

**VILLAGE BOARD
COMMITTEE OF THE WHOLE MEETING**

**JULY 15, 2013 – 7:30 P.M.
LEMONT VILLAGE HALL
418 MAIN ST.
LEMONT, IL 60439**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. UNFINISHED BUSINESS**
- IV. DISCUSSION ITEMS**
 - A. DISCUSSION OF GATEWAY TIF AMENDMENT
(ADMIN.)(REAVES)(SCHAFFER)**
- V. NEW BUSINESS**
- VI. AUDIENCE PARTICIPATION**
- VII. ADJOURN**

Village Board

Agenda Memorandum

Project # 5040

To: Mayor & Village Board

From: George J. Schafer, Village Administrator
Jeff Stein, Village Attorney

Subject: **Discussion of Gateway TIF Amendment**

Date: July 10, 2013

BACKGROUND/HISTORY

For the last several months, the Village has been going through the process of amending its Gateway TIF District. The primary reason for the amendment is to include parcels of property in the TIF that were not already in the Gateway TIF District. As this is considered a major amendment, the entire TIF adoption process has been followed leading up to this point of adoption. Please see timeline below of key dates:

January 19, 2009	Original TIF Adoption Date
July 9, 2012	Resolution entering into agreement with Ehlers to produce Gateway TIF Study for the Gateway TIF Amendment Project
April 3, 2013	Joint Review Board Meeting - Positive formal recommendation received from associated taxing bodies
May 13, 2013	TIF Public Hearing in front of Village Board
July 22, 2013	Amendment to be presented in front of Village Board

There is one more item of note. There are two pieces of property that were included in the TIF plan, but will not be annexed at time of TIF adoption. The amendment will have to be amended again at the first meeting in August to delete these from the TIF. The first piece is outlined on the first attachment to this memo in the bottom right hand corner, parcel #005, the Meineke property. Attachment #2 of this document shows a small triangle that will need to be removed at this same meeting. Once this is complete, all documents will be taken to the county for recording. In addition, this property in attachment #2 has the same PIN number as another in the TIF District. Consequently, there will need to be a PIN division completed after the fact. The Village's TIF consultants and TIF counsel have reviewed these issues and has recommended these courses of action.

PROS/CONS/ALTERNATIVES (IF APPLICABLE)

RECOMMENDATION

None.

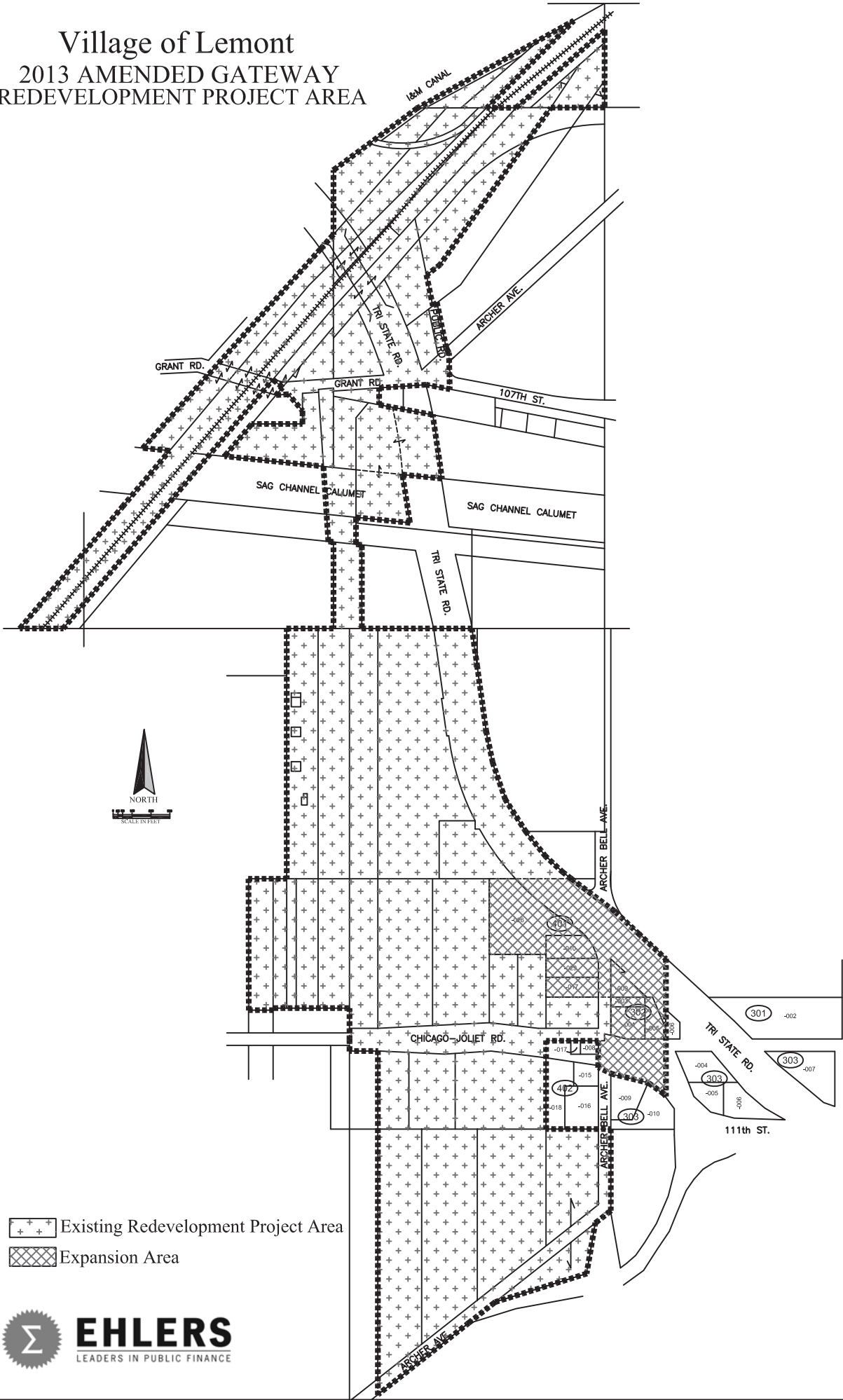
ATTACHMENTS (IF APPLICABLE)

