



July 20, 2007

Laura Tobben
Farnsworth Group, Inc.
7707 N. Knoxville Avenue Suite 200
Peoria, IL 61614

RE: Case No. CPC 07-F Harrison Homes Section One Subdivision

Please be advised that on Tuesday, May 1, 2007, the City Council approved the following:

RESOLUTION NO. 07-242 APPROVING THE PRELIMINARY PLAT FOR HARRISON HOMES SECTION ONE SUBDIVISION, WHICH IS LOCATED AT THE SOUTHWEST CORNER OF KRAUSE AVENUE AND GRISWOLD STREET. THE PROPERTY IS IDENTIFIED AS PARCEL IDENTIFICATION NUMBER 18-19-127-001. (CPC 07-F)[District 1]

This request was approved as outlined in the attached copies of the approved documents. If you have any questions, please contact me at 494-8667.

Sincerely,

A handwritten signature in cursive script that reads 'Leah Allison'.

Leah Allison, AICP
Senior Urban Planner

LA/ps

Attachments

P/CPC 07-F - CC RESULTS.DOC



RESOLUTION NO. 07-242

CITY OF PEORIA.

Peoria, Illinois MAY 1 20 07

A RESOLUTION APPROVING THE PRELIMINARY PLAT OF HARRISON HOMES SECTION ONE SUBDIVISION, LOCATED AT THE SOUTHWEST CORNER OF KRAUSE AVENUE AND GRISWOLD STREET. THE PROPERTY IS IDENTIFIED AS PARCEL IDENTIFICATION NUMBER 18-19-127-001.

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

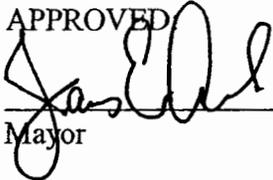
WHEREAS, the City Planning Commission reviewed this request on April 18, 2007.

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

Section 1. That the Preliminary Plat of Harrison Homes Section One Subdivision, located at the southwest corner of Krause Avenue and Griswold Street (Attachment A), generally described as a subdivision of part of the NW ¼ of Section 19, T8N, R8E of the 4th Principal Meridian is hereby approved:

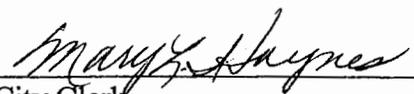
PASSED BY THE CITY COUNCIL OF THE CITY OF PEORIA, ILLINOIS, THIS 1st DAY OF MAY 2007.

APPROVED



Mayor

ATTEST:

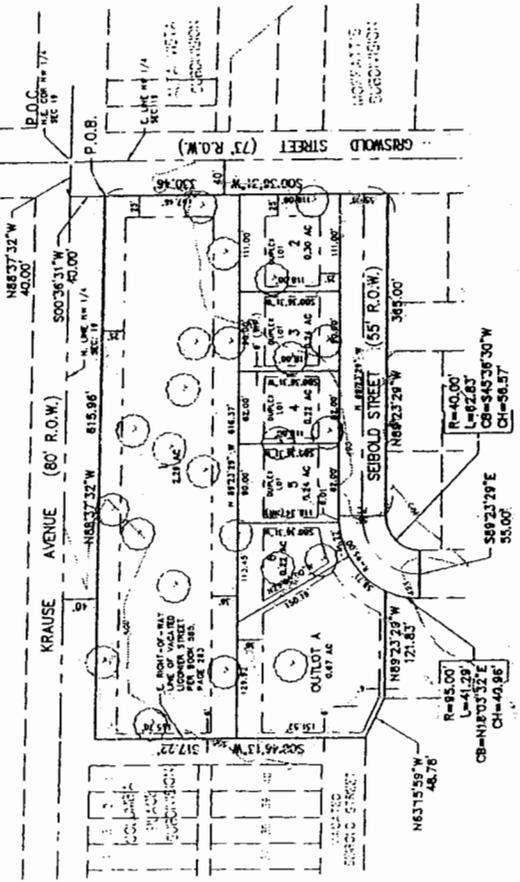
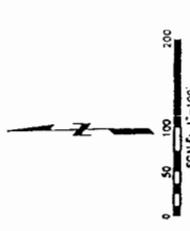
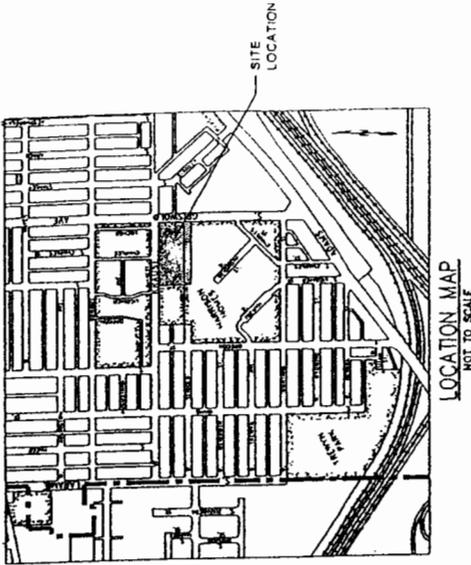


