

Kishwaukee School Site Demolition Improvements
Rockford Public Schools #205

Phase 1A Property Information

Parcel #19
503 Catlin Street
P.I.N. #: 11-26-327-001

Property Description:

This parcel is developed with an approximately 2,832 square foot, two-story residential multi-unit structure with a detached two-car garage, on approximately 0.28 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and masonry block with a full basement. A two-story building addition has been built off of the southeast corner of the residential structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached garage structure is wood-constructed with two (2) overhead doors. A concrete driveway runs along the south side of the residential structure, connecting the garage structure with South 3rd Street. The remainder of the parcel consists of landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 19 -

Residential structure and
attached garage, looking
northeast from South 3rd
Street



2.

Parcel # 19 -

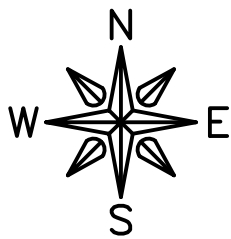
Residential structure, looking
southeast from Catlin Street



3.

Parcel # 19 -

Residential structure and
detached garage, looking
west



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 19
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #20
509 Catlin Street
P.I.N. #: 11-26-327-002

Property Description:

This parcel is developed with an approximately 1,128 square foot, single-story residential structure with a detached single-car garage, on approximately 0.15 acres of land. The approximately 96-year-old Property building (circa 1920) is constructed with masonry, wood, and stucco exterior finish, with a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached garage structure is wood-constructed with vinyl/metal siding and a single overhead door. A concrete driveway runs along the west side of the residential structure, connecting the garage structure with Catlin Street. A concrete parking area is also located south of the residential structure, with access to the east adjacent parcel driveway. The remainder of the parcel consists of landscaping with trees and grass-covered areas, with limited perimeter chain-link fencing.

Property Photos:



1.

Parcel # 20 -

Residential structure and detached garage, looking southeast from Catlin Street

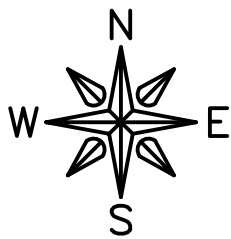


2.

Parcel # 20 -

Residential structure, looking
southeast from Catlin Street

CATLIN STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 20
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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PLOT DATE: 2/13/17

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Parcel #21
513 Catlin Street
P.I.N. #: 11-26-327-003

Property Description:

This parcel is developed with an approximately 2,900 square foot, two-and-a-half-story multi-unit residential structure with a detached single-car garage, on approximately 0.18 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with masonry, limestone block, and wood exterior finishes with a full basement. An attached two-story covered porch is located on the north side of the residential structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached garage structure appears to be wood and masonry-constructed with a single overhead door. A concrete driveway runs along the west side of the residential structure, connecting the garage structure with Catlin Street. A concrete parking area is located between the residential structure and the garage. The remainder of the parcel consists of landscaping with trees and grass-covered areas, with limited perimeter chain-link fencing.

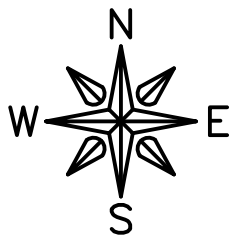
Property Photos:



1.

Parcel # 21 -

Residential structure, looking
southeast from Catlin Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 21
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ILLINOIS DESIGN FIRM NO. 184-003525

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PLOT DATE: 2/13/17

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Parcel #22
517 Catlin Street
P.I.N. #: 11-26-327-004

Property Description:

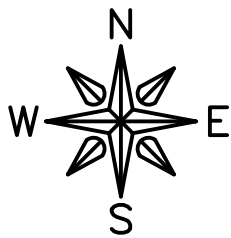
This parcel is developed with an approximately 1,548 square foot, two-story residential structure with detached two-car garage and shed structures, on approximately 0.19 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood exterior finishes and a full basement. A covered porch is located on the northeast corner of the residential structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached garage structure appears to be wood-constructed with a single overhead door. A gravel and concrete driveway runs along the east side of the residential structure, connecting the garage structure with Catlin Street. The remainder of the parcel consists of landscaping with shrubs, trees, and grass-covered areas.

Property Photos:



1.

Parcel # 22 -
Residential structure, looking
south from Catlin Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 22
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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Parcel #23
525 Catlin Street
P.I.N. #: 11-26-327-005

Property Description:

This parcel is developed with an approximately 971 square foot, two-story residential structure with detached garage structure, on approximately 0.34 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with masonry and wood exterior finishes and a full basement. An addition with vinyl siding exterior is built off the east side of the residential structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached garage structure appears to be wood-constructed with a single overhead door. A gravel and/or concrete driveway runs along the west side of the residential structure, connecting the garage structure with Catlin Street. The remainder of the parcel consists of landscaping with shrubs, trees, and grass-covered areas.

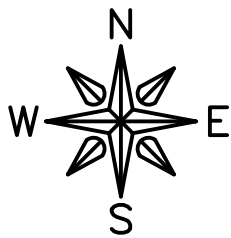
Property Photos:



1.

Parcel # 23 -

Residential structure and detached garage, looking south from Catlin Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 23
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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Parcel #24
603 Catlin Street
P.I.N. #: 11-26-327-006

Property Description:

This parcel is developed with an approximately 3,202 square foot, two-and-a-half-story multi-unit residential structure with detached garage structure, on approximately 0.42 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with masonry and wood exterior finishes and a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The detached two-car garage structure appears to be wood-constructed with vinyl/metal siding and a single overhead door. Concrete driveways are located on the east and west sides of the residential structure. The east driveway connects the garage structure with Catlin Street. The remainder of the parcel consists of landscaping with shrubs, trees, and grass-covered areas.

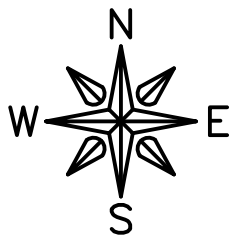
Property Photos:



1.

Parcel # 24 -

Residential structure, looking
southeast from Catlin Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 24
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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Parcel #25
613 Catlin Street
P.I.N. #: 11-26-327-007

Property Description:

This parcel is developed with an approximately 2,000 square foot, two-story multi-unit residential structure, on approximately 0.25 acres of land. The approximately 116 year-old Property building (circa 1900) is constructed with wood exterior finishes and limestone block foundation with a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A concrete driveway runs along the west side of the residential structure, connecting with Catlin Street. The remainder of the parcel consists of landscaping with trees and grass-covered areas, with perimeter chain-link fencing.

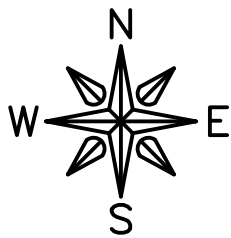
Property Photos:



1.

Parcel # 25 -

Residential structure, looking
southwest from Catlin Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 25
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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Parcel #26
619 Catlin Street
P.I.N. #: 11-26-327-008

Property Description:

This parcel consists of approximately 0.12-acres of vacant land. A wood-constructed swing set is located on the south portion of the parcel, presumably for children living in the east adjacent residential structure. A chain-link fence is located around the north, west, and south boundaries of the parcel.

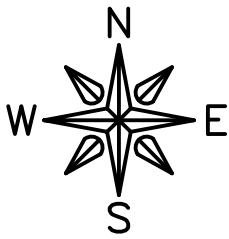
Property Photos:



1.

Parcel # 26 -
Vacant lot, looking south
from Catlin Street

CATLIN STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 26
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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PLOT DATE: 2/13/17

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Parcel #27
619 Catlin Street
P.I.N. #: 11-26-327-009

Property Description:

This parcel is developed with an approximately 1,920 square foot, two-story multi-unit residential structure, on approximately 0.12 acres of land. The approximately 116 year-old Property building (circa 1900) is constructed with wood, vinyl siding, and masonry exterior finishes with a full basement. The east exterior of the residential structure is highly deteriorated. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A concrete driveway runs along the west side of the residential structure, connecting a small concrete parking area with Catlin Street. A wood fence is located along the east parcel boundary, between the residential structure and the south parcel boundary. The remainder of the parcel consists of landscaping with trees and grass-covered areas, with limited perimeter chain-link fencing.

