

AFFP
ILLINOIS POLLUTION CONTROL BOA

Affidavit of Publication

STATE OF ILLINOIS } SS
COUNTY OF CHAMPAIGN }

ILLINOIS POLLUTION CONTROL BOARD

NOTICE OF HEARING

Paul Barrett, being duly sworn, says:

That he is Publisher of the News-Gazette, a daily newspaper of general circulation, printed and published in Champaign, Champaign County, Illinois; that the publication, a copy of which is attached hereto, was published in the said newspaper on the following dates:

October 19, 2024

The Illinois Pollution Control Board gives notice of public hearing regarding rule changes proposed by the Sierra Club, Natural Resources Defense Council, Environmental Defense Fund, Respiratory Health Association, Chicago Environmental Justice Network, and Center for Neighborhood Technology on June 27, 2024: Proposed Clean Car and Truck Standards: Proposed 35 Ill. Adm. Code 242, R24-17. Interested persons are invited to attend the hearings or to submit written comments. The proposed amendment, if adopted, may ultimately result in submission to the USEPA of an amendment to Illinois' state implementation plan (SIP). Section 110(a)(2) of the Federal Clean Air Act (42 U.S.C. 1 §7410(a)(2) (2023)). The Public Hearing will be held on December 2, 2024, and December 3, 2024, beginning at 10:00 AM by VIDEO CONFERENCE at the Michael A. Bilandic Building, 160 N. LaSalle Street, Room C 500, Chicago, Illinois AND Illinois Department of Transportation, Hanley Building, Auditorium, 2300 S. Dirksen Parkway, Springfield, Illinois. The hearings are subject to cancellation without notice and may be confirmed by calling the Office of the Clerk at 312/814-3461. A copy of the proposal for public comment is available for public inspection on the Board's website at <http://www.ipcb.state.il.us/>, the Clerk's Office, Pollution Control Board, 60 East Van Buren, Suite 630, Chicago, Illinois 60605 and at the Champaign Public Library, 200 West Green Street, Champaign, Illinois. Written public comments will be considered if submitted to the Clerk's Office at the address above.

Barbara Flynn Currie
Chairman

1111531 10/19



, Authorized Agent, Champaign County, Illinois

99225941 01111531

ATTN DON BROWN
ILLINOIS POLLUTION CONTROL BOARD
60 E. VanBuren St. Suite 630
CHICAGO, IL 60605

News-Gazette Classified

The News-Gazette

Legals 599

IN THE CIRCUIT COURT OF THE SIXTH JUDICIAL CIRCUIT CHAMPAIGN COUNTY, ILLINOIS IN RE: THE ADOPTION OF: KRYSYANNA ANGELA POPE, a/k/a KRYSYANNA ANGELA POPE, Case No. 24-AD-71 A Minor Child.

ADOPTION NOTICE
TO: JOE DEVELL POPE JR

TAKE NOTICE that a Petition was filed in the Circuit Court of Champaign County, Illinois, for the adoption of a female child named KRYSYANNA ANGELA POPE, a/k/a KRYSYANNA POPE.

NOW THEREFORE, unless you, JOE DEVELL POPE JR, file your answer to the Petition in the action, or otherwise file your appearance therein, in the office of the Clerk of the Circuit Court of Champaign County, Sixth Judicial Circuit, at 101 E. Main Street in the City of Urbana, Illinois, on or before the 20th day of November, 2024, a default may be entered against you at any time after that day and a judgment entered in accordance with the prayer of said Petition.

DATED 10/15/2024, at Urbana, Illinois.
Susan McGrath, Clerk of the Circuit Court
Prepared by:
Eilyn J. Bullock
ARDC No. 6224579
Bullock Law, LLC
100 N. Chestnut Street, Suite 240
Champaign, IL 61820
Telephone: (217) 351-6156
Facsimile: (217) 351-6203
eilyn@ejbullocklaw.com
1111204/10/19,26,11/2



Bid Number: #242511
Project Title: Demolition of 1002 N Third Street, Champaign, IL 61820

Sealed bids for the demolition of 1002 N Third Street, Champaign, IL 61820 will be received in the Office of the City Clerk of the City of Champaign at 102 N. Neil Street, Champaign, IL 61820 until 9:30 am prevailing time on October 31, 2024.

The specifications, instructions to bidders, contract document and bid forms may be requested by contacting the Neighborhood Services Department, 205 W Park Avenue, Suite 100, Champaign, IL 61820. They can also be found on the City of Champaign website: www.champaignil.gov Each bidder shall submit a bid bond secured by a cashier's or certified check made payable to the City of Champaign or by an insurance company licensed to do business within the State of Illinois, or a letter of Credit in a form approved by the City Attorney, attached to the bid documents in an amount of at least ten-percent (10%) of the bid.

