

COUNTY OF Mc LEAN, STATE OF ILLINOIS

ORDINANCE NO. 24-03-01-52

**AN ORDINANCE APPROVING THE FINAL PLAT FOR THE STAN  
MILLER SUBDIVISION TO THE CITY OF LE ROY, McLEAN  
COUNTY, ILLINOIS**

ADOPTED BY THE CITY COUNCIL OF THE CITY OF LE ROY THIS

**4<sup>th</sup> Day of March, 2023**

PRESENTED: **March 4, 2024**

PASSED: **March 4, 2024**

APPROVED: **March 4, 2024**

RECORDED: **March 4, 2024**

PUBLISHED: **March 4, 2024**

In Pamphlet Form

Voting "Aye" 6

Voting "Nay" 0

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The undersigned being the duly qualified and Acting City Clerk of the City of LeRoy does hereby certify that this document constitutes the publication in pamphlet form, in connection with and pursuant to Section 1-2-4 of the Illinois Municipal Code, of the above-captioned **ordinance** and that such **ordinance** was presented, passed, approved, recorded and published as above stated.



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Anita Corso, City Clerk of the  
City of Le Roy, McLean County, Illinois

Dated: March 4, 2024

(SEAL)



**ORDINANCE NO. 24-03-01-52**

**AN ORDINANCE APPROVING THE FINAL PLAT  
FOR THE STAN MILLER SUBDIVISION TO THE CITY OF  
LE ROY, McLEAN COUNTY, ILLINOIS**

**WHEREAS**, the Owner/Developer of said subdivision has petitioned for approval of a final plat for the Part of Lot 19 in the Subdivision of Section 16,, T.22N., R.,4E., 3P.M., City of Le Roy, McLean County, Illinois;

**WHEREAS**, said final plat complies with the City subdivision code;

**WHEREAS**, it is in the best interest of the health, safety and welfare of the citizens of Le Roy to approve the final plat for the Part of Lot 19 in the Subdivision of Section 16, T.22N., R.,4E., 3P.M.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LE ROY, MCLEAN COUNTY, ILLINOIS, as follows:**

**Section 1.** That the final plat for Stan Miller Subdivision Part of Lot 19 in the Subdivision of Section 16, T.22N., R.4E., 3 P.M., attached hereto as Exhibit A, prepared by Bradley K. Shaffer, Illinois professional land surveyor number 3488, dated, November 30, 2024 be and the same is hereby approved.

**Section 2.** That the Mayor and City Clerk are hereby authorized to execute the final plat showing approval by the City of Le Roy.

**Section 3.** That the dedication of property as shown on the final plat and all easements as shown on the final plat be and the same are hereby accepted by the City of Le Roy.

**Section 4.** That the Mayor be, and he is hereby authorized and directed to execute or secure the execution any and all certificates required in connection with approval of the final plat.

**Section 5.** The City reserves acceptance for maintenance all of the dedicated streets and alleys depicted on the final plat.

**Section 5.** This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

**EXHIBIT A**

**A RESUBDIVISION OF LOT 12 IN SOUNDAR ADDITION TO THE CITY OF LE ROY  
IN THE SW/1/4 OF SECTION 16, T.22N., 3P.M., CITY OF LE ROY, McLEAN  
COUNTY, ILLINOIS**

# STAN MILLER SUBDIVISION

## PART OF LOT 19 IN THE SUBDIVISION OF SECTION 16, T.22N., R.4E., 3P.M., CITY OF LEROY, MCLEAN COUNTY, ILLINOIS

MUNICIPALITY APPROVAL

The undersigned Mayor and City Clerk of the City of Leroy, McLean County, Illinois, do hereby certify that this plat of Stan Miller Subdivision to the City of Leroy, Illinois, was approved by the City Council on the \_\_\_\_\_ day of \_\_\_\_\_, 2024.

### STAN MILLER'S NOTES

- The original Plat for Conking's Addition to LeRoy calls for the right of way of School Street to be 66' wide.
- The original Plat for Staley Knolls Addition calls for the southeast corner of Lot 20 to be on the north right of way line of School Street, being 89' north of the existing monuments found in Blocks 88, 97 & 98 in Conking's Addition.
- The existing lot corners found, the existing pavement centerline and the section corners found at the SE & SW corners of Section 16 support that the existing right of way width of School Street, east of Staley Knolls Addition, is wider than 66'.
- For this subdivision, the north right of way line of School Street was established on a line from the southeast corner of Lot 20 in Staley Knolls Addition to a point lying 65' north of the existing R.O.W. reader found on the south side of School Street at the northeast corner of Block 100 in Conking's Addition to LeRoy.

