

**AN ORDINANCE APPROVING THE REDIVISION OF LOT 243, OAKBROOK  
ESTATES PLAT 8, AND GRANTING ZONING VARIANCES  
AND ACCEPTING A STREET  
(School House Lane)**

WHEREAS, on November 4, 2013, the Planning Commission of the Village of Chatham reviewed and recommended approval of Final Plat of Redivision of Lot 243, Oakbrook Estates Plat 8, along with certain variances from the Zoning Ordinance requested with respect thereto; a copy of the Plat is attached;

WHEREAS, the consulting engineer for the Village has reported that the roadway of School House Lane as depicted on that Plat has been constructed in accordance with the standards of the Subdivision Chapter of the Village Code of Ordinances, and the Village waives any other requirements in the Subdivision Chapter with respect to School House Lane;

*NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHATHAM AS FOLLOWS:*

**SECTION 1:** The Final Plat of Redivision of Lot 243, Oakbrook Estates Plat 8 is approved. School House Lane, as depicted on that Plat, is accepted.

**SECTION 2:** The following variances from the requirements of the Zoning Chapter of the Village Code or Ordinances are hereby granted with respect to the Final Plat of Redivision of Lot 243, Oakbrook Estates Plat 8:


- Lot 1: Front Setback from 25ft. to 16 ft.
- Lot 2: Front footage of lot from 70 ft. to 59 ft.
- Lot 3: Front footage of lot from 70 ft. to 51 ft.
- Lot 4: Front Setback from 25 ft. to 11 ft.  
Rear Setback from 25 ft. to 20 ft.  
Front footage of lot from 70 ft. to 59 ft.

- Lot 5: Front Setback from 25 ft. to 10 ft.
- Lot 6: Side yard setback from 20 ft. to 18 ft.  
Front Setback from 25 ft. to 19 ft.
- Lot 7: Front Setback from 25 ft. to 5 ft.  
Rear Setback from 25 ft. to 20 ft.

**SECTION 3:** Building permits for the duplex structures depicted on the attached Plat of Redivision shall only be granted upon presentation of a recorded party wall agreement.

**SECTION 4:** This Ordinance is effective immediately.

PASSED this 26 day of NOV, 2013.

  
VILLAGE PRESIDENT

ATTEST:

  
Village Clerk

AYES: 4 CLAYTON KIMSEY HOLDEN FORMEA

NAYS: 1 SCHATTEMAN

PASSED: 11-26-13

APPROVED: 11-26-13

ABSENT: 1 BOYLE



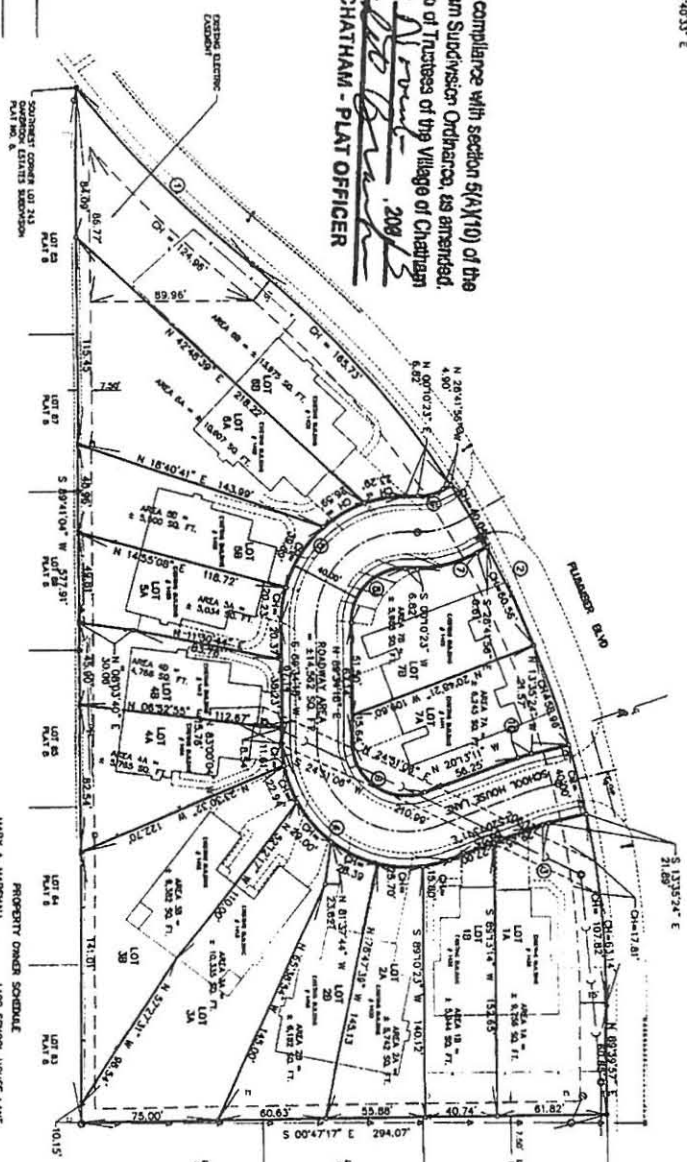
# FINAL PLAT REDIVISION OF LOT 243 PLAT NO. 8 OAKBROOK ESTATES CHATHAM, ILLINOIS

REDIVISION OF LOT 243, PLAT NO. 8 OF OAKBROOK ESTATES SUBDIVISION, AS RECORDED IN THE  
OFFICE OF THE SAVANNAH COUNTY RECORDER OF DEEDS.

