

STATE OF ILLINOIS)
) SS:
COUNTY OF LAKE)

STORMWATER/DRAINAGE RESTRICTIVE COVENANT BY DEED

_____, fee owner of the following described real property located in the
_____, County of Lake, State of Illinois, being the owner of all
that certain real estate designated and described as follows,

[Legal Description]

said parcel(s)/lot(s) to be subject to the following covenants:

- 1. **Use Restriction.** A restrictive covenant running with the land for the installation and maintenance of stormwater and drainage facilities are reserved on the following described property:

[Legal Description of Restrictive Covenant Area]

Within these restricted areas, no structure, planting, or other material shall be placed or permitted to remain which may damage or interfere with the installation or performance of stormwater and drainage facilities, floodplain, wetlands & buffer areas or which may change the direction of flow of stormwater or drainage channels in the restricted areas, or which may obstruct or retard the flow of water through stormwater and drainage channels in the restricted area. The restricted area of each lot shall be maintained continuously by the owner of the parcel or lot.

- 2. **Term.** This covenant is to run with the land and shall be binding on all parties and their successors and all persons claiming under them, and all public agencies, for a perpetual period from the date these covenants are recorded.
- 3. **Enforcement.** Enforcement shall be by proceedings at law or in equity against any person violating or threatening to violate any covenant either to restrain violation or to recover damages. Enforcement may be undertaken by any grant or grantee in the chain of title, any property owner lying downstream or upstream adversely affected by any violation or threat to violate this covenant, or the host municipality or stormwater management commission.
- 4. **Reference.** This restrictive covenant shall be referenced on all deeds or other future instruments of conveyance for the subject parcel(s)/lot(s).

In Witness Whereof _____, the fee owner, has
caused these presents to be signed and acknowledged, this _____ day of
_____, 2_____.

By: _____