PLANNING AND GROWTH MANAGEMENT

CITY OF PEORIA

TO: Reviewing Agencies
Other Interested Parties

FROM: Leah Allison, Urban Planner
Planning and Growth Management Department

DATE: April 27, 2004

SUBJECT: **ANNEXATION AGREEMENT/PRELIMINARY PLAT**

Please see the next page for a copy of the map depicting the request of approval of an Annexation Agreement with a preliminary plat for property with an address of 6627 Southport Road. Also, a copy of the preliminary plat is included as a third page.

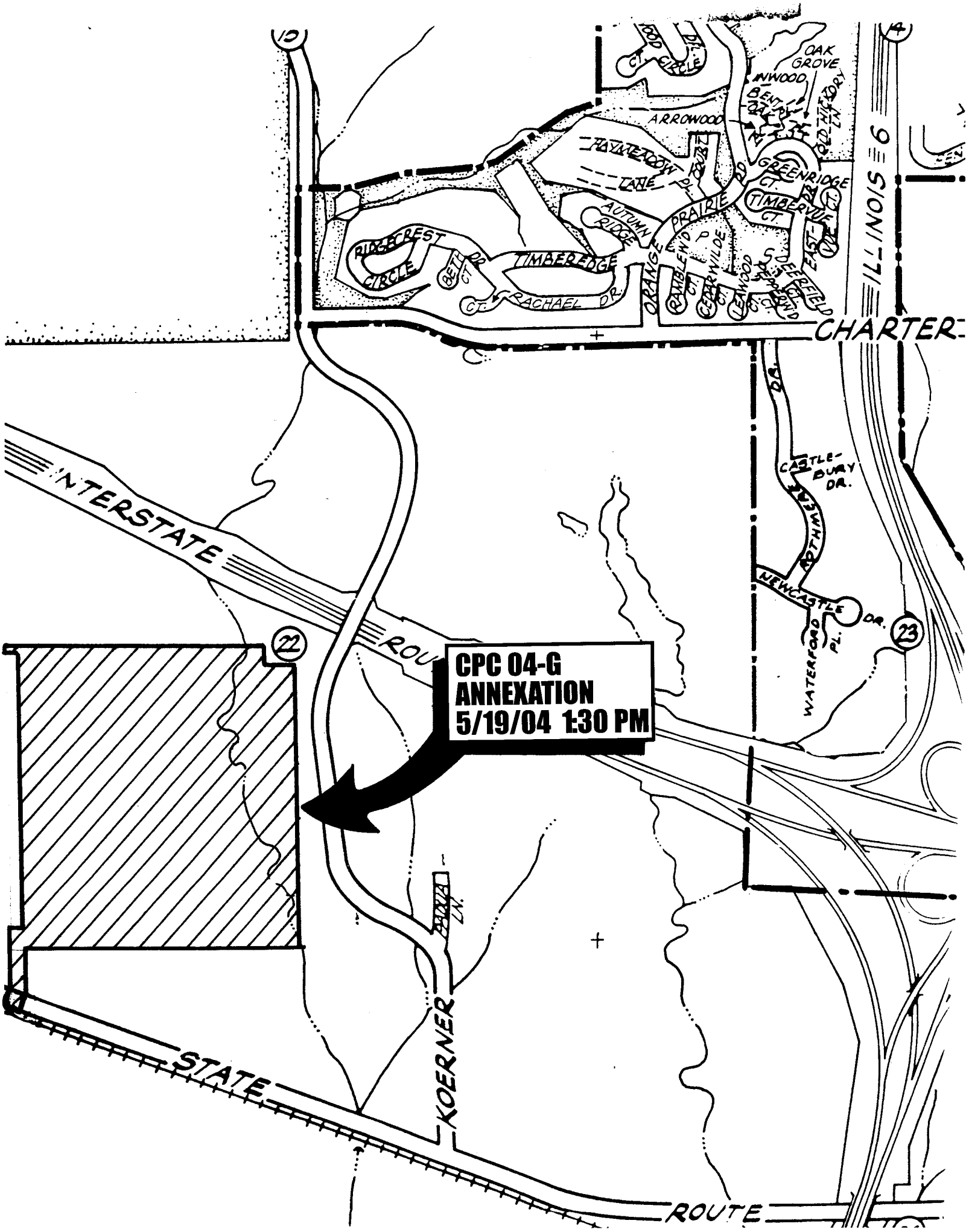
Please submit any comments or concerns relating to this case to the Planning and Growth Management Department no later than **Friday, May 7, 2004**.

Should you need more information, feel free to contact me at 494-8667.

