

RECEIVED

AUG 10 2021

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

LOT 4
BOB ROHRMAN'S ARLINGTON
HEIGHTS AUTO MALL

715.11'
N00°09'06"W

DRAINAGE AND
DETENTION EASEMENT
PER DOC. 10007631040

659.92'
S00°09'06"E

LOT 2
BOB ROHRMAN'S RESUBDIVISION

S89°55'06"E 653.53'

N89°55'11"W 542.39'

INGRESS & EGRESS
EASEMENT PER DOC. 00266841

S44°03'19"W
41.47'

S00°04'54"W
55.00'

PUBLIC ACCESS
EASEMENT
PER DOC. 0619444059

10' GAS MAIN
EASEMENT PER
DOC. 22105412

12' UTILITY &
DRAINAGE
EASEMENT PER DOC.
0619444059

25' UTILITY & DRAINAGE EASEMENT
PER DOC. 0619444059

15' WATERMAIN EASEMENT
PER DOC. 21905024
15' TELEPHONE EASEMENT
PER DOC. 24095991

KENNICOTT AVENUE
(80' PUBLIC R.O.W.)

20' WATERMAIN
EASEMENT
PER DOC.
0619444059

N00°09'06"W 50.00'

LOT 3
BOB ROHRMAN'S ARLINGTON
HEIGHTS AUTO MALL

N89°50'54"E 288.03'

S89°50'54"W 93.50'

N00°03'36"W 40.00'

12' UTILITY & DRAINAGE EASEMENT PER
DOC. 0619444059

S89°50'54"W 80.00'

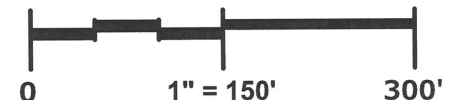
S00°09'08"E 60.00'

S89°50'54"W 196.59'

WEST DUNDEE ROAD
(VARIABLE WIDTH PUBLIC R.O.W.)



GRAPHICAL SCALE (FEET)



FUTURE EAST INGRESS & EGRESS EASEMENT EXHIBIT 08/09/2021

PINNACLE ENGINEERING GROUP

1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

PLAN | DESIGN | DELIVER

WWW.PINNACLE-ENGR.COM

PEG JOB#2283.00



BREIT INDUSTRIAL CANYON IL1W08 LLC

c/o Link Logistics Real Estate Management LLC
90 Park Avenue, 32nd Floor
New York, NY 10016

August 6, 2021

Village of Arlington Heights
ATTN: Charles Perkins & Sam Hubbard
33 South Arlington Heights Road
Arlington Heights, Illinois 60005

RE: Link Real Estate Logistics Management LLC
Proposed Easement Modification Letter
1400-1500 W. Dundee Road
Arlington Heights, IL 60005
PINs: 03-06-302-024-0000; part of 03-06-302-
021/-022/-023-0000

To Whom It May Concern:

We are writing you this letter to notify you of the ongoing good faith efforts between both BREIT Industrial Canyon IL1W08 LLC, a Delaware limited liability company, c/o Link Real Estate Management LLC ("Link") and Ridgeline Property Group LLC ("Ridgeline") in working towards the modification of the easement found in the declaration of non-exclusive easement for parking and sign recorded May 22, 2000 as Document 00364848 with the Cook County Recorder of Deeds.

It is of our belief that the easement from Document 00364848 provided nonexclusive ingress and egress from Parcel 2, as symbolized in its exhibit "C" through parallel lines. This ingress and egress was to provide access to the exclusive use of the forty (40) parking spaces also granted in the easement, as symbolized in its exhibit "C" through dots.

We at Link have had the opportunity to review the proposed modifications to the aforementioned easement within Ridgeline's proposed development via the exhibit labeled "Exhibit C – Share Parking, Job No. 2283.00," dated 7/27/21.

The proposed modifications to the easement per Exhibit C are highlighted in blue and include: (i) relocating the forty (40) parking stalls more south than their current location bringing the stalls closer to our building; (ii) equally dividing the parking on both sides of the parking drive aisle; and (iii) an adjustment of the drive aisle utilized in the ingress and egress of the parking spaces.


This proposed parking easement follows with the spirit of the original easement and maintains the original 40-space amount.