Compliance with the City's Equal Opportunity in Purchasing Ordinance and the Illinois Human Rights Act is required of the successful bidder. Compliance with the Illinois Prevailing Wage Act will be required. E-Filing is now mandatory for documents in civil cases with limited exemptions. To e-file, you must first create an account with an e-filing service provider. Visit <http://efile.illinoiscourts.gov/service-providers.htm> to learn more and to select a service provider. If you need additional help or have trouble e-filing, visit <http://www.illinoiscourts.gov/faq/gethelp.asp> or talk with your local circuit clerk's office.

1110067 10/16,19

CIRCUIT COURT - 6th JUDICIAL CIRCUIT CHAMPAIGN COUNTY, IL ESTATE OF: No. 2024-PR-180 MARTHA L. ALLEN, DECEASED.

Notice is given that Martha L. Allen died April 4, 2022. The Executor of the Estate is Travis A. Lusk whose attorneys are Hatch Law Firm, 100 N. Chestnut St., Suite 200, Champaign, IL 61820. Claims against the Estate may be filed on or before April 15, 2025. Any Claims not filed on or before that date is barred.

Further notice is given that on September 27, 2024, an Order was entered admitting to probate the Will of Martha L. Allen dated December 4, 2012, a copy of which, and the Petition to probate it, are on file in this case. Any interested party may within 42 days of the date of such order file a petition with the Court to require proof of the Will by testimony of the witnesses as provided by Section 6-21 of the Probate Act and may contest the validity of the Will by filing a petition with the Court within 6 months after its admission to probate pursuant to Section 8-1 of the Probate Act. 1108893 10/5,12,19

Your recliner doesn't recline since the Super Bowl party.
Replace it without draining your savings- Check the classifieds.

Legals 599

IN THE CIRCUIT COURT OF THE 6TH JUDICIAL CIRCUIT CHAMPAIGN COUNTY, ILLINOIS NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, PLAINTIFF

vs. BRANDY E. DALTON; CHAD O. DALTON; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, DEFENDANT
NO. 2024FC000043
Judge Presiding

PUBLICATION NOTICE
The requisite affidavit for publication having been filed, notice is hereby given to you, BRANDY E. DALTON; and UNKNOWN OWNERS AND NON-RECORD CLAIMANTS, Defendant in the above entitled suit, that the said suit has been commenced in the Circuit Court of the 6th Judicial Circuit, Champaign County, Illinois by the plaintiff against you and other defendant, praying for the foreclosure of a certain mortgage conveying the premises described as follows to wit:

LOTS 5 AND 6 IN THE BLOCK 9 IN THE ORIGINAL TOWN OF TOLONO, AS PER PLAT RECORDED IN DEED RECORD "K", AT PAGE 102, IN CHAMPAIGN COUNTY, ILLINOIS.
COMMON ADDRESS: 207 W. Reynolds Street, TOLONO, IL 61880
P.I.N.: 29-26-406-012
and which said mortgage was signed by BRANDY E. DALTON, CHAD O. DALTON, Mortgagors, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR CALIBER HOME LOANS, INC., as Mortgagee, and recorded in the Office of the Recorder of Deeds of Champaign County as Document No. 2016R16855; and for such other relief prayed; that summons was duly issued out of the Circuit Court of Champaign County against you as provided by law, and that the said suit is now pending.

YOU MAY STILL BE ABLE TO SAVE YOUR HOME. DO NOT IGNORE THIS DOCUMENT. By order of the Chief Judge of the Sixth Judicial Circuit, this case is set for Mandatory Mediation on December 10th, 2024 at 9:00 A.M. in the Self-Help Center on the first floor of the Champaign County Courthouse, located at 101 E Main Street, Urbana, Illinois. You will meet with the Mediation Administrator to see if you qualify to continue in the mediation program, to discuss options that you may have, and to prescreen you for a potential mortgage modification. For further information on the mediation process please see the attached NOTICE OF MANDATORY MEDIATION. **YOU MUST APPEAR ON THE DATE ABOVE OR YOUR RIGHT TO MEDIATION WILL TERMINATE. NOW THEREFORE, UNLESS YOU, the said above defendant, file your answer to the Complaint in said suit or otherwise make your appearance therein, in the Office of the Clerk of this Court in Champaign County at 101 E. Main Street, Urbana, IL 61801 on or before November 4, 2024, default may be entered against you at any time after that day and a judgment entered in accordance with the prayer of said complaint.**

E-Filing is now mandatory for documents in civil cases with limited exemptions. To e-file, you must first create an account with an e-filing service provider. Visit <http://efile.illinoiscourts.gov/service-providers.htm> to learn more and to select a service provider. If you need additional help or have trouble e-filing, visit <http://www.illinoiscourts.gov/faq/gethelp.asp> or talk with your local circuit clerk's office.

