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KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/28/2021 10:11 AM PG: 1 OF 14

AMENDMENT TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS AND COVENANTS FOR CONSTELLATION CONDOMINIUM

This document is recorded for the purpose of amending the Declaration of Condominium Ownership (hereafter the "Declaration") for Constellation Condominium

Association, (hereafter the "Association"), which Declaration was recorded on August 15, 1979 as Document Number 25101907 in the Office of the Recorder of Deeds of Cook County, Illinois, and covers the property (hereafter the "Property") legally described in Exhibit "A", which is attached hereto and made a part hereof.

For Use By Recorder's Office Only

WITNESSETH:

WHEREAS, the Board of Directors and Unit Owners desire to adopt an Amendment concerning leasing; and

WHEREAS, Article XII, Section 12.07 of the Declaration provides, in part, that the Declaration, may be changed, modified or rescinded by an instrument in writing setting forth such change, signed and acknowledged by the Board, approved by the affirmative vote of the Unit Owners having at least three-fourths (75%) of the total vote and their mortgagees and containing an affidavit by an officer of the Board certifying that a copy of the change has been mailed by certified mail to all mortgagees having bona fide liens of record against any Unit Ownership, no less than ten days prior to the date of such affidavit; and

WHEREAS, said instrument has been signed and acknowledged by the Board of the Association; and

WHEREAS, an affidavit signed by an officer of the Board is attached hereto as Exhibit B certifying that said instrument has been approved by Unit Owners having at least three-fourths of the total vote, as evidenced by the affidavit; and

WHEREAS, an affidavit signed by an officer of the Association is attached hereto as Exhibit

This document prepared by and after recording to be returned to:

DAVID B. SAVITT
Kovitz Shifrin Nesbit
175 N. Archer
Mundelein, IL 60060 — (847) 537-0500

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C certifying that a complete copy of the amendment, including the consent form attached hereto as Exhibit D, has been mailed to all mortgagees, and approved by all mortgagees, unless otherwise waived by failure to respond.

NOW, THEREFORE, the Association hereby declares that Article 7, Section 7.01 of the Declaration be and is hereby amended by adding the following subsection (t) (additions in text are indicated by underline and deletions are indicated by ~~strike-out~~):

(t) The term "smoking" means inhaling, exhaling, breathing or carrying any lighted cigar, cigarette, e-cigarette, tobacco product, plant of any kind (e.g. marijuana) or similar lighted product in any manner or in any form. In order to maintain the best interests of the Association and its residents, and their health, safety and welfare, and to mitigate (i) the irritation and known health effects of secondhand smoke; (ii) the increased maintenance, cleaning and redecorating costs from smoking; (iii) increased risk of fire from smoking; and (iv) the higher costs, if any, of fire insurance for a non-smoke-free building, smoking shall be restricted from the Premises, and shall not be permitted in any Unit, Limited Common Elements or Common Elements at the Association. This includes, but is not limited to private residential units, all indoor and outdoor common areas, rooftop deck, and parking spaces. Following the recording of this Amendment, all owners, residents, guests, occupants and tenants shall be prohibited from smoking in the Common Elements, Limited Common Elements or a Unit at the Association.

Each day a complaint is received by the Board of Directors/Management that smoke is emanating from inside a Unit into the Common Elements or other Units shall be considered as a separate violation and subject the Unit Owner to a reasonable fine as determined by the Board of Directors. Said Owner shall also be subject to equitable relief in an action brought by the Board of Directors.

Notwithstanding the foregoing, Owners shall be permitted to smoke medically prescribed marijuana within the confines of the property so long as the Owner has provided the Board with documents sufficient to show that he/she has been prescribed the use of marijuana by a licensed medical provider for purposes of treating a medical condition.

This Amendment shall be effective upon recordation in the Office of the Recorder of Deeds of Cook County, Illinois.

Except to the extent expressly set forth hereinabove, the remaining provisions of the Declaration shall continue in effect without change.

