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September 16, 2014

Via Hand Delivery

Kevin Lehmann
Village of Orland Park
14700 Ravinia Avenue
Orland Park, IL 60462**RE: Recording Documents**

Dear Kevin:

At your request, our Firm has recorded the following document in the Office of the Recorder of Deeds of Cook County. This document should be retained in the official records of the Village of Orland Park.

TITLE DOCUMENT	PROPERTY ADDRESS	RECORDING NUMBER
KRYSTAL RIDGE VIEW ORDINANCE NO. 4897	14630 108 TH AVENUE PIN: 27-08-102-004-0000	8/25/2014 Cook County Recorder of Deeds #1423745063 \$140.00

If you should have any questions, please do not hesitate to contact me.

Very truly yours,

KLEIN, THORPE & JENKINS, LTD.



Anna Maryniarczyk
Paralegal

Encl(s).

Prepared by:
Klein, Thorpe & Jenkins, Ltd.
20 N. Wacker Drive, Suite 1660
Chicago, IL 60606
Attorney: Kathleen T. Henn

On Behalf Of:
The Village of Orland Park, IL
Record against:
PIN: 27-08-102-004-0000

Send future Tax Bills to:
Village of Orland Park
14700 Ravinia Ave.
Orland Park, IL 60462



Doc#: 1423745063 Fee: \$140.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/25/2014 03:22 PM Pg: 0

[Above space for Recorder's Office]

VILLAGE OF ORLAND PARK

VILLAGE CLERK'S CERTIFICATE CERTIFYING COPY OF AN ORDINANCE ENTITLED "ORDINANCE NO. 4897, VILLAGE OF ORLAND PARK, COOK COUNTY, ILLINOIS, AN ORDINANCE REZONING CERTAIN REAL ESTATE FROM E-1 RESIDENTIAL DISTRICT TO R-1 RESIDENTIAL DISTRICT AND APPROVING A SUBDIVISION – KRYSTAL RIDGE VIEW.

ADDRESS: 14630 108TH AVENUE, ORLAND PARK, IL 60467
PIN: 27-08-102-004-0000

AFTER RECORDING RETURN TO:
RECORDER'S BOX 324



VILLAGE OF ORLAND PARK

14700 Ravinia Avenue
Orland Park, IL 60462
(708) 403-6150

Certification

STATE OF ILLINOIS COUNTIES OF COOK AND WILL

I, John C. Mehalek, DO HEREBY CERTIFY that I am the duly elected and qualified Village Clerk of the Village of Orland Park, Illinois, and as such Village Clerk I am the keeper of the minutes and records of the proceedings of the Board of Trustees of said Village and have in my custody the minutes and books of the records of said Village.

I DO FURTHER CERTIFY that the attached and foregoing is a true and correct copy of:

Ordinance No. 4897

I DO FURTHER CERTIFY that the original Ordinance of which the foregoing is a true copy is entrusted to my care for safekeeping and that I am the lawful keeper of the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the Village Of Orland Park aforesaid, at the said Village, in the Counties and State aforesaid, this 8th day of August 2014.





John C. Mehalek, Village Clerk

VILLAGE OF ORLAND PARK

14700 Ravinia Avenue
Orland Park, IL 60462
www.orland-park.il.us

Ordinance No: 4897

File Number: 2014-0029

ORDINANCE REZONING CERTAIN REAL ESTATE FROM E-1 ESTATE RESIDENTIAL DISTRICT TO R-1 RESIDENTIAL DISTRICT AND APPROVING A SUBDIVISION - KRYSTAL RIDGE VIEW (14630 108TH AVENUE)

VILLAGE OF ORLAND PARK

STATE OF ILLINOIS, COUNTIES OF COOK AND WILL

Published in pamphlet form this 22nd day of April, 2014 by authority of the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois.

VILLAGE OF ORLAND PARK

Ordinance No: 4897

ORDINANCE REZONING CERTAIN REAL ESTATE FROM E-1 ESTATE RESIDENTIAL DISTRICT TO R-1 RESIDENTIAL DISTRICT AND APPROVING A SUBDIVISION - KRYSTAL RIDGE VIEW (14630 108TH AVENUE)

WHEREAS, an application seeking rezoning and subdivision, as set forth below, has been filed with the Village Clerk of this Village and has been referred to the Plan Commission of this Village and has been processed in accordance with the Land Development Code of the Village of Orland Park, as amended; and

WHEREAS, the Plan Commission of this Village held a public hearing on February 25, 2014, on whether the requested rezoning and subdivision should be granted, at which time all persons present were afforded an opportunity to be heard; and

WHEREAS, a public notice in the form required by law was given of said public hearing by publication not more than 30 days nor less than 15 days prior to said hearing in the Orland Park Prairie, a newspaper published in the Village; and

WHEREAS, the Plan Commission of this Village has filed its report of findings and recommendations that the requested rezoning and subdivision be granted with this President and Board of Trustees, and this Board of Trustees has duly considered said report and findings and recommendations.

