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2132722046

Prepared by:
Klein Thorpe & Jenkins, Ltd.
20 North Wacker Drive
Suite 1660
Chicago, Illinois 60606

Doc# 2132722046 Fee \$88.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/23/2021 03:11 PM PG: 1 OF 4

Prepared on behalf of the
Village of Northfield
[2751-003]

Record against:
PIN: 04-24-414-027-0000

[Above space for Recorder's Office]

**COOK COUNTY, ILLINOIS
RECORDING COVER SHEET FOR
VILLAGE OF NORTHFIELD REGARDING
MEMORANDUM OF DETENTION CALCULATIONS
DATED AS OF JANUARY 28, 2021**

For the property legally described as:

LOT 32 IN NORTHFIELD MANOR UNIT 3 BEING A RESUBDIVISION OF LOTS "A", "B" AND "C" IN NORTHFIELD MANOR UNIT 2 BEING A RESUBDIVISION OF PART OF LOT 17 IN COUNTY CLERK'S DIVISION IN SECTION 24, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

And commonly known as: 165 Riverside Drive, Northfield, IL 60093

PIN: 04-24-414-027-0000

**After recording return to:
RECORDER'S BOX 324**

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The Village of Northfield


October 21, 2021

I, Stacy Alberts Sigman, duly appointed Village Clerk of the Village of Northfield, Cook County, Illinois do hereby certify that the attached is a true and complete original Memorandum of Detention Calculations to be recorded and attached to the following address:

165 Riverside Drive, Northfield, Cook County, Illinois 60093

Real Estate Index Number 04-24-414-027-0000

Seal


Stacy Alberts Sigman, Village Clerk



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The Village of Northfield

October 27, 2020

Maciej Kaminsky
165 Riverside Drive
Northfield, IL 60093

Re: Fee in Lieu of Detention Sign-off Record,
165 Riverside Drive, Northfield, Illinois

Dear Mr. Kaminsky,

Per Chapter 7, Article IV (Storm Water Management) of the Village Code of Northfield, any new development or series of developments covering an area of 1,000 square feet or more shall provide storm water detention to accommodate storm water run-off in accordance with the requirements of the Village Code. Any development which would result in less than 1,000 square feet of additional impervious ground coverage shall be required to contribute to the Village a monetary amount in lieu of storm water detention.

We have reviewed the as-constructed conditions for the new additions, new deck and related work which results in net new impervious ground coverage of 743 square feet. The design only anticipated an additional 623 square feet, so there is a shortage of 120 square feet (743 - 623 = 120). The fee for the 120 square feet at \$4.50 per square foot is \$540.00 along with a \$100.00 recording fee for a total of \$640.00.

Any future development on this property of 257 square feet or more will require that detention be provided. That detention facility shall have a minimum capacity to mitigate the full 1,000 square feet of impervious ground coverage.

By signing this document and having it recorded, you and future property owners are placed on notice that any future development on this property of 257 square feet or more will require that the necessary detention be provided.

Russell Jensen
Russell N. Jensen, PE, CFM, Village Engineer

Storm Water Management Fee **\$540.00**
Account No. 01-00-425-4154

Paid Date: 1-28-21

Recording Fee: **\$100.00**
Account No. 01-01-503-5200

Paid Date: 1-28-21

Signature of Property Owner Maciej Kaminsky Date: 1/28, 2020

Subscribed and sworn this 28 day of January, 2019:21

Christine A. Stanke Notary Public



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MEMORANDUM OF DETENTION CALCULATIONS VILLAGE OF NORTHFIELD

- 1,000 sq. ft. (maximum amount of new impervious surface that may be exempted from detention requirement)
- 623 sq. ft. of new impervious surface that will be added for new additions, new deck and related work pursuant to an application submitted April 11, 2019.
- 120 sq. ft. of new impervious surface per the field inspection of October 13, 2020 of the as-constructed new additions, new deck and related work pursuant to an application to an application submitted April 11, 2019.
- 257 sq. ft. of net new impervious surface remaining that is exempt from detention requirements.

THERE IS NO REFUND FOR MONEY PAID IN LIEU OF DETENTION

Common Address: 165 Riverside Drive

Legal Description:

LOT 32 IN NORTHFIELD MANOR UNIT 3 BEING A RESUBDIVISION OF LOTS "A", "B" AND "C" IN NORTHFIELD MANOR UNIT 2 BEING A RESUBDIVISION OF PART OF LOT 17 IN COUNTY CLERKS'S DIVISION IN SECTION 24, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Real Estate Index Numbers: 04-24-414-027

Village Engineer Russell Jensen Date: October 27, 2020

