

49-R-18

A RESOLUTION

**Approving a Plat of Resubdivision for
1239 Asbury Avenue and 1224 Dempster Street**

WHEREAS, pursuant to Subsection 4-11-1-(B) of the Evanston City Code of 2012, as amended (the "City Code"), the City Council may approve of a plat by means of a resolution; and

WHEREAS, the City intends to resubdivide the properties located at 1239 Asbury Avenue and 1224 Dempster Street, Evanston, Illinois (collectively, the "Subject Property"), legally described in Exhibit A, which is attached hereto and incorporated herein by reference; and

WHEREAS, the City Council hereby finds that the proposed plat complies with all applicable provisions of Title 4, Chapter 11 of the City Code, subject to certain conditions,

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EVANSTON, COOK COUNTY, ILLINOIS, THAT:

SECTION 1: The foregoing recitals are found as fact and incorporated herein by reference.

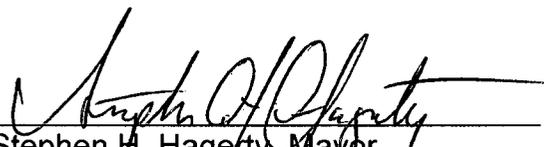
SECTION 2: Pursuant to Title 4, Chapter 11 of the City Code, the City Council hereby approves the proposed Plat of Resubdivision, attached hereto as Exhibit B and incorporated herein by reference, subject to the following conditions:

- (A)** The final plat of subdivision must substantially conform to the Beth Emet Subdivision plat prepared by B.H. Suhr & Company, Inc. dated May 8, 2018,

except as such plat may be modified to conform to the City Code, Resolution, and Ordinance;

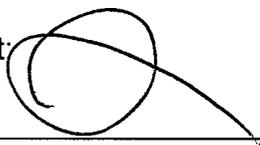
SECTION 3: The City Manager and/or his designee(s) is/are hereby authorized and directed to sign, and the City Clerk hereby authorized and directed to attest, any documents necessary to implement the terms of this resolution.

SECTION 4: This resolution shall be in full force and effect from and after the date of its passage and approval in the manner required by law.



Stephen H. Hagerty, Mayor

Attest:



Devon Reid, City Clerk

Approved as to form:



Michelle L. Masoncup, Corporation Counsel

Adopted: August 13, 2018

EXHIBIT A**Legal Description****PARCEL 1:**

LOT 7 IN OWNERS SUBDIVISION OF PART OF BLOCK 1 IN WILDER AND CHASE ADDITION TO EVANSTON, AND PART OF BLOCK 3 IN O.A. CRAIN'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN;

PARCEL 2:

LOT 1 IN OWNERS SUBDIVISION OF BLOCK 1 OF WILDER AND CHASE'S ADDITION TO EVANSTON, BEING A SUBDIVISION OF THE EAST 1047 FEET OF THE NORTH PART OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WITH BLOCK 3 OF O.A. CRAIN'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPT THE SOUTH 92.50 FEET OF BLOCK 1 ABOVE DESCRIBED AND EXCEPT THE SOUTH 92.50 FEET OF THE NORTH 345.68 FEET OF THE WEST 120 FEET OF BLOCK 3 ABOVE DESCRIBED;

PARCEL 3:

THAT PART OF PRIVATE ALLEY LYING EAST AND ADJOINING PARCELS 2 AND 4 AND WEST AND ADJOINING PARCEL 1;

PARCEL 4:

THE NORTH 70.09 FEET OF LOT 2 IN OWNERS SUBDIVISION OF BLOCK 1 (EXCEPT THE SOUTH 92.50 FEET THEREOF) IN WILDER AND CHASE'S ADDITION TO EVANSTON, A SUBDIVISION OF THE EAST 1047 FEET (OR THEREABOUTS) OF THE NORTH PART OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND BLOCK 3 (EXCEPT THE SOUTH 92.50 FEET OF THE NORTH 345.68 FEET OF THE WEST 120 FEET OF O.A. CRAIN'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

LOT 2 (EXCEPT THE NORTH 70.90 FEET THEREOF) IN OWNERS SUBDIVISION OF BLOCK 1 (EXCEPT THE SOUTH 92.50 FEET THEREOF) IN WILDER AND CHASE'S ADDITION TO EVANSTON, A SUBDIVISION OF THE EAST 1047 FEET (OR THEREABOUTS) OF THE NORTH PART OF THE NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,

AND BLOCK 3 (EXCEPT THE SOUTH 92.50 FEET OF THE NORTH 345.68 FEET OF THE WEST 120 FEET OF O. A. CRAIN'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN(s): 11-19-100-001-0000
11-19-100-002-0000
11-19-100-003-0000
11-19-100-006-0000

COMMONLY KNOWN As: 1239 Asbury Avenue, Evanston, Illinois.
1224 Dempster Street, Evanston, Illinois.

