

Lee County
Ordinance No: _____

ORDINANCE AMENDING ORDINANCE NO. 12-15-001
AN ORDINANCE
AMENDING THE BOUNDARIES OF THE LEE COUNTY ENTERPRISE ZONE

WHEREAS, the Lee County Board has previously adopted Ordinance No. 12-15-001 with respect to the Lee Ogle Enterprise Zone and the Enterprise Zone Intergovernmental Agreement; and

WHEREAS, the parties have indicated their willingness and desire to further expand the Enterprise Zone to include specific project sites in the City of Amboy and Rural Lee County.

WHEREAS, the Board of Lee County, Illinois, hereby makes those findings set forth in said Enterprise Zone Intergovernmental Agreement, that said areas to be added to the Lee Ogle Enterprise Zone meet the statutory requirements of contiguity to the existing zone, not exceeding the total allowable area of the zone, having specific development commitments, and stimulating neighborhood residential or commercial revitalization; or said areas meet the statutory requirements of contiguity to the existing zone, not exceeding the total allowable area of the zone, and meeting three of the ten criteria tests of the State of Illinois; and;

NOW THEREFORE, BE IT ORDAINED by the Lee County Board and Board Chairman, in Lee County, Illinois as follows:

SECTION 1: Amendment 14 to Addendum A, “Lee Ogle Enterprise Zone Description for Recording,” shall provide a description of the amended zone area, a copy of which is attached hereto and made a part hereof.

SECTION 2: The Lee County Board Chairman and County Clerk are authorized to execute any and all documents necessary to implement this Ordinance, including but not limited to Amendment 14 to Addendum “B”, the original Intergovernmental Agreement regarding administration of an Enterprise Zone.

SECTION 3: That Subsection entitled “Lee Ogle Enterprise Zone Area and Funding Formula for EZ Administration Operating Expense”, in Section 5- “Administration Fees” of ORDINANCE NO. 12-15-001, is amended to read as follows:

Administration Fees.

- 2) Designating Units of Government – The Designating Units of Government agree to provide financial assistance to the organization employing the Zone Administrator. Said assistance shall be calculated using a per capita rate of \$0.75 (seventy-five cents) based on the population of the respective Designating Units of Government according to the decennial census as well as allocation of Enterprise Zone Acreage as described below:

Lee Ogle Enterprise Zone Area and Funding Formula for EZ Administration Operating Expense incorporating Amendment 14 Amboy Area

2010 US Census Population Lee & Ogle Counties

Dixon	15,733	Rochelle	9,574
Amboy	2,500	Mount Morris	2,998
Ashton	972	Oregon	3,721
Franklin Grove	1,021		

Lee	36,031	Ogle	53,497
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Total population both counties	89,528
Budget of \$.75 Per Capita for EZ Admin	\$67,146.00

LEE COUNTY AREA PORTIONS	Area	Percent of Zone
Original Area to Uninc. Lee	3206.25 acres	35.065%

Original Area To Dixon	1157.32 acres	12.657%
Original Connector Strips	9.05 acres	0.099%
To Amend. 1-Amboy	75.10 acres	0.821%
To Amend. 4-Dixon/Aanchor	4.16 acres	0.045%
To Amend. 5-Amboy/Jhnsn Trct	4.55 acres	0.050%
To Amend. 6-Ashton	66.24 acres	0.724%
To Amend. 10-Duke Solar Strip	0.58 acres	0.006%
To Amend. 11-Franklin Grove	61.90 acres	0.677%
To Amend. 13-Dixon/Hvarre	18.14 acres	0.198%
To Amend. 14-Amboy	2.09 acres	0.023%
<u>To Amend. 14-Lee County</u>	<u>14.04 acres</u>	<u>0.154%</u>
Total Area To Lee County	4619.41 acres	50.520%

OGLE COUNTY AREA PORTIONS	Area	Percent of Zone
Original area to Uninc. Ogle	1066.92 acres	11.668%
Original area to Rochelle	3130.40 acres	34.235%
Original Connector Strips	9.05 acres	0.099%
To Amend. 2-Mount Morris	199.41 acres	2.181%
To Amend. 3-Rochelle/Manor Court	19.63 acres	0.215%
To Amend. 6-Oregon	91.76 acres	1.003%
To Amend. 8-Rochelle/Pilot	12.12 acres	0.133%
From Amend. 9-Rochelle Corrected	-14.43 acres	-0.158%
<u>To Amendment 13-Hvarre Housing</u>	<u>9.48 acres</u>	<u>0.104%</u>
Total Area To Ogle County	4524.33 acres	49.480%
Total Area allocated to Zone	9143.740 acres	95.25%
<u>Acres in reserve (unallocated)</u>	<u>456.26 acres</u>	<u>4.75%</u>
Maximum Statutory Area	9600 acres	100%

