

# PLOWFIELD SQUARE

A SUBDIVISION OF A PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER, SECTION 26, TOWNSHIP TWENTY (20) NORTH, RANGE THREE (3) EAST OF THE THIRD PRINCIPAL MERIDIAN, CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS  
 PROJECT SITE ZONED I-1  
 AUSTIN ENGINEERING CO., INC.  
 PEORIA, ILLINOIS  
 LICENSE No. 184-001143  
 SCALE: 1" = 20'

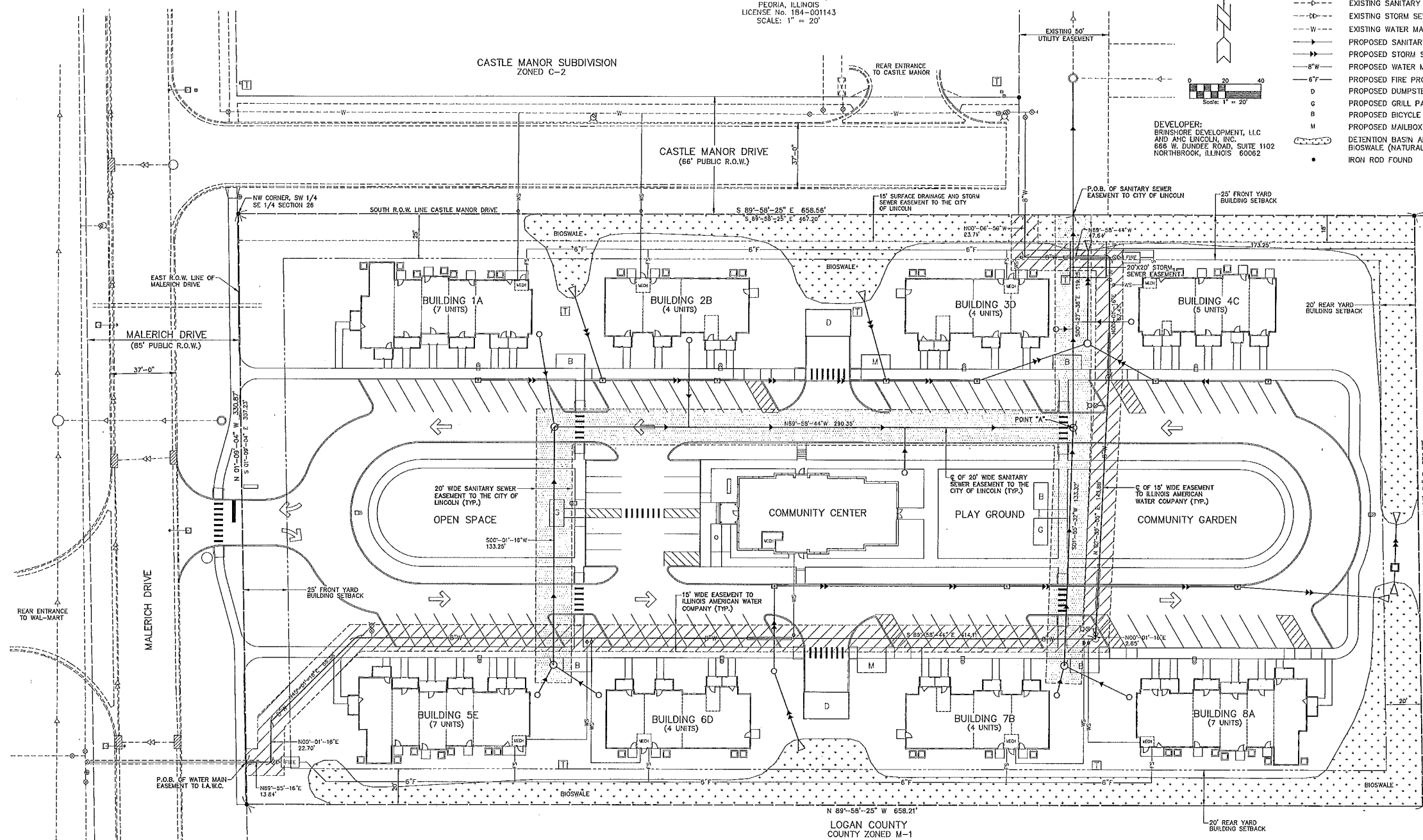
## SITE LEGEND

- BOUNDARY LINE
- - - EXISTING SANITARY SEWER
- - - EXISTING STORM SEWER
- - - EXISTING WATER MAIN
- - - PROPOSED SANITARY SEWER
- - - PROPOSED STORM SEWER
- - - PROPOSED WATER MAIN
- - - PROPOSED FIRE PROTECTION
- D PROPOSED DUMPSTER PAD
- G PROPOSED GRILL PAD
- B PROPOSED BICYCLE PAD
- M PROPOSED MAILBOX PAD
- DETENTION BASIN AND BIOSWALE (NATURAL AREA)
- IRON ROD FOUND

## GENERAL NOTES:

AREA SURVEYED = 5,000 ACRES.  
 BEARINGS BASED ON AN ASSUMED DATUM.  
 PROPERTY WAS PREVIOUSLY SURVEYED BY LEWIS, YOCKEY & BROWN, INC. DATED JULY 11, 2012.  
 NO MONUMENT WAS FOUND OR SET AT THE SOUTHEAST CORNER OF THE PROPERTY. IT LANDS IN A CULTIVATED FIELD AND WILL BE SET DURING CONSTRUCTION.  
 FIELD WORK COMPLETED ON NOVEMBER 7, 2012.

DEVELOPER:  
 BRINSHORE DEVELOPMENT, LLC  
 AND AHC LINCOLN, INC.  
 665 W. DUNDEE ROAD, SUITE 1102  
 NORTHBROOK, ILLINOIS 60062



