

ORDINANCE NO. 685

VILLAGE OF BELLEVUE, ILLINOIS

AN ORDINANCE AUTHORIZING THE
EXECUTION OF AN ANNEXATION AGREEMENT

WHEREAS, the Village Board of the Village of Bellevue has determined that it is in the best interests of the Village to enter into an Annexation Agreement with Gregory M. Ives and Sharon Ives ("Owners") pertaining to property owned by the Owners; and

WHEREAS, an Annexation Agreement for such purpose has been drafted, a copy of which is attached hereto and made a part hereof; and

WHEREAS, the Agreement calls for rezoning of a portion of the property involved, once annexed, and the Village's Zoning Commission has recommended in favor of such rezoning; and

WHEREAS, the legal owners of record of the territory which is the subject of said Agreement, the Owners, are ready, willing and able to enter into said Agreement and to perform the obligations as required thereunder; and

WHEREAS, the statutory procedures provided in Division 15.1 of Article 11 of the Illinois Municipal Code, as amended, for the execution of said Annexation Agreement have been fully complied with;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND VILLAGE BOARD OF THE VILLAGE OF BELLEVUE, PEORIA COUNTY, ILLINOIS, AS FOLLOWS:

Section 1: It is hereby determined that it is advisable, necessary and in the public interest that the City enter into an Annexation Agreement with the Owners covering the property more particularly described in Exhibit A to the form of Agreement attached hereto.

Section 2: Said Agreement shall be substantially in the form of the Agreement attached hereto and made a part hereof.

Section 3: From and after the effective date of this Ordinance, the President and Village Clerk are hereby authorized and directed to execute said Agreement herein provided for, and to do all things necessary and essential, including the execution of any documents and certificates, necessary to carry out the provisions of said Agreement.

Attest: Sandra Cooper
Sandra Cooper, Village Clerk

By: Terry Johnson
Terry Johnson, Acting President

VILLAGE OF BELLEVUE, ILLINOIS

ABSENT

NAYS

AYES

PASSED AND APPROVED THIS 14th DAY OF October, 2014.

EXHIBIT A

ANNEXATION AGREEMENT

THIS AGREEMENT is dated as of October 14, 2014 between the Village of Bellevue, Peoria County, Illinois, an Illinois municipal corporation (the "Village"), and Gregory M. Ives and Sharon Ives (collectively, "Owners").

RECITALS

WHEREAS, Owners own certain parcels of real estate which lie in unincorporated Peoria County, Illinois, immediately adjacent and contiguous to the Village, more particularly described on the attached Exhibit A (the "Property"); and

WHEREAS, it is the desire of Owners to annex the Property to the Village; and

WHEREAS, it is the desire of the Village to annex the Property and facilitate its

development; and

WHEREAS, the Village Board for the Village, after due and careful consideration, has

concluded that the annexation of the Property would further the growth of the Village, enable the

Village to control the development of the area, increase the taxable value of the property within the

Village, extend the corporate limits and jurisdiction of the Village, permit the sound planning and

development of the Village and serve the best interests of the Village and its residents; and

WHEREAS, pursuant to the provisions of Section 11-15.1-1, *et seq.* of the Illinois

Municipal Code (65 ILCS 5/11-15.1-1 *et seq.*), this proposed Annexation Agreement was

submitted to the Village Board for the Village and a public hearing was held thereon pursuant to

notice, as provided by statute;

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and

agreements herein contained, IT IS HEREBY AGREED as follows:

Sharon Ives

Attest: Sandra Cooper, Clerk

Gregory M. Ives

By: Terry Johnson, Acting President

VILLAGE OF BELLEVUE, ILLINOIS

1. Annexation. Owners agree to execute and deliver to the Village a Petition for Annexation requesting annexation of the Property to the Village, contingent on the approval and execution of this Agreement by the Village. The Village agrees to annex the Property to the Village upon compliance with all applicable procedural requirements.

2. Rezoning. Immediately upon annexation of the Property, the Village agrees to adopt an ordinance amending the zoning map of the Village to rezone that portion of the Property labeled "Parcel 1" on Exhibit A to the C-1 Neighborhood Commercial District.

3. Variance. The Owner's obligations hereunder are contingent upon the granting by the Village Zoning Board of Appeals of a variance from the side yard requirements of the Village's zoning ordinance with respect to the Property.

IN WITNESS WHEREOF, the Village and the Owners have caused this Annexation Agreement to be executed as of the date first stated above.