LEE COUNTY FINANCIAL SHARE

OGLE COUNTY FINANCIAL SHARE

Lee County Share	\$9,904	Ogle County Share	\$7,433
Dixon Share	\$21,838	Rochelle Share	\$23,526
Amboy Share	\$670	Mount Morris Share	\$1,750
Ashton Share	\$600	Oregon Share	\$830
Franklin Grove Share	\$595		

50.52% of Budget \$33,607 49.48% of Budget \$33,539

Total Budget for Administration \$67,146

Budget shall be adjusted each year for the following year according to the 3-year rolling average of each year's annualized October CPI published by the US-BLS, with a 2018 basis year.

SECTION 4: The provisions and Sections of this Ordinance shall be deemed to be separable, and the invalidity of any portion of this Ordinance shall not affect the validity of the remainder.

SECTION 5: All ordinances and parts of ordinances in conflict herewith are, to the extent of such conflict, repealed.

SECTION 6: This Ordinance shall take effect upon its passage, approval and publication as required by law.

Passed by the Lee County Board and the Lee County Board Chairman,
this _____ day of _____, 2022.

The Lee County Board

By: _____

Robert Olson,
Lee County Board Chairman

Attest:

Nancy Petersen,
Lee County Clerk

AMENDMENT 14 TO ADDENDUM "A"

LEE OGLE ENTERPRISE ZONE

DESCRIPTION FOR RECORDING

The LEE OGLE ENTERPRISE ZONE being situated in the County of Lee and County of Ogle and the State of Illinois; described in Addendum A in its Designating Ordinance and subsequent amending ordinances; is hereby amended to include the following described bounded areas; also listing present legal parcels within the bounded areas with the respective Parcel Identification Numbers (PIN).

BOUNDED AREA 1

Starting at a Point of Beginning, in Amboy Township, City of Amboy, Lee County, Illinois, a point stated previously as POINT 650 in AMENDMENT 2 TO AMENDMENT 1 TO ADDENDUM "A", LEE OGLE ENTERPRISE ZONE DESCRIPTION FOR RECORDING, as a part of areas of the LEE OGLE ENTERPRISE ZONE being described in amending ordinances certified by the State of Illinois on November 10, 2020.

At that Point of Beginning, CONNECTOR STRIP 1, which is 3 feet wide, covering an area of 0.0216 acres, extends S45°20'53"E for 309.839 feet to point 1 of BOUNDED AREA 1 of this amendment, then S45°59'48"E for 371.570 feet to Point 2 of BOUNDED AREA 1, then N0°13'14"W for 506.334 feet, then N45°56'34"W for 18.479 feet, then S43°59'38"W for 362.866 feet to return to point 1 and close BOUNDED AREA 1, calculated to include 1.63 acres.

TABLE 1:

An area presently known by LEE COUNTY PIN	15-22-279-001
BOUNDED AREA 1	1.63 acres
CONNECTOR STRIP 1	0.0216 acres
Section info for Lee County Clerk and Recorder A part of:	201022-NE

BOUNDED AREA 2

Starting at Point 2 of BOUNDED AREA 1 of this amendment, CONNECTOR STRIP 2, which is 3 feet wide, covering an area of .1848 acres, extends S36°05'10"E for 2682.852 feet to point 1 of BOUNDED AREA 2 of this amendment, then S59°36'11"W for 104.198 feet, then S64°32'06"W for 77.162 feet, then S45°55'01"E for 3729.920 feet, then N69°25'40"E for 114.505 feet, then N46°00'12"W for 316.888 feet, then N49°34'04"W for 138.434 feet, then N1°35'05"E for 92.205 feet, then N40°49'33"W for 327.580 feet, then N44°44'23"W for 245.991 feet, then N54°23'34"W for 165.898 feet, then N41°54'09"W for 347.046 feet, then N89°38'02"W for 17.190 feet, then N58°25'48"W for 149.636 feet, then N45°53'35"W for 332.541 feet, then N43°12'52"W for 85.180 feet, then N45°56'02"W for 172.829 feet, then N45°56'02"W for 65.525 feet, then N43°46'26"W for 341.456 feet, then N45°55'58"W for

272.216 feet, then N45°34'54"W for 696.343 feet to return to Point 1 and close BOUNDED AREA 2, calculated to include 13.85 acres.

