

VILLAGE OF DUPO, ILLINOIS

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ORDINANCE NO. 18-27

**AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE VILLAGE OF DUPO,  
ILLINOIS, REGARDING PROPERTY COMMONLY KNOWN AS  
917 ELIZABETH AVENUE, EAST CARONDELET, ILLINOIS  
PPN: 06-16.0-401-005; 312 STATE STREET, DUPO, ILLINOIS PPN: 06-28.0-104-020;  
AND 1624 N. MAIN STREET, DUPO, ILLINOIS PPN: 06-15.0-105-008**

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ADOPTED BY THE  
VILLAGE BOARD OF TRUSTEES  
OF THE  
VILLAGE OF DUPO, ILLINOIS  
THIS 15<sup>th</sup> DAY OF OCTOBER 2018

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Published in pamphlet form by  
authority of the Village Board  
of Trustees of the Village of  
Dupo, St. Clair County, Illinois,  
this 15<sup>th</sup> day of October 2018.

ORDINANCE NO. 18-17

**AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE VILLAGE OF DUPO,  
ILLINOIS, REGARDING PROPERTY COMMONLY KNOWN AS  
917 ELIZABETH AVENUE, EAST CARONDELET, ILLINOIS  
PPN: 06-16.0-401-005; 312 STATE STREET, DUPO, ILLINOIS PPN: 06-28.0-104-020;  
AND 1624 N. MAIN STREET, DUPO, ILLINOIS PPN: 06-15.0-105-008**

**WHEREAS**, the Village of Dupo, St. Clair County, Illinois ("Village"), is a duly created, organized and validly existing municipality of the State of Illinois under the 1970 Illinois Constitution and the laws of the State of Illinois, including particularly the Illinois Municipal Code, and all laws amendatory thereof and supplementary thereto; and

**WHEREAS**, a public meeting was held in the Village of Dupo, Illinois at the Dupo Village Hall, 107 N. Second Street, on October 15, 2018 at 7:00 pm, before the Village Board of Dupo and notice of said meeting was duly given; and

**WHEREAS**, pursuant to the provisions of Section 11-76.1-1 of Article 11 of the Illinois Municipal Code (65 ILCS 5/11-76.1-1), the Village is authorized to purchase or lease real or personal property for public purposes pursuant to contracts or leases which provide for the consideration for such purchase or lease to be paid in annual installments during a period not to exceed twenty (20) years; and

**WHEREAS**, it has become known that parcels 06-16.0-401-005, 06-28.0-104-020, AND 06-15.0-105-008 located in the Village limits of the Village of Dupo, St. Clair County, Illinois, commonly known as 917 Elizabeth Avenue, East Carondelet, Illinois; 312 State Street, Dupo, Illinois; and 1624 N. Main Street, Dupo, Illinois, respectively (referred to herein collectively as "Property"), have been listed for sale by the St. Clair County Trustee; and

**WHEREAS**, 917 Elizabeth Avenue is adjacent to property previously purchased by the Village, is overgrown, contains a dilapidated structure(s) that needs to be demolished, and the property overall needs to be maintained, and the Village desires to purchase the said property, demolish any structures thereon, and maintain the property for public purposes or other uses; and

**WHEREAS**, 312 State Street is overgrown, contains a dilapidated structure(s) that needs to be demolished, and the property overall needs to be maintained, and the Village desires to purchase the said property, demolish any structures thereon, and maintain the property for public purposes or other uses; and

**WHEREAS**, 1624 N. Main Street is overgrown, contains a dilapidated structure(s) that needs to be demolished, and the property overall needs to be maintained, and the Village desires to purchase the said property, demolish any structures thereon, and maintain the property for public purposes or other uses; and

**WHEREAS**, by the Village purchasing the Property it will maintain equity in the Property versus placing a lien on the Property and possibly losing the lien or having to discount the lien at

a later date; and

**WHEREAS**, the Village, as a municipal entity, may purchase the Property from the St. Clair County Trustee prior to it being offered and sold to the public at a tax sale at cost of the minimum bid (\$750.00) plus recording fees (\$39.25) for a total of \$789.25 for each parcel of property, which consideration shall be paid for in a term less than twenty (20) years; and

**WHEREAS**, if the Property is sold to the public it may adversely affect and/or hamper the Village's ability to demolish any structures thereon, maintain the Property, obtain clear title, or foreclose upon any future lien, all which may lead to additional or greater expenses to the Village; and

**WHEREAS**, the Corporate authorities of the Village believe it to be in the best interests of the Village, its citizenry and the general public to purchase the Property;

**NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF DUPO, ST. CLAIR COUNTY, ILLINOIS, AS FOLLOWS:**

**Section 1:** That the foregoing recitals are hereby incorporated herein as findings of the President and Board of Trustees.

