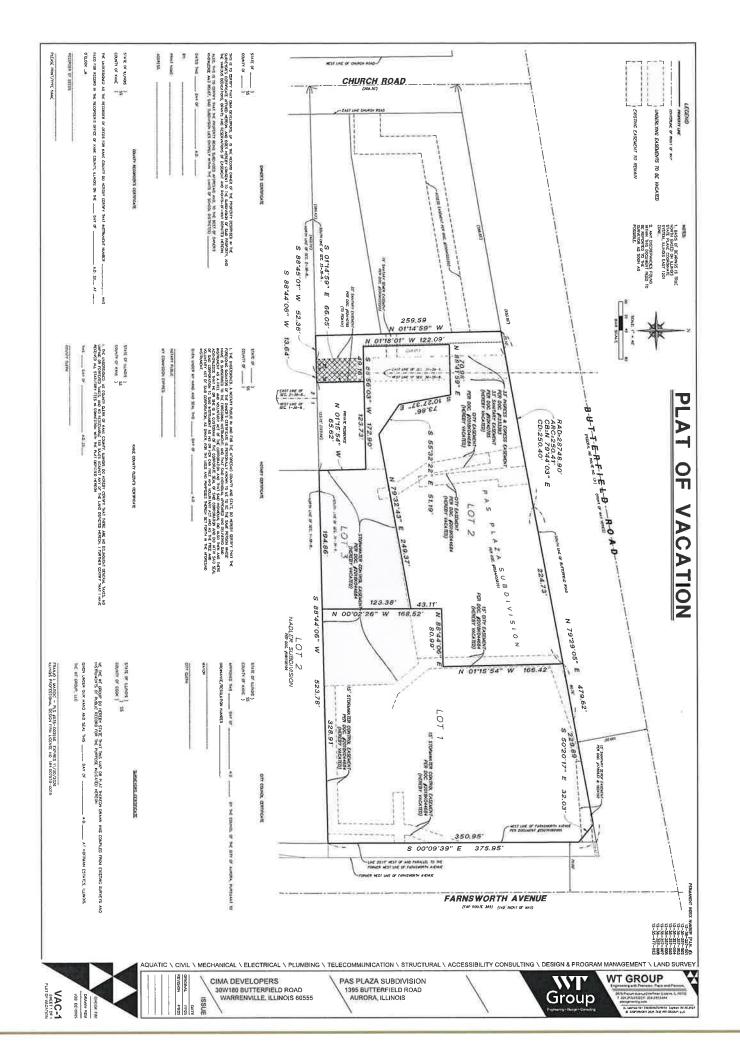
Verified By:

Steve Broadwell

Date:







## **LEGAL DESCRIPTION OF THE PROPERTY**

Lot 2 in the FINAL PLAT REVISION FOR PAS PLAZA SUBDIVISION, a subdivision of that part of the Southeast quarter of Section 35, and that part of the Southwest quarter of Section 26, all in Township 39 North, Range 8 East of the Third Principal Meridian, according to the plat thereof recorded October 23, 2024 as document no. 2024K038761, in Kane County, Illinois.

PINs: 12-35-477-024 12-36-357-009 12-36-357-010 12-36-357-011 12-36-357-013

Commonly known as:

1371 Butterfield Road Aurora, IL 60502