

VILLAGE OF GREEN OAKS

2024-O- 02

*AN ORDINANCE PROPOSING THE ESTABLISHMENT OF
GREEN OAKS SPECIAL SERVICE AREA NUMBER FIFTEEN
(SSA #15)*

**ADOPTED BY THE VILLAGE BOARD
OF THE
VILLAGE OF GREEN OAKS, ILLINOIS
ON
January 24, 2024**

**Published in pamphlet form by authority of the Village Board
of the Village of Green Oaks, Lake County, Illinois,
this 25 day of January, 2024.**

BERNARD WYSOCKI	President	KEVIN GRIFFIN	Trustee
DENISE KAFKIS	Administrator	RICH GLOGOVSKY	Trustee
CLARE MICHELOTTI	Clerk	PETER FURLONG	Trustee
RUDOLPH F. MAGNA, JR.	Attorney	JOHN WAGENER	Trustee
		MAHDI SELLAMI	Trustee
		DAN SUGRUE	Trustee

2024-O-02

**AN ORDINANCE PROPOSING THE ESTABLISHMENT OF
GREEN OAKS SPECIAL SERVICE AREA NUMBER FIFTEEN
(SSA #15)**

WHEREAS, the Board of Trustees of the Village of Green Oaks, County of Lake, State of Illinois, has determined that the real property hereinafter described in Section I is a contiguous area within the said Village to which special governmental services, including, but not limited to, municipal services consisting of the design, construction and the installation of potable water mains and appurtenances thereto connected, respectively, to a public water supply system and the acquisition of easements and licenses in real estate related thereto (collectively referred to herein as the "Improvements"), may be provided in addition to those services provided generally throughout the said Village; and,

WHEREAS, the Board of Trustees has determined that it is in the best interest of the Village to establish Special Service Area Number Fifteen for the purpose of installing the Improvements in said Special Service Area Number Fifteen; and,

WHEREAS, the Village will cause a public hearing to be held by the corporate authorities not less than 60 days after the passage of this ordinance pursuant to notice published not less than 15 days prior to the hearing, and by mailing copies of said notice, not less than 10 days prior to the hearing, to the persons in whose name the general taxes were last paid on each parcel of land lying within the above-describe real property, proposing the establishment of the said described territory as a Special Service Area to be known as Special Service Area Number Fifteen and setting forth the boundaries of the Special Service Area, the nature of the special services to be provided; the permanent index number of each parcel located within the Special Service Area, the maximum rate of property taxes to be extended within the Special Service Area, the maximum amount of bonds secured by such property taxes to be issued, the maximum period of time over which said bonds shall be retired and the maximum rate of interest said bonds shall bear;

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Green Oaks, County of Lake and State of Illinois (the "Corporate Authorities"), as follows:

SECTION I: There is hereby proposed to be established, a Special Service Area in the Village of Green Oaks, Illinois, hereinafter known as "SPECIAL SERVICE AREA NUMBER FIFTEEN" the legal description thereof and street locations thereof are set forth on the public hearing notice as Exhibit I, hereto attached and made a part of this ordinance.

SECTION II: That the boundaries of Special Service Area Number Fifteen are set forth on the map hereto attached as Exhibit II, said Exhibit II being incorporated herein as if fully set forth in the body of this ordinance. The property identifiers within the aforesaid map area are identified on Exhibit III. The Special Service Area Number Fifteen shall include all public street right of way which is immediately adjacent to the territory described herein, however such right-of-way shall not be taxed, nor reflected on the special tax roll, it being the intention of the Corporate Authorities that this inclusion of such right of way is to provide clarity in determining contiguity of the Special Service Area.

SECTION III: The Special Service provided to the Special Service Area Number Fifteen shall include, but not be limited to, municipal services consisting of the design, construction and the installation of the Improvements, all of which are in addition to those services provided generally throughout the said Village, and the cost thereof to be paid from revenues collected from taxes levied or imposed upon property in Special Service Area Number Fifteen.

