

ORDINANCE NO. 698

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 Peoria Midwest Equipment, Inc. ("Owner") pertaining to property owned by the Owner; 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 owner of record of the territory which is the subject of said Agreement, the Owner, is 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 Owner 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.

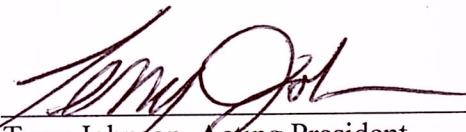
PASSED AND APPROVED THIS 10th DAY OF March, 2015.

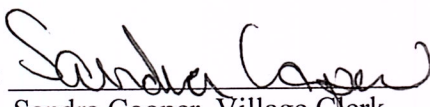
5 AYES

0 NAYS

0 ABSENT

VILLAGE OF BELLEVUE, ILLINOIS

By: 
Terry Johnson, Acting President

Attest: 
Sandra Cooper, Village Clerk

ANNEXATION AGREEMENT

THIS AGREEMENT is dated as of March 10, 2015 between the Village of Bellevue, Peoria County, Illinois, an Illinois municipal corporation (the "Village"), and Peoria Midwest Equipment, Inc., an Illinois corporation ("Owner").

RECITALS

WHEREAS, Owner owns a certain parcel of real estate which lies 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 Owner 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:

1. Annexation. Owner agrees 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 the Property to the C-2 General Commercial District.

3. Tax Rebate. The Village shall reimburse the Owner the amount of real estate taxed paid to the Village with respect to the Property for the first ten (10) years that the Property is subject to the Village's real estate tax levy. Said amount shall be reimbursed to Owner within thirty (30) days of Owner's delivery to the Village of evidence of the payment of such taxes. The rebate shall include taxes payable with respect to land and improvements existing on the date of annexation, but shall not include taxes payable with respect to improvements constructed after the date of annexation.

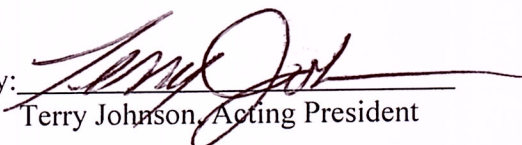
IN WITNESS WHEREOF, the Village and the Owner have caused this Annexation Agreement to be executed as of the date first stated above.

PEORIA MIDWEST EQUIPMENT, INC.

By: _____

Its: _____

VILLAGE OF BELLEVUE, ILLINOIS

By: 
Terry Johnson, Acting President

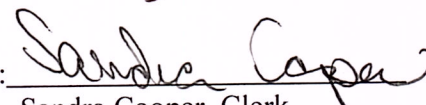
Attest: 
Sandra Cooper, Clerk

EXHIBIT A

LEGAL DESCRIPTION

ALL OF LOTS 5, 6, AND 7 OF "FERNWOOD 2ND ADDITION", A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER AND THE SOUTHWEST QUARTER OF SECTION 2, TOWNSHIP-8-NORTH, RANGE-7-EAST OF THE FOURTH PRINCIPAL MERIDIAN, PEORIA COUNTY, ILLINOIS, AS SHOWN BY SURVEY AND PLAT THEREOF DATED JUNE 19, 1937, FILED AUGUST 10, 1937, IN THE RECORDER'S OFFICE OF PEORIA COUNTY, ILLINOIS AND RECORDED IN PLAT BOOK "P", PAGE 30.

PIN: 17-02-451-068

ADDRESS: 4826 W Farmington Rd., Peoria County, IL