**Section 2:** That the Village Mayor on behalf of the Village of Dupu, Illinois, is hereby authorized to enter into Purchase Contracts with the St. Clair County Trustee, on those similar standard terms, conditions and forms as required by the St. Clair County Trustee, to purchase parcel number 06-16.0-401-005 (commonly known as 917 Elizabeth Avenue, East Carondelet, St. Clair County, Illinois), parcel number 06-28.0-104-020 (commonly known as 312 State Street, Dupu, St. Clair County, Illinois), and 06-15.0-105-008 (commonly known as 1624 N. Main Street, Dupu, St. Clair County, Illinois) from the St. Clair County Trustee in the amount of \$789.25 for each parcel for a total of \$2,367.75.

**Section 3:** That the Village Mayor on behalf of the Village of Dupu, Illinois is hereby further authorized to enter into and execute any such contracts, agreements, conveyances, instruments, and all other necessary documents to obtain title to parcel number 06-16.0-401-005, parcel number 06-28.0-104-020, and parcel number 06-15.0-105-008 on behalf of the Village of Dupu, Illinois.

**Section 4:** That the Village Mayor is hereby authorized to provide such additional information and/or take any such further action as may be required to accomplish the purchase of the Property.


**Section 5:** This Ordinance shall be in full force and effect from and after its passage and publication in pamphlet form, as provided by law.

[THIS SPACE LEFT INTENTIONALLY BLANK.]

**PASSED** this 15<sup>th</sup> day of October 2018 by the Village Mayor and the Village Board of Trustees of the Village of Dupo, St. Clair County, Illinois, and deposited and filed in the office of the Village Clerk in said Village on that date.

<u>Trustees</u>	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>	<u>Abstain</u>
Chris Ragsdale	X	—	—	—
Ben Kenner	X	—	—	—
James Smith	X	—	—	—
Joe Basinski	X	—	—	—
Ken Phillips	X	—	—	—
Kerry Foster	X	—	—	—

APPROVED AND PASSED by the Mayor of the Village of Dupo, Illinois this 15<sup>th</sup> day of October 2018.

  
Jerry Wilson, Mayor  
Village of Dupo, Illinois

ATTEST:

  
MARK NADLER, VILLAGE CLERK

(SEAL)

STATE OF ILLINOIS       )  
                                      ) SS  
COUNTY OF ST. CLAIR    )

**CERTIFICATE OF PUBLICATION**

I, Mark Nadler, certify that I am the duly elected and acting Village Clerk of the Village of Dupu, Illinois.

I further certify that on the 15<sup>th</sup> day of October 2018, the Corporate Authorities of the Village of Dupu, Illinois, passed and approved Ordinance No. 18-17, entitled:

**AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE VILLAGE OF DUPO,  
ILLINOIS, REGARDING PROPERTY COMMONLY KNOWN AS  
917 ELIZABETH AVENUE, EAST CARONDELET, ILLINOIS  
PPN: 06-16.0-401-005; 312 STATE STREET, DUPO, ILLINOIS PPN: 06-28.0-104-020;  
AND 1624 N. MAIN STREET, DUPO, ILLINOIS PPN: 06-15.0-105-008**

which provided by its terms that it should be published in pamphlet form.

The pamphlet form of Ordinance No. 18-17, including the ordinance and a cover sheet thereof, was prepared, and a copy of such ordinance was posted in the Dupu Village Hall, commencing on October 15, 2018 and continuing for at least ten (10) days thereafter. Copies of such ordinance were also made available for public inspection upon request in the office of the Village Clerk.

