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PLAT WITH THIS DOCUMENT

88-487714

Village Hall

Village of Northfield
361 Happ Road
Northfield, Illinois 60093-3482
Phone: 446-9200

I, John H. Eckenroad, Village Clerk of the Village of Northfield, Cook County, Illinois do hereby certify that the attached is a true and complete original of the Plat of Annexation and Agreement, Annexing Certain Territory to the Village of Northfield, to be attached to Real Estate Index # 4-13-307-010 commonly known as the 295 Shadowood Lane.



John H. Eckenroad

John H. Eckenroad
Village Clerk
Village of Northfield
Northfield, Illinois 60093

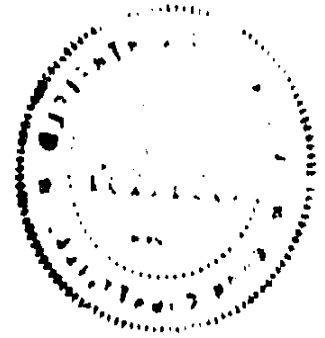
JHE:ms
10-26-88

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A handwritten signature in black ink, appearing to be "James" followed by a stylized flourish.

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88-437714

ANNEXATION AGREEMENT

This ANNEXATION AGREEMENT made and entered into this 27th day of September, 1988, by and among the VILLAGE OF NORTHFIELD, a municipal corporation, of Cook County, Illinois (hereinafter called "the Village") and Charles L. Page, the owner of record of said territory (hereinafter called "the Petitioner";

WITNESSETH:

WHEREAS, the party hereto desire that he be annexed to the Village on the terms and conditions hereinafter set forth the property which is legally described and shown on Exhibit "A" attached hereto and made a part hereof, which territory is contiguous to the Village but not included within the corporate limits of any other municipality (hereinafter called "the Subject Property"); and

WHEREAS, the Owners constitute majority of the electors residing in the Subject Property, a majority of the property owners of record of the Subject Property; and

WHEREAS, the Petitioner has executed a certain Petition for Annexation to the Village of Northfield, a true and complete copy of which is attached hereto as Exhibit "B" and made a part hereof; and

WHEREAS, the parties hereto wish to enter into a binding agreement with respect to the annexation of the territory hereinabove described and provide for various other matters to be contingent upon said annexation, pursuant to the provisions of Division 15.1 of Article II of Chapter 24 of the Illinois Revised Statutes (1985);

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NOW, THEREFORE, in consideration of the foregoing premise and the mutual covenants herein contained, the party agrees as follows;

1. Subject to the provisions of Article VII of Chapter 24 of the Illinois Revised Statutes (1985), the Owner and the Village respectively agree to do all things necessary or appropriate to cause the Subject Property to be duly and validly annexed to the Village as promptly as practicable after the execution of this Agreement.

2. The parties agree that upon annexation, the Subject Property will be zoned "R-1" Single Family Dwelling District under the Zoning Ordinances of the Village of Northfield.

3. The petitioner shall connect to the Village of Northfield water system at his own expense. The water main shall be constructed per plans approved by the Village Engineer.

4. Additionally, the petitioner shall cooperate with the Village in obtaining a utility easement along within the access easement located on 305 Shadowood Ln.,

5. At such time as a water main (hereinafter "connecting main") approved by the Village Engineer is constructed connecting the water main referred to in paragraph #3 to any water main to the south, the petitioners shall pay a share for the construction of such connecting main that is equal to the total cost of the construction of the connecting main divided by the number of lots to be benefitted by the connecting main including the petitioners own lot.

6. The Village agrees to enact such ordinance and resolutions as are necessary to effectuate the terms of this Agreement.

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7. The petitioner has a right to raze the existing residence and build a new residence on the property as long as the construction plans are in full compliance with the Village's Building Codes and any other related codes or ordinances.

8. If any provision of this Agreement is held invalid, such provision shall be deemed to be excised herefrom and the validity thereof shall not affect any of the other provisions contained herein.

9. This Agreement shall inure to the benefit of and be binding upon the successors in title of the owners, petitioner and upon the successor corporate authorities of the Village of Northfield and successor municipalities. This Agreement may be amended from time to time with the consent of the parties, pursuant to the statutes in such case made and provided.

