

PRELIMINARY PLAT OF

(NOT FOR RECORD)

"ROCHELLE BUSINESS AND TECHNOLOGY PARK PHASE 3"
A RE-PLAT OF LOT 3 AND OUTLOT B OF
ROCHELLE BUSINESS AND TECHNOLOGY
PARK PHASE 2 IN SECTION 11, TOWNSHIP
40 NORTH, RANGE 2 EAST OF THE THIRD
PRINCIPAL MERIDIAN, OGLE COUNTY, ILLINOIS
JULY 2026

CERTIFICATE OF SURVEY

STATE OF ILLINOIS)
(SS
COUNTY OF OGLE)

I, Dale E. Wallace, an Illinois Professional Land Surveyor, hereby certify that the following described property was surveyed by me or under my direct supervision. I further certify that this plat is a true and correct representation of said survey to the best of my knowledge and belief. Dimensions are given in feet and decimals of a foot thereof. Bearings shown hereon are in degrees, minutes and seconds. Bearings are for description purposes and relative only to each other.

OF PROPERTY DESCRIBED AS: Lot 3 and Outlot B in Rochelle Business and Technology Park Phase 2, being a subdivision of part of Section 17, Township 40 North, Range 2 East of the Third Principal Meridian, as recorded in Book D of Plats, page 18 as Document No. 0805023 in the Recorder's Office of Ogle County, Illinois, all situated in the Township of Dement, the County of Ogle and the State of Illinois.

Dated this 10th day of July, 2026, A.D., at the office of Survey-Tech.

Dale E. Wallace, Illinois Professional
Land Surveyor No. 35-2821

EXPIRES 11-30-2026
THIS PROFESSIONAL SERVICE CONFORMS
WITH THE CURRENT ILLINOIS MINIMUM
STANDARDS FOR A BOUNDARY SURVEY.
FIELD WORK COMPLETED ON 2-04-2026

ROAD

DEMENT

Rochelle Business and Technology Park Phase 2

LOT 5

OUTLOT C

LOT 2

LOT 4

OUTLOT A

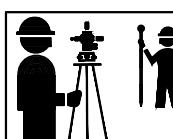
OUTLOT B

LOT 6
3.799 ACRES±

LOT 7
1.538 ACRES±



LEGEND		
	BOUNDARY OF PROPERTY	W W
	FOUND MONUMENT	
	SET 5/8" REBAR	
	DEEDED / PLATTED DISTANCE	
	ROAD CENTERLINE	
	ROAD RIGHT-OF-WAY LINE	
	SECTION LINE	
	UTILITY EASEMENT LINE (U.E.)	
	BUILDING SETBACK LINE	
	DRAINAGE EASEMENT	
	WATERMAIN	
	SANITARY SEWER	
	STORM SEWER	
	STORM MANHOLE	
	CURB INLET	
	SANITARY MANHOLE	
	WATER VALVE	
	VALVE VAULT	
	FIRE HYDRANT	
	STREET LIGHT	
	DECIDUOUS TREE	



SURVEY-TECH
A DIVISION OF C.E.S. INC.
PROFESSIONAL DESIGN FIRM LICENSE NO. 184-001260
104A MAPLE COURT ROCHELLE, ILLINOIS 61068
(815)-562-8771 FAX: (815)-562-6555

DATE: 7-10-2026	SCALE: 1" = 50'	DRAWN BY: DEW
		REVISED:

CITY OF ROCHELLE

FB: OGLE-GPS	CITY OF ROCHELLE	FILE NUMBER:
ACAD: S11226PRELIM	OGLE COUNTY	S112-26