

UNOFFICIAL COPY

WMO SCHEDULE R

Watershed Management Permit No



OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY
Pin #s: 03-24-100-045 & 03-24-101-009

NOTICE OF WATERSHED MANAGEMENT PERMIT REQUIREMENTS AND OBLIGATIONS OF PERPETUAL MAINTENANCE & OPERATION

Doc# 2101319035 Fee \$85.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/13/2021 12:31 PM PG: 1 OF 5

Name of Project: Piper Lane Industrial Redevelopment

Attach Legal Description

A. NOTICE IS HEREBY GIVEN that the undersigned is (select one) (the owner and record title holder), (a principal beneficiary of "Land Trust" as Trustee), (an Officer _____ (Official capacity) of _____ Corporation), (a General Partner _____ partnership), (Name of Corporation) _____ (Name of Partnership) (a Managing Member of _____ Limited Liability Company ("LLC")), which is the record title holder of the property

is the record title holder of the property or properties shown on the attached plat of survey and legally described on the attached sheet(s); said recordation document and or record plats, attached hereto as Exhibit "R" and specifically incorporated by reference herein; said property being developed and built up for the benefit or use of more than one owner or user, is subject to the rules and regulations of the Metropolitan Water Reclamation District of Greater Chicago ("District") governing stormwater maintenance and operation requirements.

B. NOTICE IS FURTHER GIVEN that a Watershed Management Permit ("Permit") District Permit No.: _____ (covering the project indicated and designated by the number shown above) has been granted by the District with respect to the property described in Exhibit "R", for the development and/or redevelopment and/or construction of a qualified sewer system as shown on the permit and accompanying documents on file with the District.

*C. NOTICE IS FURTHER GIVEN that the following facilities contemplated for construction under the permit on file with the District requires perpetual maintenance and operation by the co-permittee and / or the current property owner, to meet the requirements of the watershed management permit:

- | | Applicability | |
|---|---|--|
| A) Volume Control Facilities | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| B) Detention Facilities (Existing and Proposed) | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| C) Offsite or Trade-off Detention Facilities | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| D) Stormwater Management System(s) Component(s) | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| E) Native Planting Conservation Area(s) | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| F) Compensatory Storage Area(s) | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| G) Wetland/Buffer Mitigation Area(s) | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| H) Riparian Environment Mitigation Area(s) | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
| I) Qualified Sewer Construction | <input checked="" type="checkbox"/> Yes | <input type="checkbox"/> No |
| J) Other _____ | <input type="checkbox"/> Yes | <input checked="" type="checkbox"/> No |
- (Include attachments as necessary)

RECORDING FEE \$85
DATE 1/13/21
OK BY [Signature]
COPIES 6x

D. THIS NOTICE, after it has been recorded, shall not be withdrawn, rescinded or removed, except after the District requirements relative to obligation of perpetual maintenance and operation of facilities have been satisfied with respect to the entire property described in Exhibit "R", and a written release from the obligations hereunder is obtained from the District.

Schedule R is to be executed by owner and furnished to District for proof of recordation. Owner is to pay all expenses for recording after construction and as-built survey is complete and prior to RFI to obtain return on deposit. Submit one original and one copy of the executed and recorded Schedule R along with record drawings, maximum size 30"x 36". The information provided on the record drawings must be legible when it is recorded (microfilmed). All documents submitted for filing must comply with the Illinois Plat Act and additional requirements as set forth by the County Recorder of Deeds.

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19-110

WMO Schedule R (Continued) Watershed Management Permit No.

This notice is intended to be given to any party or parties hereinafter acquiring any interest in the aforescribed property, or said property in any manner whatsoever, notifying them of the requirements for obligation of perpetual maintenance and operation for facilities for said property as provided herein. The owner hereby certifies that the property is recorded in the office of the Cook County Recorder of Deeds.

Signed by owner and record title holder dated this 27 day of March 2019.

Impress

CHOOSE A, B, C, or D

Corporate

- A (for individual owner) _____ Owner Seal Here
- B (for Partnership) _____ General Partner
- C (for Limited Liability Company) BH _____ Managing Member
- D (for Corporation) _____ President
- _____ Corporate Secretary
- E (for property in a land trust) _____ Individual holding power of direction

NOTARIZATION OF OWNER'S SIGNATURE

NOTE: (For individual, Partnership, or Corporation) (if title to property is held in land trust, the trust officer must countersign in space provided.)

