

VILLAGE OF LOMBARD
REQUEST FOR BOARD OF TRUSTEES ACTION
For Inclusion on Board Agenda

Resolution or Ordinance (Blue) Waiver of First Requested
 Recommendations of Boards, Commissions & Committees (Green)
 Other Business (Pink)

TO : PRESIDENT AND BOARD OF TRUSTEES

FROM: Scott R. Niehaus, Village Manager

DATE : January 24, 2023 **(BOT) Date:** February 2, 202

SUBJECT: PC 22-01: Norbury Crossings Subdivision – Final Plat

SUBMITTED BY: William J. Heniff, AICP, Director of Community Development 

BACKGROUND/POLICY IMPLICATIONS:

Attached is a Final Plat of Subdivision for Norbury Crossings located at 14,101,104 and 112 East 20th Street.

The petitioner requests the Village approve the final plat of subdivision. Per the provisions of Section 154.203(D) and 154.703 of Village Code, the Final Plat is consistent with the provisions of the preliminary plat and as such can be considered and approved by the Village Board directly.

Staff recommends approval of the final plat of subdivision. Please place this petition on the February 2, 2023, Board of Trustees consent agenda for authorization of signatures from the Village President and Village Clerk on the final plat of subdivision.

Fiscal Impact/Funding Source:

Review (as necessary):

Finance Director _____ Date _____
Village Manager _____ Date _____

NOTE: All materials must be submitted to and approved by the Village Manager's Office by 12:00 noon, Wednesday, prior to the agenda distribution.



MEMORANDUM

TO: Scott R. Niehaus, Village Manager

FROM: William J. Heniff, AICP, Director of Community Development *WH*

MEETING DATE: February 2, 2023

SUBJECT: **PC 22-01: Norbury Crossings Subdivision – Final Plat**

Please find the following items for Village Board consideration as part of the February 2, 2023, Board meeting:

1. Norbury Crossings Subdivision final plat

The Village Board approved a preliminary plat of subdivision for Norbury Crossings by a vote of 6-0 at the Board meeting on April 7, 2022. The petitioner has submitted final engineering plans to the Village and has received preliminary approvals from DuPage County relative to special management areas on the subject property.

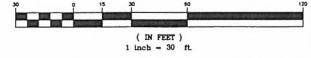
The petitioner now requests the Village approve the final plat of subdivision. The petitioner has added a conservation easement pertaining to the wetland area in the northwest portion of the subject property. Please place this petition on the February 2, 2023, Board of Trustees consent agenda for authorization of signatures from the Village President and Village Clerk on the final plat of subdivision.