Johnston, Blumberg & Associates, LLC
30 N. LaSalle St., Suite 3650
Chicago, Illinois 60602
Email: ilpleadings@johnstonblumberg.com
Ph. 312-541-9710 / Fax 312-541-9711
JB&A # IL 24 0790
13253078
1108956 10/5,12,19

NOTICE OF ANNUAL MEETING OF COMMISSIONERS
PUBLIC NOTICE IS HEREBY GIVEN that on the 13th day of November, 2024 at the hour of 10:00am the Commissioners of Wrisk Drainage District will hold a meeting of the District for the purpose of discussing matters which may come before the Commissioners.

The meeting shall be held at the following location: Maatuka AI-Heeti Emkes LLC
2102 Windsor Place #1
Champaign, IL 61820
Ed Decker, Commissioner
Steven Herriott, Commissioner
Francis Lafenhagen, Commissioner
Prepared By: Kyle J. Emkes
Maatuka AI-Heeti Emkes LLC
Attorneys at Law
2101 Windsor Place, #2
Champaign, IL 61820
(T) 217-337-0700
(FAX) 217-355-1358
kyle@maelaw.net
sbenston@maelaw.net
1111593 10/19

Music from the '70s through today
Lite Rock 97.5 WHMS-FM.

Legals 599



Bid Number: #242507
Project Title: Demolition of 1008 N Neil Street, Champaign, IL 61820

Sealed bids for the demolition of 1008 N Neil Street, Champaign, IL 61820 will be received in the Office of the City Clerk of the City of Champaign at 102 N. Neil Street, Champaign, IL 61820 until 9:30 am prevailing time on October 31, 2024.

The specifications, instructions to bidders, contract document and bid forms may be requested by contacting the Neighborhood Services Department, 205 W Park Avenue, Suite 100, Champaign, IL 61820. They can also be found on the City of Champaign website: www.champaignil.gov Each bidder shall submit a bid bond secured by a cashier's or certified check made payable to the City of Champaign or by an insurance company licensed to do business within the State of Illinois, or a letter of Credit in a form approved by the City Attorney, attached to the bid documents in an amount of at least ten-percent (10%) of the bid.

Compliance with the City's Equal Opportunity in Purchasing Ordinance and the Illinois Human Rights Act is required of the successful bidder. Compliance with the Illinois Prevailing Wage Act will be required. The City of Champaign reserves the right to waive technicalities or to reject any and all bids or to accept any bid or combination of a bid that may be deemed to be in the best interest of the City of Champaign. The criteria, which will be used to select the lowest responsible bidder, are set forth in Section 12.5-37 of the Champaign Municipal Code and the Contract Documents.

1110068 10/16,19



Project Title: Demolition of 1305 Joanne Lane, Champaign, IL 61821

Sealed bids for the demolition of 1305 Joanne Lane, Champaign, IL 61821 will be received in the Office of the City Clerk of the City of Champaign at 102 N. Neil Street, Champaign, IL 61820 until 9:30 am prevailing time on October 31, 2024.

The specifications, instructions to bidders, contract document and bid forms may be requested by contacting the Neighborhood Services Department, 205 W Park Avenue, Suite 100, Champaign, IL 61820. They can also be found on the City of Champaign website: www.champaignil.gov Each bidder shall submit a bid bond secured by a cashier's or certified check made payable to the City of Champaign or by an insurance company licensed to do business within the State of Illinois, or a letter of Credit in a form approved by the City Attorney, attached to the bid documents in an amount of at least ten-percent (10%) of the bid.

Compliance with the City's Equal Opportunity in Purchasing Ordinance and the Illinois Human Rights Act is required of the successful bidder. Compliance with the Illinois Prevailing Wage Act will be required. The City of Champaign reserves the right to waive technicalities or to reject any and all bids or to accept any bid or combination of a bid that may be deemed to be in the best interest of the City of Champaign. The criteria, which will be used to select the lowest responsible bidder, are set forth in Section 12.5-37 of the Champaign Municipal Code and the Contract Documents.

