

ORDINANCE NO. 89-20

AN ORDINANCE ADOPTING A LAND SUBDIVISION PLAN  
FOR THE VILLAGE OF CHATHAM

WHEREAS, the Board of Trustees has determined that it is in the best interests of the Village of Chatham to provide for control of the subdivision of land within the Village; and

WHEREAS, the Board of Trustees of the Village of Chatham has requested the Planning Commission of the Village of Chatham to prepare subdivision regulations regarding reasonable requirements of references to street, alleys, public grounds and other improvements therein specified, and establishing reasonable standards of design for subdivisions and for resubdivisions of unimproved land and of areas subject to redevelopment in respect to public improvements as therein defined, establishing reasonable requirements governing the location, width, course and surfacing of public streets and highways, alleys and ways for public service facilities, curbs, gutters, sidewalks, streets, lights and other applicable matters as authorized by the Illinois Municipal Code, and to recommend the same to the corporate authorities of the Village of Chatham; and

WHEREAS, the Planning Commission of the Village of Chatham heretofore has caused to be prepared such subdivision regulations and has submitted a proposed land subdivision plan to the Board of Trustees of the Village for its consideration;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF CHATHAM, SANGAMON COUNTY, ILLINOIS, AS FOLLOWS:

Section 1: The Village of Chatham hereby adopts the Land Subdivision Ordinance in the form and style of the Ordinance attached hereto dated May, 1989 and prepared by the Springfield-Sangamon County Regional Planning Commission as the Official Land Subdivision Ordinance of the Village of Chatham.

Section 2: The provisions contained in the Chatham Subdivision Ordinance as adopted by this Ordinance or hereafter amended shall apply as follows:

- A. To all proposed subdivisions for which a preliminary plan has not been filed in the office of the Village Clerk prior to the effective date of this Ordinance.
- B. To all proposed subdivisions for which preliminary plans have been approved under the Land Subdivision Regulations repealed by this Ordinance but which are no longer valid because one (1) year has elapsed since Village Board approval without submittal of a final plat or resubmittal of the preliminary plan, unless the expired preliminary plan is reaffirmed within four (4) months after the effective date of this Ordinance. (If, at any time after the four (4) months period, a preliminary plan becomes no longer valid, all future preliminary plans and final plats for that subdivision shall be subject to the Chatham Subdivision Ordinance as adopted by this Ordinance.)
- C. All other subdivisions shall be regulated by the provisions of the Land Subdivision Regulations as repealed by this Ordinance; except that "Design Standards and Specifications for Required Public Improvements" in the Chatham Subdivision Ordinance as adopted by this Ordinance shall apply to said other subdivisions for which structural plans have not been filed in the office

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of the Village Clerk prior to the effective date of this Ordinance.

Section 3: This Ordinance supercedes and repeals any and all existing ordinances pertaining to subdivision procedures for the Village of Chatham.

Section 4: This Ordinance shall become effective upon its passage, execution and publication as proved by law.

PASSED: July 11, 1989

APPROVED: July 11, 1989

Carl D. Oblinger  
CARL D. OBLINGER  
PRESIDENT, VILLAGE BOARD  
VILLAGE OF CHATHAM

ATTEST:

Rose Miller  
ROSE MILLER  
VILLAGE CLERK