Currently, Ridgeline has offered to draft the legal documents creating the proposed easement and will provide them to us for both our review and final approval. These documents will be provided as Ridgeline goes through the process with the Village.

We look forward to continually cooperating with both the Village and Ridgeline in this matter.

Sincerely,

BREIT Industrial Canyon IL1W08 LLC,
a Delaware limited liability company

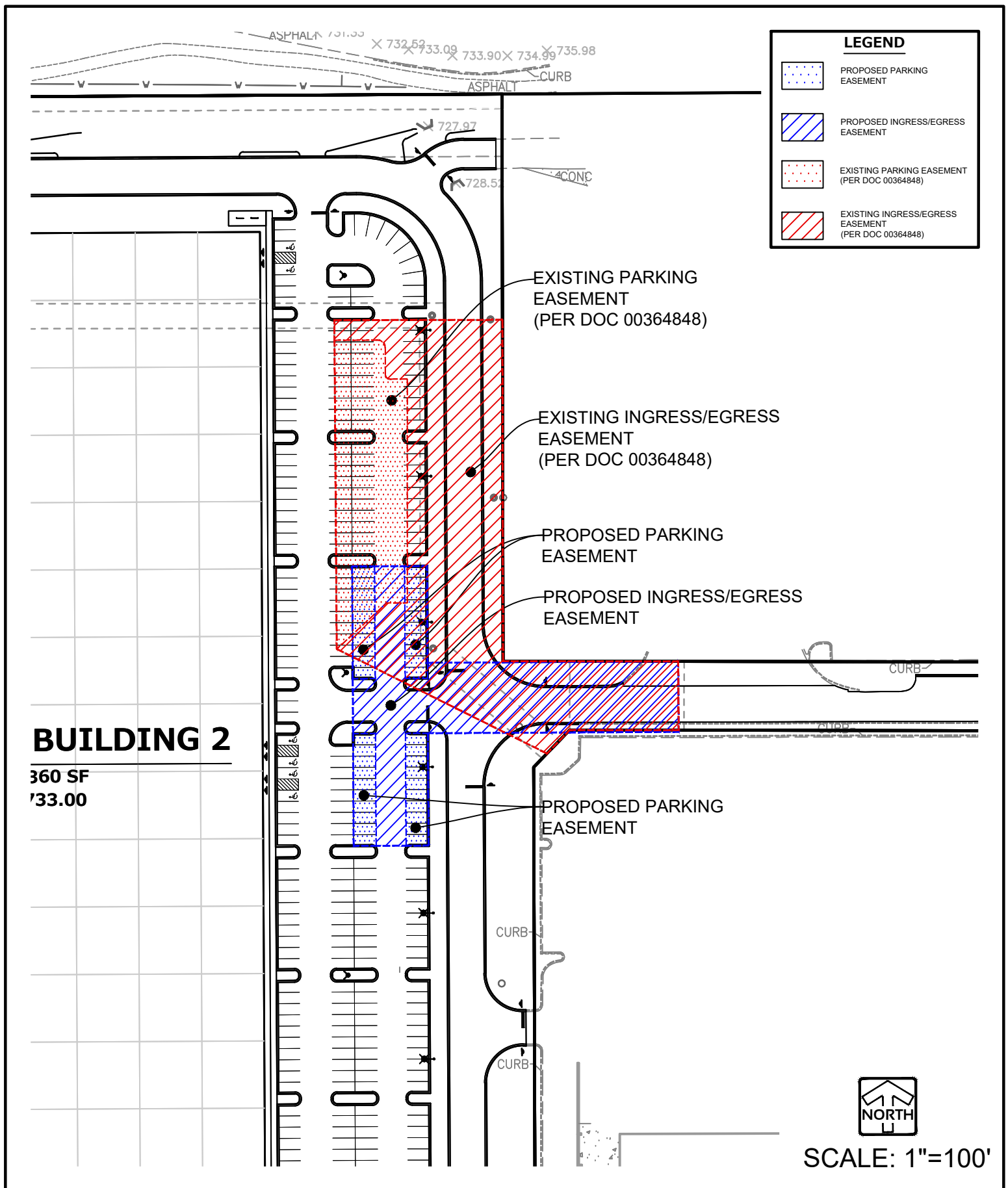
By:  DocuSigned by:
20F0A473FEF3481...