LEGAL DESCRIPTION

EXHIBIT A

EXHIBIT A
(Page 1 of 2)

PARCEL 1

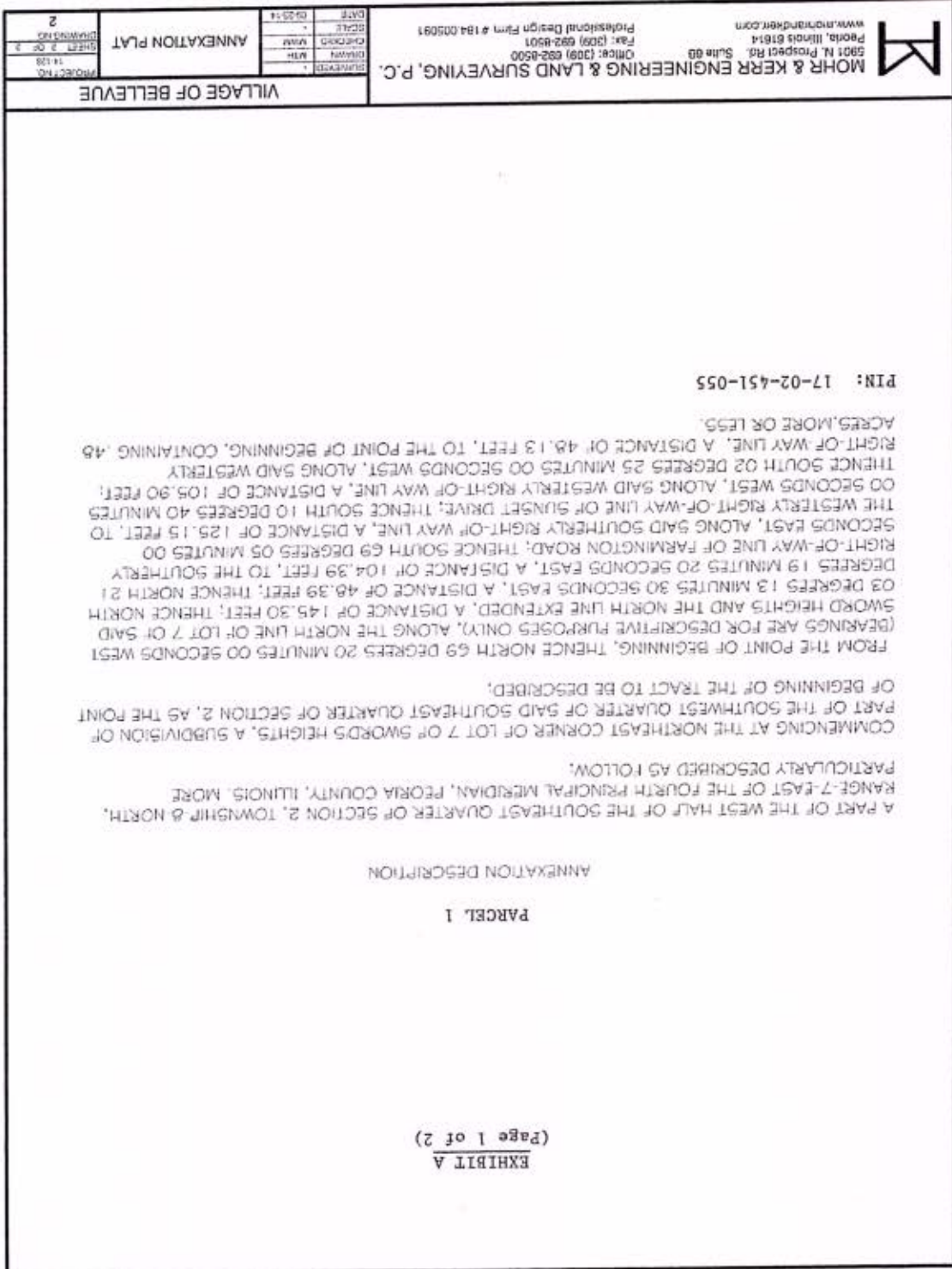
ANNEXATION DESCRIPTION


A PART OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 2, TOWNSHIP 8 NORTH, RANGE 7-EAST OF THE FOURTH PRINCIPAL MERIDIAN, PEORIA COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF LOT 7 OF SWORDS HEIGHTS, A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SAID SOUTHEAST QUARTER OF SECTION 2, AS THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED;

FROM THE POINT OF BEGINNING, THENCE NORTH 69 DEGREES 20 MINUTES 00 SECONDS WEST (BEARINGS ARE FOR DESCRIPTIVE PURPOSES ONLY), ALONG THE NORTH LINE OF LOT 7 OF SAID SWORDS HEIGHTS AND THE NORTH LINE EXTENDED, A DISTANCE OF 145.30 FEET; THENCE NORTH 03 DEGREES 13 MINUTES 30 SECONDS EAST, A DISTANCE OF 48.39 FEET; THENCE NORTH 21 DEGREES 19 MINUTES 20 SECONDS EAST, A DISTANCE OF 104.39 FEET, TO THE SOUTHERLY RIGHT-OF-WAY LINE OF FARMINGTON ROAD; THENCE SOUTH 69 DEGREES 05 MINUTES 00 SECONDS EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE, A DISTANCE OF 125.15 FEET, TO THE WESTERLY RIGHT-OF-WAY LINE OF SUNSET DRIVE; THENCE SOUTH 10 DEGREES 40 MINUTES 00 SECONDS WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 105.90 FEET; THENCE SOUTH 02 DEGREES 25 MINUTES 00 SECONDS WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE, A DISTANCE OF 48.13 FEET, TO THE POINT OF BEGINNING, CONTAINING .48 ACRES, MORE OR LESS.