1. Map of Gateway TIF District
2. Plat of property showing area to be taken out of TIF after adoption

SPECIFIC VILLAGE BOARD ACTION REQUIRED

Discussion

Village of Lemont 2013 AMENDED GATEWAY REDEVELOPMENT PROJECT AREA



-  Existing Redevelopment Project Area
-  Expansion Area

PLAT OF ANNEXATION

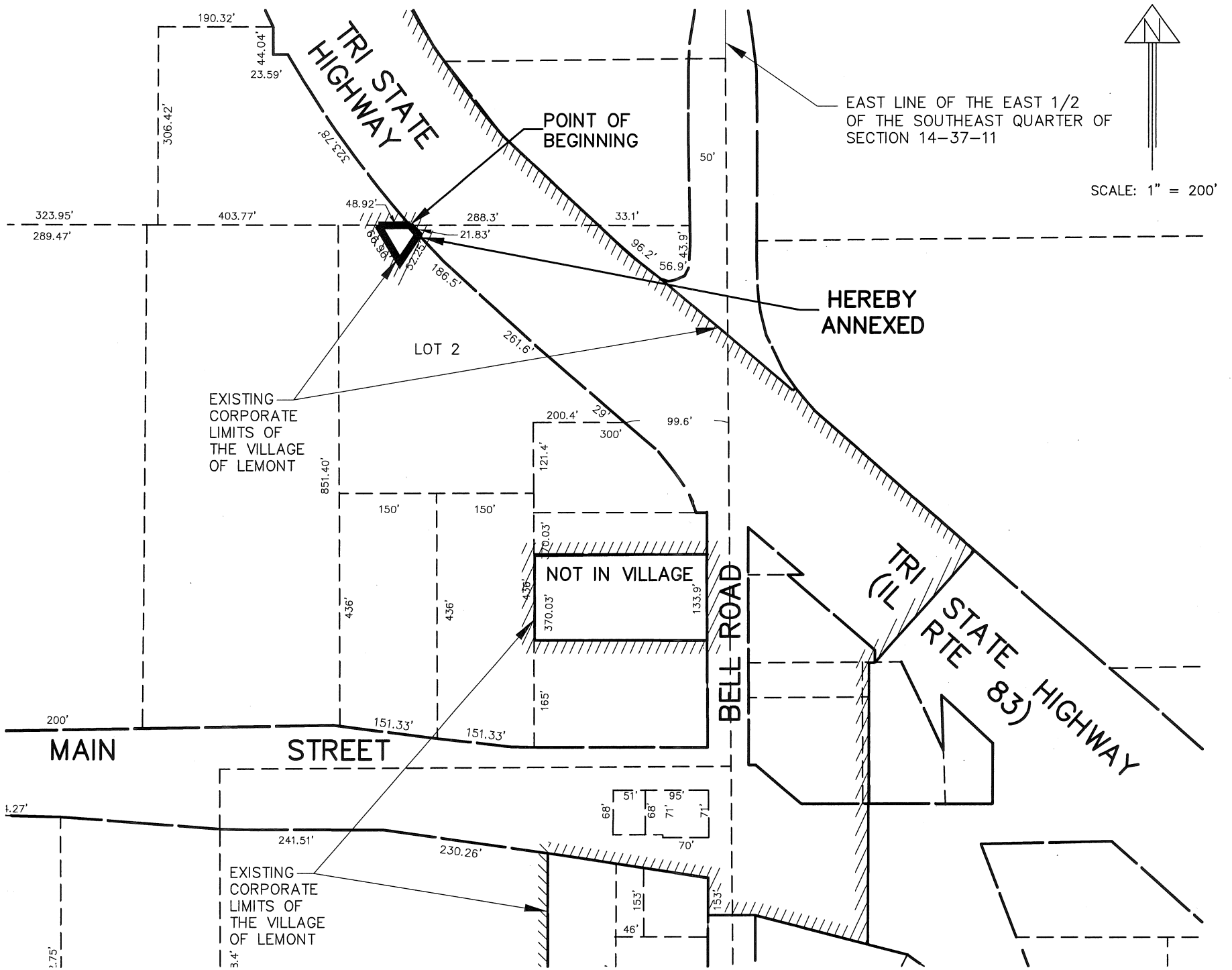
P.I.N. 22-14-401-026

COMMON ADDRESS:
10900 ARCHER AVENUE
LEMONT, ILLINOIS 60439

TO THE VILLAGE OF LEMONT OF

BEGINNING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF SAID LOT 2 WITH THE WESTERLY RIGHT OF WAY OF A PUBLIC HIGHWAY DEDICATED BY INSTRUMENT DATED JUNE 3, 1937 AND RECORDED JUNE 11, 1937 AS DOCUMENT NUMBER 12010930; THENCE SOUTHEASTERLY ALONG A CURVE TO THE RIGHT HAVING A RADIUS OF 1453.75 FEET AND A CHORD BEARING OF SOUTH 42 DEGREES 49 MINUTES 39 SECONDS EAST, A DISTANCE OF 21.83 FEET TO A POINT IN THE WESTERLY RIGHT OF WAY OF THE AFOREMENTIONED PUBLIC HIGHWAY; THENCE SOUTH 35 DEGREES 36 MINUTES 32 SECONDS WEST A DISTANCE OF 52.25 FEET TO A POINT; THENCE NORTH 29 DEGREES 50 MINUTES 57 SECONDS WEST A DISTANCE OF 66.96 FEET TO A POINT IN THE NORTH