[SIGNATURE PAGE TO FOLLOW]

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APPROVED THIS 14th DAY OF April, 2020

DENNIS BURGNER

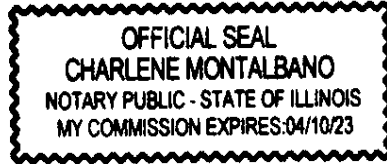
[Signature]

Robert P. Hiebert

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020

Charlene Montalbano
Notary Public



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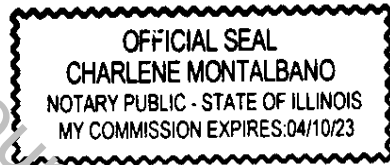
APPROVED THIS 14 DAY OF April, 2020

Debra Q. Ebers

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020

Charlene Montalbano
Notary Public



Property of Cook County Clerk's Office

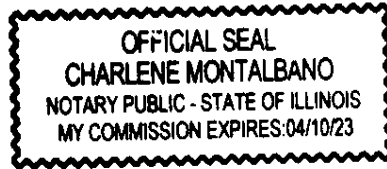
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APPROVED THIS 14 DAY OF April, 2020

DENNIS BURGENER
[Signature]

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020
Charlene Montalbano
Notary Public



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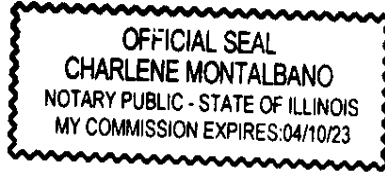
APPROVED THIS 14 DAY OF APRIL, 2020

John Guarnello

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020

Charlene Montalbano
Notary Public



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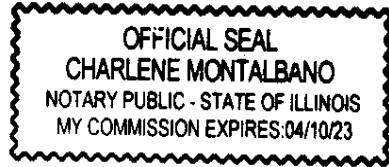
APPROVED THIS 14 DAY OF April, 2020

Mayone J. Elliott, President

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020

Charlene Montalbano
Notary Public



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EXHIBIT A

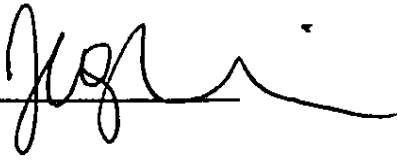
LEGAL DESCRIPTION

Units 4A Through 28A in Constellation Condominium, as delineated on the Survey of certain lots of parts thereof in Catholic Bishop of Chicago Subdivision, being a subdivision located in Section 4, Township 39 North, Range 14, East of the Third Principal Meridian, which Survey is attached as Exhibit "L" to the Declaration of Condominium Ownership, recorded as Document 25101907 as amended from time to time, in Cook County, Illinois.