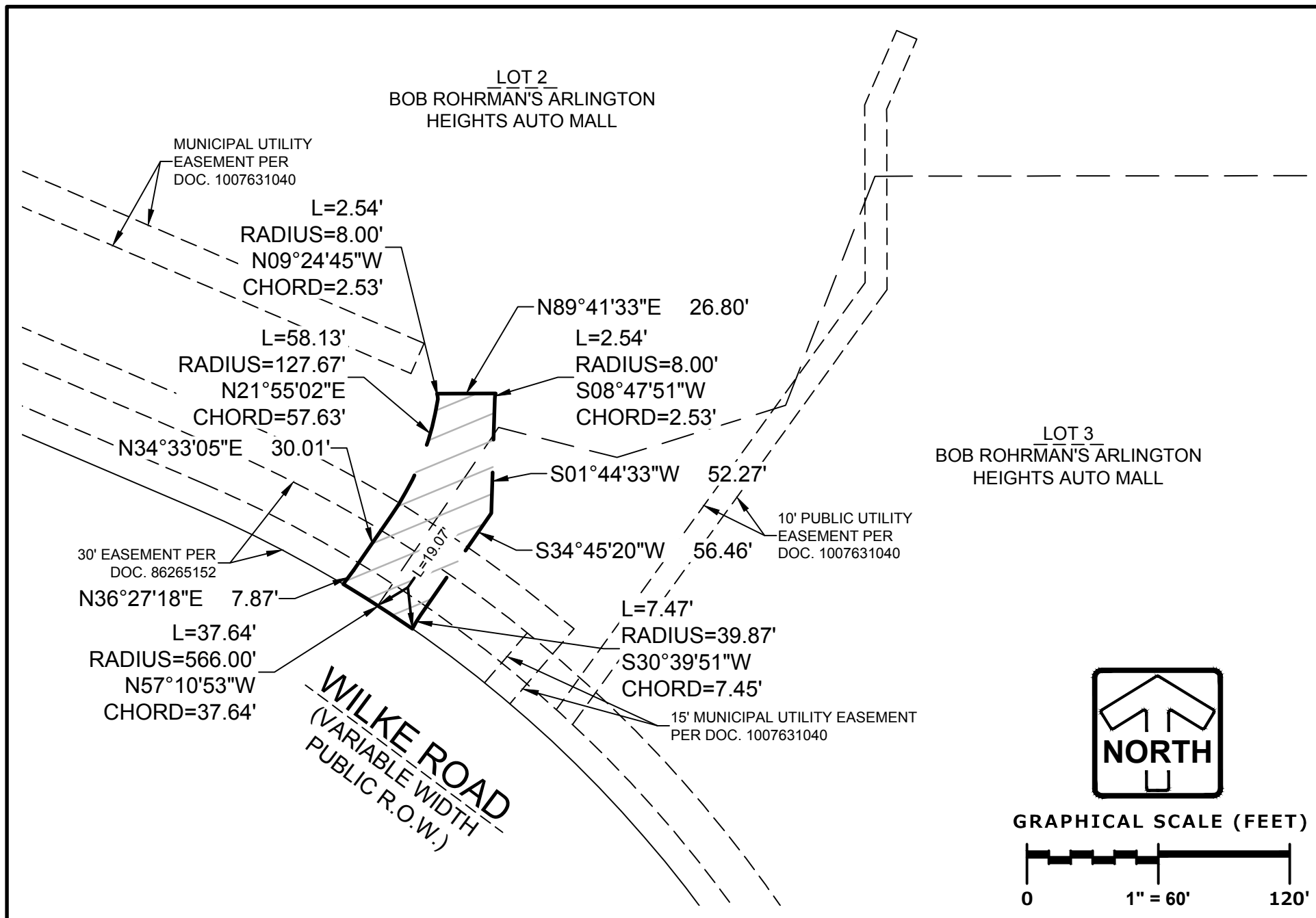
Name: Robert Damrat

Title: Authorized Signatory

EXHIBIT C – SHARE PARKING, JOB NO. 2283.00,” DATED 7/27/21

(Following Page)