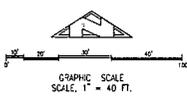
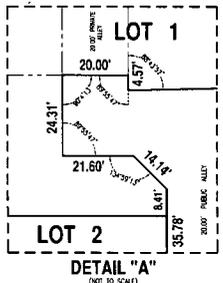
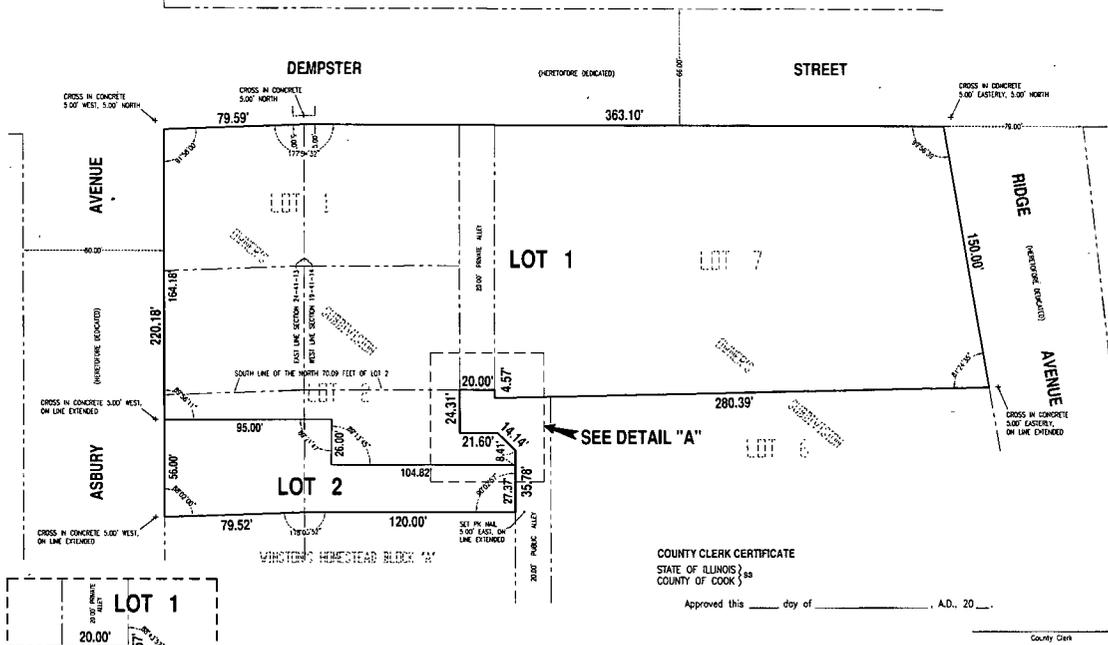
EXHIBIT B

Plat of Resubdivision

BETH EMET SUBDIVISION

OF

IN THE NORTHEAST QUARTER OF SECTION 24 AND THE NORTHWEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



COUNTY CLERK CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Approved this ____ day of _____, A.D. 20__.

CITY COLLECTOR CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
I, _____, City Collector of the City of Evanston, Illinois, do hereby certify that there are no delinquent or unpaid current or forfeited special assessments, or any deferred installments thereon that have been apportioned against the tract of land included in this plat of Consolidation.
Dated this ____ day of _____, A.D. 20__.

ZONING ADMINISTRATOR CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Approved this ____ day of _____, A.D. 20__.

DIRECTOR OF PUBLIC WORKS CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Approved this ____ day of _____, A.D. 20__.

CORPORATION COUNSEL CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Approved this ____ day of _____, A.D. 20__.

CITY CLERK CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Approved by the Council of the City of Evanston, Illinois, at a meeting held on this ____ day of _____, A.D. 20__, in witness whereof, I set my hand and affix the Corporate Seal of Evanston, this ____ day of _____, A.D. 20__.