NOW THEREFORE, Be It Ordained by the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois, as follows:

SECTION 1

The report of the Plan Commission of this Village is herein incorporated by reference, as completely as if fully recited herein. All exhibits submitted at the aforesaid public hearing are also incorporated by reference into this Ordinance. The Board of Trustees find that the proposed rezoning and subdivision are in the public good and in the best interests of the Village and its residents, and is consistent with and fosters the purposes and spirit of the Land Development Code of the Village of Orland Park, as set forth in Section 1-102 thereof.

SECTION 2

In addition to the findings set forth in Section 1 hereof, this Board of Trustees further finds in relation to the rezoning and subdivision as follows:

(a) The Subject Property is located at 14630 108th Avenue and is zoned E-1 Estate Residential

VILLAGE OF ORLAND PARK

Ordinance No: 4897

District. It is an approximately 1.6-acre site and currently contains one single-family home. After subdividing, it will consist of two lots. Lot 100 will be approximately 37,703 square feet, and Lot 101 will be approximately 27,454 square feet after subdividing.

(b) Petitioner, James Kamp, seeks to rezone the Subject Property from E-1 Estate Residential to R-1 Residential District in addition to the subdivision.

SECTION 3

The Subject Property, located at 14630 108th Avenue, is legally described as:

LOT 1 IN FIRST ADDITION TO CRYSTAL RIDGE ESTATES BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON MAY 23, 1995 AS DOCUMENT NUMBER 95337147, IN COOK COUNTY, ILLINOIS.

P.I.N.: 27-08-102-004

SECTION 4

The subdivision plat titled "Krystal Ridge View," prepared by Tech 3 Consulting Group, Inc., dated March 7, 2014, is approved and is subject to the following conditions:

1. Upon redevelopment of Lot 100, driveway access to a future single family home shall be from Crystal Ridge Court;
2. Two parkway trees must be installed along Crystal Ridge Court in front of Lot 101; and
2. It must meet all Final Engineering and Building Code related items.

SECTION 5

The Orland Park Land Development Code, as amended, be further amended by reclassifying and rezoning the following described real estate:

LOT 1 IN FIRST ADDITION TO CRYSTAL RIDGE ESTATES BEING A SUBDIVISION OF PART OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED ON MAY 23, 1995 AS DOCUMENT NUMBER 95337147, IN COOK COUNTY, ILLINOIS.

P.I.N.: 27-08-102-004

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from E-1 Estate Residential District to R-1 Residential District under the Code, as amended, subject to the condition that all final engineering and building code related items are met.

SECTION 6

The zoning map of the Village of Orland Park, Cook and Will Counties, Illinois, be amended so as to be in conformance with the granting of the with the rezoning as aforesaid.

SECTION 7

This Ordinance shall be in full force and effect from and after its passage and approval as required by law.

SECTION 8

The Village Clerk is hereby ordered and directed to publish this Ordinance in pamphlet form, said pamphlet to be deposited in the office of the Village Clerk for general distribution.

PASSED this 21st day of April, 2014

/s/ John C. Mehalek

John C. Mehalek, Village Clerk

Aye: 7 Trustee Fenton, Trustee Dodge, Trustee Schussler, Trustee Gira, Trustee Griffin Ruzich,
Trustee Calandriello, and President McLaughlin

Nay: 0

DEPOSITED in my office this 21st day of April, 2014

/s/ John C. Mehalek

John C. Mehalek, Village Clerk

APPROVED this 21st day of April, 2014

/s/ Daniel J. McLaughlin

Daniel J. McLaughlin, Village President

VILLAGE OF ORLAND PARK

Ordinance No: 4897

PUBLISHED this 22nd day of April, 2014

/s/ John C. Mehalek

John C. Mehalek, Village Clerk

PLAT

DOCUMENTS WITH THIS

PLAT



SEE PLAT INDEX

RECORDING FEE 140
DATE 8-25-14 COPIES 6
OK BY [Signature]