WEST INGRESS & EGRESS EASEMENT EXHIBIT

6/30/2021

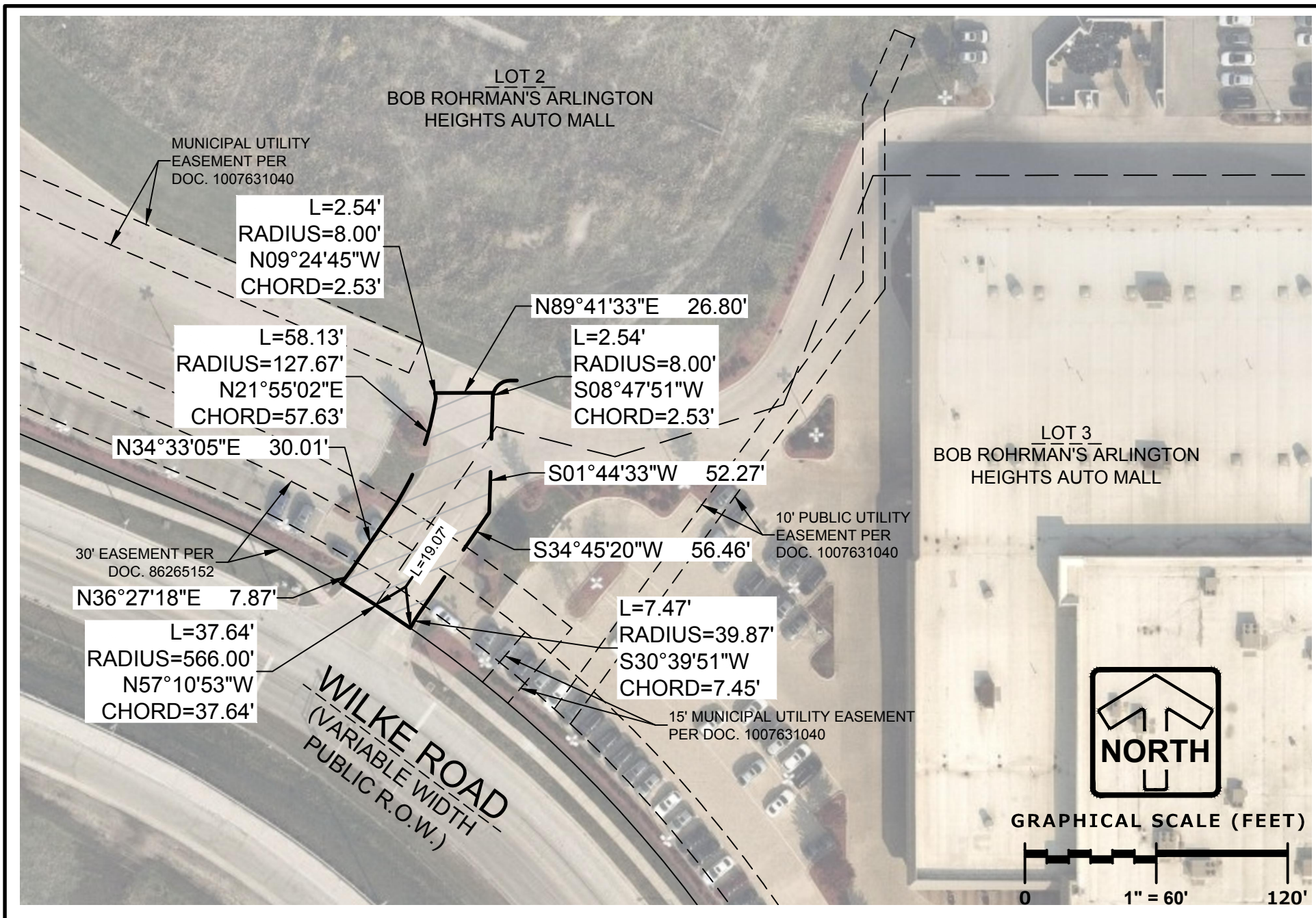
PINNACLE ENGINEERING GROUP

1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

