

THE WEALD BOUNDARY WAS DELINEATED BY PLANNING RESOURCES INC. ON AUGUST 8 AND SEPTEMBER 18, 2011. DELINEATION "PIN FLAG" WAS STAGED WITH SEQUENTIALLY NUMBERED BOUNDARY "PIN FLAG" WITH THE NET AND ON-SITE SHARED OBVIOUS CONNECTION TO THE DES PLAINES RIVER AND IT WILL FALL UNDER THE JURISDICTION OF THE ARRAI CORPORATION.

SEPTEMBER 18, 2014 AND PROVIDED VERBAL CONCURRENTLY DELINEATED WEALD BOUNDARY.

CURRENT ZONING AG = AGRICULTURAL (LAKE COUNTY, IL)

TOTAL PROPERTY AREA: 849,691 SQ.FT. = 19.51 ACRES

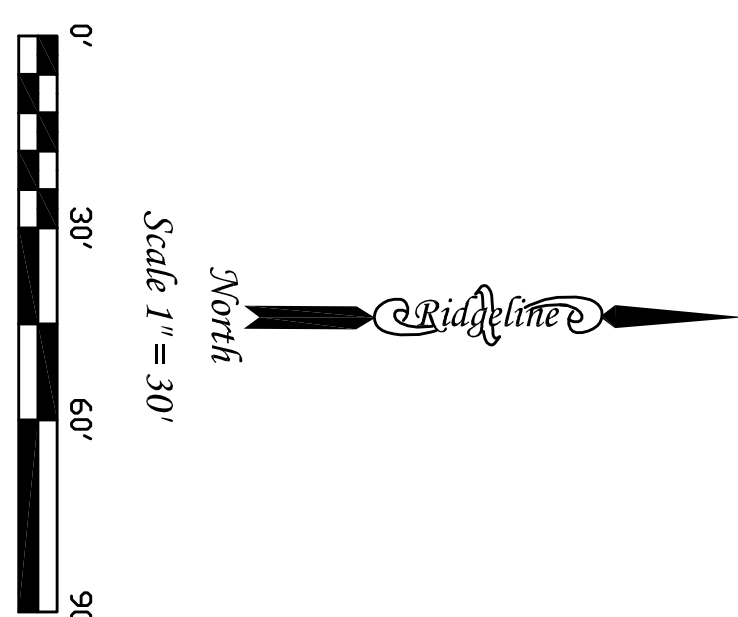
S 89°51'12" E 1324.52

NATURAL RESOURCES LEGEND AND AREA

WETLAND

FLOODPLAIN/FLOODWAY	17.62 ACRES
YOUNG WOODLAND	0.47 ACRES

Natural Resources and Site Capacity Exhibit	
Total property area	179.53 acre
Area of wetlands and floodplains	244.49 (16.6 ac.)
Recorded and below BFE Elevation (668.4)	1.90 acre (8.94 ft.)
Net site area	0.65 acre (28.975 ac.)
Maximum Permitted Floor Area	0.65 acres (28,975 sq. ft.)
Maximum Permitted Impervious Surface Area	0.32 acres (14,218 sq. ft.)
Wetland Area (Below Below BFE)	0.08 acres (3,453 sq. ft.)
Wetland Area (Above Above BFE)	0.06 acres (2,600 sq. ft.)
Wetland Area (Below Above BFE)	0.40 acre (17,424 sq. ft.)
Existing Open Space	0.05 acres (2,125 sq. ft.)
Proposed Open Space	0.05 acres (2,125 sq. ft.)
Total Open Space	0.35 acre (15,216 sq. ft.)



LEGEND

EX. PROPERTY BOUNDARY
BOUNDARY OF AREA TO BE REZONED
UTILITY EASEMENT
COMPENSATORY STORAGE EASEMENT
LIMIT OF FLOODWAY
WETLAND BOUNDARY
EX. 100' R. BFE
PROP. 100' R. BFE
PROP. COMB. CONC. CURB & GUTTER
PROP. DEPRESSED COMB. CONC. CURB & GUTTER

EAST BOUNDARY OF
AREA TO BE
REZONED

— LIMIT OF FLOODWAY BY SCALED MAP LOCATION AND GRAPHIC PLOTTING ONLY FROM "LOCATIONS OF MAPPING FEMA FLOODPLANS IN LAKE COUNTY, ILLINOIS MAP B LAKE COUNTY GIS"

LEGAL DESCRIPTION

THE NORTH ROAD, EXCEPTING THAT PARTY LYING WEST OF THE EAST LINE OF THE PREMISES HERETOFORE DEDICATED TO THE STATE OF ILLINOIS FOR HIGHWAY PURPOSES BY INSTRUMENT RECORDED DECEMBER 12, 1994, AS DOCUMENT 407151 OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 10, TOWNSHIP 45 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN LAKE COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2301 N US 41, GURNEE, ILLINOIS 6003
P.I.N. 07-10-200-009

DATE	REVISIONS	BY
06/01/15	REVISED PER COUNTY PLANNER REVIEW	J L
08/03/15	REVISED PER COUNTY REVIEW	J L
09/09/15	PER COUNTY REVIEW	J L
10/08/15	PER COUNTY REVIEW	J L

NATURAL RESOURCES & SITE CAPACITY EXHIBIT

GURNEE FUEL STOP-ONSITE IMPROVEMENTS

GURNEE, ILLINOIS

RIDGELINE CONSULTANTS, LLC

ILLINOIS PROFESSIONAL DESIGN FIRM: 184.004766
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