Property Photos:



1.

Parcel # 27 -

Residential structure, looking
southwest from Catlin Street

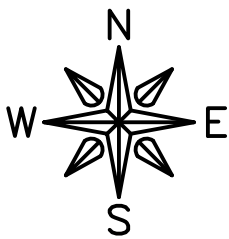


2.

Parcel # 27 -

Residential structure, looking
southeast from Catlin Street

CATLIN STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 27
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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Parcel #30
614 Gregory Street
P.I.N. #: 11-26-327-022

Property Description:

This parcel is developed with an approximately 3,675 square foot, three-story multi-unit residential structure, on approximately 0.17 acres of land. The approximately 106 year-old Property building (circa 1910) is constructed with masonry, wood, and concrete exterior finishes. Covered and attached porches are located on the north and south exterior sides of the residential structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A concrete driveway is located along the west exterior of the residential structure, connecting with Gregory Street. A large grass covered vacant area is located north of the structure. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



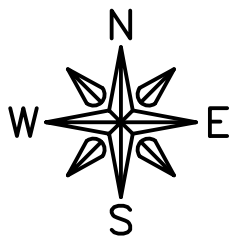
1.

Parcel # 30 -
Residential structure, looking
northwest from Gregory
Street



2.

Parcel # 30 -
Residential structure, looking
north from Gregory Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 30
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ILLINOIS DESIGN FIRM NO. 184-003525

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WISCONSIN

PLOT DATE: 2/13/17

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Parcel #31
612 Gregory Street
P.I.N. #: 11-26-327-021

Property Description:

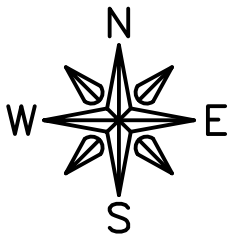
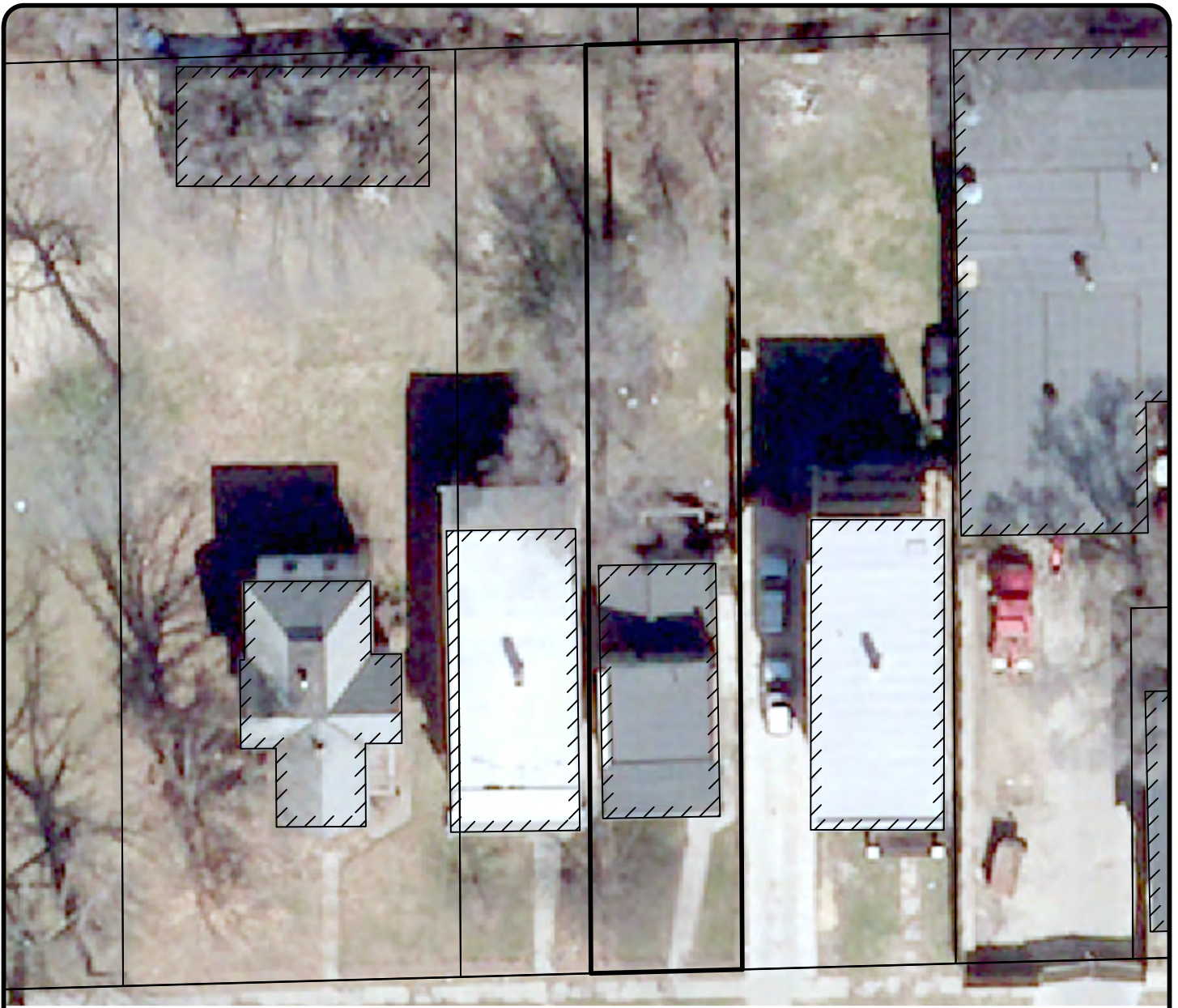
This parcel is developed with an approximately 1,496 square foot, two-story multi-unit residential structure, on approximately 0.12 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and vinyl exterior finishes. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A large grass covered vacant area is located north of the structure. A chain-link fence is located around the south portion of the parcel. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 31 -
Residential structure, looking
northwest from Gregory
Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 31
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #32
608 Gregory Street
P.I.N. #: 11-26-327-020

Property Description:

This parcel is developed with an approximately 2,700 square foot, two-story multi-unit residential structure, on approximately 0.10 acres of land. The approximately 101-year-old Property building (circa 1915) is constructed with wood, masonry, and vinyl exterior finishes. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A large grass covered vacant area is located north of the structure. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 32-