10. Any party to this Agreement, or their successors in title, may either in law or in equity, by suit, action mandamus or other proceeding enforce and compel performance of this Agreement.

11. The petitioner agrees to provide a Plat of Annexation prior to Annexation.

IN WITNESS WHEREOF, the party hereto has caused this Agreement to be executed the day and year above first written.



VILLAGE OF NORTHFIELD
a municipal corporation

Rahana D. Bick

Village President

Charles L. Page

Charles L. Page, 295 Shadowood Lane
Owner and Petitioner

88-401111

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PETITION FOR ANNEXATION
VILLAGE OF NORTHFIELD, ILLINOIS

EXHIBIT "A" &
EXHIBIT "B"

To the Village Clerk
Village of Northfield
Northfield, Illinois

The undersigned petitioner~~s~~, CHARLES L. PAGE ~~xxx~~

~~xxxxxx~~, represent that they are the legal owners of record of the land hereinafter described, and that they hereby respectfully petition and request that the territory described as:

The West 200 feet of the East 882 feet of the North 220 feet of the Southwest 1/4 of the Southwest 1/4 (except the South 20 acres thereof) of Section 13, Township 42 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 295 Shadowood Lane, Northfield, Illinois

be annexed to the Village of Northfield, Cook County, Illinois.

The undersigned further certify that the parcel of land owned by them is improved by the residence occupied by them, and that they are the only electors residing thereon.

The undersigned petitioners further represent that the territory above described is not now within the corporation limits of any municipality, and further, that the aforesaid parcels of land, taken as a tract, are contiguous to the present limits of the Village of Northfield, Cook County, Illinois.

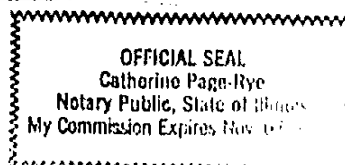
The undersigned petitioners do hereby respectfully petition and request that the aforesaid parcels of land be annexed to the Village of Northfield, and hereby submit the question of annexation of said parcels to the corporate authorities of the Village of Northfield, Cook County, Illinois, and petition them to take all action necessary in accordance with, and in compliance with the applicable provisions of Division I of Article 7 of the Illinois Municipal Code, approved May 29, 1961, for the annexation of said territory above described to the Village of Northfield, Cook County, Illinois.