**LEGAL DESCRIPTION**

CURVE DATA ①	CURVE DATA ②	CURVE DATA ③
D = 139.54'	D = 598.00'	D = 90.00'
R = 594.37'	R = 333.50'	R = 30.00'
L = 160.00'	L = 474.03'	L = 3.47'
Ch BEARING = N 120.00° E	Ch BEARING = N 231.80° E	Ch BEARING = S 1.74° E
Ch BEARING = N 45.53° E	Ch BEARING = N 84.93° E	Ch BEARING = S 193.41° E
Ch BEARING = N 45.53° E	Ch BEARING = N 84.93° E	Ch BEARING = S 193.41° E

This tract survey is in compliance with section 6(A)(10) of the  
2006 Village of Chatham Subdivision Ordinance, as amended.  
Approved by the Board of Trustees of the Village of Chatham  
this \_\_\_\_\_ day of \_\_\_\_\_, 2008  
*[Signature]*  
VILLAGE OF CHATHAM - PLAT OFFICER



APPROVED: \_\_\_\_\_ PRESIDENT, CHATHAM, ILLINOIS  
ATTESTED: \_\_\_\_\_ VILLAGE CLERK, CHATHAM, ILLINOIS  
DATE: \_\_\_\_\_  
THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS BOARD STANDARDS FOR A BOUNDARY SURVEY.  
ILLINOIS PROFESSIONAL LAND SURVEYOR # 2580  
DATE SIGNED: 11-21-13



OPERATION DATE: 11-20-14

NO PART OF THIS FINAL PLAT IS LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY.  
NOTES:  
1. ALL DIMENSIONS ALONG CURVED LINES ARE CHORD DIMENSIONS.

**PROPERTY OWNED SCHEDULE**

PROPERTY OWNER	SCHEDULE
MARY A. MARSHALL	1401 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1402 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1403 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1404 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1405 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1406 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1407 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1408 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1409 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1410 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1411 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1412 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1413 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1414 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1415 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1416 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1417 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1418 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1419 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1420 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1421 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1422 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1423 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1424 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1425 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1426 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1427 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1428 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1429 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1430 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1431 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1432 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1433 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1434 SCHOOL HOUSE LAKE
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SAVANNAH PROPERTIES, INC.	1465 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1466 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1467 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1468 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1469 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1470 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1471 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1472 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1473 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1474 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1475 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1476 SCHOOL HOUSE LAKE
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SAVANNAH PROPERTIES, INC.	1493 SCHOOL HOUSE LAKE
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SAVANNAH PROPERTIES, INC.	1495 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1496 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1497 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1498 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1499 SCHOOL HOUSE LAKE
SAVANNAH PROPERTIES, INC.	1500 SCHOOL HOUSE LAKE

OWNER/PLAT OFFICER: \_\_\_\_\_  
CONTACT PERSON: \_\_\_\_\_  
PHONE: 217-789-1700  
ENGINEER / LAND SURVEYOR: \_\_\_\_\_  
SAVANNAH PROPERTIES, INC.  
1401 SCHOOL HOUSE LAKE  
SPRINGFIELD, ILLINOIS 62111  
(217) 783-8844

TOTAL AREA THIS PLAT  
= 4.2750 ACRES (184,787.7750 S.F.)

**GREENE & BRADFORD, INC.**  
OF SPRINGFIELD  
CONSULTING ENGINEERS  
2004 CONVENT ROAD  
SPRINGFIELD, ILLINOIS 62111  
PROFESSIONAL ENGINEERING FIRM NO. 021179  
PROFESSIONAL ENGINEERING CORPORATION  
(217) 793-8544, 793-8222 (T), C-MAX - 608@greenbradford.com

REVISIONS	DATE	BY	DESCRIPTION
1	11-21-13	TONELLATO	ISSUED
2		DEFRATES	
3		TONELLATO	
4		TONELLATO	

**ORDINANCE CERTIFICATE**

STATE OF ILLINOIS                    )  
  ) SS.  
COUNTY OF SANGAMON )

I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Chatham, Sangamon County, Illinois.

I do further certify that the ordinance attached hereto is a full, true, and exact copy of Ordinance No. 13-45, adopted by the President and Board of Trustees of said Village on the 26 day of NOV, 2013, said Ordinance being entitled:

**AN ORDINANCE APPROVING THE REDIVISION OF LOT 243, OAKBROOK ESTATES PLAT 8, AND GRANTING ZONING VARIANCES AND ACCEPTING A STREET (School House Lane)**

I do further certify that prior to the making of this certificate, the said Ordinance was spread at length upon the permanent records of said Village, where it now appears and remains.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Village this 26 day of NOV, 2013.

  
\_\_\_\_\_  
Village Clerk