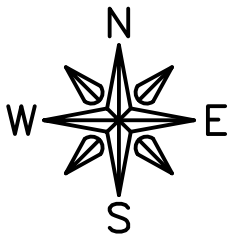
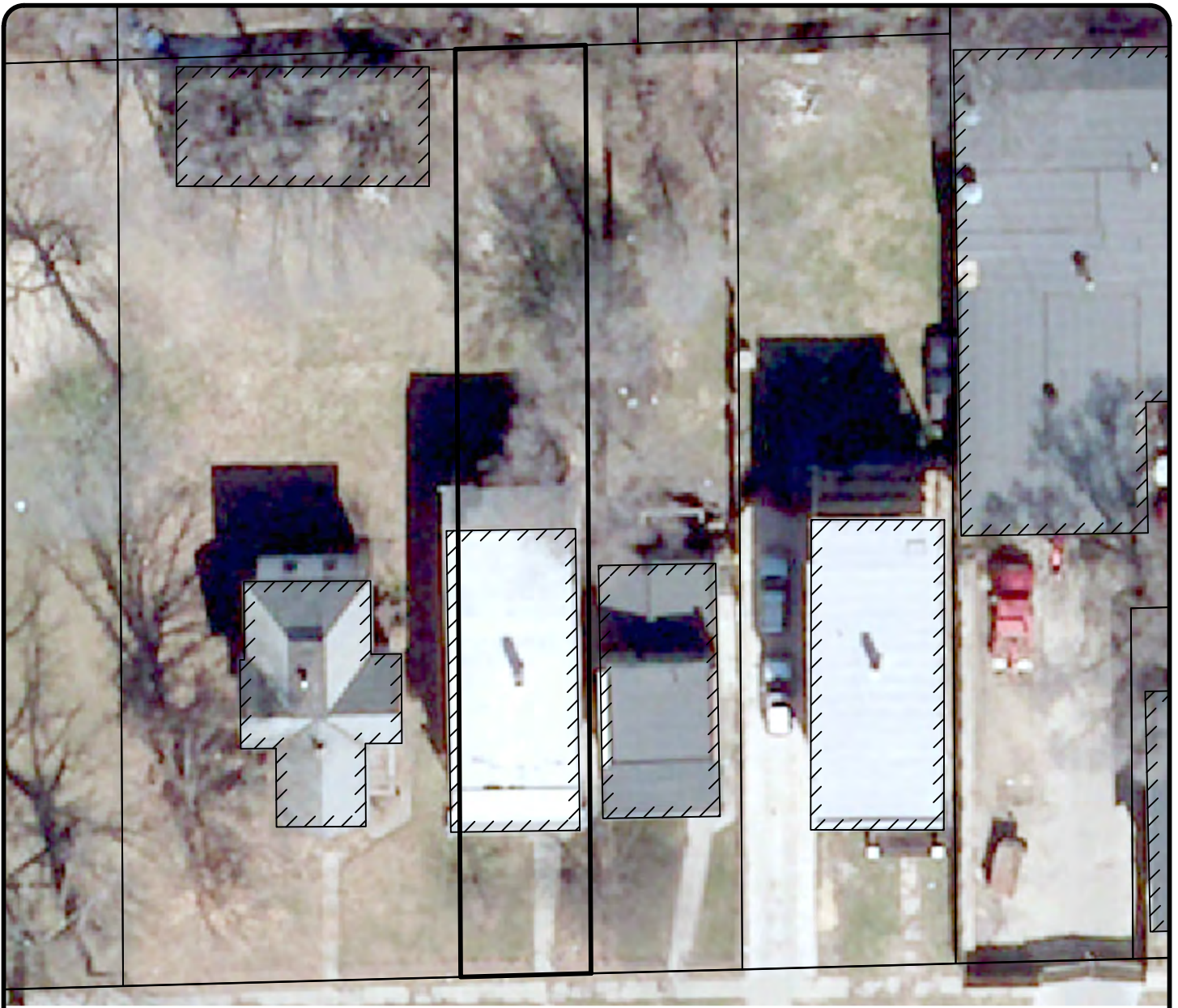
Residential structure, looking
north from Gregory Street



2.

Parcel # 32-

Residential structure, looking
northeast from Gregory
Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 32
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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IOWA

WISCONSIN

Parcel #33
606 Gregory Street
P.I.N. #: 11-26-327-019

Property Description:

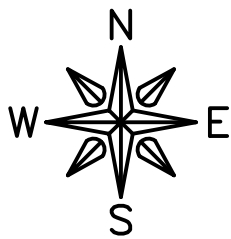
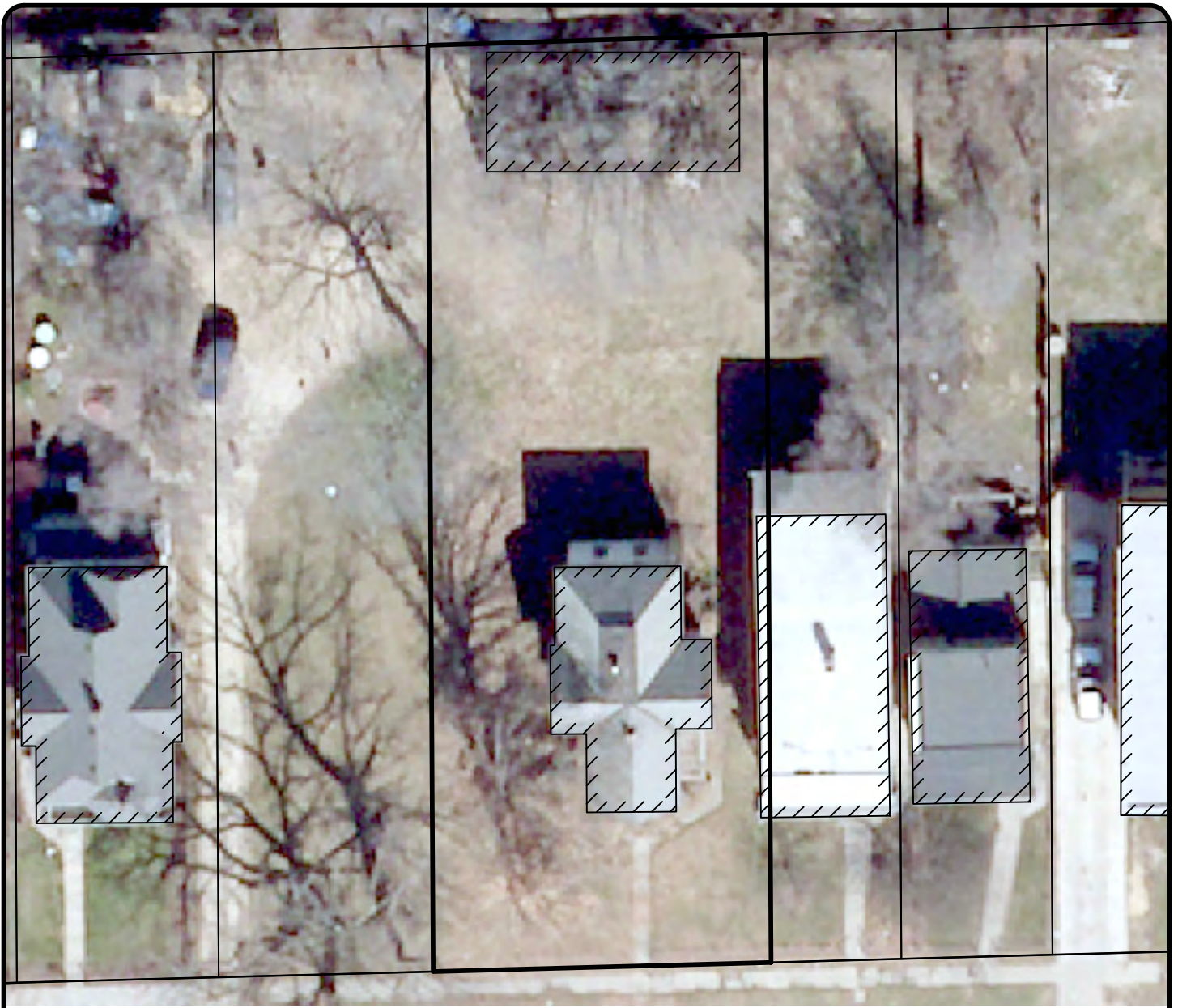
This parcel consists of approximately 0.27-acres of vacant land with some overgrown vegetation and mature trees.

Property Photos:



1.

Parcel # 33 -
Vacant lot, looking north
from Gregory Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 33
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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PLOT DATE: 2/13/17

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Parcel #34
528 Gregory Street
P.I.N. #: 11-26-327-018

Property Description:

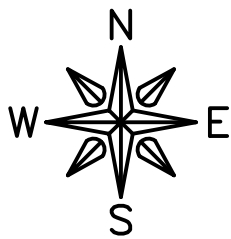
This parcel consists of approximately 0.17-acres of vacant land with mature trees. A gravel driveway runs along the west portion of the parcel, connecting to Gregory Street.

Property Photos:



1.