Unit	Pin	Commonly known as (for informational purposes only)
4A	17-04-210-031-1001	1555 North Dearborn Street Unit 4A Chicago, IL 60610
4B	17-04-210-031-1002	1555 North Dearborn Street Unit 4B Chicago, IL 60610
4C	17-04-210-031-1003	1555 North Dearborn Street Unit 4C Chicago, IL 60610
4D	17-04-210-031-1004	1555 North Dearborn Street Unit 4D Chicago, IL 60610
4E	17-04-210-031-1005	1555 North Dearborn Street Unit 4E Chicago, IL 60610
5A	17-04-210-031-1006	1555 North Dearborn Street Unit 5A Chicago, IL 60610
5B	17-04-210-031-1007	1555 North Dearborn Street Unit 5B Chicago, IL 60610
5C	17-04-210-031-1008	1555 North Dearborn Street Unit 5C Chicago, IL 60610
5D	17-04-210-031-1009	1555 North Dearborn Street Unit 5D Chicago, IL 60610
6A/B	17-04-210-031-1109	1555 North Dearborn Street Unit 6A/B Chicago, IL 60610
6C	17-04-210-031-1012	1555 North Dearborn Street Unit 6C Chicago, IL 60610
6D	17-04-210-031-1013	1555 North Dearborn Street Unit 6D Chicago, IL 60610
6E	17-04-210-031-1014	1555 North Dearborn Street Unit 6E Chicago, IL 60610
7A	17-04-210-031-1015	1555 North Dearborn Street Unit 7A Chicago, IL 60610
7B	17-04-210-031-1016	1555 North Dearborn Street Unit 7B Chicago, IL 60610
7C	17-04-210-031-1017	1555 North Dearborn Street Unit 7C Chicago, IL 60610
7D	17-04-210-031-1018	1555 North Dearborn Street Unit 7D Chicago, IL 60610
7E	17-04-210-031-1019	1555 North Dearborn Street Unit 7E Chicago, IL 60610
8A	17-04-210-031-1020	1555 North Dearborn Street Unit 8A Chicago, IL 60610
8B	17-04-210-031-1021	1555 North Dearborn Street Unit 8B Chicago, IL 60610
8C	17-04-210-031-1022	1555 North Dearborn Street Unit 8C Chicago, IL 60610
8D	17-04-210-031-1023	1555 North Dearborn Street Unit 8D Chicago, IL 60610
8E	17-04-210-031-1024	1555 North Dearborn Street Unit 8E Chicago, IL 60610
9A	17-04-210-031-1025	1555 North Dearborn Street Unit 9A Chicago, IL 60610
9B	17-04-210-031-1026	1555 North Dearborn Street Unit 9B Chicago, IL 60610
9C	17-04-210-031-1027	1555 North Dearborn Street Unit 9C Chicago, IL 60610
9D	17-04-210-031-1028	1555 North Dearborn Street Unit 9D Chicago, IL 60610
9E	17-04-210-031-1029	1555 North Dearborn Street Unit 9E Chicago, IL 60610
10A	17-04-210-031-1030	1555 North Dearborn Street Unit 10A Chicago, IL 60610
10B	17-04-210-031-1031	1555 North Dearborn Street Unit 10B Chicago, IL 60610
10C	17-04-210-031-1032	1555 North Dearborn Street Unit 10C Chicago, IL 60610
10D	17-04-210-031-1033	1555 North Dearborn Street Unit 10D Chicago, IL 60610
10E	17-04-210-031-1034	1555 North Dearborn Street Unit 10E Chicago, IL 60610
11A	17-04-210-031-1035	1555 North Dearborn Street Unit 11A Chicago, IL 60610
11B	17-04-210-031-1036	1555 North Dearborn Street Unit 11B Chicago, IL 60610

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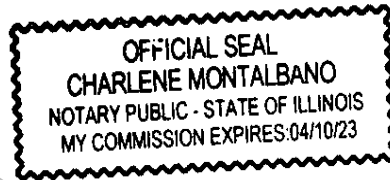
APPROVED THIS 14 DAY OF April, 2020

Mila North 

Board of Directors of
Constellation Condominium Association

Subscribed and sworn to before me
this 14 day of April, 2020


Notary Public



Property of Cook County Clerk's Office

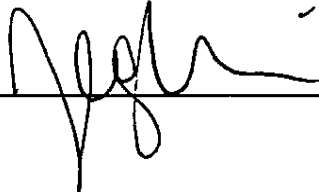
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EXHIBIT B

CERTIFICATION AS TO UNIT OWNER APPROVAL

I, Mila North, do hereby certify that I am the duly elected and qualified secretary for the Constellation Condominium Association, and as such Secretary, I am the keeper of the books and records of the Association.

I further certify that the attached Amendment to the Declaration for the Constellation Condominium Association was duly approved by Unit Owners having at least 3/4 of the total vote, pursuant to Article XII, Section 12.07 of the Declaration.


Secretary

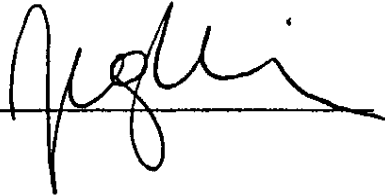
Dated
this 20 day of April, 2020

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EXHIBIT C

AFFIDAVIT AS TO MORTGAGEE SERVICE

I, Mila North, being first duly sworn on oath, depose and state that I am the Secretary of the Board of Directors of the Constellation Condominium Association, and that a copy of the foregoing Amendment was mailed by certified mail to mortgagees, not less than 10 days prior to the date of such affidavit.

Secretary 

Dated this 20 day of April, 2020.

