

# UNOFFICIAL COPY

COOK COUNTY RECORDER  
JESSE WHITE  
BRIDGEVIEW OFFICE

\*\*0001\*\*  
RECORDING # 31.00  
MAIL # 0.50  
95503438 #  
SUBTOTAL 31.50  
CHECK 31.50

07/26/95

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CITY OF PALOS HILLS

ORDINANCE NO. 992.

95503438

AN ORDINANCE GRANTING AN EQUAL SUBDIVISION  
CREATING 2 LOTS OF THE PROPERTY LOCATED AT  
7825 WEST 100TH STREET, PALOS HILLS, ILLINOIS.

ADOPTED BY THE  
CITY COUNCIL  
OF THE  
CITY OF PALOS HILLS  
THIS 21<sup>ST</sup> DAY OF JULY, 1988

Published in pamphlet form  
by authority of the Mayor  
and the City Council of the  
City of Palos Hills this  
21<sup>ST</sup> day of July, 1988.

95503438

31.50

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11/11/2011  
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ORDINANCE NO. 992

AN ORDINANCE GRANTING AN EQUAL SUBDIVISION  
CREATING 2 LOTS OF THE PROPERTY LOCATED AT  
7825 WEST 100TH STREET, PALOS HILLS, ILLINOIS.

95503438

WHEREAS, ANDREW DOESLAERE has applied for the granting of an equal subdivision of property located at 7825 West 100th Street, Palos Hills, Illinois, legally described in Section 1 of this Ordinance; and

WHEREAS, The Palos Hills Plan Commission has held public hearings regarding the petition pursuant to proper legal notice and said Plan Commission did, on June 27, 1988, at a public hearing, recommend that the equal subdivision be granted whereby two lots will be created having frontage of 77 feet and an area of 10,215 square feet as required by R3 zoning;

WHEREAS, it is in the best interest of the citizens of the City of Palos Hills to promote the planned and maximum development of land within the zoning guidelines established by the zoning ordinances of the City of Palos Hills.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PALOS HILLS, COOK COUNTY, ILLINOIS, as follows:

SECTION 1: An equal subdivision for the property creating 2 lots shall be granted upon specific compliance with the conditions contained in this Ordinance. The property in question is legally described as follows:

Lot 4 in Frank DeLugach's James Acres being a Subdivision of the South 1/2 of the Northwest 1/4 of the Southwest 1/4 of Section 12, Township 37 North, Range 12 East of the Third Principal Meridian, in Cook County, Illinois.

PTN 23-12-304-034

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August 1, 2025

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SECTION 2: The equal subdivision is granted subject to the following conditions:

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(1) That the lots resulting from the subdivision must conform with any and all regulations of the City of Palos Hills regarding zoning requirements and any building or structures to be erected thereon shall be in conformity with the City Building Code.

(2) The 2 lots created by the subdivision shall meet the bulk area requirements of R-3 zoning regulations.

(3) With the property being situated in a floodplain, the petitioners must comply with all of the requirements set forth in ordinances of the City pertaining to construction of buildings in a floodplain.

(4) The City engineer shall make a determination, to be followed by petitioner, as to the type of drainage system to be used in the development of the property and no building permit shall be issued until such engineering data is available to petitioner.

(5) The realty shall be developed so that retention of water will not occur at the rear of the property. It shall be developed so that water will flow toward the front of the property.

(6) The drainage system recommended by the City Engineer shall be installed by Petitioner so as to be aesthetically appealing.

SECTION 3: The City, by this Ordinance, does not make a commitment to issue any occupancy or building permits for the lots created by the subdivision approved herein and such decision shall be reserved until such time as the actual application is made for said permits.

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SECTION 4: This Ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

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PASSED AND APPROVED THIS 21<sup>st</sup> DAY OF July, 1988.

AYES: 8

NAYS: 0

ABSENT: 2 - RUSH - JONES

Donald R. Beaman  
MAYOR

ATTEST:

Rudolph Mulderink  
CITY CLERK

SEE EX. A. Doc#189246846 ATTACHED HERETO

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11/11/2011 10:11:11 AM

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RESOLUTION

89246816

BEING A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF COOK, ILLINOIS.