Charles L. Page
Petitioner's Name

Petitioner's Name

Subscribed and Sworn to before
me this 31st day of August, 19 88

Catherine Page-Rye
Notary Public



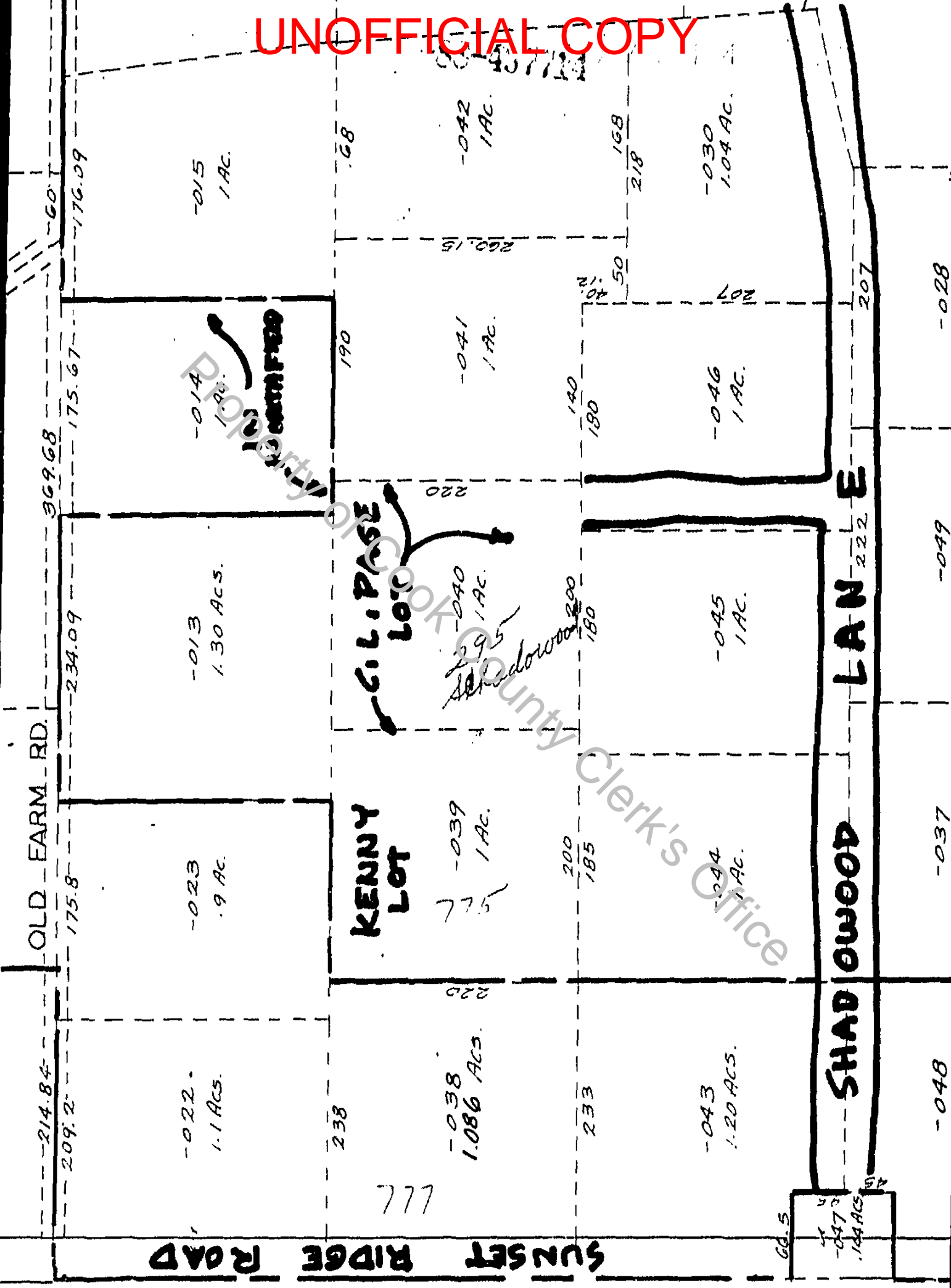
STATE OF ILLINOIS)

) SS

COUNTY OF COOK)

88-60774

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OLD EARM RD.

SUNSET RIDGE ROAD

SHADWOOD LANE

KENNY LOT

G.L. PAGE LOT

-022-
1.1 Acs.

-023
.9 Ac.

-013
1.30 Acs.

-015
1 AC.

-038
1.086 Acs.

-039
1 AC.

-040
1 AC.

-041
1 AC.

-042
1 AC.

-043
1.20 ACS.

-044
1 AC.

-045
1 AC.

-046
1 AC.

-030
1.04 AC.

-048

-037

-049

-028

777

775

779
775
Shadwood

220

200.15

200
185

200
180

140
180

210
50

168
218

60
176.09

369.68
175.67

234.09

175.8

209.2

66.5

-047
1.04 ACS.

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MAJ

WOODS PARK

FOR KENNETH

FOR

DAVID BRIDE ROAD

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MINUTES
of the
MEETING of the Board of Trustees
VILLAGE OF NORTHFIELD
September 27, 1988

The Board of Trustees of the Village of Northfield met at the village hall on Tuesday, September 27, 1988, at 7:30 p.m. The meeting was called to order by Village President Barbara D. Wick. The roll call was as follows:

PRESENT:	President Trustees	Barbara D. Wick J. David Brock Robert C. Kelly John B. Lungmus Marcia M. Patterson
ABSENT:	Trustee	E. Franklin Hirsch John V. Lucas, Jr.

APPROVAL OF BOARD MINUTES:

Trustee Patterson made a motion, seconded by Trustee Kelly, approving the August 23, 1988, Board minutes. This motion was unanimously approved.