### CERTIFICATE OF APPROVAL

UNDER THE AUTHORITY PROVIDED BY CHAPTER 24, ILLINOIS REVISED STATUTES, 1945, ENACTED BY THE STATE LEGISLATURE OF THE STATE OF ILLINOIS AND ORDINANCE ADOPTED BY THE CITY COUNCIL OF THE CITY OF LINCOLN, ILLINOIS, THIS PLAN WAS GIVEN APPROVAL BY THE CITY OF LINCOLN AND SHALL BE RECORDED ONLY BY THE CITY CLERK.

APPROVED BY THE PLAN COMMISSION AT A MEETING HELD:

APPROVED BY CITY COUNCIL AT A MEETING HELD:

APPROVED BY THE CITY ENGINEER:

APPROVED BY THE COUNTY BOARD OF SUPERVISORS OF LOGAN COUNTY, ILLINOIS AT A MEETING HELD:

CHAIRMAN	_____
SECRETARY	_____
MAYOR	_____
CITY CLERK	_____
CHAIRMAN	_____
COUNTY CLERK	_____

### LEGAL DESCRIPTION OF PROJECT DEVELOPMENT

THE WEST HALF OF THE NORTH 10 ACRES OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION TWENTY-SIX (26), TOWNSHIP TWENTY (20) NORTH, RANGE THREE (3) WEST OF THE THIRD PRINCIPAL MERIDIAN, LOGAN COUNTY, ILLINOIS.

SAID PARCEL CONTAINING 5.00 ACRES, MORE OR LESS

### SURVEYOR'S CERTIFICATE

STATE OF ILLINOIS }  
 COUNTY OF PEORIA } SS

WE, THE AUSTIN ENGINEERING CO., INC., CIVIL ENGINEERS AND LAND SURVEYORS, DO HEREBY CERTIFY THAT WE HAVE SURVEYED PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION TWENTY-SIX (26), TOWNSHIP TWENTY (20) NORTH, RANGE THREE (3) WEST OF THE THIRD PRINCIPAL MERIDIAN AND THAT THE ABOVE PLAN IS A TRUE AND CORRECT REPRESENTATION OF SAID SURVEY AS DRAWN TO A SCALE OF ONE (1) INCH EQUALS TWENTY (20) FEET.

WE FURTHER CERTIFY THAT THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR A BOUNDARY SURVEY.

