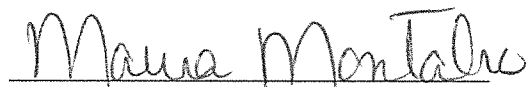


STATE OF ILLINOIS        )  
  ) SS  
COUNTY OF DU PAGE        )

I, Maura Montalvo, Deputy City Clerk of Wood Dale, Illinois DO HEREBY CERTIFY that as such Deputy City Clerk and keeper of the records, that the foregoing is a true and correct copy of Resolution #R-19-59 **A RESOLUTION APPROVING THE FINAL PLAT OF SUBDIVISION TO CONSOLIDATE LOTS FOR PROPERTY COMMONLY KNOWN AS BRYN MAWR AVENUE ADDITION TO WOOD DALE, WOOD DALE, ILLINOIS 60191**

Passed by The City of Wood Dale, Du Page County, Illinois, IN WITNESS WHEREOF, I have hereunto subscribed my name and affixed the seal of the City of Wood Dale, this 21<sup>ST</sup> day of November, 2019.

  
Maura Montalvo, Deputy City Clerk

SEAL



**Resolution #R-19-59**

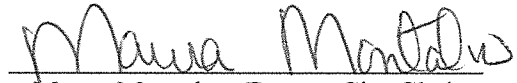
**A RESOLUTION APPROVING THE FINAL PLAT OF SUBDIVISION TO  
CONSOLIDATE LOTS FOR PROPERTY COMMONLY KNOWN AS BRYN  
MAWR AVENUE ADDITION TO WOOD**

Passed: November 21, 2019  
Published in Pamphlet Form: November 22, 2019

I, Maura Montalvo, as the Deputy City Clerk for the City of Wood Dale, hereby certify  
that the attached Resolution is a true and correct copy of #R-19-59

**A RESOLUTION APPROVING THE FINAL PLAT OF SUBDIVISION TO  
CONSOLIDATE LOTS FOR PROPERTY COMMONLY KNOWN AS BRYN  
MAWR AVENUE ADDITION TO WOOD**

Passed and approved by the City Council of the City of Wood Dale on November 21,  
2019 and hereby published in pamphlet on November 22, 2019.

  
Maura Montalvo, Deputy City Clerk

SEAL





8 0 2 0 6 8 2 1  
Tx:40117728

FRED BUCHOLZ, RECORDER  
DUPAGE COUNTY ILLINOIS  
03/10/2020 02:44 PM  
RHSP

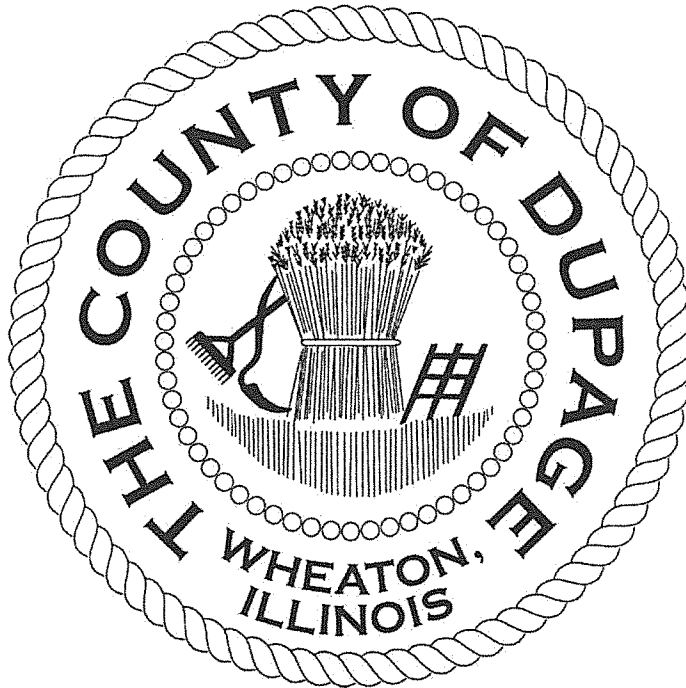
**FRED BUCHOLZ**

DUPAGE COUNTY RECORDER  
421 NORTH COUNTY FARM ROAD  
WHEATON, ILLINOIS 60187

DOCUMENT # R2020-024312

(630)407-5400

**RECORDING COVER PAGE**



Mail To: *Prepared by*

(BOND, DICKSON & CONWAY)

400 S KNOLL ST

UNIT C

WHEATON, IL 60187

RESOLUTION NO. R-19-59

A RESOLUTION APPROVING THE FINAL PLAT OF SUBDIVISION  
TO CONSOLIDATE LOTS FOR PROPERTY COMMONLY KNOWN AS  
BRYN MAWR AVENUE ADDITION TO WOOD DALE  
WOOD DALE, ILLINOIS 60191