WWW.PINNACLE-ENGR.COM

PLAN | DESIGN | DELIVER

PEG JOB#2283.00



WEST INGRESS & EGRESS EASEMENT EXHIBIT

6/30/2021

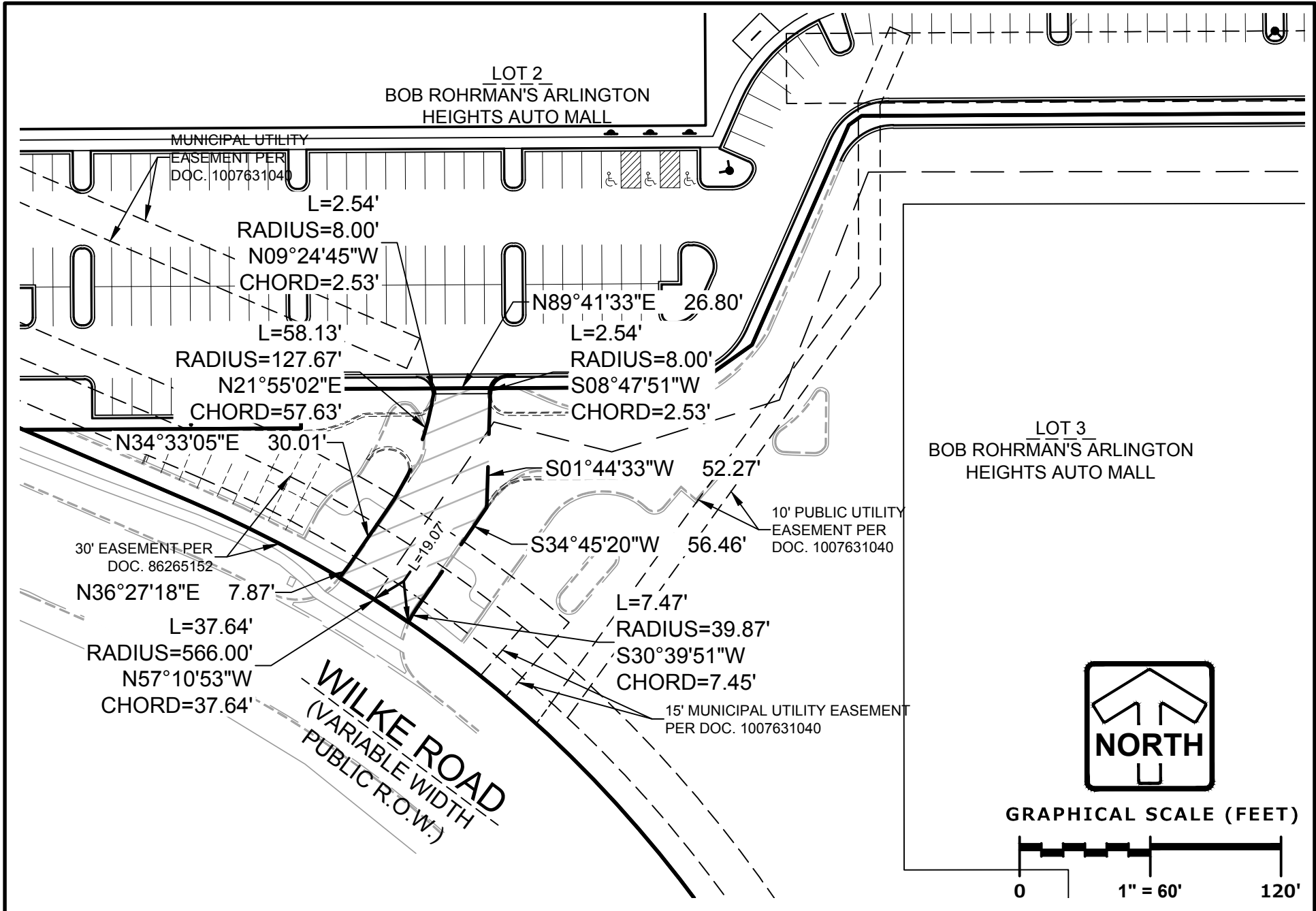
PINNACLE ENGINEERING GROUP

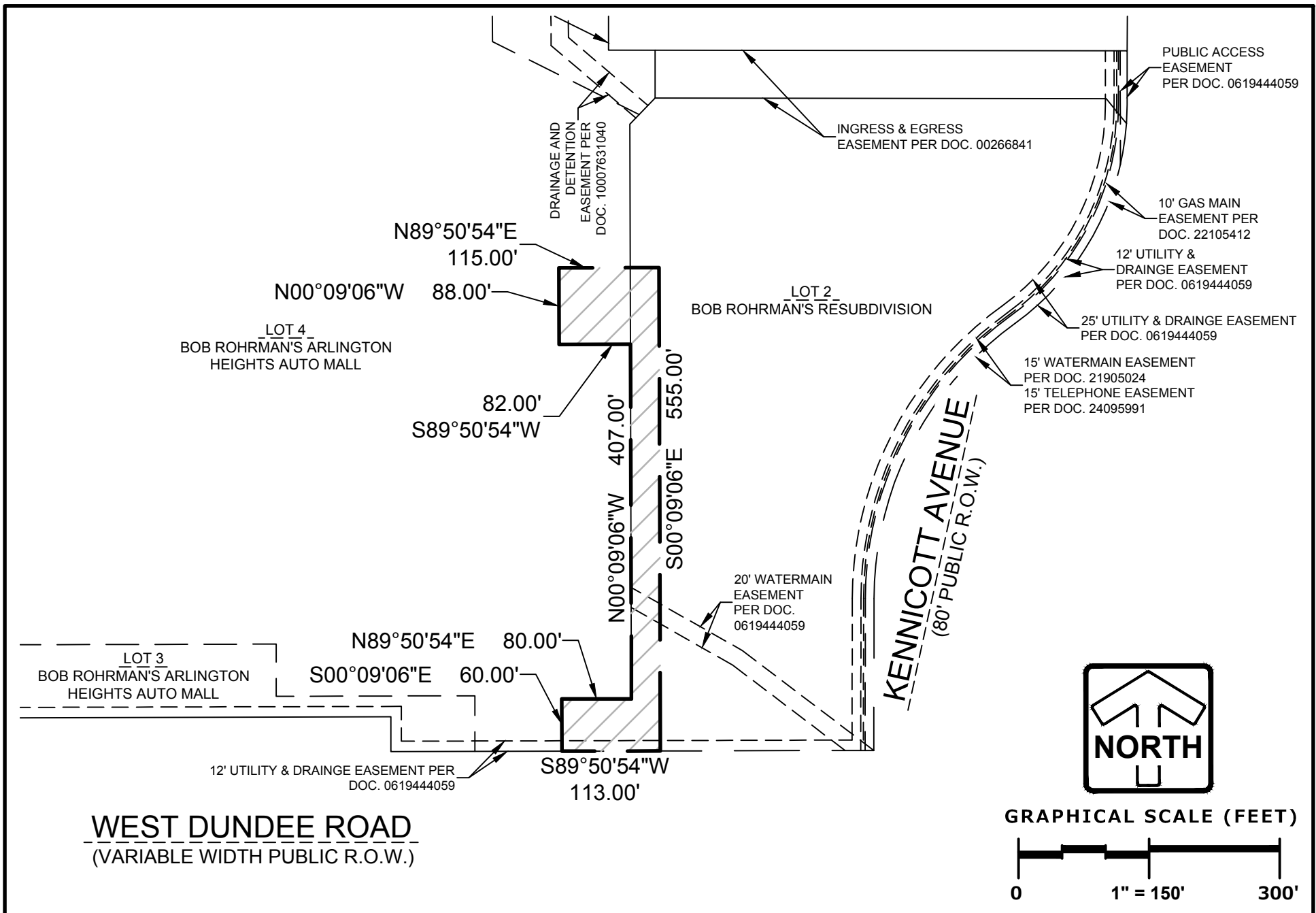
1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

