

**ORDINANCE No. \_\_\_\_\_**

**AN ORDINANCE OF THE VILLAGE BOARD OF THE VILLAGE OF ORLAND PARK, COOK AND WILL COUNTIES, ILLINOIS, ESTABLISHING A SPECIAL SERVICE AREA IN THE VILLAGE OF ORLAND PARK FOR THE LEVY OF TAXES FOR THE PURPOSE OF PAYING THE COST OF PROVIDING SPECIAL SERVICES IN AND FOR SUCH AREA TO BE KNOWN AS SPECIAL SERVICE AREA NUMBER 12 (Triangle TIF Districts)**

**WHEREAS**, the Village of Orland Park is a home rule unit of local government; and

**WHEREAS**, special service areas are authorized pursuant to Section 6(1) of Article VII of the Constitution of the State of Illinois and pursuant to the provisions of the “Special Service Area Tax Law,” 35 ILCS 200/27-5, et seq.; and

**WHEREAS**, it is in the public interest that the area described in this Ordinance be established as Special Service Area No. 12 for the purposes set forth in this Ordinance (the “SSA #12”); and

**WHEREAS**, SSA #12 is compact and contiguous and is totally within the corporate limits of the Village of Orland Park, Cook County, Illinois (the “Village”); and

**WHEREAS**, the revenue from the SSA #12 tax shall be used solely for services for which the Village is authorized to levy taxes or to appropriate funds of the Village, and all necessary construction, reconstruction, and/or maintenance on property in which Village has sufficient interest for the provision of services; and

**WHEREAS**, the Village shall construct or cause to be constructed certain improvements (“Improvements”) within SSA #12; and

**WHEREAS**, the SSA #12 will benefit specially from the construction and maintenance of the Improvements and the municipal services to be provided (the “Services”), and the Improvements and the Services are unique and in addition to municipal services provided to the Village as a whole and it is, therefore, in the best interests of the Village that the Village Board establish SSA #12 for the maintenance of the Improvements; and

**WHEREAS,** a public hearing was held at 7:00 p.m., on the 21st day of October, 2024, at the Village Hall, 14700 South Ravinia Avenue, Orland Park, Illinois, (the “Hearing”), to consider the establishment of SSA #12 in the territory for the purpose of providing the services described in the Notice of Public Hearing and to consider the tax levy described in the Notice.

**WHEREAS,** Notice of the Hearing was given by publication and mailing. Notice by publication was given by publication at least once not less than fifteen (15) days prior to the Hearing on October 21, 2024, in the *Daily Southtown*, a newspaper of general circulation within the Village. Notice by mailing was given by depositing the Notice in the United States mail addressed to the person or persons in whose name the general taxes for the last preceding year were paid on each lot, block, tract or parcel of land lying within the Area. The Notice was mailed not less than ten (10) days prior to the time set for the Hearing. In instances where taxes for the last preceding year were not paid, the Notice was sent to the person last listed on the tax rolls prior to that year as the owner of the property. The Notice is attached to this Ordinance as **Exhibit 1**, and

**WHEREAS,** At the hearing, it was explained that from time to time, the Village President and Village Board of Trustees will levy an annual tax for providing such special services in SSA #12, in an amount not to exceed twenty percent (20%) of the value as equalized or assessed by the Department of Revenue of all taxable property in SSA #12 and shall be in addition to all other taxes permitted by law.

All persons affected by the establishment of SSA #12 and the levy of the tax, including all owners of real estate located within SSA #12, were given an opportunity to be heard regarding the establishment of and the levy of the tax and an opportunity to file objections to the establishment of SSA #12; and

**WHEREAS,** no such objections were filed.

**NOW, THEREFORE, BE IT ORDAINED** by the Village President and Village Board of Trustees of the Village of Orland Park, Cook County, Illinois, as follows:

**Section 1.** Special Service Area Number 12 is hereby established to provide for the repayment of the cost of maintenance of the Improvements, including, but not limited to providing special municipal services to the SSA #12, including (1) all costs of operating, upkeep, maintenance, repair, replacement, reconstruction alteration, safekeeping and improvement of all roadways not owned by the state or county, Heroes Park, the stormwater management system, ponds, drainage ways, ditches, swales, storm sewers or other stormwater facilities or appurtenances (including keeping them free and clear of obstructions); costs of design engineering and other consulting services, surveys and permits; and (2) public liability insurance and all administrative, legal and other costs and expenses incurred in connection with the Area and with the administration of SSA #12 and the repayment of any loan or debt incurred for the provision of any such construction and services.

**Section 2.** The legal description of SSA #12 shall be as set forth in **Exhibit 2**, attached and incorporated into this Ordinance.

**Section 3.** The Recitals of this Ordinance set forth above are incorporated into this text as if set out in full.

**Section 4.** All ordinances, orders and resolutions and parts thereof in conflict herewith be and the same are hereby repealed, and that this ordinance be in full force and effect forthwith upon its adoption and approval.

Adopted by the Village Board of the Village of Orland Park, Illinois this 6th day of January, 2025.

VOTE:

AYES: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSENT: \_\_\_\_\_

Approved by me this \_\_\_\_\_ day of January, 2025.

\_\_\_\_\_  
Village President

(SEAL)

Attest:

\_\_\_\_\_  
Village Clerk

## **EXHIBIT 1**

### **NOTICE OF PUBLIC HEARING VILLAGE OF ORLAND PARK, COOK COUNTY, ILLINOIS SPECIAL SERVICE AREA NUMBER 12**

**NOTICE IS HEREBY GIVEN** that on November 4, at 7:00 p.m. at the Village Hall, 14700 South Ravinia Avenue, Orland Park, Illinois 60462, a hearing will be held by the Village President and Village Board of Trustees of the Village of Orland Park, Cook County, Illinois, to consider the establishment of Special Service Area Number 12 of the Village consisting of the following described territory:

#### **COMMONLY KNOWN AS:**

That triangular shaped area within the Village of Orland Park generally bounded by LaGrange Road on the East, the 143rd Street on the South, and Southwest Highway on the North and West.

