



DocId:3640071
Tx:4580148

RETURNED:
PREPARED BY:

**CLERK, CITY OF TROY
116 E. MARKET
TROY, IL 62294**

2022R40601
STATE OF ILLINOIS
MADISON COUNTY
12/28/2022 01:26 PM
LINDA A. ANDREAS
CLERK & RECORDER
REC FEE: 50.00
CO STAMP FEE:
ST STAMP FEE:
FF FEE:
RHSPS FEE:
OF PAGES: 5

CITY OF TROY

RESOLUTION 2022 – 46

50.00 City

**RESOLUTION OF THE CITY COUNCIL REGARDING THE
ACCEPTANCE/REJECTION OF A FINAL PLAT (SERENADE PHASE 2)**

**ADOPTED BY THE CITY COUNCIL OF THE CITY OF TROY, ILLINOIS
THIS 5TH DAY OF DECEMBER 2022**

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**RESOLUTION OF THE CITY COUNCIL REGARDING THE
ACCEPTANCE/REJECTION OF A FINAL PLAT**

Whereas, LTS Building Systems (Developer) has submitted a final plat for a residential planned development named Serenade – Phase 2 (Residential lots 12-31) located on 10.44 ± acres of land off of Dorothy Drive in the Northeast Quarter of Section 8, Township 3 North, Range 7 West of the Third Principal Meridian, Madison County, Illinois; and

Whereas, the Planning Commission met on February 28, 2019 and recommended approval of the preliminary plat. A copy of the supporting documents is incorporated by reference; and

Whereas, the City Council met on March 18, 2019, accepted the Planning Commission’s recommendation and approved the preliminary plat. A copy of the supporting documents is incorporated by reference; and

Whereas, the City Council reviewed the final plat for compliance with the provisions of Chapter 153 Subdivision Code of the Code of Ordinances and voted as recorded below:

Aldermen:

Dawson <u>AYE</u>	Italiano <u>AYE</u>	Total:	
Flint <u>AYE</u>	Knoll <u>AYE</u>	<u>8</u>	Ayes
Hellrung <u>AYE</u>	Manley <u>AYE</u>	<u>0</u>	Nays
Henderson <u>AYE</u>	Turner <u>AYE</u>	<u>0</u>	Abstain

Now Therefore, the City Council of the City of Troy, Illinois

Approves the final plat with the following stipulations, if any:

NONE

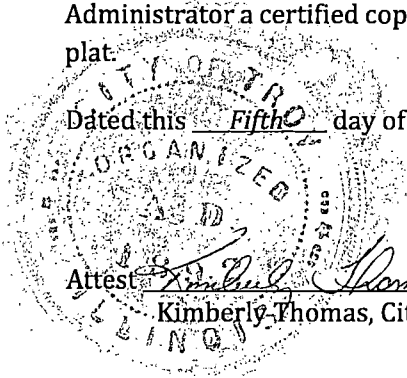
Rejects the final plat

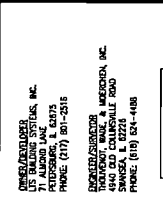
One copy of this resolution shall be given to the Subdivider/Developer and the City Clerk shall give the Code Administrator a certified copy of the Council’s resolution of approval or disapproval to be attached to the final plat.

Dated this Fifth day of December, 2022.

By David Nonn
David Nonn, Mayor

Attest Kimberly Thomas
Kimberly Thomas, City Clerk





IRWIN, ILLINOIS
 RYAN B. BAIRD
 EDWARDSVILLE
 PEORIA
 ST. CHARLES
 ST. LOUIS
 TENNESSEE / MARKSVILLE

THOUVENET WADE & MOERCHEN, INC.
 CHANGERS OFFICE
 4040 OLGA STREET ROAD
 SPANASCA, ILLINOIS
 62298
 (618) 624-4488
 WWW.TWAINC.COM

PROF. LICENSE NUMBER 14402320
 L. PROF. DEPARTMENT 01
 L. PROF. STATE BOARD 01-02020
 L. PROF. LAND SURVEYING 04-00020
 L. PROF. CIVIL ENGINEERING 04-00020
 L. PROF. LAND SURVEYING 04-00020
 L. PROF. CIVIL ENGINEERING 04-00020

