

ORDINANCE NO. 1999-04-019

**AN ORDINANCE APPROVING A PRELIMINARY AND FINAL PLAT
OF EASTGATE SUBDIVISION NO. 4
(Plan Case No. 1714-S-99)**

WHEREAS, Clinton C. Atkins. has submitted a Preliminary Plat and Final Plat of the Eastgate Subdivision No. 4 which is in substantial conformance with the pertinent ordinances of the City of Urbana, Illinois; and,

WHEREAS, the City Engineer has reviewed and approved the Preliminary Plat and Final Plat of Eastgate Subdivision No. 4; and

WHEREAS, the Preliminary Plat and Final Plat of Eastgate Subdivision No. 4 complies with the City of Urbana's Comprehensive Plan, as amended; and

WHEREAS, in Plan Case No. 1554-S-95, the Urbana City Council, on January 3, 1995 (Ordinance 9495-65), approved the Meijer-Douglas-Atkins annexation agreement; and

WHEREAS, in Plan Case no. 1714-S-99, the Urbana Plan Commission, on March 18, 1999, recommended approval of the Preliminary Plat of Eastgate Subdivision No. 4.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF URBANA, ILLINOIS THAT:

Section 1. The Preliminary Plat and Final Plat of Eastgate Subdivision No. 4 as attached hereto as Exhibit "A" are approved as platted.

Section 2. That the site plan as set forth in Exhibit "B" attached hereto is approved by the City Council in accordance with the previously approved annexation agreement. The City of Urbana's Zoning Administrator may approve minor adjustments in implementing the site plan for the common lot line housing.

Section 3. The Secretary of the Urbana Plan Commission is hereby directed to record said Final Plat with the Champaign County Recorder upon City Council approval of said Plat.

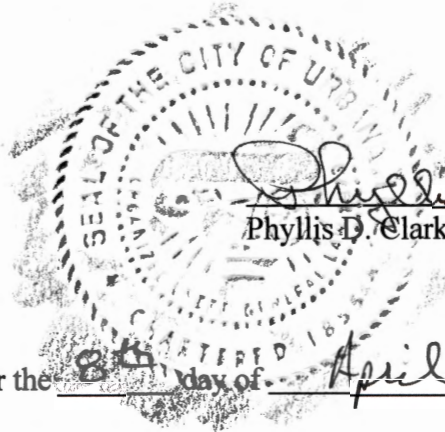
This Ordinance is hereby passed by the affirmative vote, the "ayes" and "nays" being called of a majority of the members of the City Council of the City of Urbana, Illinois at a regular meeting of said Council on the 5th day of April, 1999.

PASSED by the City Council on this 5th day April, 1999.

AYES: Hayes, Huth, Kearns, Patt, Taylor, Whelan, Wyman

NAYS:

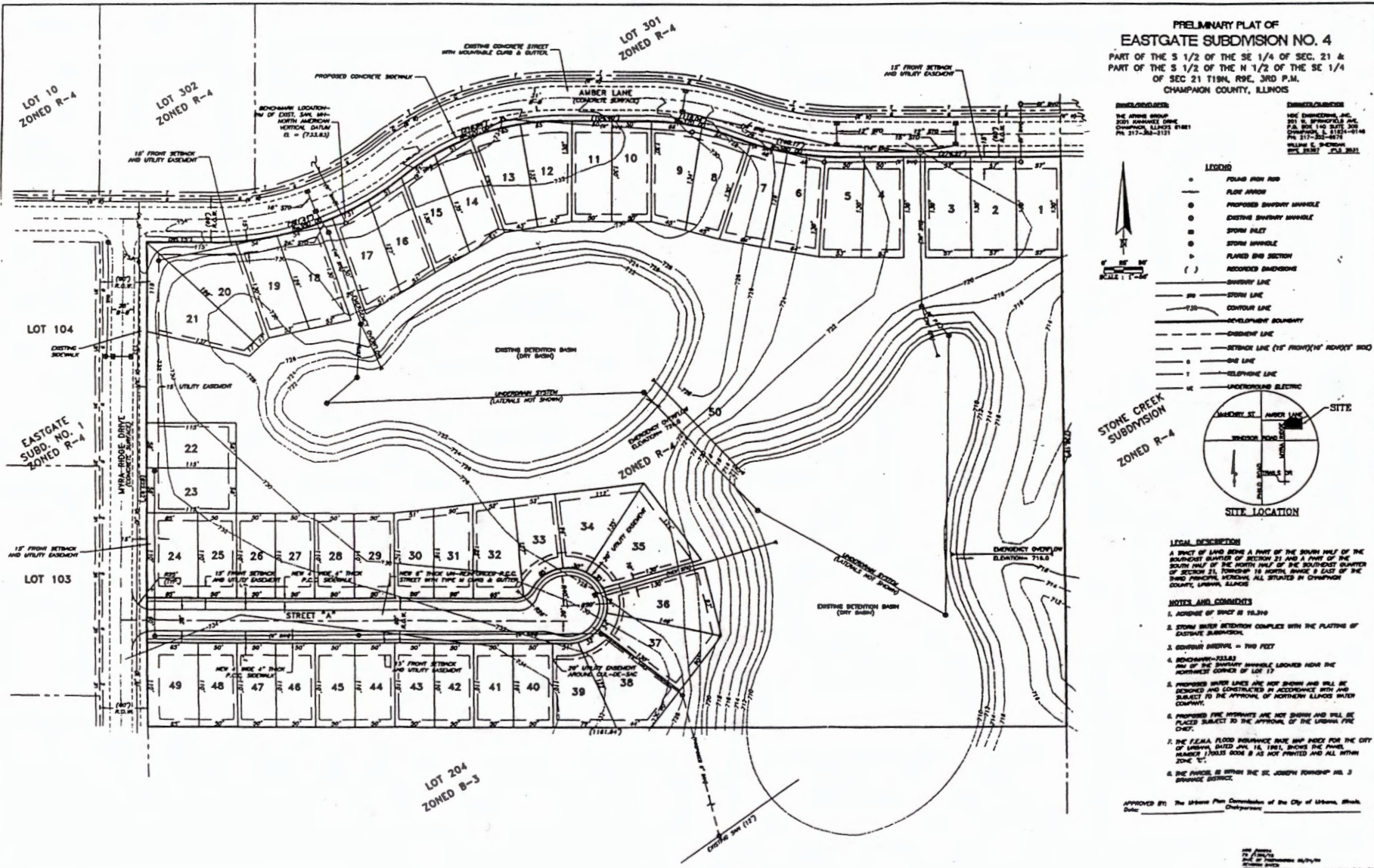
ABSTAINED:



Phyllis D. Clark
Phyllis D. Clark, City Clerk

APPROVED by the Mayor the 8th day of April, 1999.

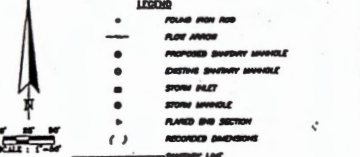
Tod Satterthwaite
Tod Satterthwaite, Mayor



**PRELIMINARY PLAT OF
EASTGATE SUBDIVISION NO. 4**
PART OF THE S 1/2 OF THE SE 1/4 OF SEC. 21 &
PART OF THE S 1/2 OF THE N 1/2 OF THE SE 1/4
OF SEC 21 T18N, R9E, 3RD P.M.
CHAMPAIGN COUNTY, ILLINOIS

DESIGNER/ENGINEER:
THE URBAN GROUP
203 HANCOCK DRIVE
CHAMPAIGN, ILLINOIS 61821
PH: 217-244-1131

DISTRICT/OWNER:
MFC DEVELOPMENT, INC.
201 N. SPRINGFIELD AVE.
CHAMPAIGN, ILLINOIS 61824-0148
PH: 217-242-8676
WILLIAM E. JACKSON
DIST. ENGINEER



LEGAL DESCRIPTION
A TRACT OF LAND BEING A PART OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SECTION 21 AND A PART OF THE SOUTH HALF OF THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 21, TOWNSHIP 18 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ALL SITUATED IN CHAMPAIGN COUNTY, ILLINOIS, SAID

- NOTES AND COMMENTS**
1. ACRES OF PLOT IS 19.210
 2. STORM WATER DETENTION COMPLIES WITH THE PLATING OF EASTGATE SUBDIVISION.
 3. CONTOUR INTERVAL = TWO FEET
 4. BENCHMARK-24448 AND ALL OF THE SURVEY MARKERS LOCATED NEAR THE NORTHWEST CORNER OF LOT 17
 5. PROPOSED WATER LINES ARE NOT SHOWN AND WILL BE LOCATED AND CONSTRUCTED IN ACCORDANCE WITH AND SUBJECT TO THE APPROVAL OF NORTHERN ILLINOIS WATER COMPANY.
 6. PROPOSED FIRE HYDRANTS ARE NOT SHOWN AND WILL BE PLACED SUBJECT TO THE APPROVAL OF THE URBANA FIRE CHIEF.
 7. THE F.L.M.A. FLOOD INSURANCE RATE MAP INDEX FOR THE CITY OF URBANA, DATED JAN. 18, 1981, SHOWS THE PANEL NUMBER 174858 AS BEING AS NOT PRINTED AND ALL WITHIN ZONE "V".
 8. THE PAVES IS WITHIN THE ST. JOSEPH PARISH OF THE 3 PARISHES DISTRICT.