1111356 10/19

Notice of Self Storage Sale

Please take notice Storage 309 located at 309A S. Staley Rd., Champaign, IL 61822 intends to hold an Auction of storage units listed below to enforce its privilege against the following parties at the facility for default of payment of Rent. The sale will occur as an online auction via www.storageasures.com on 10/29/2024 at 12:00PM. Samantha Henry unit #E18; Kenneth Odum unit #E20; James C Sergeant unit #H47; Ashley Rials unit #H47; Camden Roger unit #I06; Gary McClanahan unit #I32. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details. 1108344 10/12,19

Legals 599

ILLINOIS POLLUTION CONTROL BOARD
NOTICE OF HEARING

The Illinois Pollution Control Board gives notice of public hearing regarding rule changes proposed by the Sierra Club, Natural Resources Defense Council, Environmental Defense Fund, Respiratory Health Association, Chicago Environmental Justice Network, and Center for Neighborhood Technology on June 27, 2024: Proposed Clean Car and Truck Standards: Proposed 35 Ill. Adm. Code 242, R24-17. Interested persons are invited to attend the hearings or to submit written comments. The proposed amendment, if adopted, may ultimately result in submission to the USEPA of an amendment to Illinois' state implementation plan (SIP). Section 110(a)(2) of the Federal Clean Air Act (42 U.S.C. 1 7410(a)(2) (2023)). The Public Hearing will be held on December 2, 2024, and December 3, 2024, beginning at 10:00 AM by VIDEO CONFERENCE at the Michael A. Bilandic Building, 160 N. LaSalle Street, Room C 500, Chicago, Illinois AND Illinois Department of Transportation, Hanley Building, Auditorium, 2300 S. Dirksen Parkway, Springfield, Illinois. The hearings are subject to cancellation without notice and may be confirmed by calling the Office of the Clerk at 312/814-3461. A copy of the proposal for public comment is available for public inspection on the Board's website at <http://www.ipcb.state.il.us/>, the Clerk's Office, Pollution Control Board, 60 East Van Buren, Suite 630, Chicago, Illinois 60605 and at the Champaign Public Library, 200 West Green Street, Champaign, Illinois. Written public comments will be considered if submitted to the Clerk's Office at the address above.

Barbara Flynn Currie
Chairman
1111531 10/19

NOTICE OF PUBLIC HEARING OF THE PLAN COMMISSION OF THE CITY OF CHAMPAIGN, ILLINOIS TO CONSIDER A PROPOSED ZONING MAP AMENDMENT FOR 605 NORTH FIRST STREET (Case PL24-0027)

NOTICE IS HEREBY GIVEN to all interested persons that a public hearing will be held on Wednesday, November 6, 2024, at 4:00 p.m. at 102 North Neil Street, Champaign, IL 61820 in the City Council Chambers with the Champaign Plan Commission to consider a proposed Zoning Map Amendment, commonly called a Rezoning.

The proposed rezoning would reclassify properties currently zoned CB1, Central Business Urban Fringe to the CB3, Central Business Campustown. The boundaries of the proposed rezoning include the following described area:

Lot 13 Block 7 Scott's, J.R., Sub of Blks 6-9 and 12-15, Clark, Gardiner, and Sherry's Add

Property Identification Number: 43-20-13-232-009

This notice is given pursuant to the provisions of Section 37-758 of the Champaign Municipal Code, 1985, as amended.

In said public hearing, all interested persons will be given an opportunity to present their arguments for or against the proposed Zoning Map Amendment. After the Plan Commission public hearing, the City Council is tentatively scheduled to take final action on this rezoning at the Tuesday, November 19, 2024, City Council meeting.

Bruce A. Knight, FAICP
Planning and Development Director
City of Champaign, Illinois
1111559 10/19

Assumed Name Publication Notice
Public notice is hereby given that on OCTOBER 8th A.D. 2024, a certificate was filed in the Office of the County Clerk of CHAMPAIGN COUNTY, Illinois, setting forth the names and post-office addresses of all the persons owning, conducting, and transacting the business known as DORCAS HAIR BRAIDING located at 1507 E WASHINGTON ST. APT. C26 URBANA IL 61802 Dated this 8th day of OCTOBER A.D. 2024
Aaron Ammons
County Clerk & Recorder
1111594 10/19,26,11/2

Assumed Name Publication Notice
Public notice is hereby given that on SEPTEMBER 27th A.D. 2024, a certificate was filed in the Office of the County Clerk of CHAMPAIGN COUNTY, Illinois, setting forth the names and post-office addresses of all the persons owning, conducting, and transacting the business known as RUFF DAYZ located at 601 S LAKE OF THE WOODS RD MAHOMET IL 61853 Dated this 27th day of SEPTEMBER A.D. 2024
Aaron Ammons
County Clerk & Recorder
1108945 10/5,12,19