REV.	DATE	DESCRIPTION
1		
2		
3		
4		

SIGNATURE: _____
 DATE SIGNED: _____
 LICENSE EXPIRATION: _____

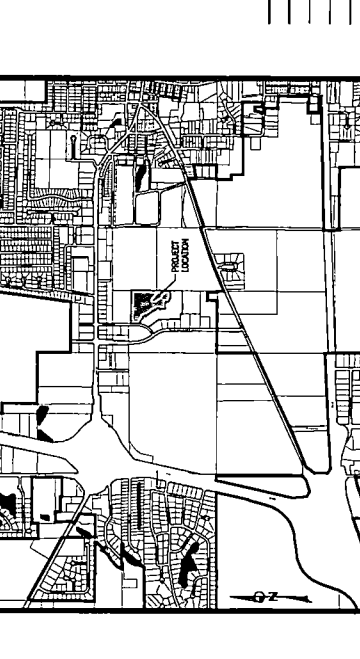
PROJECT:
 SERENADE - PHASE 2
 MADISON COUNTY
 ILLINOIS

TITLE:
 FINAL PLAT
 COVER SHEET

1 OF 3

FINAL PLAT OF SERENADE - PHASE 2
 BEING PART OF THE NORTHEAST QUARTER OF SECTION 8, TOWNSHIP 3 NORTH, RANGE 7 WEST OF THE THIRD PRINCIPAL MERIDIAN, MADISON COUNTY, ILLINOIS

LEGEND
 FOUND STONE
 FOUND IRON PIPE (1/2" UNLESS OTHERWISE NOTED)
 4" CONCRETE MANDRILL SET
 CONCRETE MANDRILL FOUND
 RECORD DIMENSION
 STREET ADDRESS
 SECTION LINE
 SUBDIVISION UNITS/BOUNDARY
 PROPOSED CENTERLINE
 EXISTING RIGHT-OF-WAY
 PROPOSED ROW LINE
 PROPOSED BY BEARING SET BACK LINE
 PROPOSED BY BEARING SET BACK LINE (UNLESS OTHERWISE NOTED)
 PROPOSED BRANCH AND ENTRY CASSEMENT LINE SHALL BE 15' WIDE ADJACENT TO STREETS (UNLESS OTHERWISE NOTED)
 BRANCH AND ENTRY CASSEMENT LINE SHALL BE 15' WIDE ADJACENT TO LOT LINES (UNLESS OTHERWISE NOTED).
 DIMENSIONS 20' WIDE CROSS ACCESS EASEMENTS



LOCATION MAP
 N.T.S.

I, ALLEN ADAMIE, Mayor of the City of Troy, do hereby certify that this plat shown herein was duly presented to the City Council and approved at a meeting of said City Council on the 16th day of December, 2022.

CITY CLERK _____
 MAYOR _____
 COUNTY CLERK _____

I, ALLEN ADAMIE, Mayor of the City of Troy, do hereby certify that this plat shown herein was duly presented to the City Council and approved at a meeting of said City Council on the 16th day of December, 2022.

WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THIS PLAT SHOWS THE CORRECT LOCATION OF THE PROPOSED SUBDIVISION AS SHOWN ON THE LOCATION MAP. WE, THE UNDERSIGNED, DO HEREBY CERTIFY THAT THIS PLAT SHOWS THE CORRECT LOCATION OF THE PROPOSED SUBDIVISION AS SHOWN ON THE LOCATION MAP.

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DATE: _____ DAY OF _____, 2022.

STATE OF ILLINOIS }
 COUNTY OF MADISON }
 COUNTY OF MADISON }
 COUNTY OF MADISON }

DATE: _____ DAY OF _____, 2022.


DATE: _____ DAY OF _____, 2022.

DATE: _____ DAY OF _____, 2022.

DATE: _____ DAY OF _____, 2022.

DATE: _____ DAY OF _____, 2022.

DATE: _____ DAY OF _____, 2022.



TWN
CONSULTING ENGINEERING
GEOGRAPHICAL SERVICES

ILLINOIS
SHANBEA GARDNER
EDWARDSVILLE
PEORIA

MISSOURI
ST. CHARLES
ST. LOUIS

TENNESSEE
MEMPHIS
NASHVILLE

**THOUVENOT, WADE
& MOERCHEN, INC.**

SHARON OFFICE
100 OLD COLLINGSWILLE ROAD
SPRINGFIELD, ILLINOIS
62728
(618) 824-4488
WWW.TWM-INC.COM

PROF. LICENSE NUMBER
IL: 040022
IA: 040022
IN: 040022
IL PROF. LAND SURV. CORP. #04000022
IA PROF. LAND SURV. CORP. #04000022
IN PROF. LAND SURV. CORP. #04000022
T.M. PROF. ENG. REG. #04000022

