

Ordinance No. 94-53

AN ORDINANCE AMENDING ORDINANCE NO. 94-01,
1994 LAND SUBDIVISION ORDINANCE

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

SECTION 1: The 1994 Land Subdivision Ordinance of the
Village of Chatham, Illinois, Ordinance No. 94-01, is hereby
amended by changing Section 37(B) to read as follows:

(B) Location of Utilities

- (1) Utilities (sewers, electric, water and gas),
whenever possible, shall be located in the
public right-of-way or front lot easement in
the following manner: water and electric
lines shall be located on the south and east
sides; sanitary sewer and gas lines shall be
located on the north and west sides. In some
cases, however, electric lines may also be
located on the north and west sides.

SECTION 2: The 1994 Land Subdivision Ordinance of the
Village of Chatham, Illinois, Ordinance 94-01, is hereby amended by
changing Section 38(A) and 38(D) to read as follows:

- (A) All subdivisions shall be developed with adequate
surface drainage. Surface water drainage
improvements shall consist of storm sewers and/or
open channels, inlets, catch basins, and manholes
designed and constructed to conform with standards
established by the Village Engineer and shall
adequately drain the area being developed,
including drainage from other areas which naturally
drain through the areas being developed. Inlets
and/or catch basins shall be spaced so that water
will not flow overland more than 500 feet and shall
be located so that in no case will water be
required to flow across a street. Water shall not
be retained outside the center ten (10) feet of
drainage - utility easement. Inlets covered by a
metal grate shall have a grate of a type that will
not be hazardous to a bicyclist.
- (D) It shall be the responsibility of the subdivider to
provide grade control for rear lot drainage to each
lot owner. Swales are not public works which shall

be dedicated to and accepted by the Village; nevertheless, no construction surety shall be fully released until the Village Engineer has approved the swales in the subdivision. The Village Engineer will not approve any swale until adequate turf and/or grass has been established at the elevations set forth in the construction plans. Upon approval by the Village Engineer, it shall be the lot owner's responsibility to maintain the drainage course and to keep it free from features that restrict natural drainage. All swales less than 1% in grade shall have either of the following: (1) An 8" minimum underdrain pipe that allows water seepage as indicated on the drawing entitled "Detail of Yard Underdrain" attached hereto; or (2) a portland cement concrete swale, 5" thick, as indicated on the drawing entitled "Paved Ditch Detail" attached hereto.

End sections shall employ a grated cover to keep animals or children from trying to enter the system. On 36" or larger, this will not be required.

SECTION 3: The 1994 Land Subdivision Ordinance for the Village of Chatham, Illinois, Ordinance No. 94-01, is hereby amended by changing Section 39 to read as follows:

SECTION 39: SIDEWALKS.

Concrete sidewalks at least four (4) feet wide and four (4) inches thick shall be constructed on both sides of each street at least four and one-half (4.5) feet from and at least four (4) inches above the backs of the curbs. Sidewalks shall be located one (1) foot inside the street right-of-way. Sidewalks shall be constructed along all streets bordering the subdivision. All sidewalks along arterials and minor arterials shall be five feet wide. All walks at corner lots shall be extended out to gutter(s) either by a common extension at the center or continue at right angles to the gutter.

SECTION 4: The 1994 Land Subdivision Ordinance of the Village of Chatham, Illinois, Ordinance No. 94-01, is hereby amended by changing Section 40(A) to read as follows:

(A) **Sanitary Sewers.**

When a subdivision is located within the service area of a public sanitary sewerage system, sanitary

sewers shall be constructed throughout the entire subdivision in such a manner as to serve adequately each building lot.

(1) Public sanitary sewers shall be located in the north or west boulevard (between curb and sidewalk) within the street right-of-way or in a 15' easement behind the sidewalk within the house setback area. Parallel sewer lines along the street may be used. Sanitary sewers shall not be located in the rear yard.

(2) Under no circumstance shall the entrance of storm water or ground water to the sanitary sewers be permitted.

(3) All sanitary sewer collections and disposal systems shall comply with the ordinances of the Village of Chatham, the Springfield Metro Sanitary District and the requirements of the Illinois Environmental Protection Agency.

Acceptable sanitary pipe materials shall be acceptable to the Springfield Metro Sanitary District and shall consist of:

(1) PVC composite sewer pipe conforming to ASTM D 2680 with solvent weld or gasketed joints; or

(2) Polyvinyl Chloride (PVC) sewer pipe conforming to ASTM D 3034, type PSM for sizes 4" - 15" and ASTM F-679 for sizes 18" - 27". Minimum acceptable SDR shall be 35; or

(3) PVC corrugated sewer pipe with a smooth interior. This pipe shall conform to the requirements of ASTM Standard F-794 and Uni-bell Uni-P-9. Pipe shall be made of PVC material having a cell classification of 124-54-B as defined in ASTM D 1784. Pipe stiffness at 5% deflection shall be 46 psi for all sizes (8" - 30") when tested in accordance with ASTM 2412. PVC pipe meeting ASTM F-942 is not acceptable.