800 N. IL ROUTE 83

WHEREAS, the City of Wood Dale (the "City") is a body politic and corporate, organized and existing pursuant to the Illinois Municipal Code, 65 ILCS 5/1-1-1 *et seq*; and

WHEREAS, CH Realty VIII-TDC I Chicago Bryn Mawr, L.L.C. ("Petitioner") is the Petitioner in Case No. 2019-CDC-11; and is the owner of the property to be identified (upon annexation) as 800 N. IL Route 83, Wood Dale ("Subject Property"); and

WHEREAS, the Petitioner has requested approval of a Final Plat of Subdivision to consolidate thirty-one (31) lots of record plus certain adjacent streets into one zoning lot for the improvement of the Subject Property collectively being described as:

LOTS 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25, 137, 138, 139, 140, 141 AND 142, AND ALL OF PINE AVENUE, LYING NORTH OF THE NORTH RIGHT-OF-WAY LINE OF BRYN MAWR AVENUE, ALL OF ARDMORE AVENUE LYING EAST OF THE EAST RIGHT-OF-WAY LINE OF PINE AVENUE AND THE NORTH 33.91 FEET OF BRYN MAWR AVENUE LYING WEST OF THE WEST RIGHT-OF-WAY LINE OF ILLINOIS ROUTE 83, ALL IN BRANIGAR'S MOHAWK MANOR, BEING A SUBDIVISION IN SECTIONS 3 AND 10, TOWNSHIP 40 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID BRANIGAR'S MOHAWK MANOR, RECORDED NOVEMBER 28, 1956 AS DOCUMENT 825111, IN DUPAGE COUNTY, ILLINOIS PINS- 03-03-402-001, 002, 003, 004, 005, 006, 03-03-404-001, 002, 003, 004, 005, 006, 007, 008, 03-03-405-001, 002, 003, 004, 005, 006, 007, 008, 009, 010, 011, 012, 015, 016, 017 & 018.

WHEREAS, the application for said lot consolidation was made under Case No. 2019-CDC-11 and was discussed by the Community Development Commission on October 21, 2019, at which time the Community Development Commission recommended approval of the requested lot consolidation; and

WHEREAS, the Planning, Zoning and Building Committee of the City Council of the City of Wood Dale reviewed the findings made by the Community Development Commission, and concurred with its recommendation for approval, and referred this matter to the Corporate Authorities for consideration; and

WHEREAS, the Corporate Authorities of the City of Wood Dale received the recommendation of the Planning, Zoning and Building Committee and of the Community Development Commission, and reviewed the findings made relative to the application, and upon its consideration, determined to approve the Final Plat of Subdivision.

NOW, THEREFORE, BE IT RESOLVED BY THE CORPORATE AUTHORITIES OF THE CITY OF WOOD DALE, DUPAGE COUNTY, ILLINOIS as follows:

**SECTION ONE:** The recitals set forth hereinabove are incorporated herein by reference as part of this Ordinance.

**SECTION TWO:** That the Final Plat of Subdivision for the Bryn Mawr Avenue Addition to Wood Dale, located at 800 N. IL Route 83, Wood Dale, Illinois, 60191 is hereby approved, as part of the approval of the Special Use, Planned Unit Development, for the redevelopment of the Subject Property and conditions set forth relative thereto.

**SECTION THREE:** That the Mayor, City Clerk, City Treasurer and Community Development Commission Chairman are authorized and directed to sign the Final Plat of Subdivision (attached as Exhibit A) by and on behalf of the City.

**SECTION FOUR:** That all Ordinances and Resolutions, or parts thereof, in conflict with the provisions of this Resolution are, to the extent of such conflict, expressly repealed.

**SECTION FIVE:** That this Resolution shall be in full force and effect from and after its adoption in the manner provided by law.

PASSED this 21st day of November, 2019

AYES: 7

NAYS: 0

ABSENT: 1

APPROVED this 21st day of November, 2019

SIGNED: Annunziato Pulice  
Annunziato Pulice, Mayor

ATTEST: Maura Montano  
City Clerk

EXHIBIT A

FINAL PLAT OF SUBDIVISION

# FINAL PLAT OF SUBDIVISION BRYN MAWR AVENUE ADDITION TO WOOD DALE BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 3-40-11, DUPAGE COUNTY, ILLINOIS.