Trustee Brock made a motion, seconded by Trustee Patterson, approving the September 19, 1988, Special Board meeting minutes. This motion was unanimously approved.

PHOEBE MILLS, BRONZE MEDALIST:

President Wick read a proclamation congratulating Phoebe Mills of 7 Country Lane, Northfield for winning the Bronze Medal on her balance beam performance in Gymnastics at the XXIV Olympics in Seoul, Korea. An assembly has been scheduled at Sunset Ridge School on October 5, 1988, in Phoebe's honor.

ANNOUNCEMENT OF VILLAGE MEETINGS & FUNCTIONS:

- Sept. 27 - Zoning Board of Appeals - 7:30 p.m.
- 1. Request for a 9' front yard and 3' side yard variance at 310 Thackeray.
- Oct. 3 - Last Day to Register to Vote before the General Elections.
- Oct. 5 - Pace & NORTRAN Joint meeting - 7:30 p.m.
- Oct. 9-15, Fire Prevention Week
- Oct. 10 - Architectural Commission - 7:30 p.m.
- Oct. 11 - Consolidated Board Committee meeting - 7:30 p.m.
- Oct. 12 - Judiciary Committee Meeting - 5:30 p.m.
- Oct. 13 - Joint Plan and Zoning Commissions - 7:00 p.m.
- Oct. 15 - Open House, Fire Station, 10 a.m. to 2 p.m.

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Oct. 17 - Joint Plan and Zoning Commissions - 7:00 p.m.
Oct. 18 - Village Board meeting - 7:30 p.m.
Oct. 31 - Halloween Trick or Treat - 3 p.m. to 8 p.m.
Nov. 8 - General Election - VOTE - Polls Open 6 a.m.-7 p.m.

MEL STEIN, RESIDENT COMMENT:

Mr. Mel Stein, 450 Whittier Lane, addressed the Board regarding his opposition to the 7' berm and fence for the Page development on Willow Road.

Mr. Charles Page responded to Mr. Stein's comments regarding the subdivision improvements and stated that the berm would be regraded and landscaped to provide privacy and a residential atmosphere for the proposed subdivision and yet be pleasing to those passing by.

REPORT OF TRAFFIC STUDY COMMITTEE

Trustee Patterson reported that the Traffic Study Committee met on August 31, 1988. The Committee recommended that the Village should become proactive on traffic related issues rather than reacting to proposed developments and their traffic impacts by developing a comprehensive Village-wide parking and traffic plan, and working with the Illinois Department of Transportation on implementing the Committee's previous recommendations.

President Wick acknowledged receipt of petitions submitted by the North Northfield Village Historic Preservation Citizen's Group requesting the Village of Northfield not encourage any road bypass routes through residential areas.

SENIOR ASSISTANCE GRANT PROGRAM:

Trustee Patterson reported that the Community Life Commission met on September 15, 1988. The Commission recommended that the Village adopt a Senior Assistance Program to provide financial aid opportunities to long-term resident senior citizens who can demonstrate a definite need for such assistance to continue to live in Northfield. This need was created by the increased costs of living along with the erosion of the purchasing power of the dollar, making continued residence in the Northfield community increasingly difficult or impossible for many individuals on fixed incomes.

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Qualification for assistance would be based upon age, financial need, disability, and length of residence in the Village. The North Shore Senior Center in Winnetka would screen the applicants. The Village of Northfield budgeted \$5000.00 for the first year's funding of the program and will administer the program. The Friends of the Northfield Foundation would manage funds from contributions and act as the depository for the Program.

Trustee Brock made a motion, seconded by Trustee Lungmus, approving the Senior Assistance Grant Program. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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CABLE TELEVISION ENABLING ORDINANCE:

Trustee Kelly reviewed the process of the Cable Television Franchise Committee in negotiating a cable television franchise with Continental Cablevision of Cook County, Inc.