PIN: 17-02-451-055



 MOHR & KERR ENGINEERING & LAND SURVEYING, P.C. 5901 N. Prospect Rd., Suite 88 Peoria, Illinois 61614 www.mohrandkerr.com		Professional Design Firm # 184.005091 Fax: (309) 692-8501 Office: (309) 692-8500	DATE: 05/25/14 SCALE: - CHECKED: WAF DRAWN: WAF SURVEYED: -	ANNEXATION PLAT	PROJECT NO: 14-128 SHEET 2 OF 2 2
VILLAGE OF BELLEVUE					



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DATE	PROJECT
SCALE	ANNEXATION PLAT
OWNER	
DATE	
PROJECT NO.	
SHEET 2 OF 2	
DATE	
PROJECT NO.	

VILLAGE OF BELLEVUE

PIN: 17-02-451-046

LESS:
 DISTANCE OF 48.39 FEET TO THE POINT OF BEGINNING, CONTAINING 3.10 ACRES, MORE OR
 DISTANCE OF 104.39 FEET; THENCE SOUTH 03 DEGREES 13 MINUTES 30 SECONDS WEST, A
 DISTANCE OF 30.00 FEET; THENCE SOUTH 21 DEGREES 19 MINUTES 20 SECONDS WEST, A
 SECONDS EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID FARMINGTON ROAD, A
 SOUTH RIGHT-OF-WAY LINE OF FARMINGTON ROAD; THENCE SOUTH 69 DEGREES 05 MINUTES 00
 DEGREES 19 MINUTES 20 SECONDS EAST, A DISTANCE OF 111.00 FEET, TO A POINT ON THE
 DEGREES 06 MINUTES 20 SECONDS EAST, A DISTANCE OF 98.20 FEET; THENCE NORTH 21
 DEGREES 39 MINUTES 20 SECONDS EAST, A DISTANCE OF 168.70 FEET; THENCE NORTH 04
 DEGREES 37 MINUTES 32 SECONDS WEST, A DISTANCE OF 858.65 FEET; THENCE NORTH 07
 SOUTH LINE OF SAID SOUTHEAST QUARTER, A DISTANCE OF 195.63 FEET; THENCE NORTH 00
 SAID SECTION 2; THENCE NORTH 87 DEGREES 52 MINUTES 00 SECONDS WEST, ALONG THE
 DISTANCE OF 197.76 FEET, TO A POINT ON THE SOUTH LINE OF THE SOUTHEAST QUARTER OF
 DISTANCE OF 80.00 FEET; THENCE SOUTH 01 DEGREES 52 MINUTES 00 SECONDS WEST, A
 DISTANCE OF 100.00 FEET; THENCE SOUTH 88 DEGREES 08 MINUTES 00 SECONDS EAST, A
 DISTANCE OF 20.00 FEET; THENCE SOUTH 01 DEGREES 52 MINUTES 00 SECONDS WEST, A
 DISTANCE OF 80.00 FEET; THENCE SOUTH 88 DEGREES 08 MINUTES 00 SECONDS EAST, A
 DISTANCE OF 50.11 FEET; THENCE SOUTH 01 DEGREES 52 MINUTES 00 SECONDS WEST, A
 DISTANCE OF 160.50 FEET; THENCE SOUTH 30 DEGREES 55 MINUTES 27 SECONDS EAST, A
 DISTANCE OF 83.00 FEET; THENCE SOUTH 04 DEGREES 52 MINUTES 22 SECONDS WEST, A
 DISTANCE OF 99.00 FEET; THENCE NORTH 87 DEGREES 35 MINUTES 00 SECONDS WEST, A
 DISTANCE OF 139.20 FEET; THENCE SOUTH 02 DEGREES 25 MINUTES 00 SECONDS WEST, A
 FROM THE POINT OF BEGINNING, THENCE SOUTH 03 DEGREES 13 MINUTES 30 DEGREES WEST, A
 THE POINT OF BEGINNING OF THE TRACT TO BE DESCRIBED;
 ALONG THE EXTENSION OF THE NORTHERLY LINE OF SAID LOT 7, A DISTANCE OF 40.00 FEET TO
 PART OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 2; THENCE
 COMMENCING AT THE NORTHWEST CORNER OF LOT 7 OF SWORDS HEIGHTS, A SUBDIVISION OF
 RANGE-7-EAST OF THE FOURTH PRINCIPAL MERIDIAN, PEORIA COUNTY, ILLINOIS, MORE
 PARTICULARLY DESCRIBED AS FOLLOWS:

ANNEXATION DESCRIPTION

Parcel 2