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News-Gazette Media

Legals 599

VILLAGE OF MAHOMET NOTICE OF PUBLIC HEARING

Public notice is hereby given to all persons that the Village of Mahomet Plan and Zoning Commission will hold a public hearing on Tuesday November 5, 2024 at 6:00 p.m. in the Village of Mahomet Administrative Office, 503 East Main Street, Mahomet, Illinois, relative to a Conditional Use request from R&S Real Estate Holding LLC, contract purchaser, to establish a travel plaza development on 15.73± acres of undeveloped land zoned C-2 General Commercial located on the west side of S Prairieview Road approximately 250 ft north of Clark Street, commonly known as 501 S Prairieview Road. The property is more particularly described below:

THE SOUTH 292 FEET OF THE WEST 700 FEET OF THE EAST 948 FEET OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, CHAMPAIGN COUNTY, ILLINOIS; AND THE EAST 948 FEET OF THE FOLLOWING DESCRIBED TRACT: THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF THE SOUTH 269.43 FEET OF THE NORTH 9.85 ACRES OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER, ALL IN SECTION 13, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, CHAMPAIGN COUNTY, ILLINOIS.

EXCEPT THE FOLLOWING TRACTS A, B, C, D, E AND F DESCRIBED AS FOLLOWS:

A: THE NORTH 49.71 FEET OF THE EAST 198.96 FEET OF THE ABOVE DESCRIBED TRACT; AND ALSO EXCEPT B: ALL THAT PART LYING EAST OF A LINE 45 FEET WEST OF THE SURVEYED CENTERLINE OF COUNTY HIGHWAY 54 AS RECORDED IN PLAT BOOK "T", PAGE 12, IN THE OFFICE OF THE RECORDER, CHAMPAIGN COUNTY, EXTENDING FROM STATION 528+44.2 TO THE NORTH PROPERTY LINE AT STATION 531+02, EXCLUSIVE OF THAT PORTION LYING WITHIN THE EXISTING PUBLIC RIGHT OF WAY, ALL IN AND BEING A PART OF THE EAST 45 FEET OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13 TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, CHAMPAIGN COUNTY, ILLINOIS; AND ALSO EXCEPT C: THAT PART OF THE ABOVE DESCRIBED TRACT LOCATED EAST OF A LINE BEGINNING ON THE SOUTH LINE OF THE ABOVE SAID PROPERTY 68.56 FEET LT. OF THE SURVEYED CENTERLINE OF T.R.62-A (AS RECORDED IN PLAT BOOK "P", PAGE 37 IN THE RECORDER'S OFFICE IN CHAMPAIGN COUNTY, ILLINOIS) AND EXTENDING NORTHERLY TO 60 FEET LT. STATION 523+62 ON SAID ROUTE 62-A; THENCE NORTHERLY TO 60 FEET LT. STATION 528+00; THENCE NORTHERLY TO THE EXISTING RIGHT OF WAY LINE OF T.R.62-A AT A POINT 20 FEET LT. STATION 529+00. THE SOUTH PROPERTY LINE INTERSECTS THE CENTERLINE OF TOWNSHIP ROAD 62-A AT STATION 522+23.52; AND ALSO EXCEPT

D: COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF THE SOUTH 10 ACRES OF THE NORTHWEST QUARTER OF SAID SECTION 13, WITH THE WESTERLY RIGHT OF WAY LINE OFF.A.I. ROUTE 74 AS RECORDED AT BOOK 805 AT PAGE 17 IN CHAMPAIGN COUNTY RECORDER'S OFFICE, SAID POINT OF INTERSECTION ALSO BEING 68.56 FEET WEST OF THE SURVEYED CENTERLINE OF TOWNSHIP ROAD 62-A (AS RECORDED IN PLAT BOOK "P" AT PAGE 37) PROCEED ALONG A LOCAL BEARING OF NORTH 89 DEGREES 43 MINUTES WEST ALONG SAID NORTH LINE OF SAID SOUTH 10 ACRES 179.44 FEET; THENCE NORTH 0 DEGREES 00 MINUTES WEST, PARALLEL WITH THE SURVEYED CENTERLINE OF SAID T.R.62-A, A DISTANCE OF 232.28 FEET; THENCE SOUTH 89 DEGREES 43 MINUTES EAST, PARALLEL WITH SAID NORTH LINE OF SAID SOUTH 10 ACRES, 188.00 FEET TO THE WESTERLY RIGHT OF WAY LINE OF SAID F.A.I. ROUTE 74, SAID POINT ALSO BEING 60.00 FEET WEST OF THE SURVEYED CENTERLINE OF T.R.62-A; THENCE SOUTH 0 DEGREES 00 MINUTES WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE 93.78 FEET TO A POINT WHICH IS 60.00 FEET WEST OF SAID