SEAL

SIGNATURE: _____
DATE SIGNED: _____
LICENSE EXPIRATION: _____

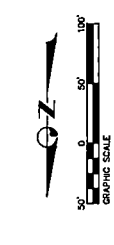
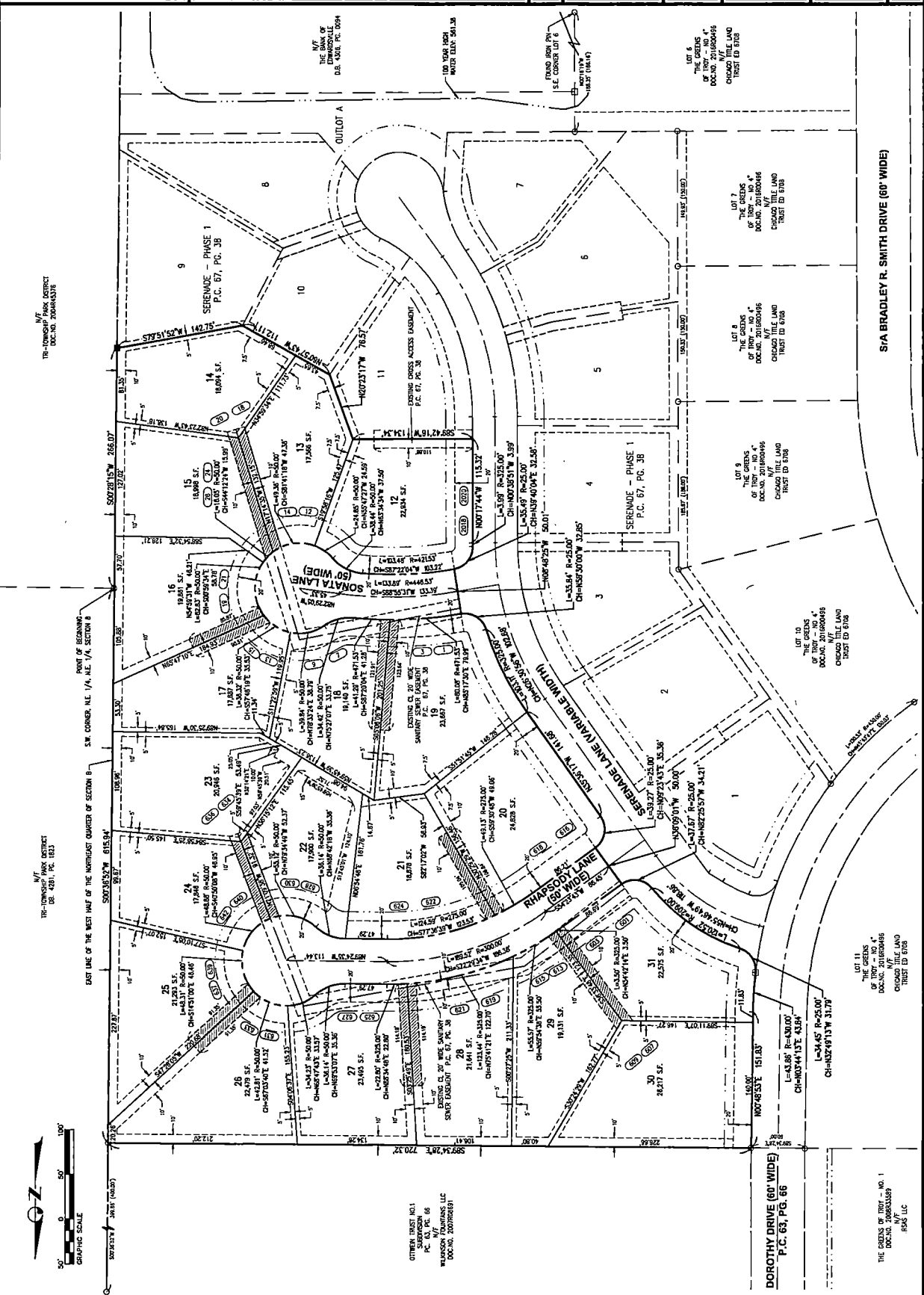
REV.	DATE	DESCRIPTION
1		
2		
3		

LEW
DRAWN BY: _____
CHECKED BY: _____
DESIGNED BY: _____
PROJECT NO.: 031240272

PROJECT:
SERENADE - PHASE 2
CITY OF TROY
MADISON COUNTY
ILLINOIS

TITLE:
FINAL PLAT
LOT LAYOUT

2 OF 3





CONSULTING ENGINEERING
GEOGRAPHICAL SERVICES

ILLINOIS
SWANSEA
EDWARDSVILLE
PEORIA
MISSOURI
ST. CHARLES
ST. LOUIS
TENNESSEE
NASHVILLE

**THOUVENOT WADE
& MOERCHEN, INC.**

SWANSEA OFFICE
1111 LINDSAY ROAD
SWANSEA, ILLINOIS
62228
(815) 824-4488
WWW.TWM-INC.COM

PROF. LICENSE NUMBER
ILL. REG. DESCRIPTION 144-00220
ILL. REG. EXPIRES 12/31/2018
ILL. PROF. SERV. BOARD CORP. #1-000200
ILL. PROF. LAND SURV. CORP. #04-000208
M.D. PROF. ENG'G. CORP. #000008
T.N. PROF. ENG'G. #000008 09/74