Property of Cook County Clerk's Office

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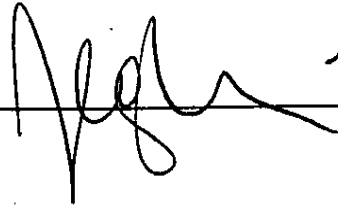
EXHIBIT D

AFFIDAVIT OF MORTGAGEE APPROVAL

I, Mila North, do hereby certify that I am the duly elected and qualified Secretary for the Constellation Condominium Association, and as such Secretary, I am the keeper of the books and records of the Association.

I further certify that written approval of all mortgagees of Units has been obtained, or the mortgagee has waived its right to object to the Amendment and is deemed to have accepted its terms and conditions and agrees to be bound by same, as a result of failure to respond within thirty (30) days.

Secretary



Dated
this 20 day of April, 2020.

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Unit	Pin	Commonly known as (for informational purposes only)
11C	17-04-210-031-1037	1555 North Dearborn Street Unit 11C Chicago, IL 60610
11D	17-04-210-031-1038	1555 North Dearborn Street Unit 11D Chicago, IL 60610
11E	17-04-210-031-1039	1555 North Dearborn Street Unit 11E Chicago, IL 60610
12A	17-04-210-031-1040	1555 North Dearborn Street Unit 12A Chicago, IL 60610
12B	17-04-210-031-1041	1555 North Dearborn Street Unit 12B Chicago, IL 60610
12C	17-04-210-031-1042	1555 North Dearborn Street Unit 12C Chicago, IL 60610
12D	17-04-210-031-1043	1555 North Dearborn Street Unit 12D Chicago, IL 60610
12E	17-04-210-031-1044	1555 North Dearborn Street Unit 12E Chicago, IL 60610
14A	17-04-210-031-1045	1555 North Dearborn Street Unit 14A Chicago, IL 60610
14B	17-04-210-031-1046	1555 North Dearborn Street Unit 14B Chicago, IL 60610
14C	17-04-210-031-1047	1555 North Dearborn Street Unit 14C Chicago, IL 60610
14D	17-04-210-031-1048	1555 North Dearborn Street Unit 14D Chicago, IL 60610
14E	17-04-210-031-1049	1555 North Dearborn Street Unit 14E Chicago, IL 60610
15A	17-04-210-031-1050	1555 North Dearborn Street Unit 15A Chicago, IL 60610
15B	17-04-210-031-1051	1555 North Dearborn Street Unit 15B Chicago, IL 60610
15C	17-04-210-031-1052	1555 North Dearborn Street Unit 15C Chicago, IL 60610
15D	17-04-210-031-1053	1555 North Dearborn Street Unit 15D Chicago, IL 60610
16A	17-04-210-031-1054	1555 North Dearborn Street Unit 16A Chicago, IL 60610
16B	17-04-210-031-1055	1555 North Dearborn Street Unit 16B Chicago, IL 60610
16C	17-04-210-031-1056	1555 North Dearborn Street Unit 16C Chicago, IL 60610
16D	17-04-210-031-1057	1555 North Dearborn Street Unit 16D Chicago, IL 60610
16E	17-04-210-031-1058	1555 North Dearborn Street Unit 16E Chicago, IL 60610
17A	17-04-210-031-1059	1555 North Dearborn Street Unit 17A Chicago, IL 60610
17B	17-04-210-031-1060	1555 North Dearborn Street Unit 17B Chicago, IL 60610
17C	17-04-210-031-1061	1555 North Dearborn Street Unit 17C Chicago, IL 60610
17D	17-04-210-031-1062	1555 North Dearborn Street Unit 17D Chicago, IL 60610
17E	17-04-210-031-1063	1555 North Dearborn Street Unit 17E Chicago, IL 60610
18A	17-04-210-031-1064	1555 North Dearborn Street Unit 18A Chicago, IL 60610
18B	17-04-210-031-1065	1555 North Dearborn Street Unit 18B Chicago, IL 60610
18C	17-04-210-031-1066	1555 North Dearborn Street Unit 18C Chicago, IL 60610
18D	17-04-210-031-1067	1555 North Dearborn Street Unit 18D Chicago, IL 60610
18E	17-04-210-031-1068	1555 North Dearborn Street Unit 18E Chicago, IL 60610
19A	17-04-210-031-1069	1555 North Dearborn Street Unit 19A Chicago, IL 60610
19B	17-04-210-031-1070	1555 North Dearborn Street Unit 19B Chicago, IL 60610
19C	17-04-210-031-1071	1555 North Dearborn Street Unit 19C Chicago, IL 60610
19D	17-04-210-031-1072	1555 North Dearborn Street Unit 19D Chicago, IL 60610
19E	17-04-210-031-1073	1555 North Dearborn Street Unit 19E Chicago, IL 60610
20A	17-04-210-031-1074	1555 North Dearborn Street Unit 20A Chicago, IL 60610
20B	17-04-210-031-1075	1555 North Dearborn Street Unit 20B Chicago, IL 60610
20C	17-04-210-031-1076	1555 North Dearborn Street Unit 20C Chicago, IL 60610
20D	17-04-210-031-1077	1555 North Dearborn Street Unit 20D Chicago, IL 60610
20E	17-04-210-031-1078	1555 North Dearborn Street Unit 20E Chicago, IL 60610
21A	17-04-210-031-1079	1555 North Dearborn Street Unit 21A Chicago, IL 60610
21C	17-04-210-031-1080	1555 North Dearborn Street Unit 21C Chicago, IL 60610
21D	17-04-210-031-1081	1555 North Dearborn Street Unit 21D Chicago, IL 60610
21E	17-04-210-031-1082	1555 North Dearborn Street Unit 21E Chicago, IL 60610
22A	17-04-210-031-1083	1555 North Dearborn Street Unit 22A Chicago, IL 60610