Information concerning the request will be available for examination on the Village website www.mahometil.gov on November 1, 2024. If you cannot access the information online, please contact the Village of Mahomet Administrative Office by phone (217)586-4456 to make other arrangements to view the documents. Interested citizens are invited to provide comments regarding the request either in person at the public hearing or by prior written statement. Public comments may be submitted in hard copy at the Administrative Office (503 East Main Street, Mahomet) before 2:00 pm on November 5, 2024, or by email submission to Abby Heckman, Village Planner heckman@mahometil.gov no later than 4:00 pm on November 5, 2024, or by email submission to Abby Heckman, Village Planner heckman@mahometil.gov no later than 4:00 pm on November 5, 2024, to ensure placement of such comments in the official record of the public hearing proceedings.
Dawn Mohr
Village Clerk
October 19, 2024
1111518 10/19

VILLAGE OF MAHOMET NOTICE OF PUBLIC HEARING

Public notice is hereby given to all persons that the Village of Mahomet Plan and Zoning Commission will hold a public hearing on Tuesday November 5, 2024 at 6:00 p.m. in the Village of Mahomet Administrative Office, 503 East Main Street, Mahomet, Illinois, relative to a Rezoning and Conditional Use upon annexation request from Troy Parkhill, owner, for a zoning map amendment to change the zoning upon annexation from Champaign County R-1 Single Family Residence district to Village C-1 Neighborhood Commercial district and a conditional use upon annexation to establish a general service and repair business with a residential dwelling on 1.8± acres located on the west side of S. Lake of the Woods Road at the intersection with McDougal Road, commonly known as 503 S Lake of the Woods Road. The property is more particularly described below:

FROM THE EAST ONE QUARTER SECTION CORNER OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, PROCEED WEST ALONG THE SOUTHEAST QUARTER OF SAID SECTION 412.2 FEET TO THE WEST RIGHT-OF-WAY LINE OF LAKE OF THE WOODS ROAD; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, THE TANGENT OF WHICH MAKES AN ANGLE OF 41°07'30" WITH THE AFOREMENTIONED LINE, HAVING A RADIUS OF 1720.0 FEET, A DISTANCE OF 316.29 FEET, HEREINAFTER REFERRED TO AS REFERENCE POINT "A"; THENCE WEST A DISTANCE OF 174.89 FEET FOR A TRUE PLACE OF BEGINNING; THENCE CONTINUING WEST A DISTANCE OF 229.11 FEET TO A MONUMENT; THENCE SOUTH 334.0 FEET TO THE CENTER LINE OF A PUBLIC ROAD (WHICH IS REFERRED TO IN A WARRANTY DEED RECORDED JANUARY 5, 1926, IN BOOK 196, PAGE 596); THENCE EAST ALONG THE CENTER LINE OF SAID GRAVEL ROAD TO THE WESTERLY BOUNDARY LINE OF THE LAKE OF WOODS ROAD; THENCE NORTHERLY AND ALONG THE WEST BOUNDARY LINE OF THE LAKE OF WOODS ROAD TO REFERENCE POINT "A"; THENCE WEST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER LINE OF SAID SECTION 15 A DISTANCE OF 174.89 FEET TO THE PLACE OF BEGINNING, EXCEPTING, HOWEVER, THE FOLLOWING DESCRIBED PREMISES: "FROM THE EAST ONE QUARTER SECTION CORNER OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN PROCEED WEST ALONG THE NORTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 412.2 FEET TO THE WEST RIGHT-OF-WAY LINE OF LAKE OF THE WOODS ROAD; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, THE TANGENT OF WHICH MAKES AN ANGLE OF 41°07'30" WITH THE AFOREMENTIONED LINE, HAVING A RADIUS OF 1720.0 FEET, A DISTANCE OF 316.29 FEET TO A TRUE PLACE OF BEGINNING; THENCE CONTINUE ALONG THE ABOVE DESCRIBED CURVE A DISTANCE OF 96.94 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER OF SECTION 15 A DISTANCE OF 120.00 FEET; THENCE NORTH PERPENDICULAR TO THE LAST COURSE A DISTANCE OF 80.00 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER OF SECTION 15 A DISTANCE OF 174.89 FEET TO THE PLACE OF BEGINNING CONTAINING 0.27 ACRES, MORE OR LESS, SITUATED IN CHAMPAIGN COUNTY, ILLINOIS; CONSISTING OF APPROXIMATELY 1.8 ACRES, MORE OR LESS, SITUATED IN CHAMPAIGN COUNTY, ILLINOIS.