Trustee Kelly made a motion, seconded by Trustee Brock, repealing Ordinance #88-550, the Cable Television Enabling Ordinance. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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Trustee Kelly made a motion, seconded by Trustee Patterson, approving Ordinance #88-563, amending Chapter 6, Article 1 of the Northfield Village Code, by adding a new Chapter 6, Article 1, "Cable Communications System Franchises". Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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Trustee Kelly made a motion, seconded by Trustee Brock, approving a Cable Television Franchise Agreement with Continental Cablevision of Cook County, Inc. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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295 SHADOWOOD LANE:

Trustee Patterson made a motion, seconded by Trustee Lungmus, approving Ordinance #88-564 authorizing the annexation of the property commonly known as 295 Shadowood Lane, as requested by Mr. Charles Page. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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Trustee Lungmus made a motion, seconded by Trustee Patterson, approving an Annexation Agreement between the Village and Mr. Charles Page regarding the property commonly known as 295 Shadowood Lane. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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Trustee Lungmus made a motion, seconded by Trustee Kelly, approving the Plat of Annexation for the property commonly known as 295 Shadowood Lane, as submitted by Mr. Charles Page. Upon the following roll call vote, this motion was unanimously approved.

AYES:	Brock Kelly Lungmus Patterson	NAYS: 0	ABSENT: Hirsch Lucas
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555 WAUKEGAN ROAD:

Trustee Brock made a motion, seconded by Trustee Kelly, approving a Plat of Resubdivision for the property commonly known as 555 Waukegan Road, as submitted by Kraft, Inc. Upon the following roll call vote, this motion was unanimously approved.

AYES: Brock
Kelly
Lungmus
Patterson

NAYS: 0

ABSENT: Hirsch
Lucas

AMEND ZONING ORDINANCE:

Trustee Patterson made a motion, seconded by Trustee Kelly, approving Ordinance #88-565 amending the Zoning Ordinance, Articles VIII A, XII, XIII A and XIV. Upon the following roll call vote, this motion was unanimously approved.

AYES: Brock
Kelly
Lungmus
Patterson

NAYS: 0

ABSENT: Hirsch
Lucas

COOK COUNTY FOREST PRESERVE PARCEL #13:

President Wick announced that because the Board has not completely reviewed the proposal, discussion of this issue has been postponed.

SCHOOL DISTRICT #29:

President Wick announced that School District #29 has requested that a provision be made in the Village's Zoning Ordinance to establish a Village policy to require donations of either real property or cash, to the School District to alleviate the impact of any developments upon the District. President Wick requested that the Judiciary Committee in conjunction with the Plan Commission review and draft appropriate language.

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WAUKEGAN ROAD PROJECT:

Trustee Kelly made a motion, seconded by Trustee Brock, approving an expenditure in the amount of \$742.95 to Richard A. Miller & Associates to prepare the right-of-way plats and legal descriptions for the Waukegan Road-Winnetka Road project. Upon the following roll call vote, this motion was unanimously approved.

AYES: Brock
Kelly
Lungmus
Patterson

NAYS: 0

ABSENT: Hirsch
Lucas

BILLS AND DISBURSEMENTS:

Trustee Brock made a motion, seconded by Trustee Patterson, approving the bills and disbursements for the month of September, 1988, in the amount of \$399,960.83. Upon the following roll call vote, this motion was unanimously approved.

AYES: Brock
Kelly
Lungmus
Patterson

NAYS: 0

ABSENT: Hirsch
Lucas

AUDIT REPORT:

Trustee Brock made a motion, seconded by Trustee Kelly, approving the Audit Report for the fiscal year ending April 30, 1988, as prepared by Touche Ross. Upon the following roll call vote, this motion was unanimously approved.

AYES: Brock
Kelly
Lungmus
Patterson

NAYS: 0

ABSENT: Hirsch
Lucas

ADJOURN TO CLOSED SESSION:

Trustee Patterson made a motion, seconded by Trustee Kelly, to adjourn to Executive Session to discuss the purchase of land and pending litigation. This motion was unanimously approved.

