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Staff Report to the Board of Trustees  
183<sup>rd</sup> Street/Orland Parkway and LaGrange Road Annexation  
Prepared: June 25, 2024

**TITLE & SUMMARY**

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Project: 2024-0499 – 183<sup>rd</sup> Street/Orland Parkway and LaGrange Road – Unilateral Annexation  
Purpose: The Village seeks to incorporate two unincorporated vacant parcels and a portion of Orland Parkway through a municipal ordinance.  
Location: 183<sup>rd</sup> Street/Orland Parkway and LaGrange Road  
P.I.N.: 27-33-401-010-000 and 27-33-401-011-0000

**SUMMARY & BACKGROUND**

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The 2013 Comprehensive Plan has identified the 5 acres of unincorporated parcels located in the I-80 Employment planning district as a regional mixed use development opportunity. In addition, the comprehensive plan states that wetlands exist on site.

The Village has identified two unincorporated vacant parcels and a portion of Orland Parkway that qualifies by Illinois Statute, for annexation through municipal ordinance. An ordinance authorizing annexation is now presented to the Village for consideration. An annexation study was conducted by the Village in 2007 and subsequently updated in 2022. In 2024, staff presented the findings to the Village Board. The Village Board, in February of 2024, directed staff to pursue unilateral annexation of several properties but indicated that due to potential for development in County or in Tinley Park, vacant properties should be annexed to Orland Park. The pursuit of unilateral annexation is being pursued for this property at this time.

Each area eligible for unilateral annexation was evaluated for annexation potential based on factors including, development quality concerns, fiscal impact on village, environmental issues, nuisance issues, natural resource protection, Village preferred land use and utility serviceability.

Therefore, it is recommended that the property identified in this ordinance be annexed and uses of the property be subject to Village Ordinances.

**..Financial Impact**

Currently, the fiscal impact is undetermined according to the updated 2024 annexation study.

## RECOMMENDED ACTION

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Regarding Case Number 2024-0499, also known as 183<sup>rd</sup> Street/Orland Parkway and LaGrange Road Annexation, staff recommends the Board of Trustees adopt an ordinance entitled: AN ORDINANCE ANNEXING PROPERTY (SURROUNDED UNINCORPORATED TERRITORY).

### Recommended Motion

I move to adopt an Ordinance entitled: AN ORDINANCE ANNEXING PROPERTY (SURROUNDED UNINCORPORATED TERRITORY).