SECTION IV: The Notice of Public Hearing on the establishment of Special Service Area Number Fifteen and the maximum tax rate in said Special Service Area shall also give notice of the combined public hearing on the issuance of bonds in the proposed Special Service Area Number Fifteen,

that the maximum bond amount shall be \$940,000.00; that the maximum rate of interest on said bonds shall be the greater of nine percent (9%) per annum or 125% of the rate for the most recent date shown in the 20 G.O. Bond Index of average municipal bond yields as published in the most recent edition of the "Bond Buyer" published in New York, New York at the time the contract is made for the sale of bonds. Said bonds, if issued, shall be retired by a levy of a direct tax to pay the principal and interest on such bonds as they become due as provided under the authority of Section 27-45 of the Special Service Area Tax Law; and that the maximum period of time over which the said bonds may be retired shall be twenty (20) years. The maximum rate of taxes which may be annually extended by the Special Service Area Number Fifteen shall be five percent (5%) of the taxable value of the property in Special Service Area Number Fifteen. Taxation may be levied by Special Tax Roll.

SECTION V: The Corporate Authorities hereby direct that a public hearing be held before Trustee John Wagener as the hearing officer on behalf of the Corporate Authorities no less than 60 days after the passage of this ordinance, to wit: on APRIL 4, 2024 at 7:00 p.m. at the Village of Green Oaks Village Hall, 2020 O'Plaine Rd., Green Oaks, Illinois, and that the Village Administrator with the assistance of the Village Attorney are hereby directed to give notice of public hearing published not less than 15 days prior to the hearing, and by mailing copies of said notice, not less than 10 days prior to the hearing, to the persons in whose name the general taxes were last paid on each parcel of land lying within the above described real property; proposing the establishment of the described territory as a Special Service Area Number Fifteen, and setting forth the time and place of hearing, the boundaries of Special Service Area Number Fifteen by legal description and by street location, the nature of the special services to be provided, the permanent tax index number of each parcel located within Special Service Area Number Fifteen, the maximum rate of taxes to be extended in any year, the maximum amount of bonds to be issued, the maximum period of time over which said bonds shall be retired, the maximum rate of interest said bonds shall bear, and that all interested persons will be given an opportunity to be heard at the hearing regarding such matters, and an opportunity to file objections thereto, all in accordance with the provisions of Illinois Special Service Area Tax Law, Section 27-5 et seq. (35 ILCS 200/27-5 et seq.). Which notice shall be substantially in the form hereto attached as Exhibit I. The hearing officer shall be the Chairman of the Public Works Committee of the Village Board.

SECTION VI: The bonds to be Issued by Special Service Area Number Fifteen shall be paid by the levy and extension of a special tax on a basis other than the assessed value of the lots, tracts and parcels in the Special Service Area as established pursuant to the Revenue Act of 1939, as amended, in the following manner:

- A. Special Service Area Tax Roll shall be established on the basis of the assumption that all single family residential lots in the Special Service Area are similar in size and character and therefore are being benefited approximately equally by the design, construction and the installation of potable water mains and appurtenances thereto connected, respectively, to a public water supply system, the acquisition of easements and licenses in real estate for the Improvements, notwithstanding the difference in the assessed values of the various lots and improvements thereon under the provisions of the Revenue Act of 1939, as amended. All such residential lots shall be Taxed the same amount in the Special Service Area Tax Roll.
- B. The Special Services Tax Roll of Special Services Area Number Fifteen shall be established by the ordinance establishing Special Service Area Number Fifteen after the public hearing hereinabove provided for has been held and the opportunity to object thereto, as provided in the Revenue Act of 1939, as amended, has been satisfied, provided the Corporate Authorities desire to proceed with the establishment of Special Service Area Number Fifteen.
- C. A List of lots, blocks, tracts and parcels comprising Special Service Area Number Fifteen, with, at the option of the Village, assessed values set forth for each; the map

of Special Service Area Number Fifteen attached hereto as Exhibit II; and the ordinance establishing Special Service Area Number Fifteen and any amendments thereto shall be recorded with the Recording Division of the Office of the Clerk of Lake County, Illinois; and shall be submitted to the Lake County Clerk as the Special Services Area Tax roll to be used by the said County Clerk for use in extending any Special Taxes to be paid by Special Service Area Number Fifteen and for payment for any bonds issued in said special service area.

