



TO: Reviewing Agencies and Other Interested Parties

FROM: James Martin, Senior Urban Planner
Planning and Growth Management Department

DATE: May 5, 2006

SUBJECT: **PRELIMINARY PLAT OF TRAILS CROSSING SUBDIVISION –
CPC MAJOR 06-L (AMENDING NORTHWOODS TRAIL PRELIMINARY
PLAT – CPC 05-GG)**

Please see the next page for a copy of the **Preliminary Plat of Trails Crossing Subdivision**, a residential development located on the northeastern corner of Radnor Road and Wilhelm Road. The petitioner is proposing 87 single-family detached lots (89 dwelling units) on 24.0+ acres.

Please submit any comments or concerns relating to this case to the Planning and Growth Management Department no later than Friday, May 19, 2006.

Should you need more information, feel free to contact me at 494-8614.

JPM/ps 

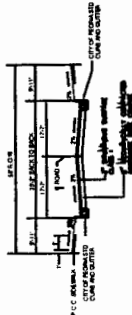
Attachment

cc: Council Member Nichting

PRELIMINARY PLAT FOR TRAILS CROSSING SUBDIVISION BEING A SUBDIVISION OF PART OF THE 1/4 OF SECTION 23, T.19N., R.1E., OF THE 1TH P.M., PEORIA COUNTY, ILLINOIS

GENERAL NOTES

1. ALL OF PROPOSED SUBDIVISION - 1/4 ACRES.
2. THE PLAT IS BASED UPON A SURVEY MADE BY THE SURVEYOR, JAMES L. ZUMWALT, INC., ON APRIL 23, 1988, AND IS SUBJECT TO THE CORRECTIONS AND AMENDMENTS HEREON.
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TYPICAL ROAD SECTION

LEGEND

- 1. 1/4 ACRES
- 2. 1/4 ACRES
- 3. 1/4 ACRES
- 4. 1/4 ACRES
- 5. 1/4 ACRES
- 6. 1/4 ACRES
- 7. 1/4 ACRES
- 8. 1/4 ACRES
- 9. 1/4 ACRES
- 10. 1/4 ACRES
- 11. 1/4 ACRES
- 12. 1/4 ACRES

UTILITY NOTE

THE PLAT IS BASED UPON A SURVEY MADE BY THE SURVEYOR, JAMES L. ZUMWALT, INC., ON APRIL 23, 1988, AND IS SUBJECT TO THE CORRECTIONS AND AMENDMENTS HEREON.

PLANNING AND GROWTH MANAGEMENT CERTIFICATE

THE PLAT IS BASED UPON A SURVEY MADE BY THE SURVEYOR, JAMES L. ZUMWALT, INC., ON APRIL 23, 1988, AND IS SUBJECT TO THE CORRECTIONS AND AMENDMENTS HEREON.

CITY CLERK'S CERTIFICATE

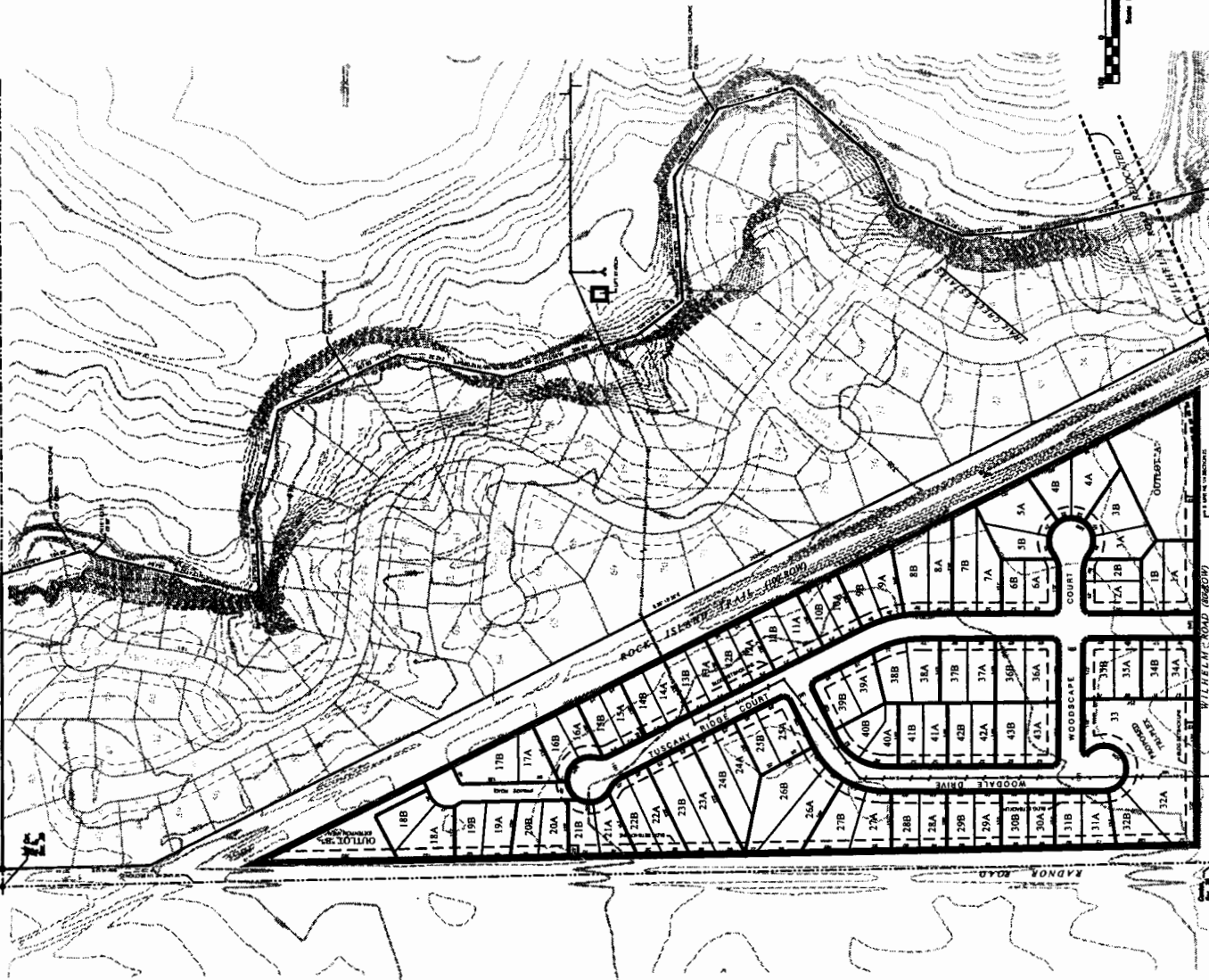
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SURVEYOR'S CERTIFICATE

THE PLAT IS BASED UPON A SURVEY MADE BY THE SURVEYOR, JAMES L. ZUMWALT, INC., ON APRIL 23, 1988, AND IS SUBJECT TO THE CORRECTIONS AND AMENDMENTS HEREON.



CHARTERED	1988
APPROVED BY	1988
DATE	APRIL 23, 1988
BY	JAMES L. ZUMWALT, INC.



PRELIMINARY PLAT

TRAILS CROSSING SUBDIVISION
PEORIA, ILLINOIS

ZUMWALT & ASSOCIATES, INC.
PROFESSIONAL SURVEYORS
PEORIA, ILLINOIS 61604-1000
JAMES L. ZUMWALT, INC.

CHARTERED 1988
APPROVED BY 1988
DATE APRIL 23, 1988
BY JAMES L. ZUMWALT, INC.