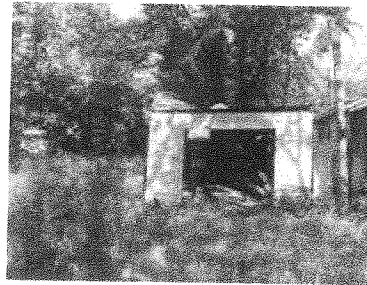
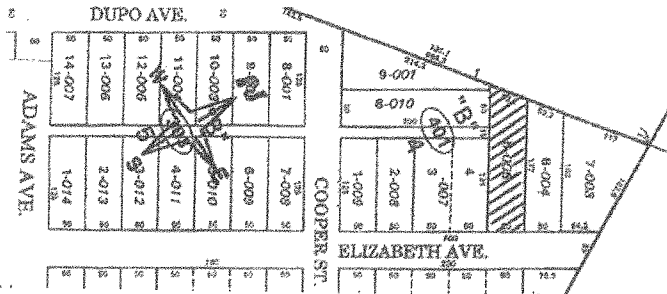
DATED at Dupu, Illinois this 15<sup>th</sup> day of October 2018.

  
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MARK NADLER, Village Clerk

(SEAL)

ITEM	PARCEL NUMBER	TOWNSHIP	LOT SIZE	St. Clair County
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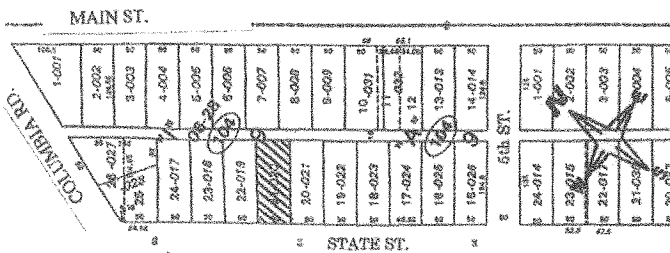
1018248	06-16.0-401-005	SUGARLOAF	50 X 177 IRR	MINIMUM BID \$750.00
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917 ELIZABETH AVE.  
E. CARONDELET, IL  
GARAGE

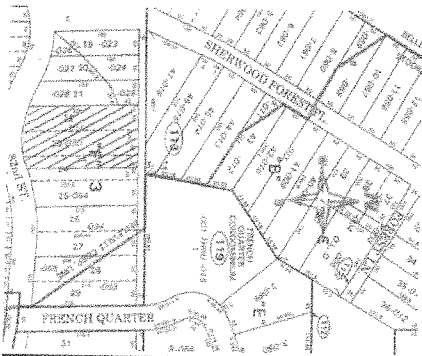


1018250	06-28.0-104-020	SUGARLOAF	50 X 124.8	MINIMUM BID \$750.00
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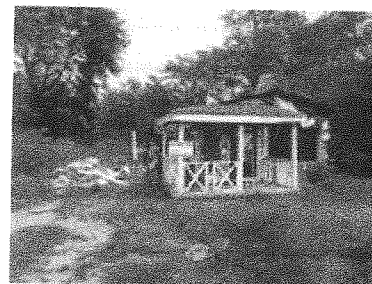
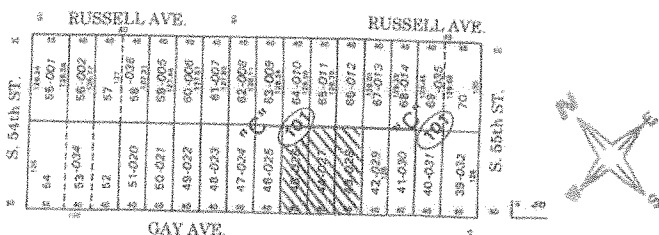
312 STATE ST.  
DUPO, IL  
1 STORY FRAME

1018251	07-01.0-113-030	BELLEVILLE	IRREGULAR	MINIMUM BID \$750.00
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117 N. 82ND ST.  
BELLEVILLE, IL  
1 STORY FRAME