CHOOSE A, B, C, D, or E, same as above

State of _____
County of _____ ss.

~~A INDIVIDUAL OWNER~~

~~I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____ personally known to me to be the same person(s) whose name (s) (is) (are) subscribed to the foregoing instrument appeared before me this day in person, and acknowledged that (he) (she) signed, sealed and delivered the said instrument as (his) (her) free and voluntary act, for the uses and purposes therein set forth, or,~~

~~B PARTNERSHIP~~

~~I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____ personally known to me to be a general partner of the _____ partnership, personally known to me to be the same person(s) whose name (s) (is) (are) subscribed to the foregoing instrument appeared before me this day in person, and acknowledged that (he) (she) signed, sealed and delivered the said instrument as (his) (her) free and voluntary act, for the uses and purposes therein set forth, or,~~

C Limited Liability Company (LLC)

Conor Globe Prosper Height I LLC

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ben Harris, Managing Member of _____ is personally known to me to be the same person whose name is subscribed to the preceding instrument as Managing Member, appeared before me this day in person, and acknowledged that (he) (she) signed, sealed and delivered the said instrument as Managing Member of the LLC, as (his) (her) free and voluntary act, and the free and voluntary act of the LLC, for the uses and purposes therein set forth, or,

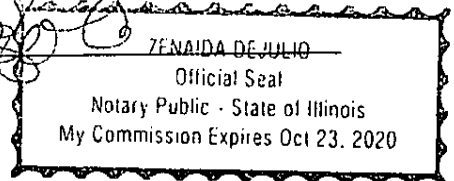
~~D CORPORATION~~

~~I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that _____, President of _____ and _____, Secretary of the corporation, are personally known to me to be the same persons whose names are subscribed to the preceding instrument as President and Secretary respectively, appeared before me this day in person and acknowledged that they signed and delivered the instrument as President and Secretary of the corporation, and affixed the corporate seal of the corporation, pursuant to authority given by the Board of Directors of the corporation, as their free and voluntary act, and as the free and voluntary act of the corporation, for the uses and purposes there stated.~~

Given under my hand and official seal, this _____ day of _____, 2019

Commission expires 10/23/20, 20

Zenaida DeJulio
(Notary Public)



E LAND TRUST

COUNTERSIGNATURE

_____ held by _____ as Trustee.
(Trust Officer) (Trust No.) (Name of Trustee)

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1450.00-IL Piper Lane Industrial Redevelopment (MWRD permit 19-110)

PINs: 03-24-100-045 & 03-24-101-009

Legal Description:

AS DESCRIBED IN FIRST AMERICAN TITLE INSURANCE COMPANY COMMITMENT POLICY NUMBER NCS-923239-CHI2, DATED AUGUST 23, 2018.

PARCEL 1:

THAT PART OF THE NORTH HALF OF THE NORTHWEST QUARTER OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 24; THENCE SOUTH 89 DEGREES 44 MINUTES 37 SECONDS EAST, BEING AN ASSUMED BEARING ON THE SOUTH LINE OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 24, A DISTANCE OF 349.27 FEET TO THE WEST LINE OF THE EAST 989.57 FEET OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SAID SECTION 24, SAID WEST LINE BEING THE WEST LINE OF LOT 2 IN BRIARLAKE RESUBDIVISION RECORDED OCTOBER 20, 1989 AS DOCUMENT 89499649; THENCE NORTH 00 DEGREES 45 MINUTES 34 SECONDS WEST ON THE WEST LINE OF SAID LOT 2 A DISTANCE OF 432.88 FEET TO THE SOUTHWESTERLY RIGHT OF WAY LINE OF PIPER LANE AS DEDICATED FOR PUBLIC STREET ACCORDING TO DEED RECORDED OCTOBER 8, 1987 AS DOCUMENT 87547388; THENCE NORTHWESTERLY ON SAID SOUTHWESTERLY RIGHT OF WAY LINE OF PIPER LANE AN ARC DISTANCE OF 82.83 FEET ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 71.50 FEET WITH A CHORD BEARING OF NORTH 33 DEGREES 55 MINUTES 29 SECONDS WEST AND A CHORD DISTANCE OF 77.78 FEET; THENCE NORTH 00 DEGREES 19 MINUTES 29 SECONDS WEST ON THE WEST RIGHT OF WAY LINE OF PIPER LANE AS MONUMENTED, 95.42 FEET TO A POINT OF CURVE; THENCE NORTHWESTERLY 19.02 FEET ON THE ARC OF A CURVE TO THE SOUTHWEST HAVING A RADIUS OF 13.0 FEET WITH A CHORD BEARING OF NORTH 42 DEGREES 28 MINUTES 14 SECONDS WEST AND A CHORD DISTANCE OF 17.37 FEET TO THE SOUTHERLY RIGHT OF WAY LINE OF PIPER LANE AS MONUMENTED AND DEDICATED ACCORDING TO SAID DOCUMENT 87547388; THENCE NORTH 85 DEGREES 00 MINUTES 51 SECONDS WEST, ON SAID SOUTHERLY RIGHT OF WAY LINE OF PIPER LANE, 293.88 FEET TO THE NORTHEAST CORNER OF LOT 1 IN PIPER LANE MINIWAREHOUSE SUBDIVISION RECORDED MARCH 22, 1988 AS DOCUMENT 88117034; THENCE SOUTH ALONG THE WEST LINE OF THE EAST HALF OF THE NORTHWEST QUARTER 631.02 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

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PARCEL 2:

LOT 1 IN PIPER LANE MINIWAREHOUSE SUBDIVISION, BEING A RE-SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 42 NORTH RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THAT PART OF SAID LOT 1 LYING WEST OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 1, SAID NORTHEAST CORNER BEING ALSO THE INTERSECTION OF THE SOUTH LINE OF PIPER LANE AND THE EAST LINE OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 24; THENCE NORTH 89 DEGREES 46 MINUTES 43 SECONDS WEST ALONG THE NORTH LINE OF SAID LOT 1 AND THE SOUTH LINE OF SAID PIPER LANE, 342.30 FEET TO THE POINT OF BEGINNING OF THE AFORESAID EXCEPTION LINE, SAID POINT OF BEGINNING BEING ALSO A CORNER OF SAID LOT 1; THENCE SOUTH 28 DEGREES 4 MINUTES 3 SECONDS WEST ALONG A WESTERLY LINE OF SAID LOT 1 73.32 FEET TO A POINT OF CURVE; THENCE CONTINUING SOUTHERLY ALONG A WESTERLY LINE OF SAID LOT 1 BEING THE ARC OF A CIRCLE, A DISTANCE OF 214.49 FEET; CONVEX TO THE WEST HAVING A RADIUS OF 250.00 FEET, A CHORD BEARING OF SOUTH 3 DEGREES 29 MINUTES 20 SECONDS WEST AND A CHORD DISTANCE OF 207.97 FEET TO A POINT OF TANGENCY; THENCE CONTINUING SOUTH 21 DEGREES 5 MINUTES 24 SECONDS EAST 55.61 FEET ALONG A WESTERLY LINE OF SAID LOT 1 TO A POINT OF CURVE; THENCE CONTINUING SOUTHERLY ALONG A WESTERLY LINE OF LOT 1 BEING THE ARC OF A CIRCLE A DISTANCE OF 179.68 FEET, HAVING A RADIUS OF 483.00 FEET, CONVEX TO THE EAST, A CHORD BEARING OF SOUTH 10 DEGREES 25 MINUTES 58 SECONDS EAST AND A CHORD DISTANCE OF 0 DEGREES 13 MINUTES 28 SECONDS WEST, 132.15 FEET ALONG A WESTERLY LINE OF SAID LOT 1 AND ITS SOUTHERLY EXTENSION TO A POINT ON THE SOUTH LINE OF SAID LOT 1 AND THE POINT OF ENDING FOR SAID EXCEPTION LINE, IN COOK COUNTY, ILLINOIS.