Parcel # 34 -
Vacant lot, looking north
from Gregory Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 34
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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WISCONSIN

PLOT DATE: 2/13/17

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Parcel #35
524 Gregory Street
P.I.N. #: 11-26-327-017

Property Description:

This parcel is developed with an approximately 2,078 square foot, two-and-a-half-story residential structure, on approximately 0.16 acres of land. The approximately 116 year-old Property building (circa 1900) is constructed with wood and masonry exterior finishes. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas. A chain-link fence is located along the south portion of the parcel.

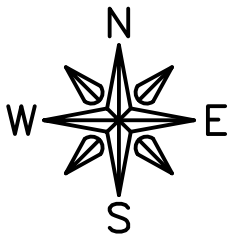
Property Photos:



1.

Parcel # 35 -

Residential structure, looking
north from Gregory Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 35
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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PLOT DATE: 2/13/17

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Parcel #36
520 Gregory Street
P.I.N. #: 11-26-327-016

Property Description:

This parcel is developed with an approximately 2,400 square foot, two-and-a-half-story residential structure, on approximately 0.21 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and masonry block exterior finishes. The interior of the Property building was not observed. A gravel driveway runs between the residential structure and the west adjacent parcel. The driveway connects a parking area to Gregory Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



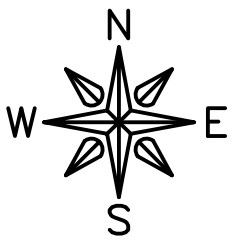
1.

Parcel # 36 -
Residential structure, looking
northwest from Gregory
Street



2.

Parcel # 36 -
Residential structure, looking
northeast from Gregory
Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 36
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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PLOT DATE: 2/13/17

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Parcel #37
514 Gregory Street
P.I.N. #: 11-26-327-015

Property Description:

This parcel is developed with an approximately 1,876 square foot, two-story multi-unit residential structure and two-story detached garage structure, on approximately 0.19 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood, masonry, and concrete block exterior finishes. The interior of the Property building was not observed. The two-story garage structure consists of wood siding and construction, with at least two (2) swinging garage doors. A gravel driveway runs along the east portion of the parcel, connecting the garage structure and east adjacent parking area to Gregory Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



1.

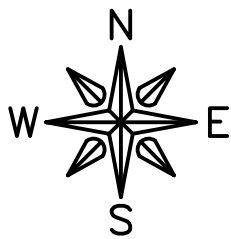
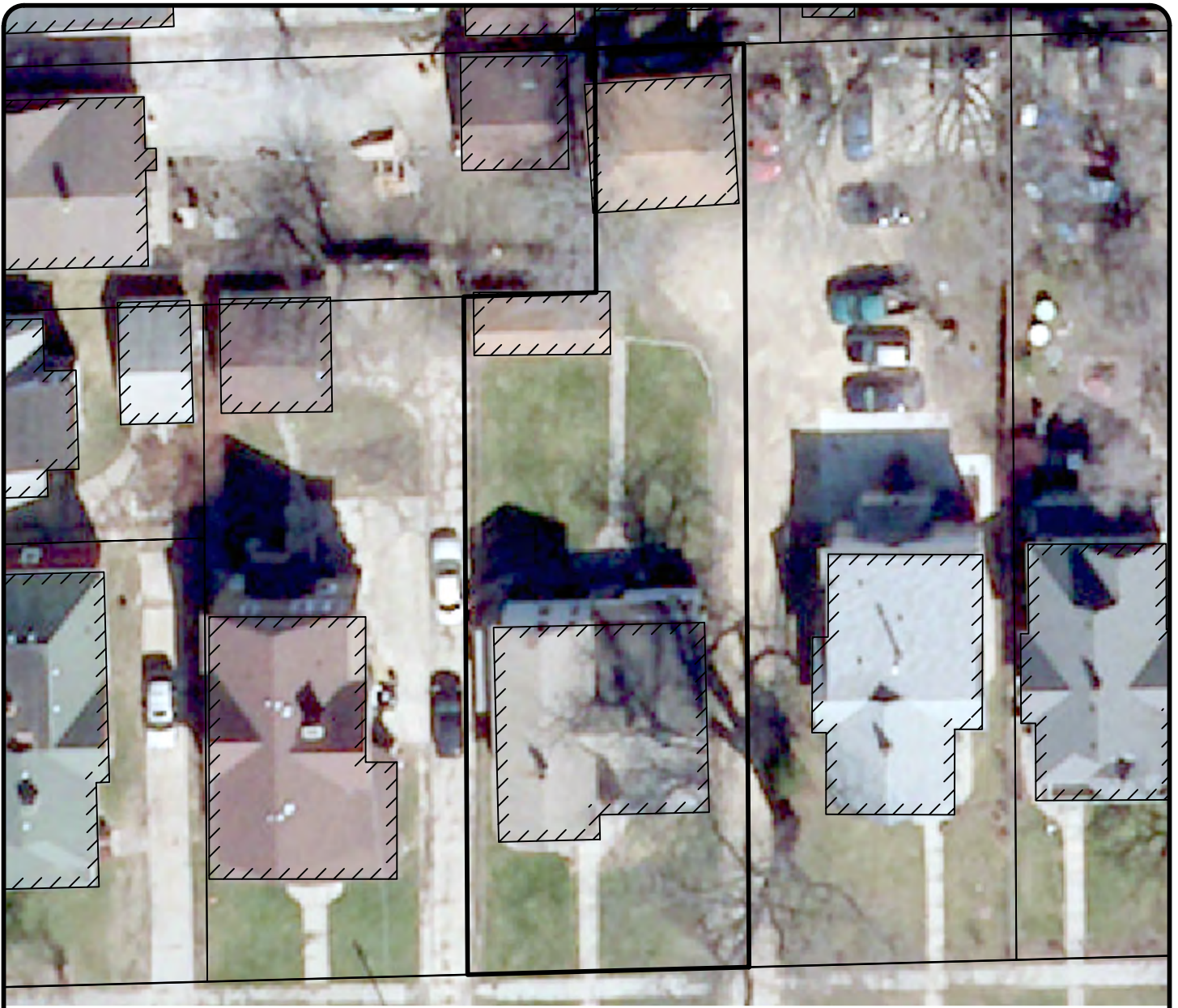
Parcel # 37 -
Residential structure, looking
northwest from Gregory
Street



22.

Parcel # 37 -

Residential structure and
detached garage, looking
north from Gregory Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 37
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ILLINOIS DESIGN FIRM NO. 184-003525

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WISCONSIN

PLOT DATE: 2/13/17

G:\C3D\16\16-735\16-735 Base.dwg, Parcel 37

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Parcel #38
510 Gregory Street
P.I.N. #: 11-26-327-014

Property Description:

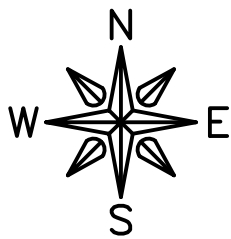
This parcel is developed with an approximately 2,376 square foot, two-story multi-unit residential structure and detached garage structure, on approximately 0.15 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood, masonry, and concrete block exterior finishes. The interior of the Property building was not observed. The two-car garage structure consists of wood siding and construction, with two (2) overhead doors. A concrete driveway runs along the east exterior of the residential structure, connecting the garage structure with Gregory Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas. Limited chain-link fencing was observed along the east parcel boundary.

Property Photos:



1.

Parcel # 38 -
Residential structure, looking
northwest from Gregory
Street



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 38
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

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ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #39
506 Gregory Street
P.I.N. #: 11-26-327-013

Property Description:

This parcel is developed with an approximately 2,760 square foot, two-story multi-unit residential structure, on approximately 0.15 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with masonry and wood exterior finishes. A wood-constructed wrap-around deck is built along the south and west exterior walls of the structure. The interior of the Property building was not observed. A concrete driveway runs along the east exterior of the residential structure, connecting with Gregory Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas. Wire and post fencing is located along the perimeter of the parcel.

Property Photos:



1.