Exhibit D



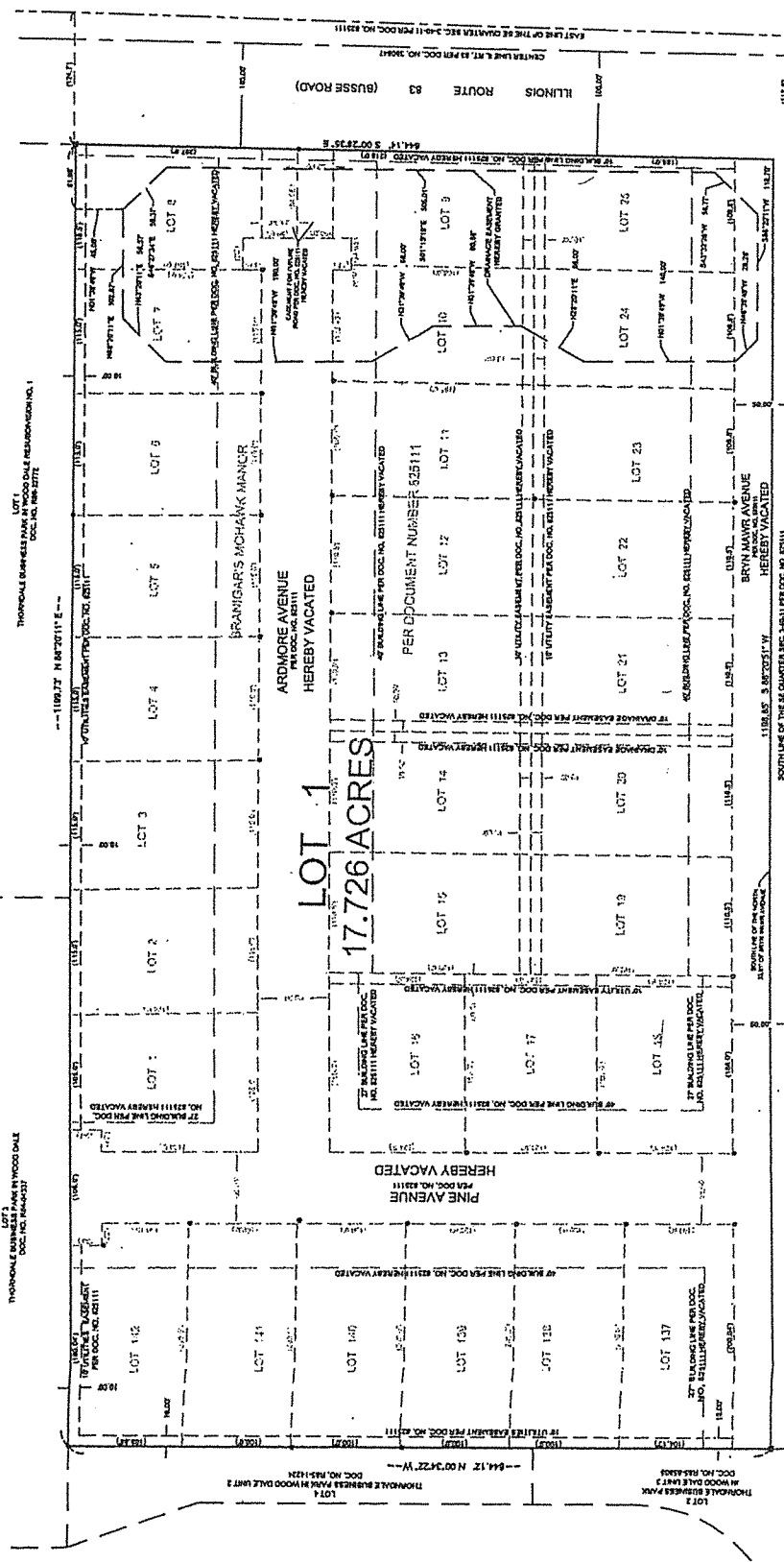
GRAPHICAL SCALE (FEET)  
1" = 30'  
1" = 60'

LEGEND OF LINES

- RESUBDIVISION BOUNDARY
- ADJACENT BOUNDARY
- UNDERLYING LOT LINE
- PROPOSED HIGHWAY
- CENTER OF RIGHT-OF-WAY
- EXISTING EASEMENT LINE
- PROPOSED EASEMENT LINE
- (NEAR) MEASURED DIMENSION
- (NEAR) RECORD DIMENSION

BEARINGS AND DISTANCES SHOWN HEREON REFER TO THE ORIGINAL SURVEY OF THE SOUTHEAST 1/4 OF SECTION 3-40-11, DUPAGE COUNTY, ILLINOIS, AND CALCULATED DISTANCES ARE THEREFORE SHOWN BY THE CONVENTIONAL FACTOR OF APPROXIMATION.

AREAS SHOWN ON PLAT ARE GROUND.



PLANNED BY  
Pinnacle Engineering Group  
DESIGNED BY  
Pinnacle Engineering Group  
DRAWN BY  
Pinnacle Engineering Group  
CHECKED BY  
Pinnacle Engineering Group  
DATE  
Pinnacle Engineering Group

BRYN MAWR AVENUE ADDITION  
TO WOOD DALE  
TO WOOD DALE, IL

FINAL PLAT OF  
SUBDIVISION

REVISIONS

NO.	DATE	DESCRIPTION
1		
2		

SURVEY

