

RESOLUTION NO. 20-114
CITY OF PEORIA.

Peoria, Illinois MAY 26 20²⁰

A RESOLUTION APPROVING THE PRELIMINARY PLAT FOR THORNEWOOD ESTATES SUBDIVISION, GENERALLY LOCATED AT THE SOUTHEAST CORNER OF WILHELM ROAD AND THE ROCK ISLAND TRAIL. THE PROPERTY IS IDENTIFIED AS PARCEL IDENTIFICATION NO. 08-25-400-002, PEORIA IL

WHEREAS, the City of Peoria has the authority to review subdivisions and developments within the limits of its corporate boundaries and within its mile and one-half extra-territorial jurisdiction; and

WHEREAS, the City Planning and Zoning Commission reviewed this request on May 7, 2020.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PEORIA, ILLINOIS:

Section 1. That the preliminary plat of Thornewood Estates Subdivision, located at the southeast corner of Wilhelm Road and the Rock Island Trail (Attachment A), generally described as a subdivision of part of the SE ¼ of Section 25, Township 10 North, Range 7 East of the 4th Principal Meridian is hereby approved subject to the following waiver and condition:

- 1) Waiver to allow cul-de-sac length greater than 400 feet.
- 2) Street name of cul-de-sac must be N. Hunters Trail Court to align with existing street.

PASSED BY THE CITY COUNCIL OF THE CITY OF PEORIA, ILLINOIS, THIS 26TH DAY OF MAY 2020.

APPROVED:



Mayor

ATTEST:

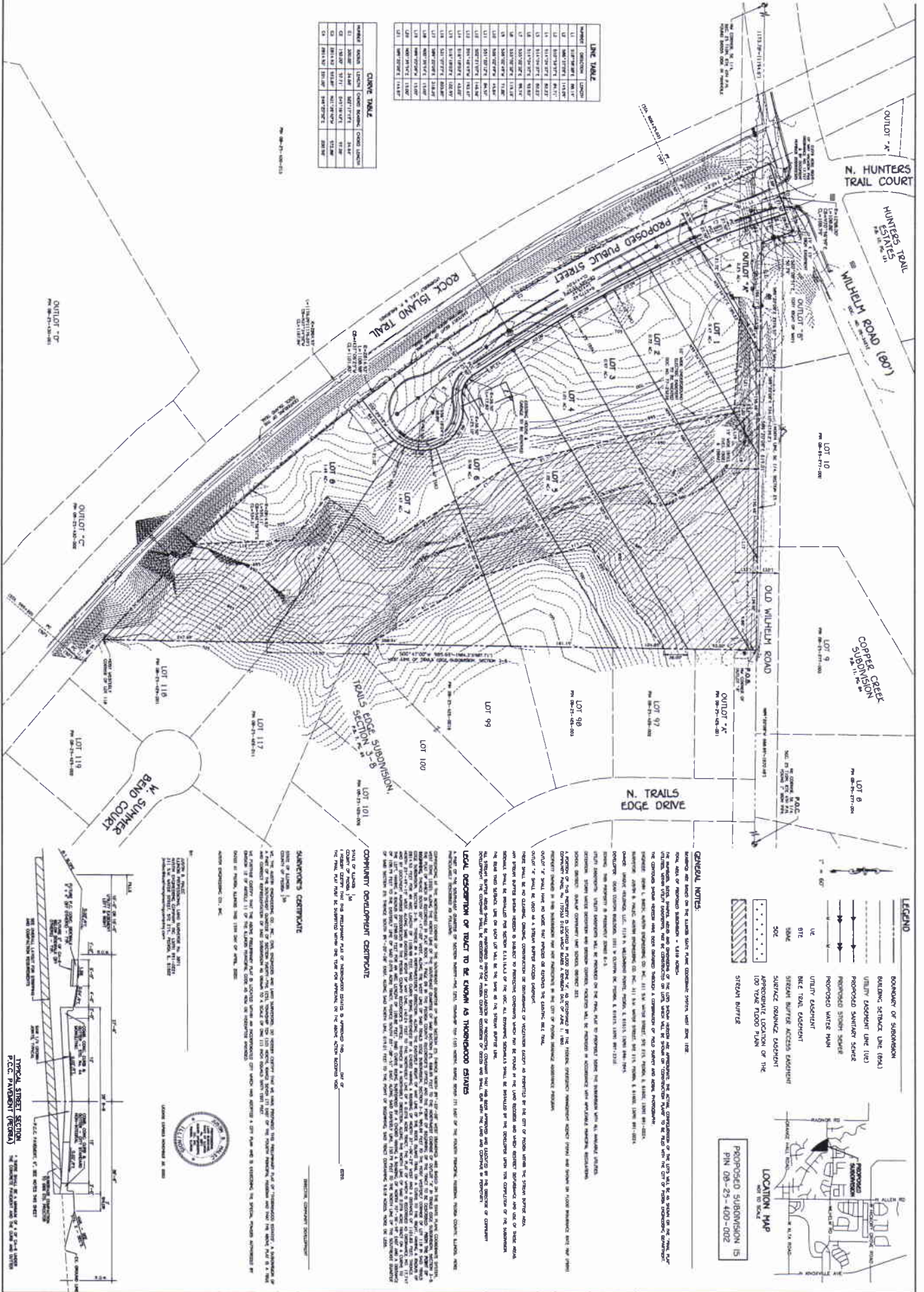


City Clerk

EXAMINED AND APPROVED



Corporation Counsel



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GENERAL NOTES:

- 1. ALL DIMENSIONS ARE IN FEET AND INCHES UNLESS OTHERWISE SPECIFIED.
- 2. THE PROPOSED SUBDIVISION IS TO BE CONVEYED TO THE BUYER BY DEED.
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COMMUNITY DEVELOPMENT CERTIFICATE

I, the undersigned, being a duly qualified and licensed Professional Engineer in the State of Texas, do hereby certify that the above described subdivision complies with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors, and that the subdivision is in accordance with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors.

LANDSCAPE ARCHITECT

I, the undersigned, being a duly qualified and licensed Professional Landscape Architect in the State of Texas, do hereby certify that the above described subdivision complies with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors, and that the subdivision is in accordance with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors.

PLANNING COMMISSION

I, the undersigned, being a duly qualified and licensed Professional Planner in the State of Texas, do hereby certify that the above described subdivision complies with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors, and that the subdivision is in accordance with the provisions of the Texas Subdivision Act, Chapter 253, Title 25, Government Code, and the rules and regulations of the State Board of Professional Engineers and Surveyors.

TYPICAL STREET SECTION

