Sauk Valley Community College
November 16, 2026

Action Item 4.6

Topic:	**Recreational Trail – Temporary Easement**
College Health Metric:	**Campus Environment – College facilities and grounds are clean and updated; the campus is safe, secure, and welcoming.**
Presented By:	**Dr. Jon Mandrell and Rich Groleau**

Presentation:

As part of the College's partnership with the Sterling Park District to extend a recreational bike path along Illinois Route 2 and connect it to the campus, the College will need to establish an easement on its property to allow temporary access for construction equipment. The proposed trail will enter College property at the northwest corner of campus and extend south to Alan Pfeifer Drive. Access through campus roadways and College property will be essential to facilitate construction of the trail.

This partnership represents an opportunity to strengthen community connectivity, enhance access to recreational opportunities, and further support the quality of life throughout the Sauk Valley region.

Recommendation:

The administration recommends that the Board approve the temporary easement to the Sterling Park District to facilitate construction, operation, and maintenance of the proposed recreational bike path on College property.

TEMPORARY CONSTRUCTION
EASEMENT FOR
RECREATIONAL TRAIL

PIN 16-07-08-400-003

TEMPORARY CONSTRUCTION EASEMENT FOR RECREATIONAL TRAIL

KNOW ALL MEN BY THESE PRESENTS, that **SAUK VALLEY COMMUNITY COLLEGE DISTRICT #506,** an Illinois Community College District, with its principal location in Palmyra Township, Lee County, Illinois, for and in consideration of one dollar ($1.00) and the benefits accruing hereunder to said Grantor, hereby give, grant, convey, and warrant to the **STERLING PARK DISTRICT**, a Park District organized under the laws of the State of Illinois, ("Grantee"), and its successors and assigns, a temporary construction easement and right of way for the right to construct, a recreational trail, and expressly Grant to said Grantee ("Sterling Park District") the right to use the temporary construction easement for the purpose of constructing, maintaining, any such recreational trail, with such reasonable and necessary ingress and egress over Grantor's property as described herein.

(For legal description see Exhibit "A" attached hereto and made a part hereof)

(For survey description see Exhibit "B" attached hereto and made a part hereof)

All situated in the Palmyra Township of Lee County, Illinois. To the extent applicable Grantor hereby releases and waives all rights under and that may exist by virtue of the homestead exemption laws of Illinois.

Grantor hereby covenants to and with Grantee, that Grantee may at any and all times, when necessary or convenient to do so, go over and upon said above-described construction easement, and do and perform any and all acts necessary or convenient to the carrying into effect, the purpose for which this easement is made.

Grantee agrees that while using the Construction Easement, or any entity retained by it uses the Easement, any vehicles or equipment shall not exceed legal highway weight limits.

This agreement shall inure and be for the benefit of the Grantor, Grantee and its successors and assigns and this construction easement agreement shall run with the land and may be recorded among the land records of the County of Lee.

IN WITNESS WHEREOF, the parties hereto have executed this agreement this _____ day of _____, 2026.

SAUK VALLEY COMMUNITY COLLEGE

By:_____
Board Chairman

ATTEST

By:_____
Board Secretary

STATE OF ILLINOIS)
COUNTY OF _____) ss.

I, _____, a Notary Public in and for the County of Lee _____, in the State aforesaid, do hereby certify that the Board Chairman of the Grantor, whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this _____ day of _____, 2026.

_____
Notary Public

Prepared by and Return to:

Timothy B. Zollinger
Ward, Murray, Pace & Johnson, P.C.
202 E. 5th St. | P.O. Box 400
Sterling, IL 61081
zollinger@wmpj.com

Exhibit A
(Temporary Construction Easement A)

Legal Description

Part of the Southeast Quarter (SE 1/4) of Section Eight (8), Township Twenty-one (21) North, Range Eight (8) East of the Fourth (4th) Principal Meridian, Lee County, Illinois, being an easement 40 feet in width, described as follows:

Commencing at the intersection of the south right-of-way line of Illinois Route 2 and the west right-of-way line of Sauk Road; thence South 00 degree 38 minutes 43 seconds East, along the west right-of-way of Sauk Road, a distance of 295.06 feet, to the Point of Beginning of an easement being 40 feet in width, and lying 20 feet on either side of the following describe centerline; thence North 89 degrees 33 minutes 09 seconds West, a distance of 81.91 feet; thence southwesterly along the arc of a curve to the left, having a radius of 900.00 feet, a chord bearing of South 70 degrees 37 minutes 51 seconds West, an arc distance of 631.97 feet; thence South 50 degrees 30 minutes 52 seconds West, a distance of 103.80 feet; thence southwesterly along the arc of a curve to the right, having a radius of 665.00 feet, a chord bearing of South 78 degrees 05 minutes 56 seconds West, an arc distance of 640.31 feet; thence North 74 degrees 47 minutes 14 seconds West, a distance of 86.16 feet; thence southwesterly along the arc of a curve to the left, having a radius of 679.00 feet, a chord bearing of South 70 degrees 22 minutes 18 seconds West, an arc distance of 825.79 feet; thence South 35 degrees 31 minutes 51 seconds West, a distance of 29.14 feet; thence southwesterly along the arc of a curve to the left, having a radius of 516.00 feet, a chord bearing of South 19 degrees 35 minutes 56 seconds West, an arc distance of 286.96 feet, to the point of termination, containing 2.467 acre, more or less.

(Temporary Construction Easement B)

Part of the Southwest Quarter (SW 1/4) and part of the Southeast Quarter (SE 1/4) of Section Eight (8), Township Twenty-one (21) North, Range Eight (8) East of the Fourth (4th) Principal Meridian, Lee County, Illinois, being an easement 40 feet in width, described as follows:

Commencing at the intersection of the south right-of-way line of Illinois Route 2 and the west right-of-way line of Sauk Road; thence South 00 degree 38 minutes 43 seconds East, along the west right-of-way of Sauk Road, a distance of 295.06 feet; thence North 89 degrees 33 minutes

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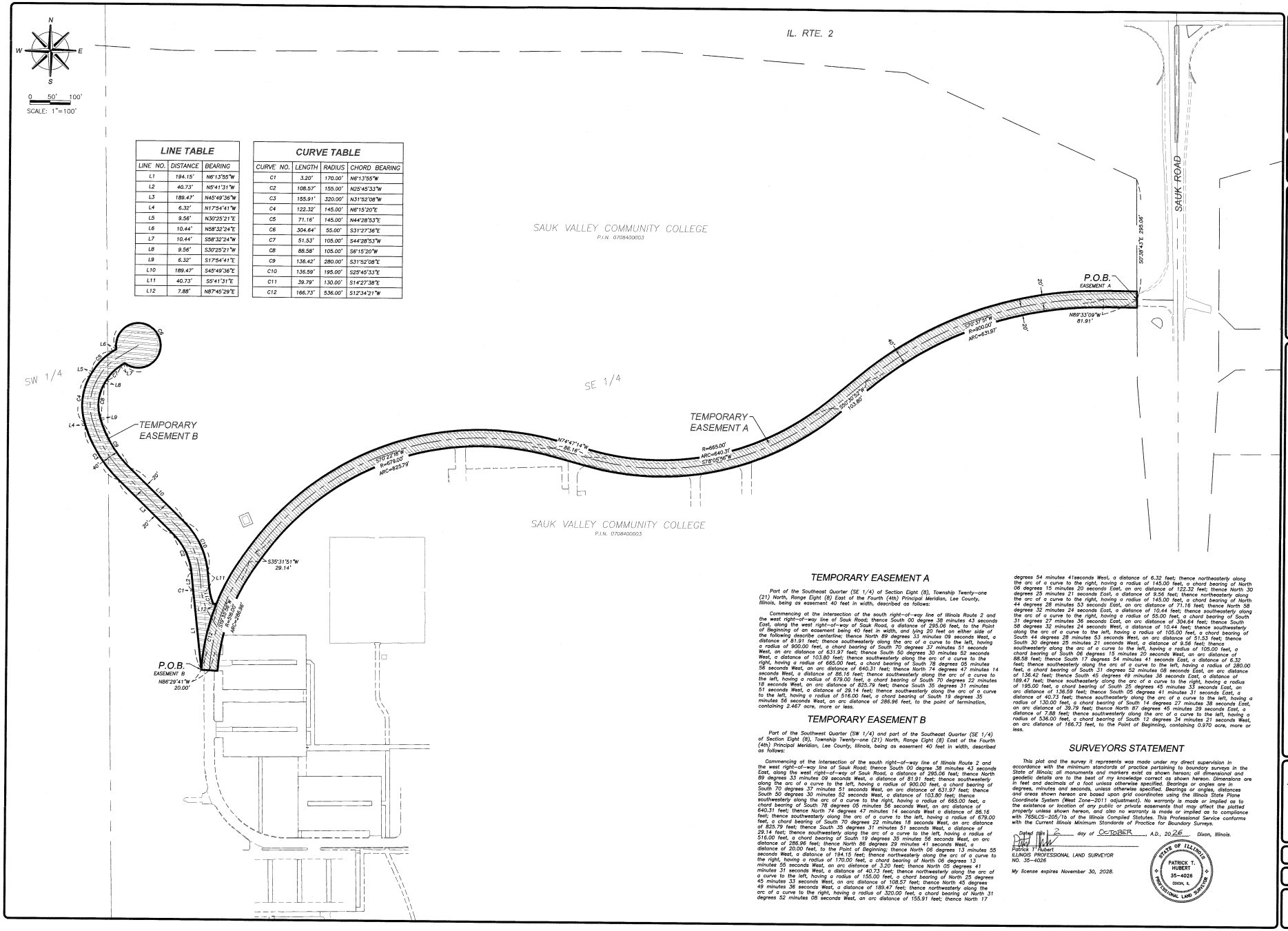
EXHIBIT B
(Survey Map)