APPROVED BY: The Urban Plan Commission of the City of Urbana, Illinois
Date: _____

FILED:
PLAT BOOK
PAGE NO.
DATE

**FINAL PLAT
OF
EASTGATE SUBDIVISION NO. 4
CITY OF URBANA
CHAMPAIGN COUNTY, ILLINOIS**

PART OF THE SOUTH 1/2 OF THE NORTH 1/2 OF SECTION 21 AND
SECTION 21, T14N, R10E OF THE 2ND P.M.

THE OTHER OFFICIALS
AND INSTRUMENTS
301 CHAMPAIGN BLVD. SUITE 200
CHAMPAIGN, ILLINOIS 61821
PH: 217-244-1211
FAX: 217-244-1211
WILLIAM E. SHERMAN
REGISTERED LAND SURVEYOR
PH: 217-244-1211
FAX: 217-244-1211
CHAMPAIGN COUNTY, ILLINOIS
2021

100' X 30' STRIP
N^{81°25'32"E}
L=160.17' (140.17')
R=580.00' (380.00')
CD=M 79.25 54" W
DELTA=21°08'02"

100' X 30' STRIP
N^{81°25'32"E}
L=160.17' (140.17')
R=580.00' (380.00')
CD=M 79.25 54" W
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WILLIAM E. SHERMAN
REGISTERED LAND SURVEYOR
ILLINOIS LICENSE NO. 22987
DATE: 9/19/89

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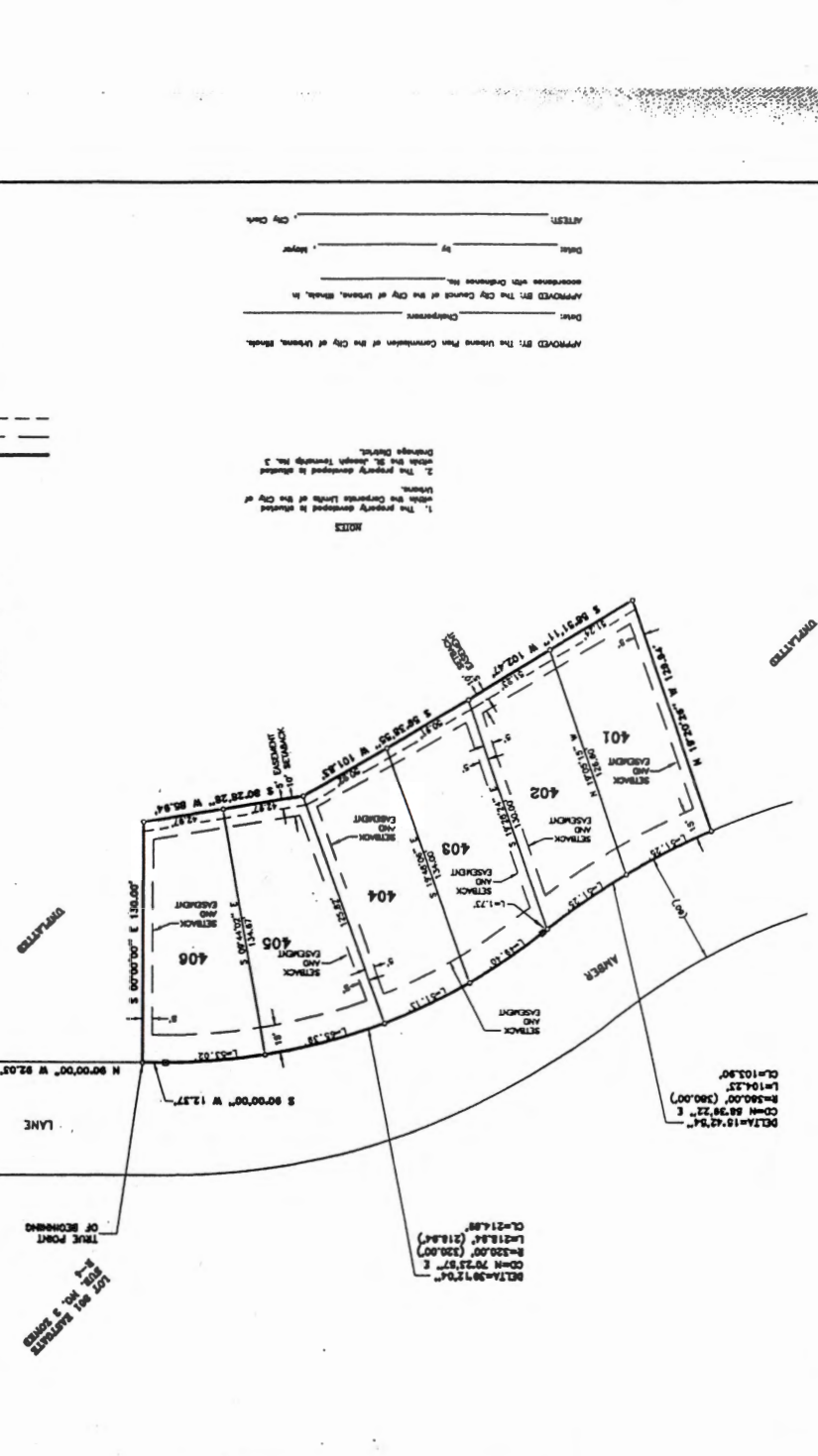
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LEGEND