Parcel # 39 -
Residential structure, looking
northwest from Gregory
Street

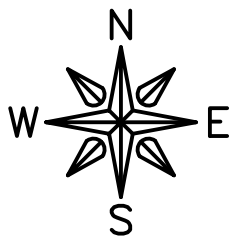


2.

Parcel # 39 -
Residential structure, looking
northeast from Gregory
Street

SOUTH 3RD STREET

GREGORY STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 39
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #40
824 South 3rd Street
P.I.N. #: 11-26-327-012

Property Description:

This parcel is developed with an approximately 1,209 square foot, two-story residential structure and detached garage structure, on approximately 0.08 acres of land. The approximately 96-year-old Property building (circa 1920) is constructed with masonry, wood siding, and concrete exterior finishes. The interior of the Property building was not observed. A small garage structure is located east of the residential structure. A concrete driveway runs along the south parcel boundary and wraps around the east exterior of the residential structure, connecting the detached garage with South 3rd Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas.

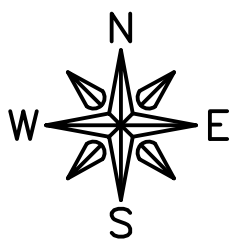
Property Photos:



1.

Parcel # 40 -
Residential structure, looking
northeast from South 3rd
Street

SOUTH 3RD STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 40
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #41
820 South 3rd Street
P.I.N. #: 11-26-327-011

Property Description:

This parcel is developed with an approximately 1,444 square foot, two-story residential structure and detached garage structure, on approximately 0.16 acres of land. The approximately 96-year-old Property building (circa 1920) is constructed with masonry and wood exterior finishes. The interior of the Property building was not observed. A two-car garage structure is located east of the residential structure. A asphalt/gravel driveway runs along the north exterior of the residential structure, connecting the detached garage with South 3rd Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas. A chain-link fence is located along the south parcel boundary.

Property Photos:



1.

Parcel # 41 -

Residential structure,
looking northeast from
South 3rd Street

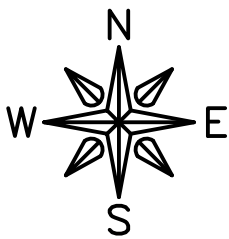


2.

Parcel # 41 -

Residential structure and
detached garage, looking
southeast from South 3rd
Street

SOUTH 3RD STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 41
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #42
816 South 3rd Street
P.I.N. #: 11-26-327-010

Property Description:

This parcel is developed with an approximately 2,240 square foot, two-story, multi-unit residential structure and detached garage structure, on approximately 0.18 acres of land. The approximately 106-year-old Property building (circa 1910) is constructed with painted masonry, wood, and vinyl siding exterior finishes. A covered second-story porch extends from the west exterior of the residential structure. The interior of the Property building was not observed. A two-car garage structure is located east of the residential structure. A concrete driveway runs along the south exterior of the residential structure, connecting the detached garage with South 3rd Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas. A wood fence is located along the northeast parcel boundary.

Property Photos:



1.

Parcel # 42 -

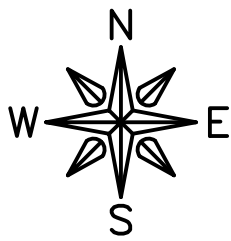
Residential structure and detached garage, looking northeast from South 3rd Street



2.

Parcel # 42 -
Residential structure,
looking southeast from
South 3rd Street

SOUTH 3RD STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 42
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

PLOT DATE: 2/13/17

G:\C3D\16\16-735\16-735 Base.dwg, Parcel 42

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Kishwaukee School Site Demolition Improvements
Rockford Public Schools #205

Phase 1B Property Information

Parcel #28
815 Kishwaukee Street
P.I.N. #: 11-26-327-032

Property Description:

This irregularly-shaped parcel is developed with an approximately 13,400 square foot, single-story commercial business structure, on approximately 1.03 acres of land. Haas Collision Repair and Towing Company occupies the parcel structure. **The approximately 116-year-old Property building (circa 1900)** is constructed with steel and masonry, with corrugated steel siding exterior, on a full slab of concrete. The interior of the structure was not observed. An approximately 0.25-acre vacant lot is located on the north portion of the parcel. Three (3) large limestone blocks were observed in the vacant lot. A wood-fenced area is located northwest of the commercial structure. An asphalt paved parking area is located on the southeast portion of the parcel, with access to Gregory Street. The parking lot contained multiple vehicles. An attached concrete block garage structure is located on the west portion of the parcel, with a concrete paved storage area accessed on Gregory Street. A wood fence is located on the east and west sides of the storage area. The remainder of the parcel consists of landscaping with trees, shrubs, and grass-covered areas.

Property Photos:



1.

Parcel # 28 -

Open portion of property,
looking south from Catlin
Street



2.

Parcel # 28 -

Commercial structure,
looking southwest from
Kishwaukee Street



3.

Parcel # 28 -

Commercial structure,
looking south along
Kishwaukee Street



4.

Parcel # 28 -

Commercial structure,
looking north along
Kishwaukee Street



5.

Parcel # 28 -

Commercial structure,
looking north from Gregory
Street



6.

Parcel # 28 -

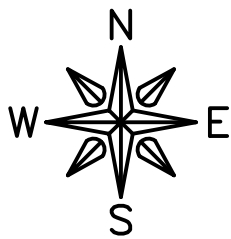
Commercial structure,
looking north from Gregory
Street



7.

Parcel # 28 -

Commercial structure,
looking north from Gregory
Street



100 0 100 FEET
GRAPHIC SCALE IN FEET

PARCEL 28
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

PLOT DATE: 2/13/17

G:\C3D\16\16-735\16-735 Base.dwg, Parcel 28

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Parcel #29
620 Gregory Street
P.I.N. #: 11-26-327-024

Property Description:

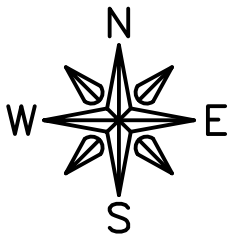
This parcel is developed with an approximately 2,022 square foot, two-story multi-unit residential structure, on approximately 0.05 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and vinyl siding exterior finishes with a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of concrete surfaces and landscaping with trees and grass-covered areas. Chain-link and wood fencing are located around the perimeter of the parcel. The parcel is bound to the east, north, and west by the Haas Collision and Towing Company parcel.

Property Photos:



1.

Parcel # 29 -
Residential structure, looking
northwest from Gregory
Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 29
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

PLOT DATE: 2/13/17

G:\C3D\16\16-735\16-735 Base.dwg, Parcel 29

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Kishwaukee School Site Demolition Improvements
Rockford Public Schools #205

Phase 2 Property Information

Parcel #2
704-706 South 3rd Street
P.I.N. #: 11-26-180-002

Property Description:

This parcel is developed with an approximately 3,224 square foot, two-story multi-unit residential structure with a three-car detached garage. The approximately 106 year-old Property building (circa 1910) is constructed with masonry and wood with an apparent full basement. The interior of the Property buildings was not observed. The residential structure is connected to overhead electrical utilities. The three-car detached garage structure is constructed with wood, with overhead/swinging doors located on the north side of the structure. A possible second story peak was observed on the garage structure. A dirt driveway connects the detached garage to Union Street. The remainder of the parcel consists of maintained landscaping and grass-covered areas.

Property Photos:



1.

Parcel # 2 -

Detached garage, looking
southeast from Union Street



2.

Parcel # 2 -

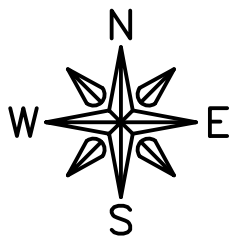
Residential structure, looking
southeast from South 3rd
Street



3.