Clerk's Office

UNOFFICIAL COPY COOK COUNTY CLERK

EXHIBIT

ATTACHED TO DOCUMENT

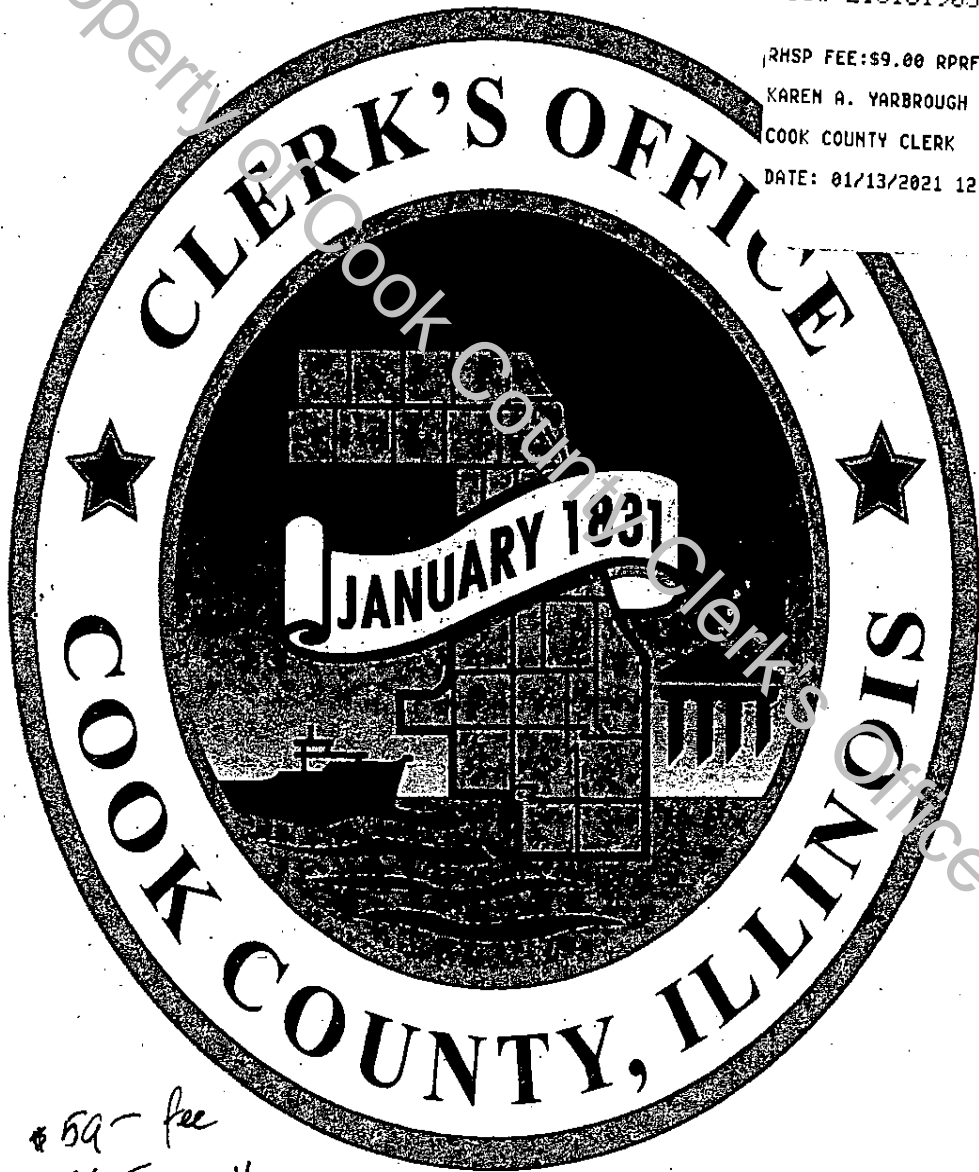
Doc# 2101319035 Fee \$85.00

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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/13/2021 12:31 PM PG: 1 OF 5



*4 pp
1 exhibit*

5

<i>* 59</i>	<i>- fee</i>
<i>* 26</i>	<i>- penalty</i>
<hr/>	
<i>85</i>	

IMAGES STORED IN PLAT INDEX DATABASE