



LAKE COUNTY FOREST PRESERVES
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Preservation, Restoration, Education and Recreation

DATE: August 28, 2017

MEMO TO: Carol Calabresa, Chair
Planning Committee

FROM: Randall L. Seebach
Director of Planning and Land Preservation

REQUEST: Provide policy direction regarding a request from the Illinois Department of Transportation for a Partial Release of Easement and an Easement Holder's Consent to a Temporary Construction Easement over an access easement held by the District at Heron Creek Forest Preserve, and to authorize negotiation of an intergovernmental agreement between IDOT and the District.

STRATEGIC DIRECTION SUPPORTED: Public Access and Connections

FINANCIAL DATA: There is no financial impact at this time.

BACKGROUND: In July 2008, as part of a larger property acquisition from the former CF Industries, the District obtained a 3.6-acre access easement across CF Industries property at Heron Creek Forest Preserve to allow access to the northern portion of Heron Creek by District staff, agents and contractors.

In order to complete its project improvements to IL Route 22 from Quentin Road to Route 83, IDOT is purchasing a 0.2 acre parcel from the current owners of the former CF Industries property, Asset Ventures Fund, I. That parcel is currently subject to the access easement described above. Therefore, in addition to the fee simple ownership, IDOT needs a release of that portion of the District's access easement over the subject property in order to construct its improvements. Similarly, IDOT is pursuing a temporary construction easement over a 0.4-acre parcel of Asset Ventures Fund's property, and the District's access easement, located due south of the fee parcel it is acquiring from that owner, and will need the District to sign an Easement Holder's Consent to Temporary Construction Easement. The easement interests described above were not addressed in the May 2009 and November 2014 policy directions regarding the District's fee-simple holdings at Heron Creek and Egret Marsh forest preserves.

Staff is seeking approval to continue discussions with IDOT and for authorization to negotiate an intergovernmental agreement approving the execution of IDOT's proposed documents, at no cost to IDOT, since neither the reduction in access easement area nor the temporary construction easement will have a negative effect on the District's access via the easement.

REVIEW BY OTHERS: Executive Director, Chief Operations Officer, Corporate Counsel