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RECONVENE TO OPEN BOARD MEETING:

The Board meeting reconvened to open session. President Wick outlined the Board's options on whether or not to take action on approving a developer for Cook County Forest Preserve District Parcel #13. After considerable discussion, a motion was made and seconded to authorize the appropriate Village officials to immediately execute contracts for the purchase and resale of the above named property. The motion failed upon receiving only one affirmative vote. Comments were made by the Trustees that the Village currently did not have sufficient information or assurances from a potential developer to proceed with this course of action.

ADJOURNMENT:

There being no further business to come before the Board, the meeting was adjourned.

Respectfully submitted,

John H. Eckenroed
Village Clerk

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MINUTES

OF THE

PLAN COMMISSION

WEDNESDAY, SEPTEMBER 7, 1988

VILLAGE OF NORTHFIELD

On September 7, 1988 at 7:00 p m. in the Northfield Village Hall, The Plan Commission met to review the following issues

Plan Commission.

Members In Attendance:

David T. Onixt, Chairman
G. Kirk Bennett, Vice Chair
Patrick Doherty
Robert Kay
Kerry Sabanty
Beth Krogman

Members Absent:

Janet Bornhoeft
Beth Krogman (late)

Others Present: Staff Mitch Wasserman; Kevin Reilly representing Kraft, and Mr. Charles Page of Page Builders.

The Commission started the meeting with the consideration of approval of a final Plat of Subdivision for Kraft, Inc., 555 Waukegan Road, located at the northeast corner of Willow and Waukegan Roads, submitted by Kraft, Inc.

Mr. Kevin Reilly was present to represent Kraft. Chairman Onixt noted there have been exhaustive hearings by the Architectural Commission, and he felt the Commission could entertain a motion at this time for the Kraft final plat of resubdivision commonly known as 555 Waukegan Road, Northfield, Illinois.

Commissioner Sabanty made a motion to approve the final plat of subdivision for the Kraft corporation, commonly known as 555 Waukegan Road, as submitted by Kraft, Inc. The motion was seconded by Commissioner Bennett and was unanimously approved.

AYES 5

NAYS 0

ABSENT: 2

Onixt
Bennett
Doherty
Kay
Sabanty

Krogman
Bornhoeft

83-45711A

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The next item before the Commission was the consideration of a request for annexation of 295 Shadowood Lane, submitted by Mr. Charles Page.

Mr. Page explained that the proposed annexation is just next to the Kenny property, (777 & 775 Sunset Ridge Road) which was just annexed into Northfield. Mr. Page said he had been in contact with Mr. Kenny regarding sharing the cost of putting in a water main from Sunset Ridge Road. Mr. Page also told the Commission he had been in close contact with the Village and Bob Hamilton plus his own engineer, Dan Creaney, regarding putting in storm water detention, because of a little stream in the back of the property. It was suggested that Mr. Page put in a storm tile in the bottom of the stream because it regularly collects water from Sunset Ridge Country Club's sprinkling activities. Mr. Page further stated he has agreed to cooperate with the Village to loop the water main, if Mr. Branch, (located at 305 Shadowood in the front of the property) elects to come into the Village, and he said he had been in contact with all the adjacent neighbors, and they feel everything is going ok.

Commissioner Krogman arrived.

The Commission asked Mr. Page to explain about the Shadowood sanitary system. Mr. Page said it appears to be a private system, and pointed out where the manhole was on the property on the easement and said it runs down Shadowood to Sunset Ridge Road. There are no covenants, just easements for the maintenance of the sewer. There seemed to be some concern if the system would be adequate for the development.

Chairman Onixt wanted to take a short intermission until Mitch Wasserman could join them. Mitch joined the meeting. The Commission asked Mitch questions on foundation heights, building permit process, height issues, storm water and sanitary sewer issues.

After further discussion Commissioner Doherty made a motion to recommend to the Board of Trustees approval for the annexation of 295 Shadowood Lane in the Village of Northfield as outlined in this proposal. The motion was seconded by Commissioner Bennett and was unanimously approved.

AYES: 6

NAYS: 0

ABSENT: 1

Onixt
Bennett
Doherty
Kay
Sabanty
Krogman

Bornhoeft

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Having no further agenda items to consider, the meeting was adjourned.

Respectfully submitted,

Pat Schroeder

Pat Schroeder
Administrative Assistant

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