LINE OF LOT 2; THENCE NORTH 89 DEGREES 30 MINUTES 33 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 2, A DISTANCE OF 48.92 FEET TO THE POINT OF BEGINNING), IN COOK COUNTY, ILLINOIS.

AREA TO BE ANNEXED CONSISTS OF APPROXIMATELY 0.04 ACRES.



AFTER RECORDING PLEASE RETURN TO:
THE VILLAGE OF LEMONT
418 MAIN STREET
LEMONT, ILLINOIS 60439

STATE OF ILLINOIS)
COUNTY OF COOK)

APPROVED BY THE PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF LEMONT, COOK COUNTY, ILLINOIS AT
A MEETING HELD ON THIS

___ DAY OF ___ A.D., 2013.

BY: _____
PRESIDENT

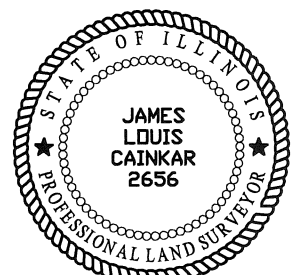
ATTEST: _____
CLERK

STATE OF ILLINOIS) S.S.
COUNTY OF COOK)

I, JAMES L. CAINKAR, AN ILLINOIS PROFESSIONAL LAND
SURVEYOR, DO HEREBY CERTIFY THAT THE PLAT AS
HEREON DRAWN IS A CORRECT REPRESENTATION OF THE
PROPERTY DESCRIBED IN THE FOREGOING CAPTION.

DATED AT WILLOWBROOK, ILLINOIS, THIS 19th DAY OF
MARCH A.D., 2013.

[Signature]
JAMES L. CAINKAR
ILLINOIS PROFESSIONAL LAND SURVEYOR
No. 2656
EXPIRES 11-30-14



[Signature]
JAMES L. CAINKAR, P.E.
IL. P.L.S. NO. 2656
EXPIRES 11-30-14

DATE: 3/19/13

PROJECT NO. 13108