LEGEND

---	SUBDIVISION BOUNDARY
---	ROAD CENTERLINE
---	REBUILDING SETBACK LINE
---	20' BUILDING SETBACK LINE
---	EXISTING FIELD / GRASS LINE
---	DISTANCE MEASURED
---	EXISTING RECORD
---	TELEPHONE FURNISH
---	WATER FURNISH
---	IRON PIPE FOUND
---	IRON ROD FOUND
---	SURVEY SPINDLE FOUND
---	IRON ROD SET

STATE OF ILLINOIS )  
 COUNTY OF MCLEAN ) SS

### SURVEYOR'S CERTIFICATE

I, Bradley K. Sharfer, Illinois Professional Land Surveyor No. 3448, do hereby certify that the attached plat of subdivision was surveyed and prepared under my direction in accordance with the laws of the State of Illinois and with the laws of the City of Leroy, McLean County, Illinois, for Stan Miller and represents the following described property to wit:

A part of Lot 19 in the Subdivision of Section 16, in the SW1/4 of said Section 16, in the NE1/4 of said Township 22 North, Range 4 East, of said County of McLean, Illinois, more particularly described as follows: Beginning at a point on the west line of Lot 19 in the Subdivision of Section 16, said point being the southeast corner of Lot 20 in Staley Knolls Addition to LeRoy according to the Plat thereof recorded in Plat Book 17 on Page 89 in the McLean County Recorder's Office; thence N.00°-00'-13"E, 204.00 feet on the west line of said Lot 19; thence S.88°-53'-18"E, 224.39 feet on a line parallel with the west line of said Lot 19 to a point on the south line thereof, also lying on the south line of Section 16 as monumented; thence N.89°-22'-47"W, 222.97 feet on said south line to the southeast corner of said Lot 19; thence N.00°-00'-13"E, 224.39 feet on the west line of said Lot 19 to the Point of Beginning containing 1.15 Acres, more or less, with assumed bearings given for description purposes only.

I further certify that I have subdivided the same into 1 Lot and a portion of School Street right of way as shown on the attached plat.

Iron monuments identify all lot corners as shown on said plat and all measurements are given in feet and decimal thereof. All streets and easements designated on said plat are dedicated for public use and for the use of community antenna television systems unless noted otherwise.

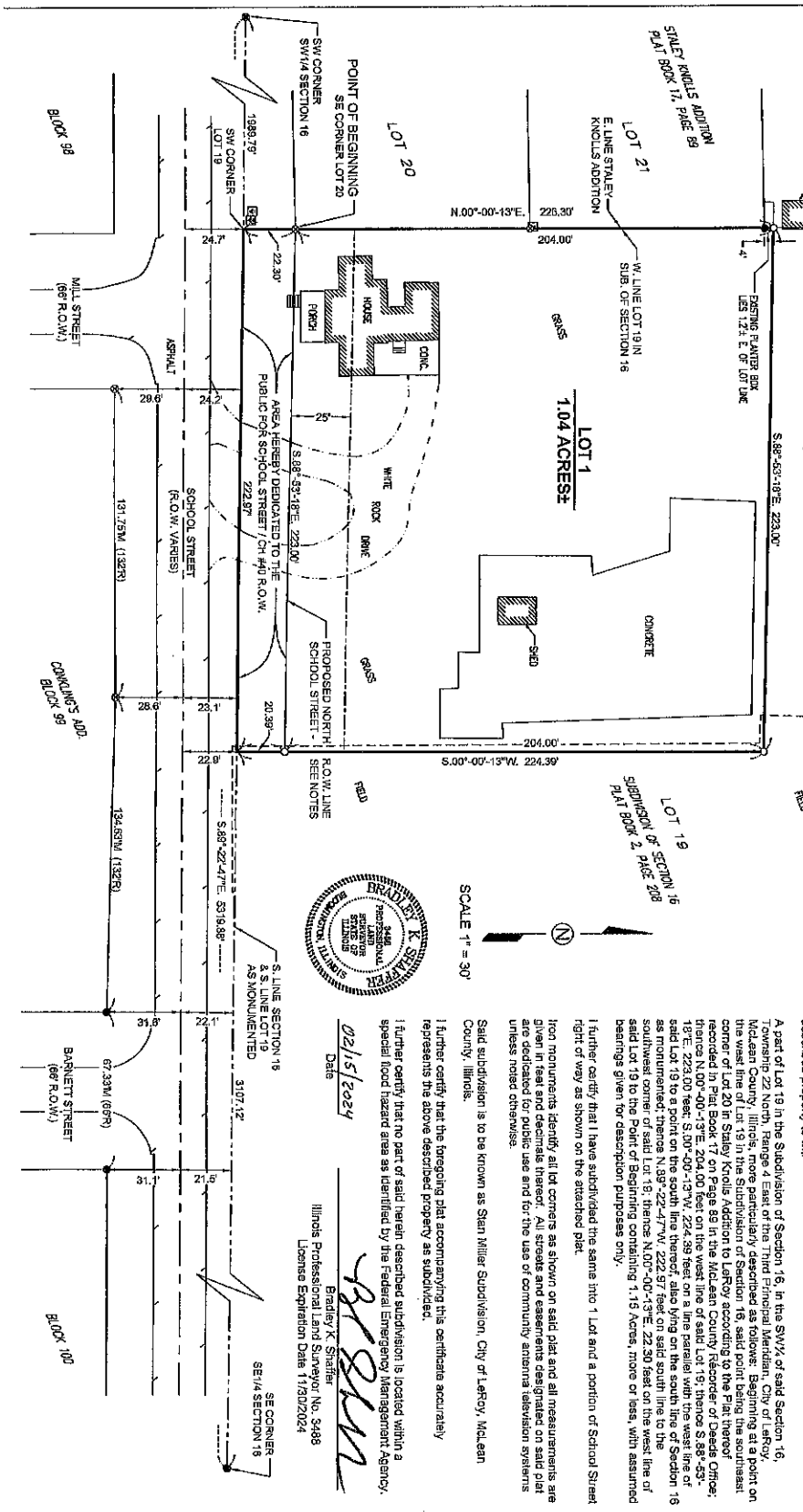
Said subdivision is to be known as Stan Miller Subdivision, City of Leroy, McLean County, Illinois.