#### **PERMANENT INDEX NO.:**

27-04-417-018-0000, 27-04-417-030-8001, 27-04-417-030-8002, 27-04-417-035-0000, 27-04-417-039-0000, 27-04-417-040-0000, 27-04-417-041-0000, 27-04-417-042-0000, 27-04-417-043-0000, 27-04-418-026-0000, 27-04-418-027-0000, 27-04-420-084-0000, 27-04-420-086-0000, 27-04-420-087-0000, 27-04-500-004-0000, 27-04-420-085-8001, 27-04-420-085-8002, 27-04-420-085-8003, 27-04-419-040-8001, and 27-04-419-040-8002.

An accurate map of the territory is on file in the office of the Village Clerk of the Village and is available for public inspection.

The purpose of the establishment of the Special Service Area Number 12 is to provide for the repayment of the cost of maintenance of the Improvements, including, but not limited to providing special municipal services to the Special Service Area, including (1) all costs of operating, upkeep, maintenance, repair, replacement, reconstruction alteration, safekeeping and improvement of all roadways not owned by the state or county, Heroes Park, the stormwater management system, ponds, drainage ways, ditches, swales, storm sewers or other stormwater facilities or appurtenances (including keeping them free and clear of obstructions); costs of design engineering and other consulting services, surveys and permits; and (2) public liability insurance and all administrative, legal and other costs and expenses incurred in connection with the Area and with the administration of the Area, including the repayment of any loan or debt incurred for the provision of any such construction and services.

At the hearing, there will be considered the levy from time to time, as determined by the Village President and Village Board of Trustees, of an annual tax for providing such special services in Special Service Area Number 12, in an amount not to exceed twenty percent (20%) of the value as equalized or assessed by the Department of Revenue of all taxable property in the Area and shall be in addition to all other taxes permitted by law.

All interested persons affected by the establishment of the Special Service Area Number 12 and the levy of the tax, including all owners of real estate located within the Special Service Area, will be given an opportunity to be heard at the hearing regarding the establishment of the Special Service Area and the levy of the tax and an opportunity to file objections to the establishment of the Special Service Area and the levy and amount of the tax.

At the public hearing, any interested persons affected by the proposed Special Service Area may file with the Village Clerk written objections to and may be heard orally in respect to any issues embodied in this

notice. The Village President and Village Board of Trustees shall hear and determine all protests and objections at the hearing, and the hearing may be adjourned to another date without further notice other than a motion to be entered upon the minutes fixing the time and place of its adjournment.

If a petition signed by at least 51% of the electors residing within the Special Service Area and by at least 51% of the owners of record of the land included within the boundaries of the Special Service Area is filed with the Village Clerk of the Village within 60 days following the final adjournment of the public hearing objecting to the creation of the Special Service Area, the levy or imposition of a tax for the provision of special services to the Special Service Area, or to a proposed increase in the tax rate, no such Special Service Area may be created, or tax may be levied or imposed nor the rate increased.

By Order of the Village President and Village Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois.

**EXHIBIT 2**

**DOWNTOWN ORLAND PARK SPECIAL SERVICE AREA #12 LEGAL  
DESCRIPTION**

COMMENCING AT A POINT ON THE EAST LINE OF THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, SAID POINT BEING 545 FEET SOUTH OF THE NORTHEAST CORNER OF SAID SOUTHEAST QUARTER; THENCE SOUTH ALONG SAID EAST LINE OF THE SOUTHEAST QUARTER TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY FOR THE POINT OF BEGINNING; THENCE CONTINUING SOUTH ALONG SAID EAST LINE OF SAID SOUTHEAST QUARTER TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY; THENCE SOUTHWESTERLY ALONG SAID SOUTHEASTERLY RIGHT-OF-WAY OF WABASH RAILROAD COMPANY TO THE WEST LINE OF LAGRANGE ROAD; THENCE SOUTH ALONG THE WEST LINE OF LAGRANGE ROAD TO THE NORTH LINE OF 143RD STREET; THENCE WESTERLY ALONG THE NORTH LINE OF 143RD STREET TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY; THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY TO A POINT ON A LINE 50 FEET NORTH OF AN PARALLEL WITH THE SOUTH LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 4; THENCE EASTERLY ALONG SAID PARALLEL LINE TO THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY; THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY TO A POINT ON THE SOUTH LINE OF SAID SECTION 4; THENCE WEST ALONG SAID SOUTH LINE TO THE NORTHWESTERLY RIGHT-OF-WAY LINE OF WABASH RAILROAD COMPANY; THENCE NORTHEASTERLY ALONG SAID NORTHWESTERLY RIGHT-OF-WAY LINE TO THE EAST LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 4 AND THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

**PROPERTY INDEX NUMBERS (PINS):**

27-04-417-018-0000	27-04-418-027-0000
27-04-417-030-8001	27-04-419-040-8001
27-04-417-030-8002	27-04-419-040-8002
27-04-417-035-0000	27-04-420-084-0000
27-04-417-039-0000	27-04-420-085-8001
27-04-417-040-0000	27-04-420-085-8002
27-04-417-041-0000	27-04-420-085-8003
27-04-417-042-0000	27-04-420-086-0000
27-04-417-043-0000	27-04-420-087-0000
27-04-418-026-0000	27-04-500-004-0000