SEAL

SIGNATURE:
DATE SIGNED:
LICENSE EXPIRATION:

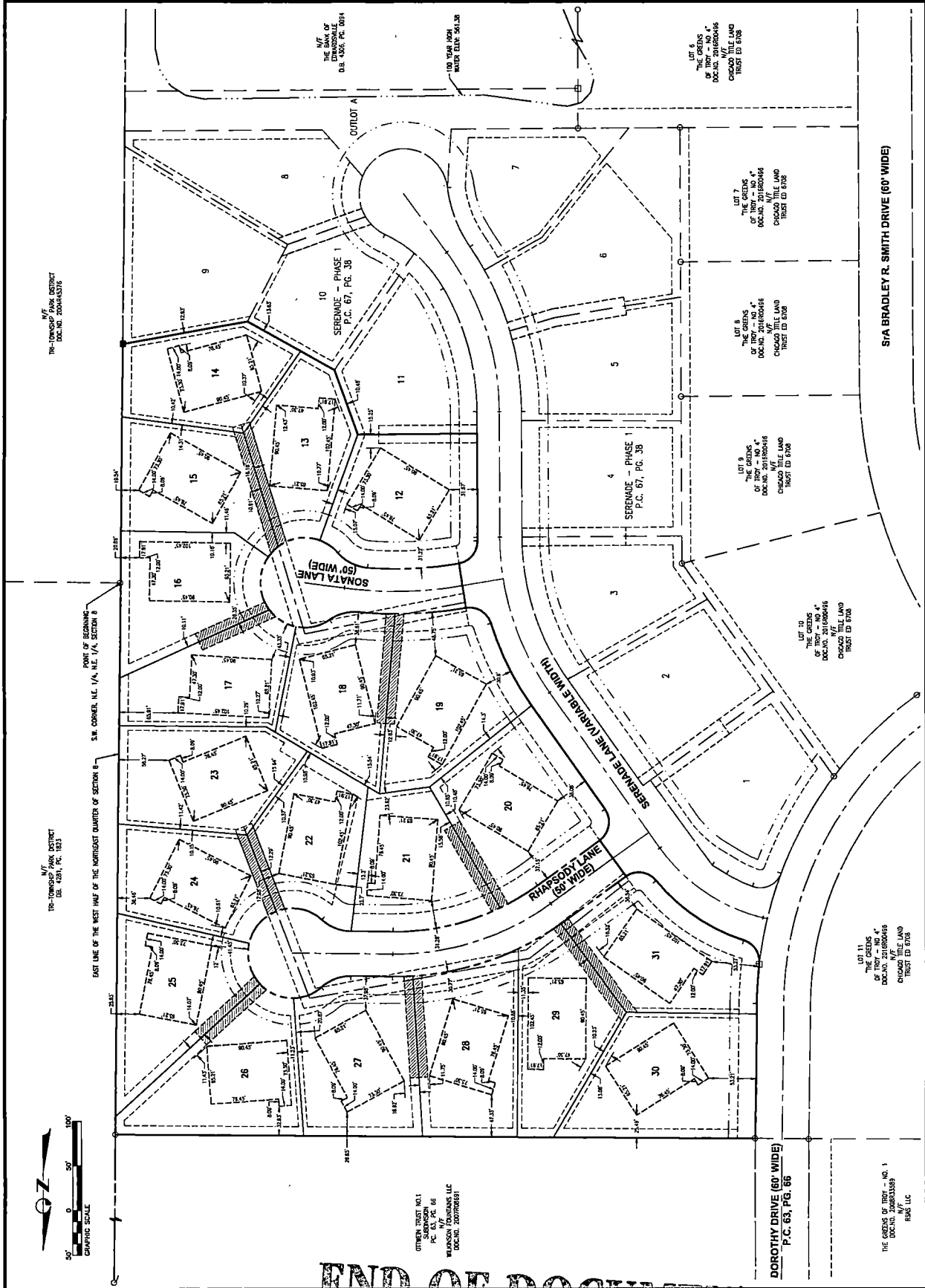
REV.	DATE	DESCRIPTION
1		
2		
3		
4		

DRAWN BY:
DESIGNED BY:
CHECKED BY:
PROJECT NO.:

PROJECT:
SERENADE - PHASE 2
CITY OF TROY
MADISON COUNTY
ILLINOIS

TITLE:
BUILDING ENVELOPE
ATTACHMENT

3 OF 3



END OF DOCUMENT