LINE TABLE

LINE NO.	DISTANCE	BEARING
L1	194.15'	N6°13'55"W
L2	40.73'	N5°41'31"W
L3	189.47'	N45°49'36"W
L4	6.32'	N17°54'41"W
L5	9.56'	N30°25'21"E
L6	10.44'	N58°32'24"E
L7	10.44'	S58°32'24"W
L8	9.56'	S30°25'21"W
L9	6.32'	S17°54'41"E
L10	189.47'	S45°49'36"E
L11	40.73'	S5°41'31"E
L12	7.88'	N87°45'29"E

CURVE TABLE

CURVE NO.	LENGTH	RADIUS	CHORD BEARING
C1	3.20'	170.00'	N6°13'55"W
C2	108.57'	155.00'	N25°45'33"W
C3	155.91'	320.00'	N31°52'08"W
C4	122.32'	145.00'	N6°15'20"E
C5	71.16'	145.00'	N44°28'53"E
C6	304.64'	55.00'	S31°27'36"E
C7	51.53'	105.00'	S44°28'53"W
C8	88.58'	105.00'	S6°15'20"W
C9	136.42'	280.00'	S31°52'08"E
C10	136.59'	195.00'	S25°45'33"E
C11	39.79'	130.00'	S14°27'38"E
C12	166.73'	536.00'	S12°34'21"W

TEMPORARY EASEMENT A

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SURVEYORS STATEMENT

This plat and the survey it represents was made under my direct supervision in accordance with the minimum standards of practice pertaining to boundary surveys in the State of Illinois; all monuments and markers exist as shown hereon; all dimensional and geodetic details are to the best of my knowledge correct as shown hereon. Dimensions are in feet and decimals of a foot unless otherwise specified. Bearings or angles are in degrees, minutes and seconds, unless otherwise specified. Bearings or angles, distances and areas shown hereon are based upon grid coordinates using the Illinois State Plane Coordinate System (West Zone—2011 adjustment). No warranty is made or implied as to the existence or location of any public or private easements that may affect the platted property unless shown hereon, and also no warranty is made or implied as to compliance with 765ILCS—205/1b of the Illinois Compiled Statutes. This Professional Service conforms with the Current Illinois Minimum Standards of Practice for Boundary Surveys.

Dated this 2 day of OCTOBER A.D., 2026 Dixon, Illinois.

Patrick T. Hubert
ILLINOIS PROFESSIONAL LAND SURVEYOR
NO. 35—4026

My license expires November 30, 2028.

STATE OF ILLINOIS
PATRICK T. HUBERT
35-4026
DIXON, IL
PROFESSIONAL LAND SURVEYOR

REVISIONS

REVISION	DATE

DESIGNED BY: DMH
DRAWN BY: DLV
SURVEYED BY:
BOOK NO.:

WILLETT HOFMANN & ASSOCIATES INC
Illinois Professional Design Firm No. 184.005760
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TEMPORARY EASEMENTS
OF
HOOVER PARK TO SVCC BIKE PATH
FOR
STERLING PARK DISTRICT

SHEET TITLE
TEMPORARY EASEMENT PLAT

JOB NUMBER
2180266

DATE
10/01/2026

SHEET NO.
1 of 1