

VILLAGE OF VERNON HILLS

ORDINANCE 2014-046

AN ORDINANCE APPROVING THE FINAL PLAT OF SUBDIVISION FOR THE SPRINGS OF VERNON HILLS INCLUDING VACATING THE EASEMENT FOR STORM WATER MANAGEMENT AND STORM SEWER EASEMENT FOR THE SPRINGS OF VERNON HILLS, BEING PROPERTY OWNED BY THE VERNON HILLS CARE GROUP LLC AND LOCATED AT 350 MILWAUKEE AVENUE, LAKE COUNTY, ILLINOIS

THE 16th DAY OF DECEMBER 2014

Published in pamphlet form by the Authority of the President and Board of Trustees of the Village of Vernon Hills, Lake County, Illinois, this 17th Day of December, 2014

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WHEREAS, the Vernon Hills Care Group LLC, a Texas Limited Liability Company, is the owner of the property known as the Springs of Vernon Hills; and

WHEREAS, the Vernon Hills Care Group LLC received approval from the Village of Vernon Hills to develop the Springs of Vernon Hills memory care and dementia facility pursuant to Ordinance 2013-056, dated December 3, 2013; and

WHEREAS, the Vernon Hills Care Group LLC is now prepared to record a Final Plat of Subdivision for the Springs of Vernon Hills development; and

WHEREAS, the location of the memory care and dementia facility necessitates vacation of certain existing easements on the property; and

WHEREAS, more specifically, the Vernon Hills Care Group LLC wishes to vacate and abrogate the following easements: 1) stormwater management easements and storm sewer easements that were previously created in recorded document no. 4459667; and 2) public utility easements that were previously created in recorded document no. 624162, both as depicted on Page 1 of the Final Plat of The Springs of Vernon Hills dated June 12, 2014 a copy of which is attached hereto and made a part hereof as Exhibit A; and

WHEREAS, it is the intention of the Vernon Hills Care Group LLC and the Village of Vernon to re-establish these easements at different locations within the lot; and

WHEREAS, it is in the public interest to vacate and abrogate the stormwater management easements, storm sewer easements, and public utility easements for the development and to accept the final plat of subdivision for the Springs of Vernon Hills property.

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF VERNON HILLS, COUNTY OF LAKE AND STATE OF ILLINOIS:

SECTION I. That the Final Plat of the Springs of Vernon Hills dated June 12, 2014 is hereby approved, said plat is attached hereto as Exhibit A.

SECTION II. SEVERABILITY. In the event that any section, clause, provision, or part of this ordinance shall be found and determined to be invalid by a court of competent jurisdiction, all valid parts that are severable from the invalid parts shall remain in full force and effect. If any part of this ordinance is found to be invalid in any one or more of its several applications, all valid applications that are severable from the invalid applications shall remain in effect.

SECTION III. REPEAL AND SAVINGS CLAUSE. All ordinances or parts of ordinances in conflict herewith are hereby repealed; provided, however, that nothing herein contained shall affect any rights, actions or causes of action which shall have accrued to the Village of Vernon Hills prior to the effective date of this ordinance.

SECTION IV. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its passage, approval and publication as provided by law.

SECTION V. ORDINANCE NUMBER. This ordinance shall be known as Ordinance Number 2014-046.

Adopted by roll call vote as follows:

AYES: 5 - Williams, Marquardt, Schultz, Schwartz, Hebda

NAYS: 0 - None

ABSENT AND NOT VOTING: 1 - Koch


Roger L. Byrne
Village President

PASSED: 12/16/2014

APPROVED: 12/16/2014

PUBLISHED IN PAMPHLET FORM: 12/17/2014

ATTEST:



John M. Kalmar
Village Clerk

AFFIDAVIT OF SERVICE

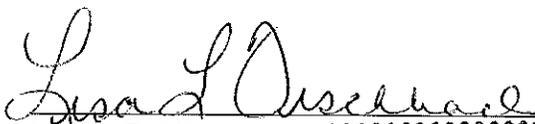
STATE OF ILLINOIS)
)
COUNTY OF LAKE)

I, JOHN M. KALMAR, BEING FIRST DULY APPOINTED, DEPOSES AND SAYS ON OATH THAT AS VILLAGE CLERK OF THE VILLAGE OF VERNON HILLS, HE DID CAUSE THE FOREGOING CERTIFICATE FOR ORDINANCE 2014-046 AN ORDINANCE APPROVING THE FINAL PLAT OF SUBDIVISION FOR THE SPRINGS OF VERNON HILLS INCLUDING VACATING THE EASEMENT FOR STORM WATER MANAGEMENT AND STORM SEWER EASEMENT FOR THE SPRINGS OF VERNON HILLS, BEING PROPERTY OWNED BY THE VERNON HILLS CARE GROUP LLC AND LOCATED AT 350 MILWAUKEE AVENUE, LAKE COUNTY, ILLINOIS TO BE POSTED IN THE VILLAGE HALL AS REQUIRED BY LAW FROM DECEMBER 17, 2014 TO DECEMBER 29, 2014.



JOHN M. KALMAR, VILLAGE CLERK

SUBSCRIBED AND SWORN TO BEFORE
THIS 17th DAY OF DECEMBER 2014



Notary Public