SECTION LINE OF SECTION
SECTION LINE OF FRONT, 1/2 AC. S. 20'
DIMENSION OF RECREATION
RAVINE
CENTRAL ALLEY
CHORD BEYOND
CHORD LENGTH
ARC LENGTH
MON. ROO SET (NCD)
MON. ROO FOUND
CONCRETE ROADWAY FOUND

APPROVED BY: The Urban Plan Commission of the City of Urbana, Illinois.
City Clerk

APPROVED BY: The City Council of the City of Urbana, Illinois.
Mayor

APPROVED BY: _____
City Clerk

APPROVED BY: _____
City Clerk

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City Clerk

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APPROVED BY: _____
City Clerk

NOTES

- The property described is situated within the City Limits of the City of Urbana, Illinois.
- The property described is situated within the 2nd Urban Township No. 3, Champaign District.

APPROVED BY: _____
City Clerk

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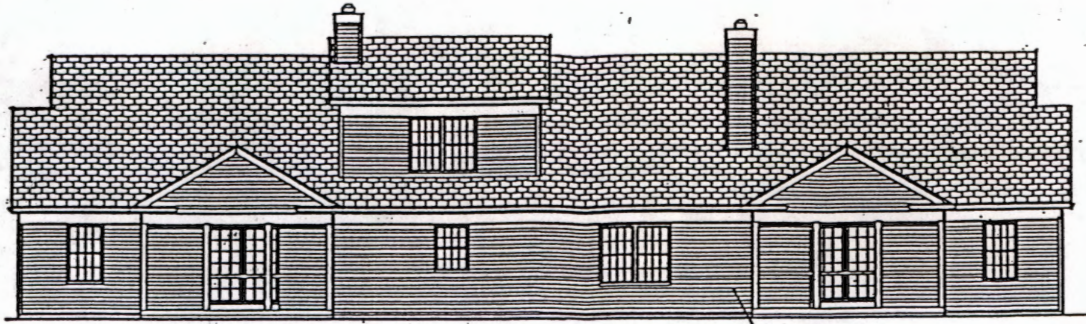
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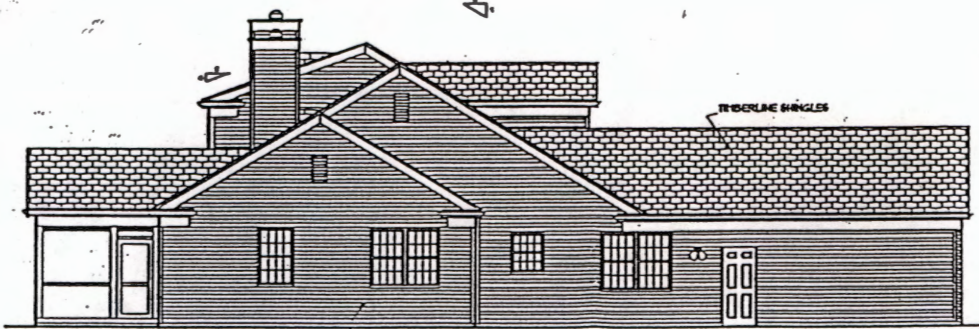
HDC 992014
FIELD BOOK 1988 PAGE 15
DRAWN BY LARRY E. WEBB
PREPARED MARCH 18, 1989
BY AND UNDER THE SUPERVISION OF





8/8 X 8 TIGHT KNOT CEDAR SIDING

REAR ELEVATION



TRICKLE SHINGLES

8/8 X 8 TIGHT KNOT CEDAR SIDING

LEFT ELEVATION

1/8" = 1'-0" SCALE

WISGARTER CONSTRUCTION			
REAR AND LEFT ELEVATIONS			
SCALE	DATE	APPROVED BY	REVISION
1/8" = 1'-0"	10/10/01	J.E.L.	1
EASTGATE CONDOMINIUMS			
			6 OF 9