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Unit	Pin	Commonly known as (for informational purposes only)
22B	17-04-210-031-1084	1555 North Dearborn Street Unit 22B Chicago, IL 60610
22C	17-04-210-031-1085	1555 North Dearborn Street Unit 22C Chicago, IL 60610
22D	17-04-210-031-1086	1555 North Dearborn Street Unit 22D Chicago, IL 60610
22E	17-04-210-031-1087	1555 North Dearborn Street Unit 22E Chicago, IL 60610
23A	17-04-210-031-1088	1555 North Dearborn Street Unit 23A Chicago, IL 60610
23B	17-04-210-031-1089	1555 North Dearborn Street Unit 23B Chicago, IL 60610
23C	17-04-210-031-1090	1555 North Dearborn Street Unit 23C Chicago, IL 60610
23D	17-04-210-031-1091	1555 North Dearborn Street Unit 23D Chicago, IL 60610
23E	17-04-210-031-1092	1555 North Dearborn Street Unit 23E Chicago, IL 60610
24A	17-04-210-031-1093	1555 North Dearborn Street Unit 24A Chicago, IL 60610
24C	17-04-210-031-1094	1555 North Dearborn Street Unit 24C Chicago, IL 60610
24D	17-04-210-031-1095	1555 North Dearborn Street Unit 24D Chicago, IL 60610
24E	17-04-210-031-1096	1555 North Dearborn Street Unit 24E Chicago, IL 60610
25A	17-04-210-031-1097	1555 North Dearborn Street Unit 25A Chicago, IL 60610
25C	17-04-210-031-1098	1555 North Dearborn Street Unit 25B Chicago, IL 60610
25D	17-04-210-031-1099	1555 North Dearborn Street Unit 25B Chicago, IL 60610
26A	17-04-210-031-1100	1555 North Dearborn Street Unit 26A Chicago, IL 60610
26B	17-04-210-031-1101	1555 North Dearborn Street Unit 26B Chicago, IL 60610
26C	17-04-210-031-1102	1555 North Dearborn Street Unit 26C Chicago, IL 60610
26D	17-04-210-031-1103	1555 North Dearborn Street Unit 26D Chicago, IL 60610
26E	17-04-210-031-1104	1555 North Dearborn Street Unit 26E Chicago, IL 60610
27A	17-04-210-031-1105	1555 North Dearborn Street Unit 27A Chicago, IL 60610
27D	17-04-210-031-1106	1555 North Dearborn Street Unit 27D Chicago, IL 60610
27E	17-04-210-031-1107	1555 North Dearborn Street Unit 27E Chicago, IL 60610
28A	17-04-210-031-1108	1555 North Dearborn Street Unit 28A Chicago, IL 60610