TABLE 2:

An area presently known by LEE COUNTY PINs	15-23-300-007 15-26-200-005
BOUNDED AREA 2 CONNECTOR STRIP 2	13.85 acres 0.1848 acres
Section info for Lee County Clerk and Recorder Parts of:	201023-SW 201023-SE 201026-NE

BOUNDED AREA 3

Starting at a 2nd Point of Beginning, in Amboy Township, City of Amboy, Lee County, Illinois, a point stated previously as the beginning point of side 8 in AMENDMENT 5 TO ADDENDUM "A", LEE OGLE ENTERPRISE ZONE DESCRIPTION FOR RECORDING, an area of the LEE OGLE ENTERPRISE ZONE being described in amending ordinances certified by the State of Illinois on August 9th 2018.

At that 2nd Point of Beginning, CONNECTOR STRIP 3, which is 3 feet wide, covering an area of 0.0893 acres, extends S89°34'46"W for 1114.772 feet, then S0°49'06"E for 182.310 feet to point 1 of BOUNDED AREA 3 of this amendment, then N90°00'00"E for 82.031 feet, then S1°50'51"E for 80.771 feet, then S90°00'00"W for 184.896 feet, then N0°54'34"W for 82.042 feet, then S89°15'56"E for 101.571 feet and close BOUNDED AREA 3, calculated to include 0.35 acres.

TABLE 3:

A portion of the area presently known by LEE COUNTY PIN	15-15-326-007
BOUNDED AREA 3 CONNECTOR STRIP 3	0.35 acres 0.0893 acres
Section info for Lee County Clerk and Recorder Parts of:	201015-SW

The sum of the bounded areas including connecting strips is 16.13 acres added to the LEE OGLE ENTERPRISE ZONE, with 14.04 acres added in Rural Lee County and 2.09 acres added in the City of Amboy.

AMENDMENT 14 TO ADDENDUM “B”

TO THE INTERGOVERNMENTAL AGREEMENT MADE DECEMBER 15, 2015, BY AND BETWEEN THE CITY OF DIXON, THE COUNTY OF LEE, THE CITY OF ROCHELLE AND THE COUNTY OF OGLE REGARDING THE ADMINISTRATION OF THE LEE OGLE ENTERPRISE ZONE.

WHEREAS, the Designating Units of Government wish to further expand the Lee Ogle Enterprise Zone to support vital projects, and;

WHEREAS, a public hearing was held on August 1st, 2022, in the Enterprise Zone, on the question of expanding the Enterprise Zone to include specific areas in the City of Amboy and Rural Lee County, and;

WHEREAS, the areas to be added to the Lee Ogle Enterprise Zone meets the statutory requirements of contiguity to the existing zone, not exceeding the total allowable area of the zone, having specific development commitments, and stimulating neighborhood residential or commercial revitalization; or meeting the statutory requirements of contiguity to the existing zone, not exceeding the total allowable area of the zone, and meeting three of the ten criteria tests of the State of Illinois; and

NOW, THEREFORE, in consideration of the foregoing premises, the Designating Units of Government agree that the intergovernmental agreement shall be amended in the following respects:

A. CHANGE TO SECTION I. OF THE INTERGOVERNMENTAL AGREEMENT– GENERAL PROVISIONS

Subsection D) 2) is hereby amended to read as follows:

D) Administration Fees.

2) **Designating Units of Government** – The Designating Units of Government agree to provide financial assistance to the organization employing the Zone Administrator. Said assistance shall be calculated using a per capita rate of \$0.75 (seventy-five cents) based on the population of the respective Designating Units of Government according to the decennial census as well as allocation of Enterprise Zone Acreage as described below:

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Budget shall be adjusted each year for the following year according to the 3-year rolling average of each year's annualized October CPI published by the US-BLS, with a 2018 basis year.

In all other respects, the Intergovernmental Agreement dated December 15, 2015, and as amended and certified by the State of Illinois, shall remain in full force and effect.

(the signature of the parties appears on the following page)

Dated this _____ day of _____, 2022

City of Dixon

City of Amboy

County of Lee

By: _____

By: _____

By: _____

Mayor

Mayor

County Board Chairman

City of Rochelle

Village of Mount Morris

County of Ogle

By: _____

By: _____

By: _____

Mayor

Village President

County Board Chairman

City of Oregon

Village of Ashton

Village of Franklin Grove

By: _____

By: _____

By: _____

Mayor

Village President

Village President