NOTE: All sanitary laterals will be marked by using a 2" x 4" (painted orange) board 4' above the ground to denote location of service lines.

SECTION 5: This Ordinance is effective immediately.

PASSED this 9 day of August, 1994.

Linda Kester
VILLAGE PRESIDENT

ATTEST:

Lenny Mooney
Village Clerk

AYES: 6

NAYS: 0

PASSED: 8-9-94

APPROVED: 8-9-94

ABSENT: 0

ORDINANCE CERTIFICATE

STATE OF ILLINOIS)
) SS.
COUNTY OF SANGAMON)

I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Chatham, Sangamon County, Illinois.

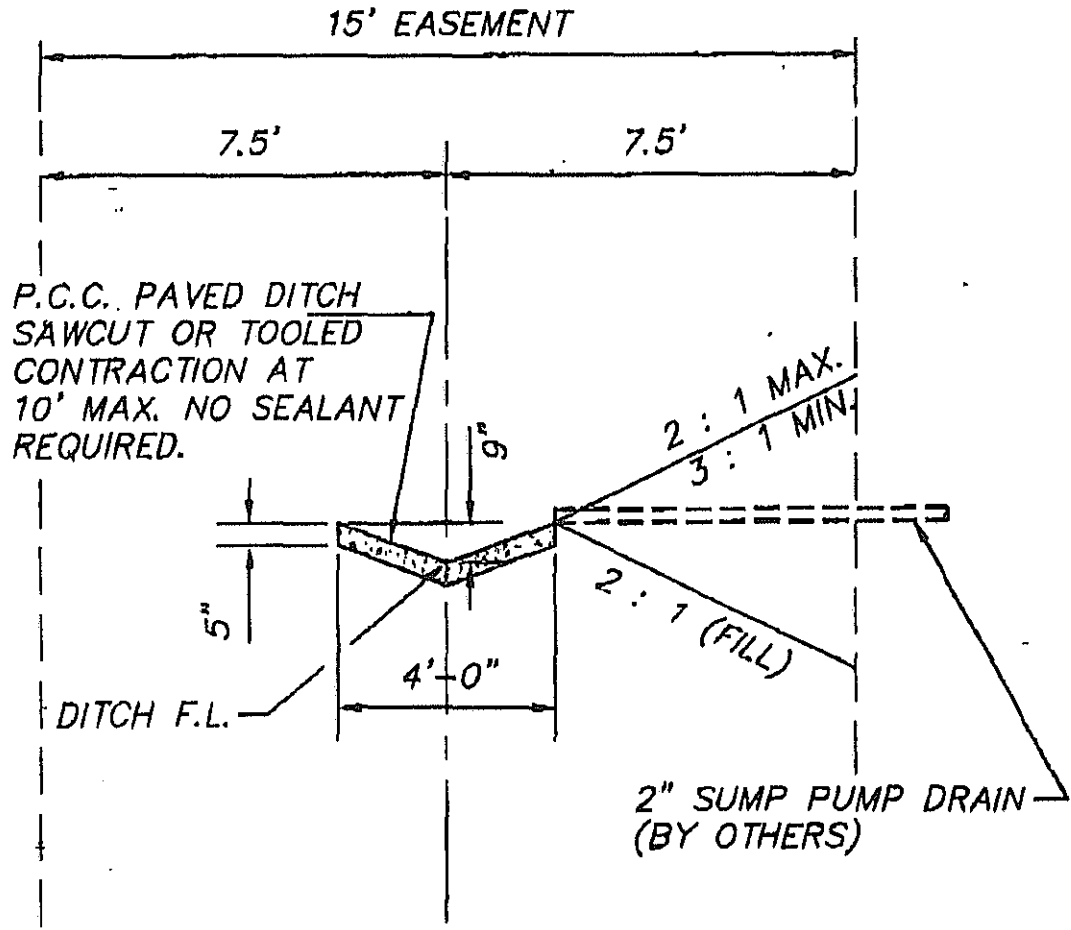
I do further certify that the ordinance attached hereto is a full, true, and exact copy of Ordinance No. 94-53, adopted by the President and Board of Trustees of said Village on the 9 day of August, 1994, said Ordinance being entitled:

AN ORDINANCE AMENDING ORDINANCE NO. 94-01,
THE 1994 LAND SUBDIVISION ORDINANCE

I do further certify that prior to the making of this certificate, the said Ordinance was spread at length upon the permanent records of said Village, where it now appears and remains.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Village this 9 day of August, 1994.