SECTION VII: That all ordinances or parts of ordinances in conflict herewith to the extent of such conflict are hereby repealed.

SECTION VIII: That this ordinance shall be published by authority of the Corporate Authorities in pamphlet form and placed on file in the office of the Village Clerk, and the Village Clerk shall record the passage hereof in the Ordinance Record Book .

SECTION IX: That this ordinance shall be in full force and effect from and after its passage, approval, recording and publication according to law.

Passed this 24th day of January, 2024.

	Aves:	Nays:	Absent/Abstain
RICH GLOGOVSKY	_____	_____	<u> x </u>
PETER FURLONG	<u> x </u>	_____	_____
JOHN WAGENER	<u> x </u>	_____	_____
DAN SUGRUE	_____	_____	<u> x </u>
KEVIN GRIFFIN	<u> x </u>	_____	_____
MAHDI SELLAMI	<u> x </u>	_____	_____

APPROVED:

Bernard Wagoner Date: 1.24.24
Village President

ATTEST:

By: TDS
Village Clerk
Deputy

Presented and read, or reading having been waived, at a duly convened meeting of the Corporate Authorities on January 24, 2024.

I hereby certify that the above ordinance was published in pamphlet form on January 25, 2024, as provided by law.

TDS
Village Clerk
Deputy

{26/74.43/SSA15/00047044.DOC}



EXHIBIT I

NOTICE OF PUBLIC HEARING VILLAGE OF GREEN OAKS, LAKE COUNTY, ILLINOIS

A PUBLIC HEARING ON THE CREATION OF SPECIAL SERVICE AREA NUMBER FIFTEEN; AND ESTABLISHING A MAXIMUM TAX RATE, BOND AMOUNT, BOND REPAYMENT PERIOD, AND BOND INTEREST RATE FOR SPECIAL SERVICE AREA NUMBER FIFTEEN

DATE OF HEARING: April 4, 2024

TIME: 7:00 p.m.

PLACE: Village of Green Oaks Village Hall
2020 O'Plaine Road
Green Oaks, Illinois

Notice of a Public Hearing is hereby given to all interested persons, including all persons owning taxable real property located in the following described territory, to wit;

Lots 123, 122, 121, 120, 119, 129, 130, and 131 in Banbury Unit No. 2, a subdivision in the Southeast Quarter of Section 11, Township 44 North, Range 11 East of the Third Principal Meridian, (Recorded June 28, 1961 as Document #1119305), in Lake County, Illinois,
And

Lots 42, 41, 40, 39, 38, 37, 36, 26, and 25 in Saddle Hill Estates Unit 2C, a subdivision in the Southeast Quarter of Section 11, Township 44 North, Range 11 East of the Third Principal Meridian, (Recorded August 7, 1987 as Document #2599182), in Lake County, Illinois.

The description of the territory of proposed Special Service Area Number Fifteen by Street Location and Permanent Index Number Within the Village of Green Oaks is described as follows:

Subdivision Key: Banbury Unit No. 2=BU2; Saddle Hill Estates Unit 2C=SHE2C.