Legals 599

SURVEYED CENTERLINE OF T.R.62-A; THENCE SOUTH 03 DEGREES 32 MINUTES WEST, ALONG SAID WESTERLY RIGHT OF WAY LINE OFF.A.I. ROUTE 74, A DISTANCE OF 138.76 FEET TO THE POINT OF BEGINNING, SITUATED IN THE COUNTY OF CHAMPAIGN, IN THE STATE OF ILLINOIS; AND ALSO EXCEPT

E: THE SOUTH 292 FEET OF THE WEST 700 FEET OF THE EAST 948 FEET OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, CHAMPAIGN COUNTY, ILLINOIS; AND ALSO EXCEPT F: A PART OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, CHAMPAIGN COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT AN IRON ROD SURVEY MONUMENT AT THE NORTHWEST CORNER OF LOT 103 OF A REPLAT OF LOT 2 AND OUTLOT 1 OF BORCHERS SUBDIVISION RECORDED AS DOCUMENT NO. 2002R233661 IN THE CHAMPAIGN COUNTY RECORDER'S OFFICE, SAID CORNER BEING A POINT ON THE WEST LINE OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, A DISTANCE OF 989.42 FEET SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 89 DEGREES 51 MINUTES 56 SECONDS EAST, ALONG THE NORTH LINE OF SAID LOT 103, SAID LINE ALSO BEING THE SOUTH LINE OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF SAID SOUTHWEST QUARTER, A DISTANCE OF 222.40 FEET TO THE NORTHEAST CORNER OF SAID LOT 103 ALSO BEING THE NORTHWEST CORNER OF THE DEDICATED RIGHT-OF-WAY OF CLARK STREET (AUGGIE'S WAY DRIVE); THENCE SOUTH 89 DEGREES 51 MINUTES 56 SECONDS EAST, ALONG THE NORTH RIGHT-OF-WAY LINE OF SAID CLARK STREET AND SAID SOUTH LINE OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF SAID SOUTHWEST QUARTER, A DISTANCE OF 132.92 FEET TO A CONCRETE SURVEY MONUMENT BEING THE POINT OF BEGINNING; THENCE NORTH 09 DEGREES 27 MINUTES 02 SECONDS EAST, A DISTANCE OF 301.06 FEET TO AN IRON ROD SURVEY MONUMENT; THENCE SOUTH 89 DEGREES 51 MINUTES 56 SECONDS EAST, A DISTANCE OF 663.00 FEET TO AN IRON ROD SURVEY MONUMENT; THENCE SOUTH 00 DEGREES 06 MINUTES 33 SECONDS EAST, A DISTANCE OF 64.86 FEET TO AN IRON ROD SURVEY MONUMENT BEING THE NORTHWEST CORNER OF A TRACT OF LAND DESCRIBED IN WARRANTY DEED RECORDED AS DOCUMENT NO. 2021R01026 IN THE CHAMPAIGN COUNTY RECORDER'S OFFICE; THENCE SOUTH 06 DEGREES 06 MINUTES 33 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT OF LAND, A DISTANCE OF 232.24 FEET TO AN IRON ROD SURVEY MONUMENT BEING THE SOUTHWEST CORNER OF SAID TRACT OF LAND, ALSO BEING A POINT ON SAID NORTH RIGHT-OF-WAY LINE OF CLARK STREET AND SAID SOUTH LINE OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF SAID SOUTHWEST QUARTER; THENCE NORTH 89 DEGREES 51 MINUTES 56 SECONDS WEST, ALONG SAID NORTH RIGHT-OF-WAY LINE OF CLARK STREET AND SAID SOUTH LINE OF THE NORTH 20 ACRES OF THE SOUTH 30 ACRES OF THE NORTHWEST QUARTER OF SAID SOUTHWEST QUARTER, A DISTANCE OF 713.00 FEET TO THE POINT OF BEGINNING, ENCOMPASSING 4.692 ACRES, MORE OR LESS, SITUATED IN CHAMPAIGN COUNTY, ILLINOIS.