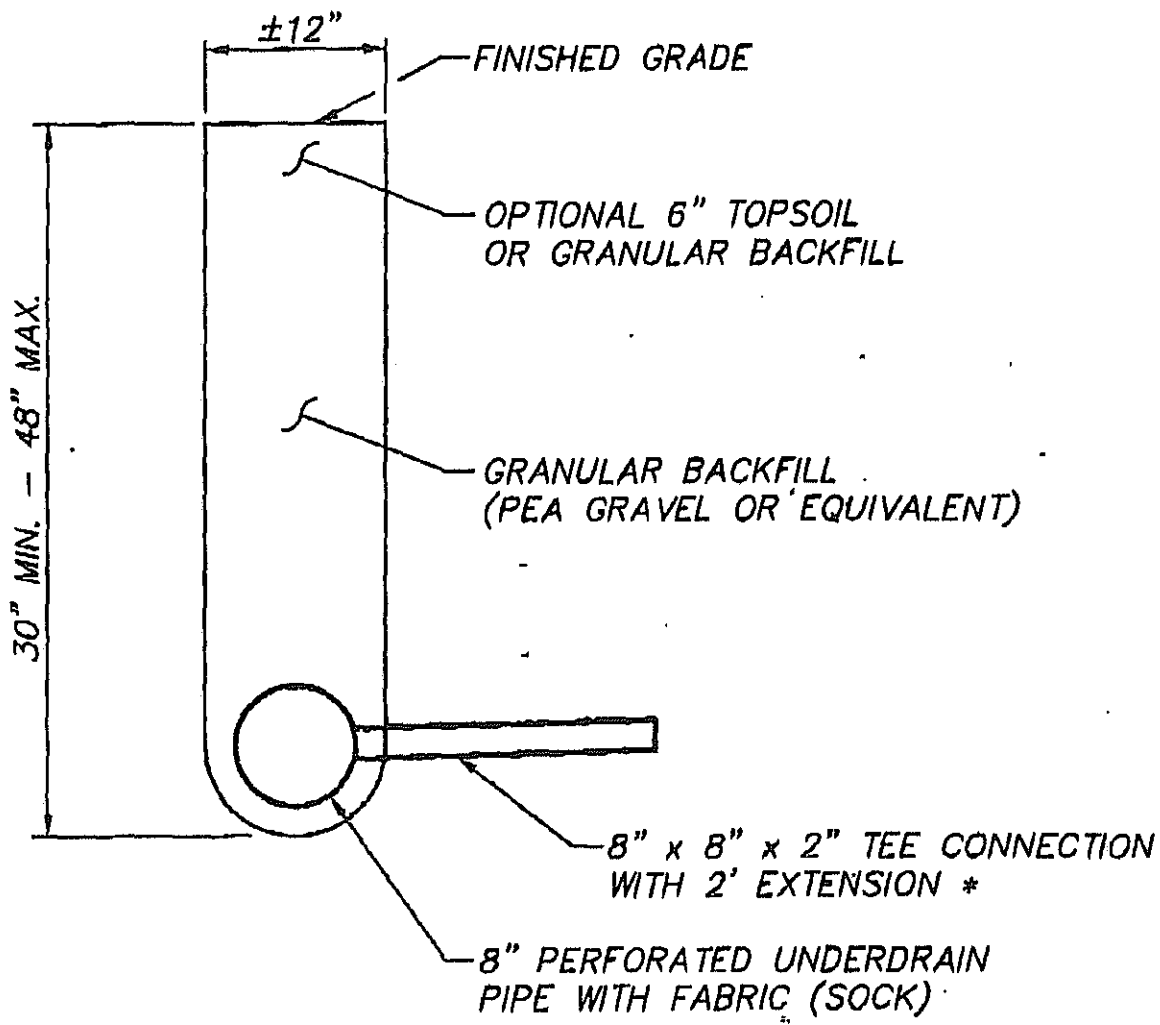
Penny Moomay
Village Clerk



PAVED DITCH DETAIL


NOTE : VAR. 0' TO 3' CUT
1' FILL MAX.

	GREENE & BRADFORD, INC.	DATE 08/02/94
	OF SPRINGFIELD	DRAWN CRUM
	CONSULTING ENGINEERS	PROJ. NO. 94-003
	3901 CONSTITUTION DRIVE	FIELD BOOK
	SPRINGFIELD, ILLINOIS 62707 (217) 793-8844, (217) 793-6227 FAX	COMPUTER FILE NO. 940031/P-1



*-DEVELOPER/CONTRACTOR TO FURNISH AS BUILT(S) FROM PROPERTY LINES. TEE CONNECTION TO BE FURNISHED AT MIDDLE OF EACH LOT.

DETAIL OF REAR YARD UNDERDRAIN

	GREENE & BRADFORD, INC.	DATE 07/25/94
	OF SPRINGFIELD	DRAWN CRUM
	CONSULTING ENGINEERS	PROJ. NO. 94-003
	3501 CONSTITUTION DRIVE	FIELD BOOK
	SPRINGFIELD, ILLINOIS 62707 (217) 793-8844, (217) 793-8227 FAX	COMPUTER FILE NO. 940031YP-1