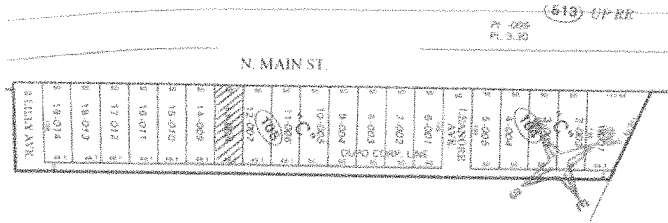
1018252	07-05.0-101-026, 027, 028	CENTREVILLE	120 X 126	MINIMUM BID \$750.00
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5419 - 5423 GAY AVE.  
CENTREVILLE, IL  
1 STORY FRAME  
BURNT

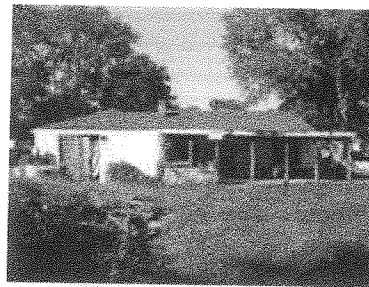
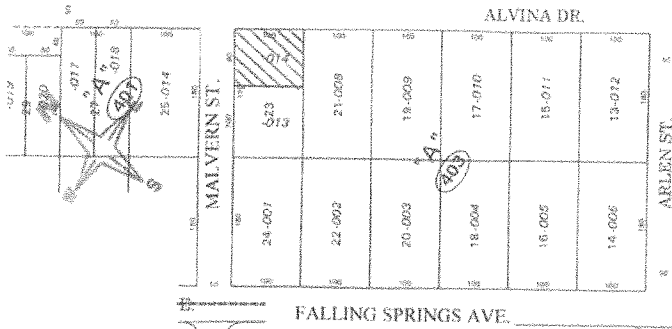
ITEM PARCEL NUMBER TOWNSHIP LOT SIZE St. Clair County

1018243 06-15.0-105-008 SUGARLOAF 50 X 135 IRR MINIMUM BID \$750.00



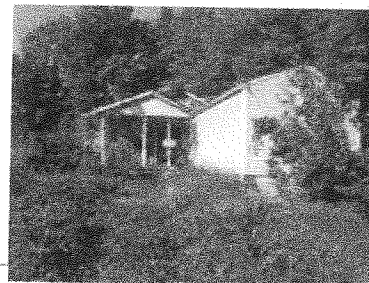
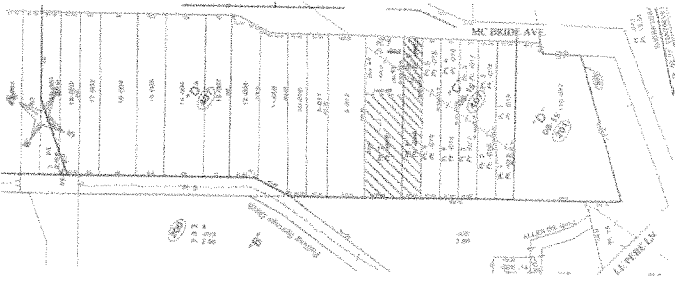
1624 N. MAIN ST.  
DUPO, IL  
1 STORY BRICK

1018244 06-15.0-403-014 SUGARLOAF 100 X 80 MINIMUM BID \$750.00



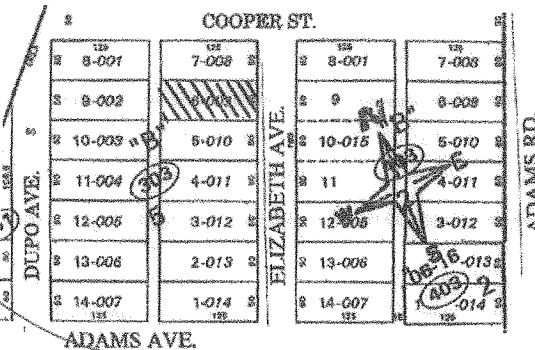
1601 ALVINA DR.  
DUPO, IL  
1 STORY FRAME

1018245 06-15.0-407-021 SUGARLOAF 51.74 X IRR MINIMUM BID \$750.00



753 MC BRIDE AVE.  
DUPO, IL  
1 STORY FRAME

1018246 06-16.0-303-009 SUGARLOAF 50 X 125 MINIMUM BID \$750.00



ELIZABETH AVE.  
EAST CARONDELET, IL  
VACANT LOT

Did not select!