DATED AT PEORIA, ILLINOIS THIS 7TH DAY OF JANUARY, 2013.

AUSTIN ENGINEERING COMPANY, INC.

BY: *Jeffrey E. Franklin*  
 JEFFREY E. FRANKLIN  
 ILLINOIS PROFESSIONAL LAND SURVEYOR No. 3230  
 AUSTIN ENGINEERING COMPANY, INC. (309) 691-0224  
 8100 N. UNIVERSITY ST., PEORIA, IL 61615



### WATER MAIN EASEMENT TO ILLINOIS AMERICAN WATER COMPANY

TRACT OF LAND FIFTEEN (15) FEET IN EVEN WIDTH OVER, UNDER AND ACROSS A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION TWENTY-SIX (26), TOWNSHIP TWENTY (20) NORTH, RANGE THREE (3) WEST OF THE THIRD PRINCIPAL MERIDIAN, THE CENTERLINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF SAID SECTION 26, THENCE SOUTH 01°-09'-04" EAST, (BEARINGS ASSUMED FOR THE PURPOSE OF DESCRIPTION ONLY), ALONG THE WEST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 26, 307.23 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE TO BE DESCRIBED; FROM THE POINT OF BEGINNING, THENCE NORTH 89°-55'-16" EAST, 13.84 FEET, THENCE NORTH 00°-01'-18" EAST, 22.70 FEET, THENCE NORTH 45°-01'-16" EAST, 68.38 FEET, THENCE SOUTH 89°-56'-44" EAST, 414.11 FEET, THENCE NORTH 00°-01'-16" EAST, 2.65 FEET, THENCE NORTH 02°-30'-00" EAST, 143.88 FEET, THENCE NORTH 00°-01'-16" EAST, 62.42 FEET, THENCE NORTH 89°-58'-44" WEST, 47.64 FEET, THENCE NORTH 00°-06'-59" WEST, 23.71 FEET TO THE POINT OF TERMINATION OF SAID WATER MAIN EASEMENT.

### SANITARY SEWER EASEMENT TO THE CITY OF LINCOLN, ILLINOIS

TRACT OF LAND TWENTY (20) FEET IN EVEN WIDTH OVER, UNDER AND ACROSS A PART OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION TWENTY-SIX (26), TOWNSHIP TWENTY (20) NORTH, RANGE THREE (3) WEST OF THE THIRD PRINCIPAL MERIDIAN, THE CENTERLINE OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 26, THENCE SOUTH 89°-55'-25" EAST ALONG THE NORTH LINE OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF SAID SECTION 26, 467.20 FEET TO THE POINT OF BEGINNING OF THE CENTERLINE TO BE DESCRIBED; FROM THE POINT OF BEGINNING, THENCE SOUTH 00°-27'-30" EAST, 119.28 FEET, TO A POINT DESCRIBED AS POINT "A"; FROM POINT "A", THENCE SOUTH 01°-55'-32" WEST, 133.32 FEET TO THE POINT OF TERMINATION OF SAID SANITARY SEWER EASEMENT.

ALSO COMMENCING AT THE AFOREMENTIONED POINT "A", THENCE NORTH 89°-58'-44" WEST, 230.35 FEET, THENCE SOUTH 00°-01'-16" WEST, 133.25 FEET TO THE POINT OF TERMINATION OF SAID SANITARY SEWER EASEMENT.

### FINAL DEVELOPMENT PLAT

PLOWFIELD SQUARE		AUSTIN ENGINEERING CO., INC.	
PART OF THE SW 1/4 OF THE SE 1/4 OF SEC. 26, T20N, R3W, OF THE 3RD P.M., LOGAN COUNTY, IL		Civil Engineering & Surveying	
FOR: BRINSHORE DEVELOPMENT, LLC		Peoria, Illinois 61615-1875	
DATE: 1/7/13	SCALE: 1" = 20'	DATE: 1/17/13	SCALE: 1" = 1'
DATE: 1/7/13	SCALE: 1" = 20'	DATE: 1/18/13	SCALE: 1" = 1'