Parcel # 2 -

Residential structure, looking
northeast from South 3rd
Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 2
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #5
512 Catlin Street
P.I.N. #: 11-26-180-021

Property Description:

This parcel is developed with an approximately 3,029 square foot, two-and-a-half story, multi-unit residential structure and detached single-car garage, on approximately 0.4 acres of land. The approximately 116 year-old Property building (circa 1900) is constructed with wood, stucco, and masonry/limestone block with a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical utilities and natural gas. A single-car detached garage is located northeast of the residential structure. A concrete driveway runs along the east side of the residential structure, connecting the garage structure with Catlin Street. A chain-link fence is located around the perimeter of the west side of the parcel. A large, open grass-covered area is located west of the residential structure. The remainder of the parcel consists of maintained landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 5 -

Residential structure looking
northeast from Catlin Street



2.

Parcel # 5 -

Residential structure looking
northeast from Catlin Street



3.

Parcel # 5 -

Residential structure looking
southeast from South 3rd
Street



4.

Parcel # 5 -

Residential structure looking
east from Catlin Street

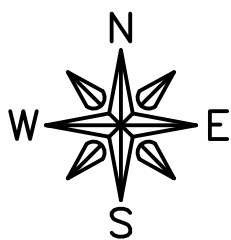


5.

Parcel # 5 -

Residential structure, looking
north from Catlin Street

SOUTH 3RD STREET



30 0 30 FEET
GRAPHIC SCALE IN FEET

PARCEL 5
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #7
518 Catlin Street
P.I.N. #: 11-26-180-016

Property Description:

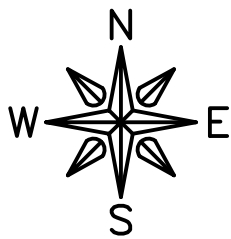
This parcel consists of approximately 0.33-acres of vacant land.

Property Photos:



1.

Parcel # 7 -
Vacant lot, looking north
from Catlin Street



60 0 60 FEET
GRAPHIC SCALE IN FEET

PARCEL 7
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

PLOT DATE: 2/13/17

G:\C3D\16\16-735\16-735 Base.dwg, Parcel 7

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Parcel #14
609-611 Union Street
P.I.N. #: 11-26-180-010

Property Description:

This parcel is developed with two (2) multi-unit residential structures on approximately 0.12 acres of land. The east structure is an approximately 2,700 square foot, two-story multi-unit residential structure. The west structure is an approximately 3,300 square foot, two-story multi-unit residential structure. Both structures are constructed with wood/concrete, vinyl siding, and full basements. Building additions were observed on the south side of each structure. The interior of each Property building was not observed. The residential structures are connected to overhead electrical and natural gas utilities. Gravel/concrete aprons are located along the north side of the residential structure with access to Union Street. The remainder of the parcel consists of landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 14 -
Residential structure, looking
south from Union Street



2.

Parcel # 14 -

Residential structure, looking
south from Union Street



3.

Parcel # 14 -

Residential structure, looking
southeast from Union Street



4.

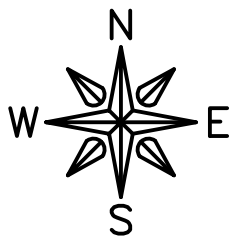
Parcel # 14 -
Residential structure, looking
northeast



5.

Parcel # 14 -
Residential structure, looking
north

UNION STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 14
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL
ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #15
603 Union Street
P.I.N. #: 11-26-180-009

Property Description:

This parcel consists of approximately 0.10-acres of vacant land.

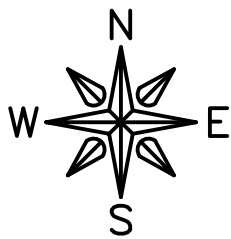
Property Photos:



1.

Parcel # 15 -
Vacant lot, looking south

UNION STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 15
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL
ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #16
702 South 3rd Street
P.I.N. #: 11-26-180-001

Property Description:

This parcel is developed with an approximately 2,253 square foot, two-and-a-half-story multi-unit residential structure with a small detached shed, on approximately 0.11 acres of land. The approximately 116 year-old Property building (circa 1900) is constructed with wood and concrete with a full basement. Four (4) entryways with covered porches are located on the structure. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A small wood constructed shed is located south of the residential structure. The remainder of the parcel consists of landscaping with trees and grass-covered areas. Two (2) mature trees were observed along the immediate east exterior of the residential structure.

Property Photos:



1.

Parcel # 16 -

Residential structure, looking
southwest from Union Street



2.

Parcel # 16 -

Residential structure, looking
southeast from Union Street

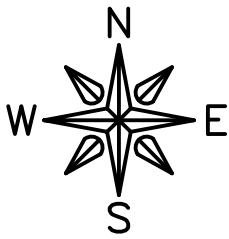


3.

Parcel # 16 -

Residential structure, looking
north

UNION STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 16
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #18
517 Union Street
P.I.N. #: 11-26-180-006

Property Description:

This parcel is developed with an approximately 1,845 square foot, two-story residential structure with an attached two-car garage, on approximately 0.17 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and masonry with a full basement. The interior of the Property building was not observed. The residential structure is connected to overhead electrical and buried natural gas utilities. A concrete driveway connects the garage with Union Street. The remainder of the parcel consists of landscaping with trees and grass-covered areas with limited perimeter chain-link fencing.

Property Photos:



1.

Parcel # 18 -

Residential structure, looking
southwest from Union Street

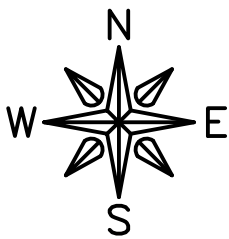


2.

Parcel # 18 -

Residential structure, looking
southeast from Union Street

UNION STREET



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 18
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS

IOWA

WISCONSIN

Parcel #43
622 South 3rd Street
P.I.N. #: 11-26-179-012

Property Description:

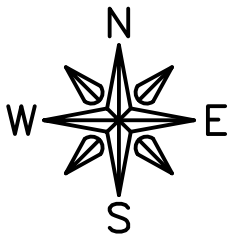
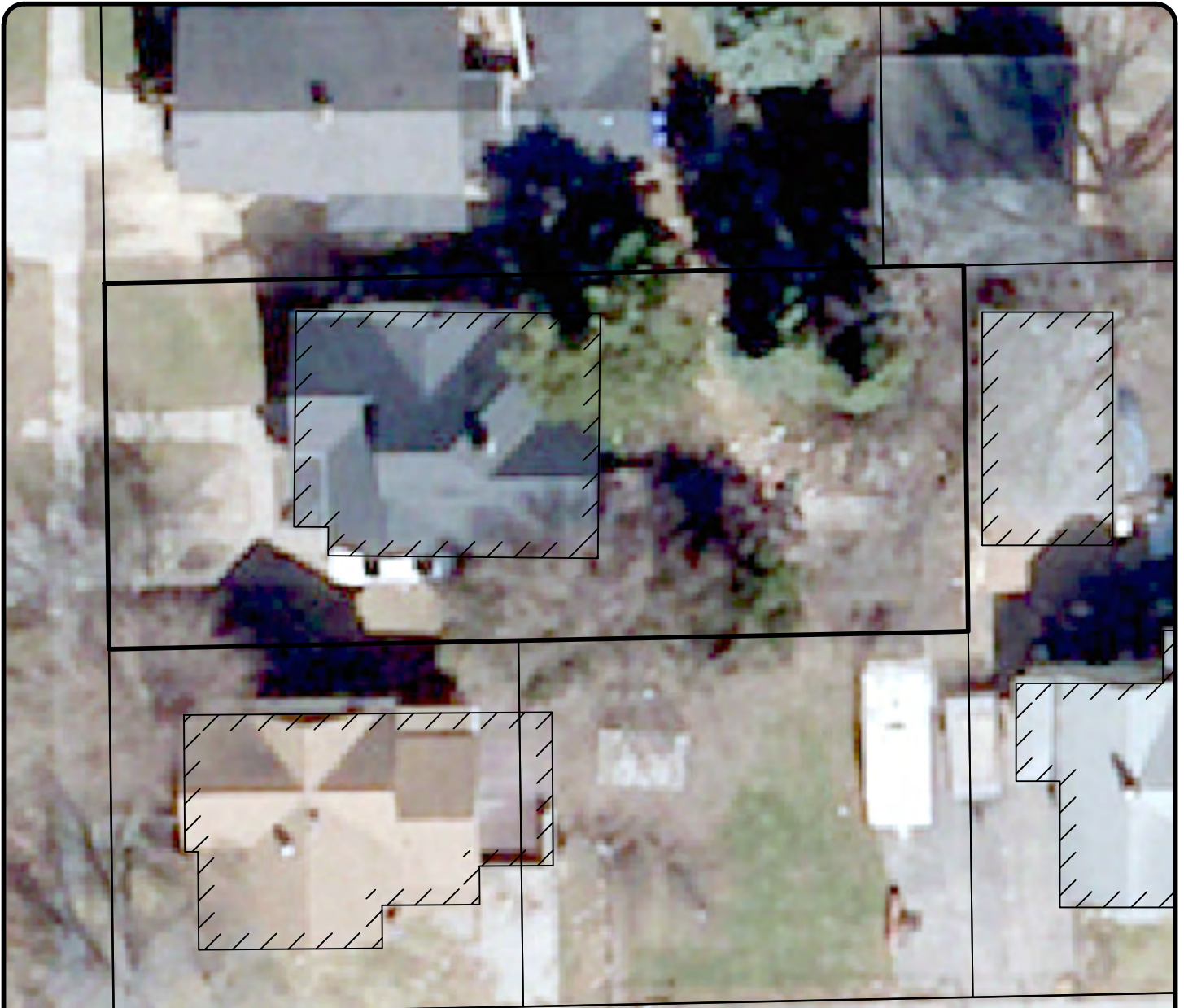
This parcel is developed with an approximately 1,712 square foot, two-and-a-half-story residential structure, on approximately 0.12 acres of land. The approximately 113-year-old Property building (circa 1903) is constructed with wood, masonry, and vinyl siding exterior finishes. The interior of the Property building was not observed. An asphalt paved driveway runs along the south exterior of the residential structure, connecting with South 3rd Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 43 -
Residential structure,
looking northeast from
South 3rd Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 43
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #46
514 Union Street
P.I.N. #: 11-26-179-015