City Clerk

EXAMINED AND APPROVED



Corporation Counsel



LEGAL DESCRIPTION: HARRISON HOMES SECTION ONE
 A part of the Northwest Quarter of Section 19, Township 8 North, Range 8 East of the Fourth Principal Meridian, in the City of Peoria, Peoria County, Illinois, more particularly described as follows:
 Commencing at the Northwest Corner of the Northwest Quarter of said Section 19, thence north 89°-37'-31" west 40.00 feet to the North Line of said Northwest Quarter, thence south 00°-38'-31" west 40.00 feet to the southeast corner of the intersection of Krause Avenue and Griswold Street, said line being the Point of Beginning, From said Point of Beginning, thence south 00°-36'-31" west 130.48 feet along the West Right-of-Way Line of Griswold Street, thence north 89°-23'-29" west 385.00 feet along the South Line of Sebald Street to a Point of Curvature, thence southeast and north 82.22 feet along the West Right-of-Way Line of Sebald Street, bearing south 45°-38'-30" west to a Point of Tangency, thence north 89°-23'-29" west 35.00 feet along the South Line of Sebald Street, thence northeast and north 41.29 feet along the West Right-of-Way Line of Sebald Street, bearing the arc of a curve concave to the southeast with a radius of 95.00 feet and the chord bears north 13°-03'-32" east, thence north 89°-23'-29" west 121.83 feet, thence north 63°-15'-55" west 48.78 feet to the East Right-of-Way Line of Krause Avenue, thence north 00°-48'-13" west 317.22 feet along said East line to the South Right-of-Way Line of Krause Avenue, thence south 88°-37'-32" west 815.96 feet along said South Right-of-Way Line to the Point of Beginning, containing 4.78 acres, more or less.

PLANNING AND GROWTH MANAGEMENT DIRECTOR'S CERTIFICATE

STATE OF ILLINOIS)
 COUNTY OF PEORIA) SS
 This Preliminary Plat of "Harrison Homes Section One," Subdivision on the _____ day of _____, 2007, received the Preliminary approval of the City Planning Commission. The Final Plat must be submitted within one year for approval or the above action becomes invalid.
 Director, Planning and Growth Management

NOTES:
 1. This property contains 4.78 acres, more or less and this acreage includes the 55' Right-of-Way to be dedicated to the City of Peoria for roadway purposes.
 2. All utilities are available to this site. Necessary utility easements will be shown on the Final Plat.
 3. Distances shown along curved lot lines are arc distances.
 4. Property owners may not participate in the City of Peoria's Drainage Assistance Program.
 5. This property is zoned R-7. All front setbacks are 25 feet and rear setbacks are 30 feet.

OWNER AND DEVELOPER: Peoria Housing Authority
 100 S. Hickory Street
 Peoria, Illinois 61605-3905



Witness my hand and seal this _____ day of _____, 2007.
 FARNSWORTH GROUP, INC.
 7707 N. KNOXVILLE AVE., SUITE 200
 PEORIA, IL 61614
 By: Kenneth J. Strathorn
 Professional Land Surveyor No. 3413

Revisions / Date:		Parcel I.D. No.: 18-19-127-001	
HARRISON HOMES SECTION ONE PEORIA HOUSING AUTHORITY PEORIA, ILLINOIS		PRELIMINARY PLAT	
Farnsworth GROUP 7707 N. KNOXVILLE AVE., SUITE 200 PEORIA, ILLINOIS 61614 (309) 685-8888 / (309) 685-8820 Fax www.fwg.com	Down: TAW Date: 03-21-07 Checked: Book No.: PE0-65	Sheet No.: 1 Of 1 Project No: 20647- PE0-1846	

NW 1/4 SEC. 19, T8N. R8E. 4TH PM