WWW.PINNACLE-ENGR.COM

PLAN | DESIGN | DELIVER

PEG JOB#2283.00





EAST INGRESS & EGRESS EASEMENT EXHIBIT

7/07/2021

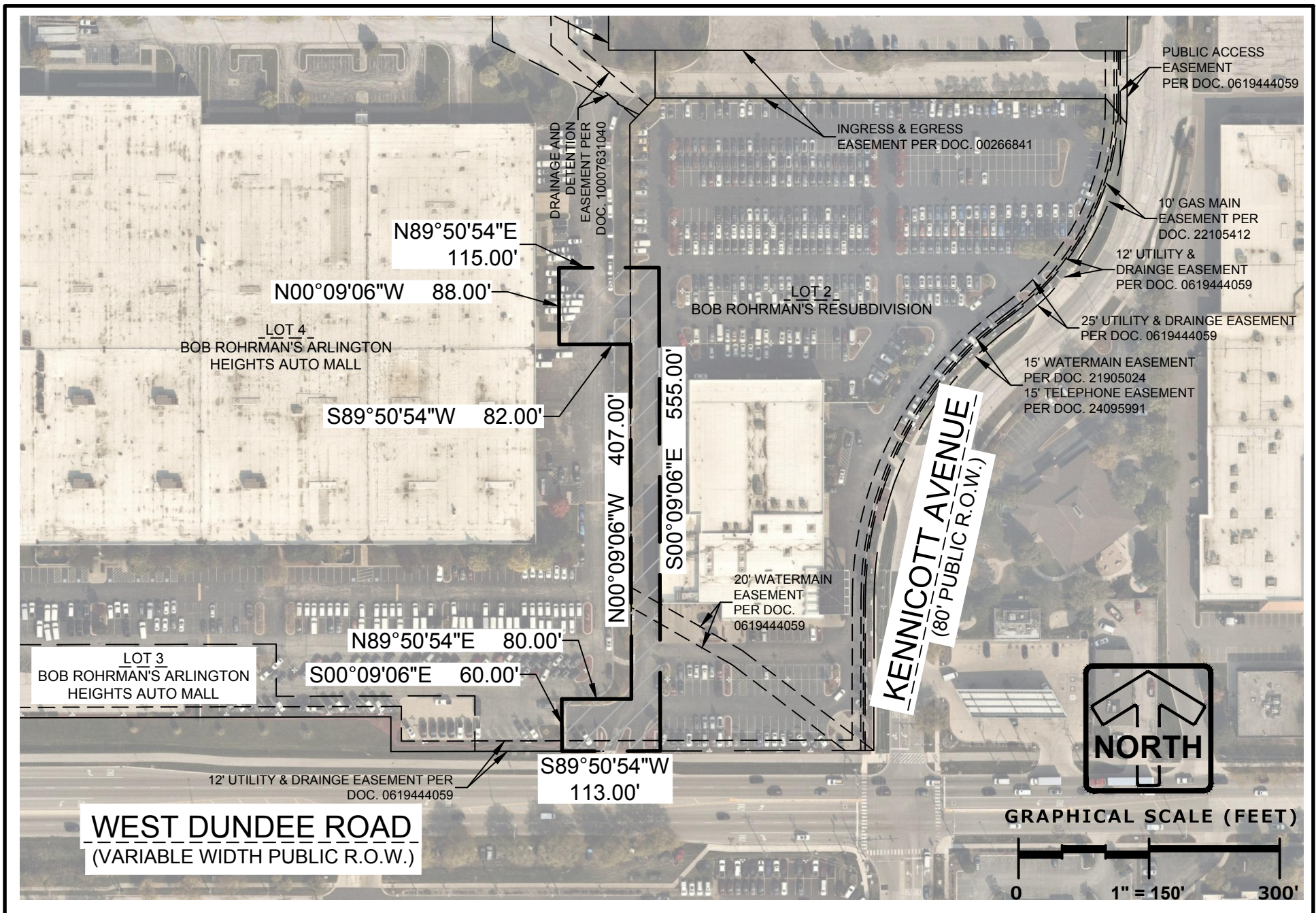
PINNACLE ENGINEERING GROUP

1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

WWW.PINNACLE-ENGR.COM

PLAN | DESIGN | DELIVER

PEG JOB#2283.00



EAST INGRESS & EGRESS EASEMENT EXHIBIT

7/07/2021