Property Description:

This parcel is developed with an approximately 1,891 square foot, two-story residential structure with a detached two-car garage, on approximately 0.10 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood and limestone/masonry block exterior finishes. The interior of the Property building was not observed. An asphalt-paved driveway runs along the west exterior of the residential structure, connecting the two-car garage with Union Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas. A chain-link fence is located around the south exterior of the residential structure.

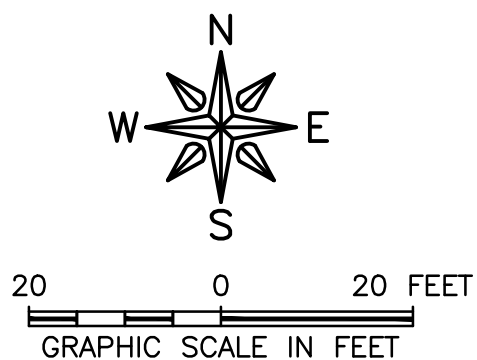
Property Photos:



1.

Parcel # 46 -

Residential structure, looking
northeast from Union Street



PARCEL 46
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #47
518 Union Street
P.I.N. #: 11-26-179-016

Property Description:

This parcel is developed with an approximately 2,160 square foot, two-story, multi-unit residential structure with a detached single-car garage, on approximately 0.11 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood siding, masonry, and limestone block exterior finishes. The interior of the Property building was not observed. An asphalt and concrete paved driveway runs along the east exterior of the residential structure, connecting the single-car garage with Union Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas.

Property Photos:



1.

Parcel # 47 -

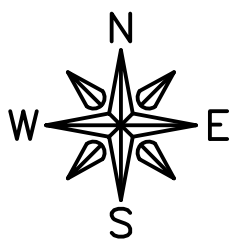
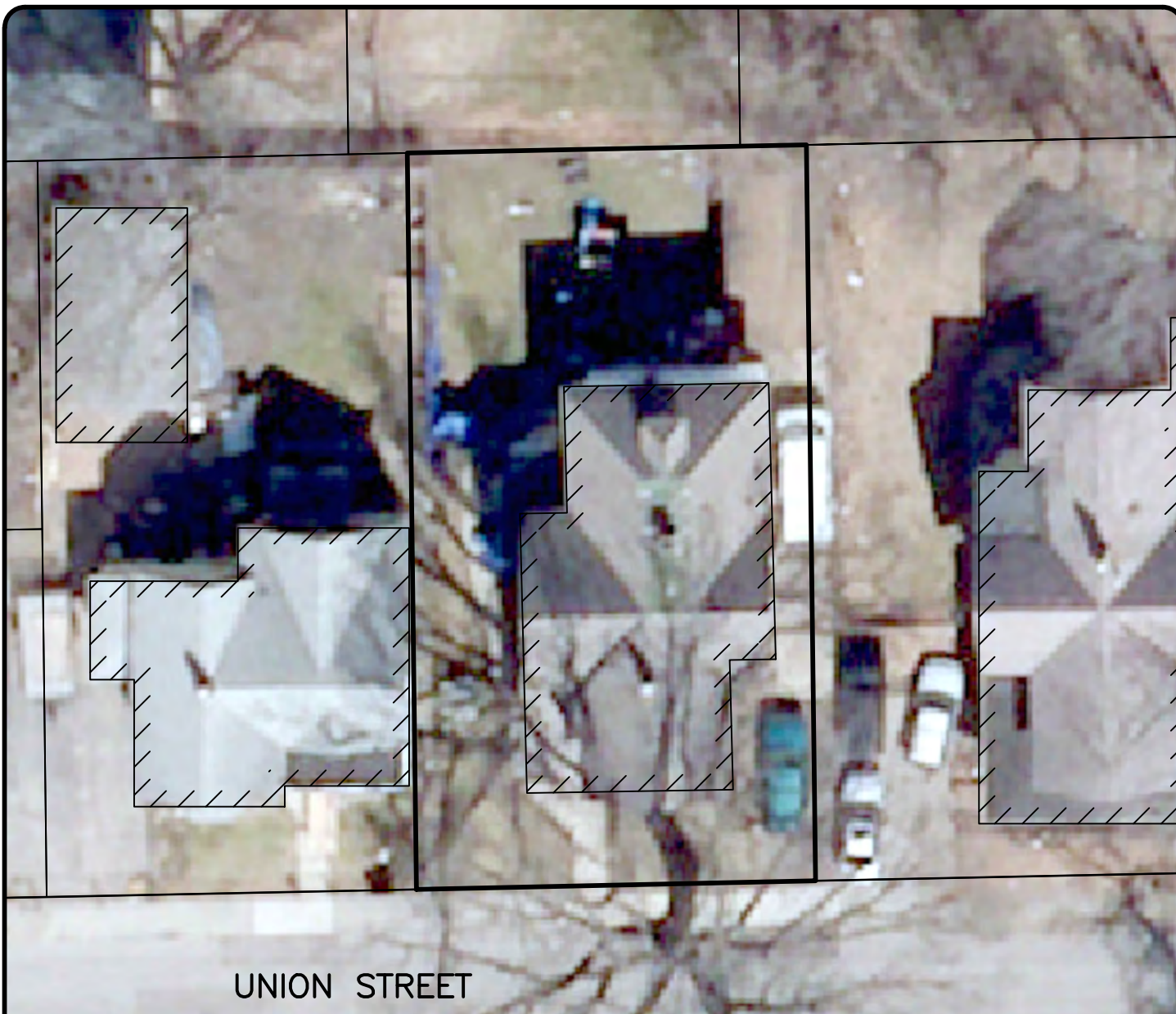
Residential structure and
detached garage, looking
north from Union Street



2.

