

**PUBLIC HEARING NOTICE  
VILLAGE OF HUNTLEY, ILLINOIS**

**NOTICE OF A PUBLIC HEARING BEFORE THE HUNTLEY VILLAGE BOARD FOR  
CONSIDERATION OF AN ANNEXATION AGREEMENT AMENDMENT RELATING  
TO THE CIDER GROVE SUBDIVISION, REQUESTED BY PETITIONERS D.R.  
HORTON, INC.-MIDWEST AND S&E INVESTMENTS, LLC-SERIES 7**

Public notice is hereby given that the President and Board of Trustees of the Village of Huntley, Illinois (“*Village Board*”) will hold a public hearing on Thursday, June 10, 2021 at 7:00 p.m. or as soon thereafter as the matter is reached on the agenda in the Village Board Room of the Huntley Village Hall, 10987 Main Street, Huntley, IL 60142, for the purpose of hearing and considering testimony with respect to proposed amendments to a previously approved annexation agreement as it relates to Lots 1, 2, 3, 4, and 6 in Cider Grove Unit One and an approximately 79.54± acre parcel of real estate commonly known as Unit 2 of the Cider Grove subdivision, as further described below (collectively, the “*Property*”). The Property is legally described as follows:

PARCEL 1:

LOTS 1, 2, 3, 4, AND 6 IN CIDER GROVE UNIT ONE, BEING A SUBDIVISION OF PART OF SECTIONS 34 AND 35 IN TOWNSHIP 43 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 8, 2005 AS DOCUMENT 2005R0075774, IN MCHENRY COUNTY, ILLINOIS.

PINS: 18-34-429-028 (Lot 1); 18-34-429-027 (Lot 2); 18-34-429-026 (Lot 3); 18-34-429-025 (Lot 4); 1834-429-023 (Lot 6)

c/k/a: 10245 Hopkins Street, Huntley, IL (Lot 1)  
10235 Hopkins Street, Huntley, IL (Lot 2)  
10225 Hopkins Street, Huntley, IL (Lot 3)  
10115 Hopkins Street, Huntley, IL (Lot 4)  
10185 Hopkins Street, Huntley, IL (Lot 6)

PARCEL 2:

THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 34 AND THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 35, EXCEPTING THEREFROM THE NORTH 40 FEET OF SAID WEST HALF OF THE NORTHWEST QUARTER CONVEYED TO COMMONWEALTH EDISON COMPANY BY WARRANTY DEED RECORDED AS DOCUMENT 2000R0039458, IN TOWNSHIP 43 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN. EXCEPTING THEREFROM CIDER GROVE UNIT ONE, BEING A SUBDIVISION OF PART OF SECTION 34 AND SECTION 35 IN TOWNSHIP 43 NORTH, RANGE 7 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF RECORDED SEPTEMBER 8th 2005 AS DOCUMENT NO. 2005R0075774, IN MCHENRY COUNTY, ILLINOIS.

PINS: 18-34-200-007 (Part of the Southeast 1/4 of the Northeast 1/4 Lying East of Leland Lane; South of Central Park Boulevard and North of Lot 26 Cider Grove Unit 1) and 18-35-100-007 (Affects the West 1/2 of the Northwest 1/4 except the North 40 Feet and Except that part of Outlot F in Cider Grove Unit 1 & Except Part in Central Park Boulevard)

c/k/a Approximately 79.54 acres vacant land generally located north of Dundee Road and East of Leland Lane, Huntley, IL

The proposed annexation agreement amendment would be between the Village and Petitioners D.R. Horton, Inc.-Midwest and S&E Investments, LLC-Series 7 (collectively, "**Petitioner**"). Petitioner S&E Investments, LLC-Series 7 is the sole owner of record of the Property, and Petitioner D.R. Horton, Inc.-Midwest is the contract purchaser and prospective developer of the Property.

The Village previously entered into an annexation agreement with the Petitioner's predecessors in title to the Property, dated January 27, 2005 and approved by Village of Huntley Ordinance No. (O)2005-01.09 (the "**Original Agreement**"), which Original Agreement relates to the Property and certain adjacent territory. The proposed annexation agreement amendment would terminate the Original Agreement with respect to the Property (the "**Proposed Amendment**").

After termination of the Original Agreement, Petitioner desires to develop the Property as a residential subdivision consisting of not more than 185 single family homes (5 homes on Parcel 1 and 180 homes on Parcel 2) and related public and private improvements.

Information relating to the Proposed Amendment, proposed development of the Property, the public hearing, and other matters described in this notice will be available for public inspection at the Huntley Village Hall, 10987 Main Street, Huntley, IL 60142 during regular business hours.

The agenda for the June 10, 2021 Village Board meeting (the "**Meeting Agenda**") may set forth instructions or conditions for attending the meeting (including the public hearing described herein) at the Huntley Village Hall consistent with public health protocols relating to the COVID-19 pandemic. The Meeting Agenda and other written materials relating to the public hearing will be posted on the Village of Huntley website at least 48 hours prior to the hearing.

All interested parties are invited to attend the hearing and to provide written and oral comments regarding the Proposed Amendment. The Village Board will hear public comments on the matters described in this notice from all persons who are interested in being heard. The Village Board may adjourn and continue the hearing to another date and time without further notice other than a notice entered upon the minutes of said meeting fixing the time and place of its adjournment and reconvening. After the close of the hearing, the Village Board may, at the same meeting or at a future meeting, either approve the Proposed Amendment as presented, approve the Proposed Amendment with changes, or not approve the Proposed Amendment.

Village Clerk  
Village of Huntley