I further certify that the foregoing plat accompanying this certificate accurately represents the above described property as subdivided.

I further certify that no part of said herein described subdivision is located within a special flood hazard area as identified by the Federal Emergency Management Agency.

Date: 02/15/2024

Bradley K. Sharfer  
 Illinois Professional Land Surveyor No. 3448  
 License Expiration Date 11/30/2024



<p><b>Lewis, Yockey &amp; Brown, Inc.</b>                  Consulting Engineers &amp; Land Surveyors                  Professional Design Firm Registration #184.000808                  605 N. Main Street Bloomington, IL 61701                  Ph. (309) 820-2662</p>		<p>www.lyb.com</p>
<p>STAN MILLER SUBDIVISION                  FINAL PLAT                  CITY OF LEROY, MCLEAN COUNTY, IL</p>	<p>1</p>	<p>OFF: 1                  JOB #: 2527.01</p>

PASSED by the City Council of the City of Le Roy, Illinois, upon the motion  
Made by Matt Steffen, and seconded by Justin Morfey by roll call vote on the 4<sup>th</sup> Day of  
March 2024, as follows:

Aldermen elected 8

Aldermen Present 6

Voting Aye: Justin Morfey, Kyle Merkle, Patti Welander, Ron Legner, Matt Steffen,  
Sarah Welte

Voting Nay: None

Absent: Dawn Hanafin, Kelly Lay

Abstain: None

Other: None

and deposited and filed in the office of the City Clerk in said municipality on the 4<sup>th</sup> day  
of March 2024.



\_\_\_\_\_  
Anita Corso, City Clerk of the City of  
Le Roy, Mc Lean County, Illinois

APPROVED BY the Mayor of the City of Le Roy, Illinois,  
this 4<sup>th</sup> Day of March 2024.



\_\_\_\_\_  
Steven M. Dean, Mayor of the City of Le Roy,  
Mc Lean County, Illinois

ATTEST: (SEAL)



\_\_\_\_\_  
Anita Corso, City Clerk of the City of  
Le Roy, Mc Lean County, Illinois

CERTIFICATE

I, Anita Corso, certify that I am the duly appointed and acting municipal clerk of the City of Le Roy, of McLean County, Illinois.

I further certify that on March 4, 2024 the Corporate Authorities of such municipality passed and approved Ordinance No. 24-03-01-52 entitled:

**AN ORDINANCE APPROVING THE FINAL PLAT FOR THE STAN MILLER SUBDIVISION TO THE CITY OF LE ROY, McLEAN COUNTY, ILLINOIS**

which provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. 24-03-01-52, including the Ordinance and a cover sheet thereof, was prepared, and a copy of such Ordinance was posted at the municipal building, commencing on March 4, 2024 and continuing for at least ten days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the municipal clerk.

Dated at Le Roy, Illinois this 4<sup>th</sup> Day of March 2024.

(SEAL)



A handwritten signature in blue ink that reads "Anita Corso". The signature is fluid and cursive.

Anita Corso, City Clerk of the City of  
Le Roy, McLean County, Illinois

STATE OF ILLINOIS        )  
  ) SS:  
COUNTY OF MCLEAN     )

I, Anita Corso, do hereby certify that I am the duly qualified and acting City Clerk of the City of Le Roy, McLean County, Illinois, and as such City Clerk that I am the keeper of the records and files of the Mayor and the City Council of said City.

I do further certify that the foregoing is a true, correct and complete copy of an ordinance entitled:

**AN ORDINANCE APPROVING THE FINAL PLAT FOR THE STAN MILLER SUBDIVISION TO THE CITY OF LE ROY, McLEAN COUNTY, ILLINOIS**

I do further certify said *ordinance* was adopted by the City Council of the City of Le Roy at a regular meeting on the 4<sup>th</sup> Day of March 2024, and prior to the making of this certificate the said ordinance was on file with the permanent records of said City where it now appears and remains as a permanent record of said ordinance in the record books.

Dated this 4<sup>th</sup> Day of March 2024.

(SEAL)



\_\_\_\_\_  
Anita Corso, City Clerk of the  
City of Le Roy, McLean County, Illinois