Parcel # 47 -

Residential structure, looking
northeast from Union Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 47
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL

ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #50
602 Union Street
P.I.N. #: 11-26-179-019

Property Description:

This parcel is developed with an approximately 3,044 square foot, two-and-a-half-story, multi-unit residential structure with a full basement, on approximately 0.10 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with painted masonry and wood exterior finishes. A large wood deck/porch extends from the south exterior of the residential structure. The interior of the Property building was not observed. A gravel and concrete driveway runs along the east exterior of the structure, connecting with Union Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas. Chain-link fencing is located around the south portion of the parcel.

Property Photos:



1.

Parcel # 50 -

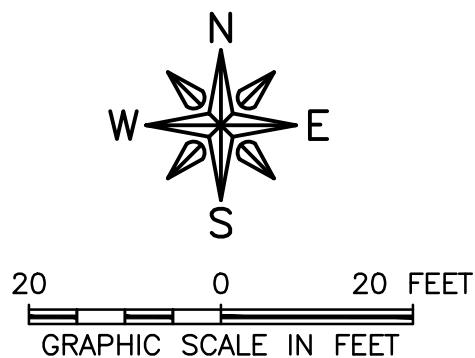
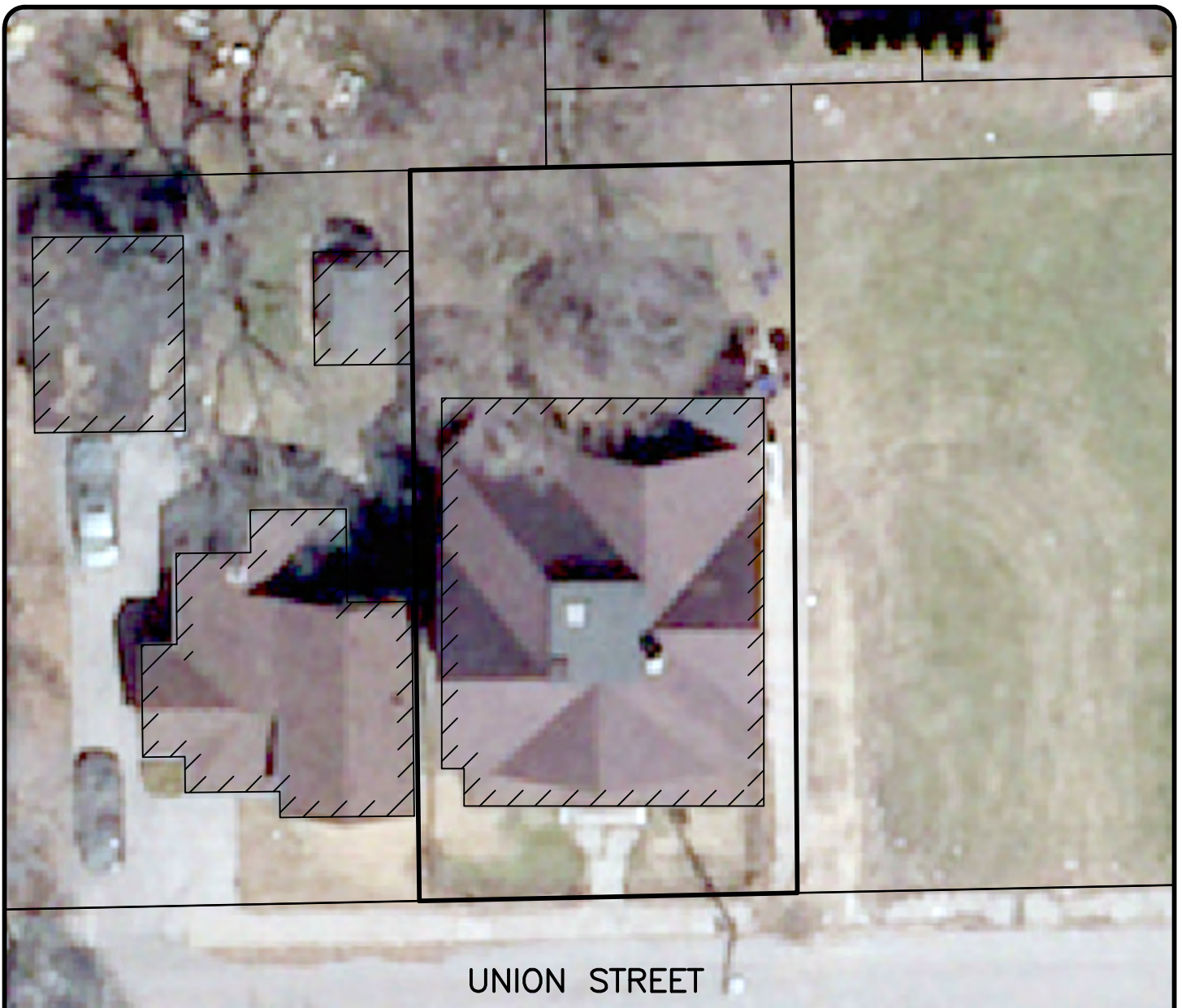
Residential structure, looking
northwest from Union Street



2.

Parcel # 50 -

Residential structure, looking
northeast from Union Street



PARCEL 50
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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ENGINEERING & ENVIRONMENTAL
ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #51
610 Union Street
P.I.N. #: 11-26-179-022

Property Description:

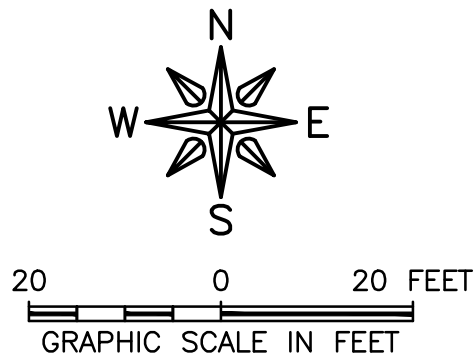
This parcel consists of approximately 0.12-acres of vacant land.

Property Photos:



1.

Parcel # 51 -
Vacant lot, looking north
from Union Street



PARCEL 51
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL
ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #52
612 Union Street
P.I.N. #: 11-26-179-023

Property Description:

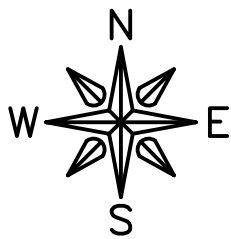
This parcel consists of approximately 0.11-acres of vacant land.

Property Photos:



1.

Parcel # 52 -
Vacant lot, looking north
from Union Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 52
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

FEHR GRAHAM

ENGINEERING & ENVIRONMENTAL
ILLINOIS DESIGN FIRM NO. 184-003525

ILLINOIS
IOWA
WISCONSIN

Parcel #53
618 Union Street
P.I.N. #: 11-26-179-024

Property Description:

This parcel is developed with an approximately 1,153 square foot, one-and-a-half-story, residential structure with a full basement and small garage structure, on approximately 0.11 acres of land. The approximately 116-year-old Property building (circa 1900) is constructed with wood siding and masonry/limestone block exterior finishes. A wood fence surrounds the north portion of the parcel. The interior of the Property building was not observed. An asphalt driveway runs along the east exterior of the residential structure, connecting with Union Street. The residential structure is connected to overhead electrical and buried natural gas utilities. The remainder of the parcel consists of limited concrete surfaces and landscaping with trees and grass-covered areas.

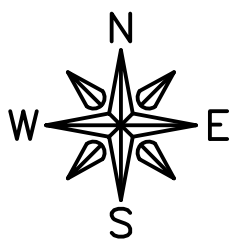
Property Photos:



1.

Parcel # 53 -

Residential structure, looking
northwest from Union Street



20 0 20 FEET
GRAPHIC SCALE IN FEET

PARCEL 53
KISHWAUKEE DEMO PLAN
RPS 205
ROCKFORD, ILLINOIS

11/10/16

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