

VILLAGE OF MAPLE PARK KANE AND DEKALB COUNTIES, ILLINOIS

RESOLUTION 2021-04

A RESOLUTION RATIFYING AND AUTHORIZING A TAX INCREMENT FINANCE DISTRICT EXPENDITURE WITH OVINGTON APPRAISAL SERVICE IN AN AMOUNT NOT TO EXCEED \$1,000.00 FOR THE APPRAISAL OF THE PROPOSED WASTEWATER TREATMENT FACILITY PROPERTY

WHEREAS, the Village of Maple Park ("The Village") is a municipality in accordance with the Constitution of the State of Illinois of 1970; and

WHEREAS, pursuant to Ordinance 2012-01, adopted January 3, 2012, the President and Board of Trustees (the "Corporate Authorities" of the Village of Maple Park, DeKalb County and Kane County, Illinois (the "Village"), in an effort to revitalize the Village's economy and provide for the comprehensive and coordinated development of the underutilized and blighted area with in the Village, adopted a Redevelopment Plan and Redevelopment Project area, and adopted the use of a tax increment financing relative to the designated area known as the "Maple Park Tax Increment Financing District" (the "TIF District") in accordance with the Illinois Tax Increment Allocation Redevelopment Act, 65 ILCA 5/11-74.4-1 et seq., as amended, (the "Act") for the "Redevelopment Project Area (the "Project Area") for the Village of Maple Park Tax Increment Financing District" and,

WHEREAS, within Ordinance 2012-01, the Corporate Authorities identified and approved the completion of certain TIF improvement projects and TIF District related expenditures within the Project Area (collectively, the "TIF District Redevelopment Plan and Projects") that were identified in a section of the Plan entitled "Public Redevelopment Projects – The Designated and Anticipated Public Redevelopment Project Costs, Item #9. Property Assembly Costs, Marketing." The total estimated TIF Funds that were expected to be available to be contributed to the TIF Improvement Projects in Fiscal Year 2021 was Ninety-Two Thousand and No/100 Dollars (\$92,000.00) and to-date the Village has already received Two Hundred Twenty-Two Thousand Eight Hundred Sixty-Seven and 21/100 Dollars, with a TIF Fund balance of Three Hundred Eighty-Nine Thousand and No/100 Dollars; and,

WHEREAS, it is necessary to consider and approve the use of TIF Funds during Fiscal Year 2021, Village staff solicited two (2) quotes from two (2) appraisers; however, only one (1) appraiser provided a Letter of Engagement for the appraisal services needed. The appraiser, Ovington Appraisal Services proposed the land appraisal work for an amount not to exceed One Thousand and No/100 Dollars (\$1,000.00) per the January 6, 2021 Letter of Engagement. The Village Board directed Staff to execute the Letter of Engagement on January 19, 2021, this Resolution is ratifying the execution of the Letter of Engagement.

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES FOR THE VILLAGE OF MAPLE PARK, LOCATED IN DEKALB AND KANE COUNTIES, ILLINOIS, AS FOLLOWS:

SECTION 1. Recitals. The statements set forth in the preambles of this Resolution are found to be true and correct and are adopted as part of this Resolution.

SECTION 2. Authority.

- (a) The Village is duly constituted and a non-home rule unit, as described in Section 7 of Article VII of the Illinois Constitution of 1970, and as such, may

exercise any power and perform any function pertaining to its government and affairs including, but not limited to, the power tax and incur debt.

- (b) This Resolution is adopted in connection with implementing the Plan in accordance with the Act.
- (c) This Resolution is a declaration of official intent under Treasury Regulation Section 1.150.2.

SECTION 3. Expenditures.

(d) The Village intends to incur Expenditures in connection with the Wastewater Treatment Plant/Public Works Facility – Land Purchase within the Plan and Project Area including, but not limited to, the following:

1. Costs associated with property assembly and the need for a property appraisal by Ovington Appraisal Service. Ovington Appraisal Service was the lowest and only submitted quote to perform the appraisal work for an amount not to exceed One Thousand and No/100 (\$1,000.00.)

SECTION 4. Authorized Expenditure; Award of Letter of Engagement. The expenditure of funds from the TIF Fund is authorized up to the amounts set forth in Section 3 above, or such additional amounts necessary to complete any additional work related to the Project as subsequently approved or authorized by the Corporate Authorities. The President and Board of Trustees award the Letter of Engagement for the Project to Ovington Appraisal Service in an amount not to exceed One Thousand and No/100 Dollars (\$1,000.00) and ratify the Village Administrator's signature of the Letter of Engagement, "Exhibit A" and direct the Village Clerk to send a Certified copy of the Resolution to Ovington Appraisal Services for record retention purposes.

SECTION 5. Public Inspection. This Resolution shall be immediately available for inspection by the public at the office of the Village Clerk.

SECTION 6. Repealer. All resolutions, or parts of resolutions, in conflict with the provisions of this Resolution, to the extent of such conflict, are repealed.

SECTION 7. Severability. Each section, paragraph, clause and provision of this Resolution is separable, and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of this Resolution, nor any part thereof, other than that part affected by such decision.

SECTION 8. Ratification. All actions of the Corporate Authorities, agents and employees of the Village that are in conformity with the purpose and intent of this Resolution, whether taken before or after the adoption of this Resolution, are ratified, confirmed and approved.

SECTION 9. Effective Date. This Resolution shall be in full force and effect from and after its adoption, approval and publication in pamphlet form as required by law.

PASSED by the Board of Trustees of the Village of Maple Park, Kane and DeKalb Counties, Illinois at its regular Board meeting held on 2nd day of February, 2021.

Ayes: Ward, Rebone, Higgins, Harris, Fahnestock, Dalton

Nays: _____

Absent: _____

(SEAL)



Kathleen Curtis, Village President

ATTEST:



Theresa D'Amato, Village Clerk