P. I. N.: 06-20-301-017
 -019
 -072
 -073
 -302-005

NORBURY CROSSINGS SUBDIVISION

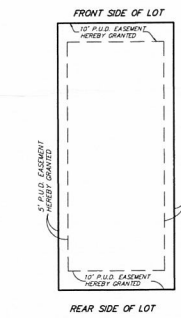
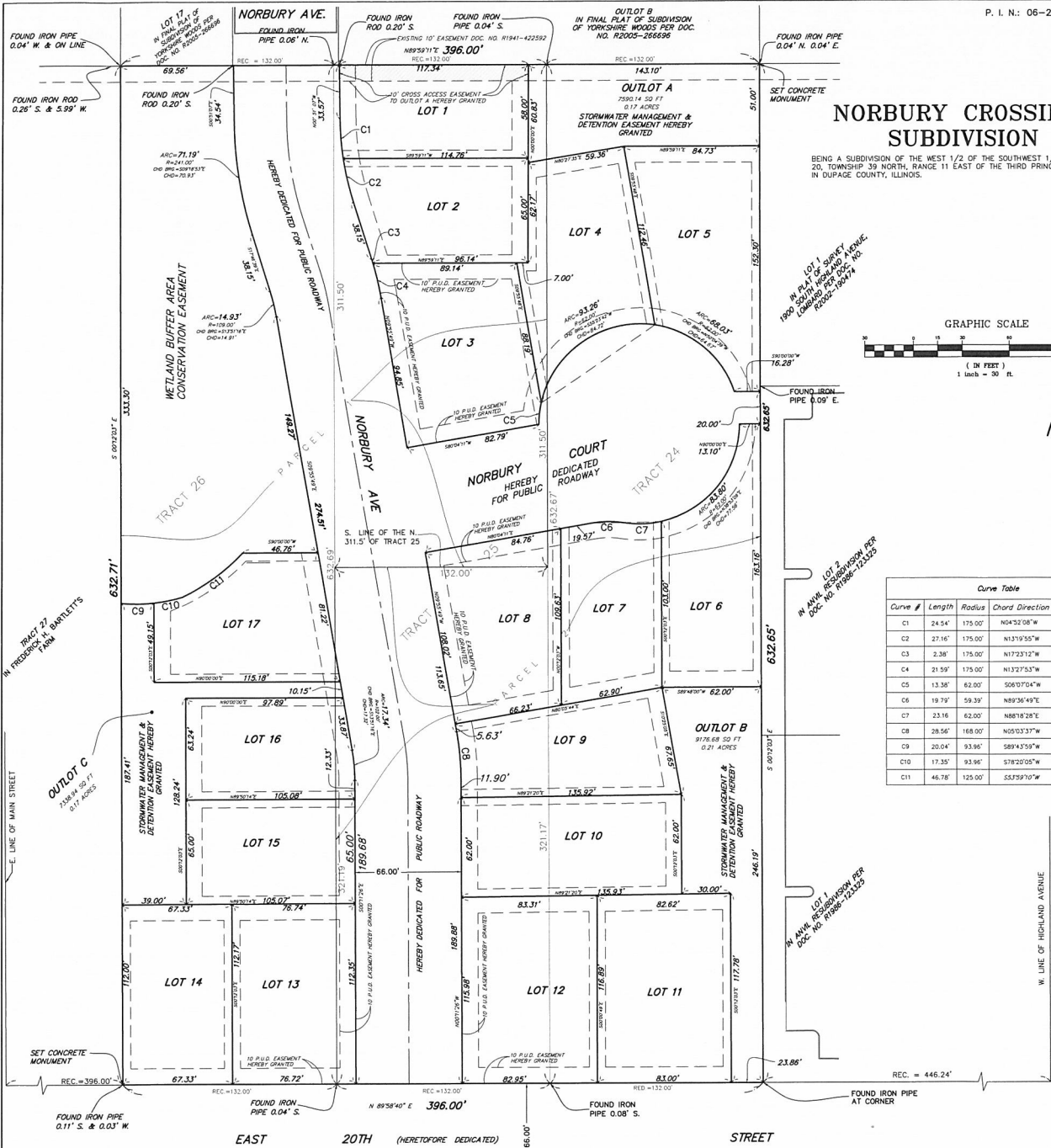
BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN DUPAGE COUNTY, ILLINOIS.

GRAPHIC SCALE



Curve #	Length	Radius	Chord Direction	Chord Length
C1	24.54'	175.00'	N04°32'08"W	24.52'
C2	27.16'	175.00'	N13°19'55"W	27.13'
C3	2.38'	175.00'	N17°23'12"W	2.38'
C4	31.59'	175.00'	N132°10'04"W	21.57'
C5	13.38'	62.00'	S06°10'04"W	13.38'
C6	19.79'	59.39'	N89°36'49"E	19.69'
C7	23.16'	62.00'	N88°18'28"E	23.03'
C8	28.56'	168.00'	N05°03'37"W	28.52'
C9	20.04'	93.96'	S89°43'59"W	20.00'
C10	17.35'	93.96'	S78°20'05"W	17.32'
C11	46.78'	125.00'	S53°59'10"W	46.51'

Lot #	Area (sq. ft.)	Area (acres)
1	6,766.63	0.16
2	6,905.89	0.16
3	9,373.37	0.22
4	8,311.84	0.19
5	9,637.95	0.22
6	7,924.40	0.18
7	6,844.73	0.15
8	8,156.41	0.19
9	7,448.19	0.17
10	8,427.51	0.19
11	9,716.32	0.22
12	9,679.16	0.22
13	8,613.31	0.20
14	7,546.88	0.17
15	8,829.82	0.16
16	6,477.20	0.15
17	7,582.91	0.17
18	8,400.00	0.19
19	8,399.99	0.19



NO.	DATE	DESCRIPTION	BY
1	1/13/2009	WETLAND BUFFER AREA CONSERVATION EASEMENT	WAG
2	1/14/2009	REVISED EASEMENT TO THE WALK FOR ORANGE AND SECTION 20 TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ILLINOIS	WAG
3	10/19/2002	REVISED PER STATE BOARD RECORDS FOR FULL BLD. LINES (REVISED & CORRECTED PER ILLINOIS RECORDS)	WAG
4	7/13/2002	REVISED PER PLAT CORRECT	WAG
5	12/23/2001	REVISED PER PLATE CORRECT	WAG

GENTILE & ASSOCIATES, INC.
 PROFESSIONAL LAND SURVEYORS
 550 E. ST. CHARLES PLACE
 LOMBARD, ILLINOIS 60148
 PHONE (830) 916-6282

PREPARED FOR: UNITED HOME BUILDERS, INC
 DRAWN BY: WAG
 ORDER NO.: 07-19478-21 RESUB-REV 5
 SHEET 1 OF 2

ILLINOIS PROFESSIONAL DESIGN FIRM LICENSE NO. 184.002870