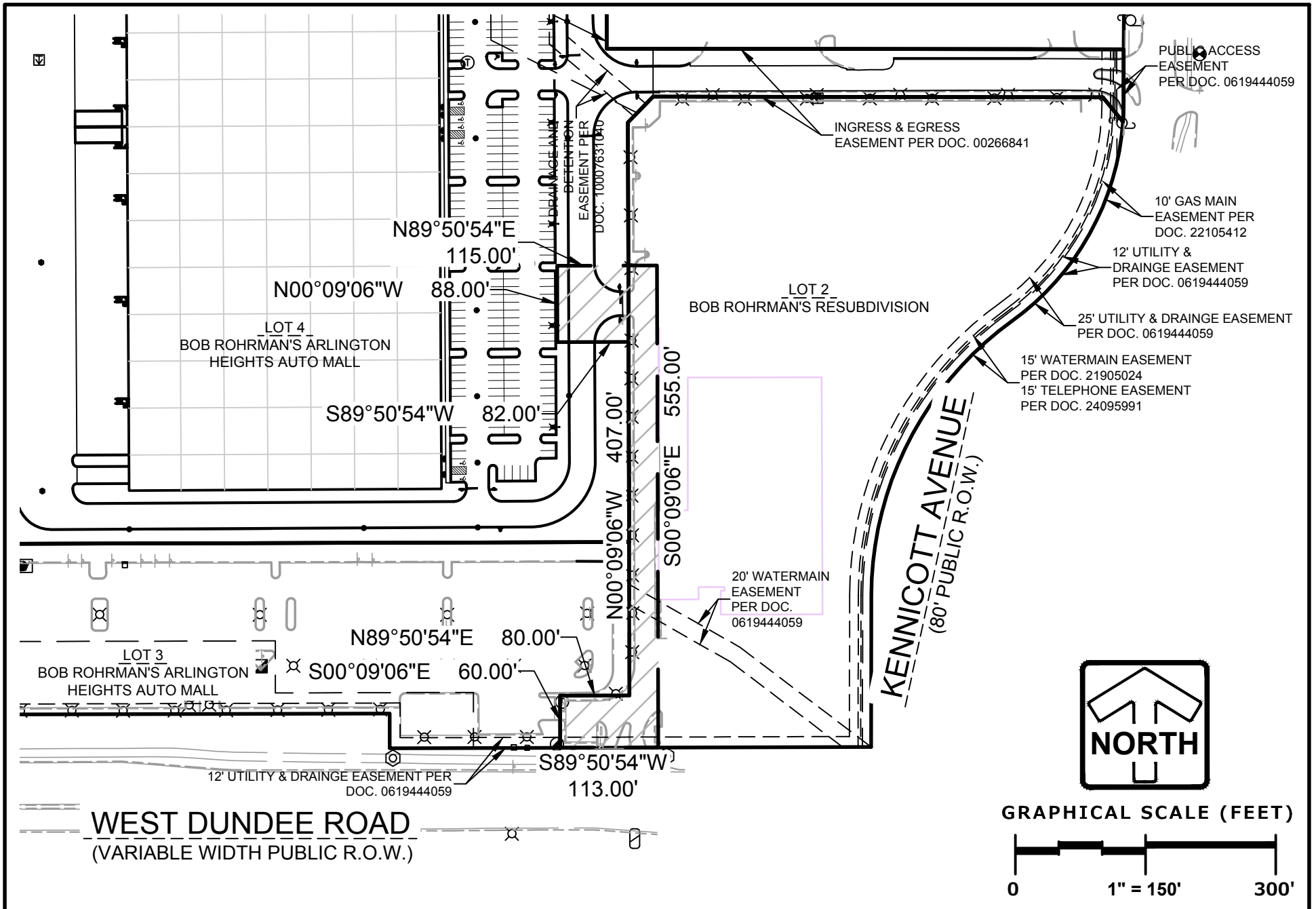
PINNACLE ENGINEERING GROUP

1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

WWW.PINNACLE-ENGR.COM

PLAN | DESIGN | DELIVER

PEG JOB#2283.00



EAST INGRESS & EGRESS EASEMENT EXHIBIT

7/07/2021

PINNACLE ENGINEERING GROUP

1051 E. MAIN STREET | SUITE 217 | EAST DUNDEE, IL 60118

WWW.PINNACLE-ENGR.COM

PLAN | DESIGN | DELIVER

PEG JOB#2283.00