Information concerning the request will be available for examination on the Village website www.mahometil.gov on November 1, 2024. If you cannot access the information online, please contact the Village of Mahomet Administrative Office by phone (217)586-4456 to make other arrangements to view the documents. Interested citizens are invited to provide comments regarding the request either in person at the public hearing or by prior written statement. Public comments may be submitted in hard copy at the Administrative Office (503 East Main Street, Mahomet) before 2:00 pm on November 5, 2024, or by email submission to Abby Heckman, Village Planner heckman@mahometil.gov no later than 4:00 pm on November 5, 2024, or by email submission to Abby Heckman, Village Planner heckman@mahometil.gov no later than 4:00 pm on November 5, 2024, to ensure placement of such comments in the official record of the public hearing proceedings.
Dawn Mohr
Village Clerk
October 19, 2024
1111527 10/19

VILLAGE OF MAHOMET NOTICE OF PUBLIC HEARING

Public notice is hereby given to all persons that the Village of Mahomet Plan and Zoning Commission will hold a public hearing on Tuesday November 5, 2024 at 6:00 p.m. in the Village of Mahomet Administrative Office, 503 East Main Street, Mahomet, Illinois, relative to a Rezoning and Conditional Use upon annexation request from Troy Parkhill, owner, for a zoning map amendment to change the zoning upon annexation from Champaign County R-1 Single Family Residence district to Village C-1 Neighborhood Commercial district and a conditional use upon annexation to establish a general service and repair business with a residential dwelling on 1.8± acres located on the west side of S. Lake of the Woods Road at the intersection with McDougal Road, commonly known as 503 S Lake of the Woods Road. The property is more particularly described below:

FROM THE EAST ONE QUARTER SECTION CORNER OF SECTION 15, TOWNSHIP 20 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, PROCEED WEST ALONG THE SOUTHEAST QUARTER OF SAID SECTION 412.2 FEET TO THE WEST RIGHT-OF-WAY LINE OF LAKE OF THE WOODS ROAD; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, THE TANGENT OF WHICH MAKES AN ANGLE OF 41°07'30" WITH THE AFOREMENTIONED LINE, HAVING A RADIUS OF 1720.0 FEET, A DISTANCE OF 316.29 FEET, HEREINAFTER REFERRED TO AS REFERENCE POINT "A"; THENCE WEST A DISTANCE OF 174.89 FEET FOR A TRUE PLACE OF BEGINNING; THENCE CONTINUING WEST A DISTANCE OF 229.11 FEET TO A MONUMENT; THENCE SOUTH 334.0 FEET TO THE CENTER LINE OF A PUBLIC ROAD (WHICH IS REFERRED TO IN A WARRANTY DEED RECORDED JANUARY 5, 1926, IN BOOK 196, PAGE 596); THENCE EAST ALONG THE CENTER LINE OF SAID GRAVEL ROAD TO THE WESTERLY BOUNDARY LINE OF THE LAKE OF WOODS ROAD; THENCE NORTHERLY AND ALONG THE WEST BOUNDARY LINE OF THE LAKE OF WOODS ROAD TO REFERENCE POINT "A"; THENCE WEST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER LINE OF SAID SECTION 412.2 FEET TO THE WEST RIGHT-OF-WAY LINE OF LAKE OF THE WOODS ROAD; THENCE ALONG SAID RIGHT-OF-WAY LINE ON A CURVE TO THE LEFT, THE TANGENT OF WHICH MAKES AN ANGLE OF 41°07'30" WITH THE AFOREMENTIONED LINE, HAVING A RADIUS OF 1720.0 FEET, A DISTANCE OF 316.29 FEET TO A TRUE PLACE OF BEGINNING; THENCE CONTINUE ALONG THE ABOVE DESCRIBED CURVE A DISTANCE OF 96.94 FEET; THENCE WEST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER OF SECTION 15 A DISTANCE OF 120.00 FEET; THENCE NORTH PERPENDICULAR TO THE LAST COURSE A DISTANCE OF 80.00 FEET; THENCE EAST PARALLEL TO THE NORTH LINE OF SOUTHEAST QUARTER OF SECTION 15 A DISTANCE OF 174.89 FEET TO THE PLACE OF BEGINNING CONTAINING 0.27 ACRES, MORE OR LESS, SITUATED IN CHAMPAIGN COUNTY, ILLINOIS; CONSISTING OF APPROXIMATELY 1.8 ACRES, MORE OR LESS, SITUATED IN CHAMPAIGN COUNTY, ILLINOIS.

Information concerning the request will be available for examination on the Village website www.mahometil.gov