LMA/ps

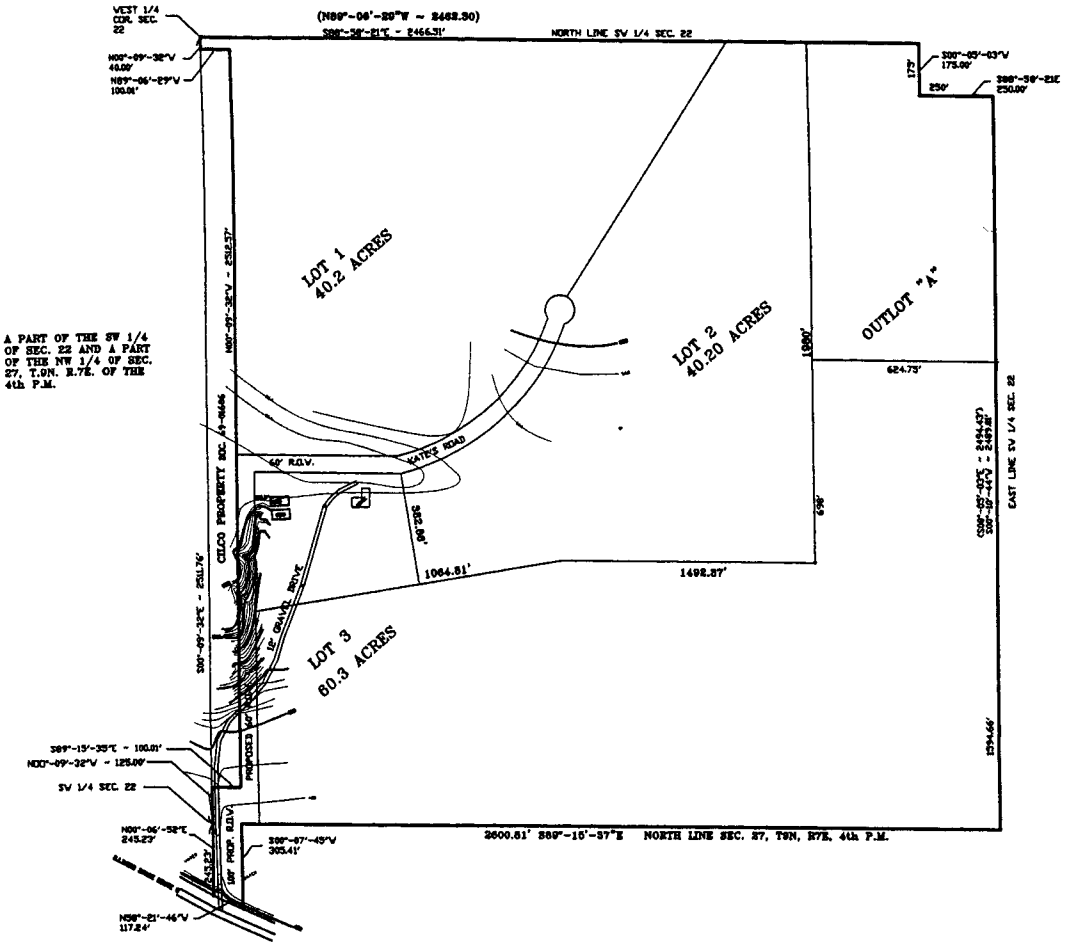
Enclosures

Twin Towers Building
456 Fulton Street, Suite 402
Peoria, Illinois 61602
309/494-8600
FAX 309/494-8680


CPC 04-G
ANNEXATION
5/19/04 1:30 PM
OAK GROVE
ARROWOOD
HAYMEADOW LANE
AUTUMN RIDGE
PRAIRIE
GREENRIDGE CT.
TIMBERVUE CT.
RIDGECREST CIRCLE
BETH CT.
TIMBEREDGE
RACHAEL DR.
ORANGE
RAMBLEWOOD CT.
CEDARWILDE CT.
LEAWOOD CT.
SHEFFIELD
EAST-VUE CT.
CHARTER
ILLINOIS 6
INTERSTATE
ROU
CASTLE-BURY DR.
ARTHWAY
NEWCASTLE DR.
WATERFORD PL.
KOERNER
STATE
ROUTE

PRELIMINARY PLAT OF KATE'S ACRES SUBDIVISION
BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 22, AND A PART OF THE NORTHWEST QUARTER OF SECTION 27, TOWNSHIP 9 NORTH, RANGE 7 EAST OF THE FOURTH PRINCIPAL MERIDIAN, PEORIA COUNTY, ILLINOIS

Scale: 1"=200'



LEGAL DESCRIPTION:

A part of the Southwest Quarter of Section 22 and a part of the Northwest Quarter of Section 27, Township 9 North, Range 7 East of the Fourth Principal Meridian, Peoria County, Illinois more particularly described as follows:

Beginning at a found iron rod of the Southwest Quarter of said Section 22; thence North 00°-09'-32" West, (bearing assumed for description purposes only) along the West line of said Section 22, a distance of 125.00 feet to a found iron pipe; thence South 89°-15'-35" East, a distance of 100.01 feet to a point on the East line of the Cilco property as described in Document Number 89-01055 as recorded in the Peoria County Recorder's Office; thence North 00°-09'-32" West, along the said East line of the Cilco property, a distance of 2512.37 feet to the Northeast corner of said Cilco property; thence North 89°-06'-29" West, along the North line of the said Cilco property, a distance of 100.01 feet to a found iron pipe of the Northeast corner of the said Cilco property, said point also being on the West line of said Section 22; thence North 00°-09'-32" West, along the said West line of Section 22, a distance of 40.00 feet to the West Quarter corner of said Section 22; thence South 00°-09'-31" East, along the North line of the Southwest Quarter of said Section 22, a distance of 2466.31 feet; thence South 00°-03'-03" West, a distance of 175.00 feet; thence South 89°-59'-21" East, a distance of 250.00 feet to a point on the East line of the Southwest Quarter of Section 22; thence South 00°-10'-44" West, along the said East line of the Southwest Quarter of Section 22, a distance of 2494.37 feet to a point on the North line of said Section 27; thence South 00°-10'-39" East, along the said North line, a distance of 2600.81 feet; thence South 00°-07'-45" West, a distance of 305.41 feet to a point on the Northeast right of way line of Illinois State Route 6; thence North 89°-21'-46" West, along the said Northeast right of way line, a distance of 117.24 feet to a point on the East line of said Section 27; thence North 00°-06'-52" East, along the said East line of said Section 27, a distance of 245.23 feet to the Point of Beginning; said parcel containing 4,046,673 square feet or 100.83 acres, more or less.

CITY CLERK'S CERTIFICATE

STATE OF ILLINOIS }
COUNTY OF PEORIA } ss

I hereby certify that by Resolution No. _____ adopted by the City Council of the City of Peoria, Peoria County, Illinois, at a regular meeting held on the _____ day of _____, A.D. 2004, the above PRELIMINARY PLAT of Kate's Acres Subdivision was approved.

Given under my hand and Seal this _____ day of _____, A.D. 2004.

_____
City Clerk

PEORIA COUNTY PLAT OFFICER'S CERTIFICATE

STATE OF ILLINOIS }
COUNTY OF PEORIA } ss

I, Peoria County Plat Officer, do hereby approve this PRELIMINARY PLAT in accordance with the provisions of the Land Subdivision Code of Peoria County, Illinois, this _____ day of _____, A.D., 2004.

_____
Peoria County Plat Officer

STATE OF ILLINOIS }
COUNTY OF PEORIA } ss

I, GENERAL LANDER SURVEYING, INC., HEREBY CERTIFY THAT I AM A LICENSED PROFESSIONAL LAND SURVEYOR, DO HEREBY SURVEY THAT IS THE PROPERTY DESCRIBED ON THE PRELIMINARY SUBDIVISION PLAT AND THE LANDS PLATTED ARE IN A TRACT OF LAND OWNED BY THE PROPRIETOR OF SAID SUBDIVISION, OF LEGAL AGE, SOLE OF LAW - SAID PLAT.

I FURTHER SURVEY THAT THE ENTIRE TRACT OF LAND IS LOCATED WITHIN THE JURISDICTION OF THE CITY OF PEORIA, IN PEORIA COUNTY, ILLINOIS, WHICH HAS ADOPTED A COMPREHENSIVE PLAN AND ZONING ORDINANCE, AND THAT THE SUBDIVISION IS WITHIN ONE MILE OF THE CORPORATE LIMITS OF A CITY OF PEORIA, IN PEORIA COUNTY, ILLINOIS, WHICH HAS ADOPTED A COMPREHENSIVE PLAN AND ZONING ORDINANCE IN ACCORDANCE WITH THE ILLINOIS COMPILED STATUTES, 65 ILCS 5/11-12-5.

DATED AT PEORIA, ILLINOIS THIS _____ DAY OF _____, 2004.

_____
DAVID L. MAHONEY — ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3000

LICENSE EXPIRES NOV. 30, 2004

REVISIONS

PRELIMINARY PLAT

Kate Smart
Kate's Acres
Peoria County, Illinois

Central Illinois Consulting, Inc.
Consulting Engineers & Land Surveyors
3301 N. Main, East Peoria, IL 61611
tel.309-699-7650 fax.309-699-2661

Drawn by: HAC/DJH
Surveyed By: DJH/GAB/BBN
Checked By: DLH
Date: APRIL 28, 2004
Project No.: 004.002
Drawing: 1 OF 1

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