STATE OF ILLINOIS) S.S.  
 COUNTY OF COOK )  
 THIS INSTRUMENT NUMBER \_\_\_\_\_ WAS FILED FOR RECORD IN THE  
 RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, ON 1991  
 DAY OF \_\_\_\_\_ 1992 A.D., AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ P.M.

RECORDED

STATE OF ILLINOIS) S.S.  
 COUNTY OF COOK )  
 THIS IS TO CERTIFY THAT PROVISIONS HAVE BEEN MADE IN  
 ACCORDANCE WITH THE COMPTROLLER'S REGULATIONS FOR STANDARD OF  
 PERFORMANCE IN THE CONSTRUCTION OF THE FOLLOWING: SANITARY  
 SEWER AND STORM SEWER, WATER SYSTEM AND PAVING.

BY: Andy Halderman  
 CITY CLERK

ATTEST: Paul J. [Signature]  
 CITY CLERK

DATE: 3-11-92

STATE OF ILLINOIS) S.S.  
 COUNTY OF COOK )  
 THIS PLAN HAS BEEN COMPLETED FOR PERFORMANCE TO CITY OF PALOZ  
 HILLS STREETS AND SIDEWALKS AND PAVING EXAMINED AND  
 SPECIFICATIONS FOR ALLEYS AND WALKS EXAMINED, BEING ALL  
 PAVING HAVE BEEN PERMITTED IN COMPLIANCE WITH CITY OF PALOZ  
 HILLS ORDINANCES AND SPECIFICATIONS AND ALL EXPENSES FOR THE  
 CITY OF PALOZ HILLS HAVE BEEN PAID.

Andy Halderman  
 CITY CLERK

Andy Halderman  
 CITY CLERK

DATE: 3-11-92

STATE OF ILLINOIS) S.S.  
 COUNTY OF COOK )  
 APPROVED BY THE BOARD AND CITY COUNCIL OF THE CITY OF PALOZ  
 HILLS, COOK COUNTY, ILLINOIS AT A MEETING HELD THIS \_\_\_\_\_ DAY  
 OF \_\_\_\_\_ 1992, A.D.

[Signature]  
 CITY CLERK

Andy Halderman  
 CITY CLERK

STATE OF ILLINOIS) S.S.  
 COUNTY OF COOK )

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[Signature]  
 CITY CLERK

[Signature]  
 CITY CLERK

DATE: 3-11-92

STATE OF ILLINOIS) S.S.  
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 OF \_\_\_\_\_ 1992, A.D.

[Signature]  
 CITY CLERK

Andy Halderman  
 CITY CLERK

Property of Cook County

89246816

OFFICE

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MAIL TO

T. MORRISON  
7647 W. 95TH ST. FLOOR  
HICADEN/HOUS IL  
60457



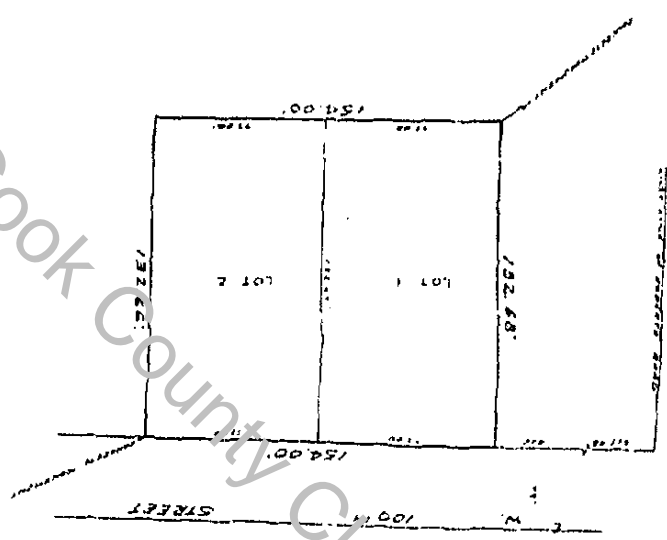
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END-OF-RECORDED

RECORDED IN BOOK 123456

1/23/00  
1/23/00  
1/23/00  
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100' ST. FRONTAGE

100' ST. FRONTAGE

THE OFFICE OF THE CLERK OF COOK COUNTY, ILLINOIS, HAS THE HONOR TO RECORD THIS INSTRUMENT AS PRESENTED TO IT FOR RECORDATION.

RICARDO SAIANO RI

Ann Searcy Company

95503438

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