SURVEYOR'S CERTIFICATE
STATE OF ILLINOIS } ss
COUNTY OF COOK } ss

B. H. SUHR & COMPANY, INC., does hereby certify that it has surveyed the following described property for the purpose of subdividing it into Two (2) Lots as shown hereon:
Parcel 1: Lot 7 in Owners subdivision of part of Block 1 in Wilder and Chase's addition to Evanston, and part of Block 3 in O. A. Crain's subdivision of the North half of the Northwest quarter of the Northwest quarter of Section 19, Township 41 North, Range 14, East of the Third Principal Meridian;
Parcel 2: Lot 1 in Owners subdivision of Block 1 in Wilder and Chase's addition to Evanston, being a subdivision of the East 1047 feet of the North part of Section 24, Township 41 North, Range 13, East of the Third Principal Meridian, and Block 3 of O. A. Crain's subdivision of the North half of the Northwest quarter of the Northwest quarter of Section 19, Township 41 North, Range 14, East of the Third Principal Meridian, except the South 92.50 feet of Block 1 above described and except the South 92.50 feet of the North 345.68 feet of the West 120 feet of Block 3 above described;
Parcel 3: That part of private alley lying East and adjoining parcels 2 and 4 and West and adjoining Parcel 1;
Parcel 4: The North 70.09 feet of Lot 2 in Owners subdivision of Block 1 (except the South 92.50 feet thereof) in Wilder and Chase's addition to Evanston, a subdivision of the East 1047 feet (or thereabouts) of the North part of the Northwest quarter of Section 24, Township 41 North, Range 13, East of the Third Principal Meridian, and Block 3 (except the south 92.50 feet of the North 345.68 feet of the West 120 feet of O. A. Crain's subdivision of the North half of the Northwest quarter of the Northwest quarter of Section 19, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.
Parcel 5: Lot 2 (except the North 70.09 feet thereof) in Owners Subdivision Block 1 (except the south 92.50 feet thereof) in Wilder and Chase's addition to Evanston, a subdivision of the East 1047 feet (or thereabouts) of the North part of the Northwest quarter of Section 24, Township 41 North, Range 13, East of the Third Principal Meridian, and Block 3 (except the South 92.50 feet of the North 345.68 feet of the West 120 feet of O. A. Crain's subdivision of the North half of the Northwest quarter of the Northwest quarter of Section 19, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.
Dimensions are shown in feet and decimal parts thereof and are correct at 62 degrees Fahrenheit.
It further certifies that this property is situated in Zone "X", (as determined to be outside the 0.2% annual chance floodplain) Insurance Rate Map, No. 1703100265 J, effective date: August 19, 2008.
It further certifies that the property shown on the plat hereon drawn is within the City of Evanston, Illinois, which has adopted a City Plan and is exercising the Special Powers authorized by division 12 of article 11 of the municipal code, as heretofore and hereafter amended.
Field measurements completed APRIL 26, 20__.

STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
Beth Emet the Free Synagogue, not individually but solely as, does hereby certify that it is the Title Owner of record of the property described hereon, and that it has caused the same to be surveyed for the purpose of Subdividing it into two (2) Lots, as shown hereon.
Dated this ____ day of _____, A.D. 20__.

BETH EMET THE FREE SYNAGOGUE
Attest: _____ (Asst.) Secretary
_____ (Vice) President

STATE OF ILLINOIS } ss
COUNTY OF COOK } ss
I, _____, a Notary Public, in and for said County, in the State aforesaid, do hereby certify that _____ and _____, respectively, appeared before me this day in person and acknowledged that they signed and delivered the said instrument as their own free and voluntary act, and as the free and voluntary act of said Organization, not individually, but solely as Owner, for the uses and purposes therein set forth, and the _____ did also then and there acknowledge that _____, as Custodian of the Corporate Seal of said Organization did affix the Corporate Seal to the said instrument as his own free and voluntary act, and as the free and voluntary act of said Organization, as Owner, as aforesaid, for the uses and purposes therein set forth.
Given under my hand and Notarial seal, this ____ day of _____, A.D. 20__.

SUBMITTED BY AND RETURN PLAT TO:	11-19-100-001-0000
CITY OF EVANSTON	11-19-100-002-0000
DEPARTMENT OF PUBLIC WORKS	11-19-100-003-0000
2100 RIDGE AVENUE	11-19-100-006-0000
EVANSTON, ILLINOIS 60204	
EXISTING P.L.N. #:	
SEND TAX BILL TO:	

B.H. SUHR & COMPANY, INC.
SURVEYORS ESTABLISHED 1911
840 CLUSTER AVENUE, EVANSTON, ILLINOIS 60202
TEL: (847) 864-6315 / FAX (847) 864-3341
E-MAIL: SURVEYOR@BHSUHR.COM
Professional Geop. Firm License No. 184-062871

MEMBER: I.P.L.S.A. A.C.S.M. N.S.P.S.
1224 DEMPSTER STREET & 1239 ASBURY AVENUE EVANSTON, ILLINOIS MAY 8, 20__
LOCATION: 18-60-S ORDERED BY: BETH EMET THE FREE SYNAGOGUE

Dated at Evanston, Illinois, this ____ day of _____, A.D. 20__.

B. H. SUHR & COMPANY, INC.
SURVEYORS
By: XXXPRELIMINARY-COPYXXX
Raymond S. Heiser
Illinois Professional Land Surveyor No. 020-00024
License Expiration Date 11/30/19