Lot #	PIN Number	Street Location of Property	Subdivision Name
123	11-11-406-006	2105 Kenton Ln.	BU2
122	11-11-406-007	2111 Kenton Ln.	BU2
121	11-11-406-008	2115 Kenton Ln.	BU2
120	11-11-406-009	2117 Kenton Ln.	BU2
119	11-11-406-015	2121 Kenton Ln.	BU2
129	11-11-408-006	2085 Lexington Rd.	BU2
130	11-11-408-007	2135 Kenton Ln.	BU2
131	11-11-408-008	2139 Kenton Ln.	BU2
42	11-11-408-017	2104 Kenton Ln.	SHE2C
41	11-11-408-018	2108 Kenton Ln.	SHE2C
40	11-11-408-019	2112 Kenton Ln.	SHE2C
39	11-11-408-020	2116 Kenton Ln.	SHE2C
38	11-11-408-021	2120 Kenton Ln.	SHE2C
37	11-11-408-022	2124 Kenton Ln.	SHE2C
36	11-11-408-023	2128 Kenton Ln.	SHE2C
26	11-11-408-013	2143 Kenton Ln.	SHE2C
25	11-11-408-012	2141 Kenton Ln.	SHE2C

Pursuant to the Special Service Area Tax Law (35 ILCS 200/27-5 et seq.), a public hearing will be held by the President and Board of Trustees of the Village of Green Oaks, Lake County, Illinois on April 4, 2024 at 7:00 p.m. at Village of Green Oaks Village Hall, 2020 O'Plaine Road Green Oaks, Illinois, to consider the creation by ordinance (the "Ordinance") of Special Service Area Number Fifteen of the Village of Green Oaks, Illinois comprised of the territory described above, for the purpose of providing the design, construction and the installation of potable water mains and appurtenances thereto connected, respectively, to a public water supply system, and the acquisition of easements and licenses in real estate related thereto, which are in addition to those services provided generally throughout the said Village, and the cost thereof to be paid from revenues collected from taxes levied or imposed upon property in Special Service Area Number Fifteen. The ordinance to be considered shall provide that a special tax will be levied and extended within Special Service Area Number Fifteen and, pursuant to Section 27-75 of the Special Service Area Tax Law, which shall be levied, extended, or imposed on a basis other than the equalized assessed value of property, to wit, each lot, parcel or tract in Special Service Area Number Fifteen shall be equally assessed or taxed on a fixed sum basis sufficient to pay for the lawful costs of providing the special services.

At the public hearing, consideration shall be given to the issuance of bonds secured by the full faith and credit of Special Service Area Number Fifteen in an amount not to exceed \$940,000.00 Such bonds are proposed to be issued to finance the providing of said special services. These bonds are proposed to be issued for a term not to exceed twenty (20) years by which time they shall be fully retired and that said bonds shall bear a rate of interest not to exceed nine (9%) per annum or 125% of the rate for the most recent date shown in the 20 G.O. Bond Index of average municipal bond yields as published in the most recent edition of the "Bond Buyer" published in New York, New York at the time the contract is made for the sale of bonds. Said bonds, if issued, shall be retired by a levy of a direct tax to pay the principal and interest on such bonds as they become due as provided under the authority of Section 27-45 of the Special Service Area Tax Law. The maximum taxes which may be annually extended by the Special Service Area Number Fifteen shall be five percent (5%) of the taxable value of the property in the Special Service Area Number Fifteen.

All interested persons, including all persons owning taxable real property located within the Special Service Area Number Fifteen, are hereby notified: (1) that they will be given an opportunity to be heard orally at the hearing regarding, and that they may file with the Village Clerk of Green Oaks, Illinois, written objections to, the creation of the Special Service Area Number Fifteen; (2) that they shall be given an opportunity to be heard at the hearing regarding, and be given an opportunity to file objections to the amount of the tax levy; and (3) that they shall be given the opportunity to be heard at the hearing regarding, and be given an opportunity to file objections to, the issuance of such bonds, the maximum amount thereof, the maximum time period for payment thereof, and the maximum rate of interest thereon. Written objections may be filed at any time subject to the limitations contained in the last paragraph hereof.

The hearing may be adjourned to another date by the Village Board Hearing Officer without further notice other than by an order entered upon the minutes of this hearing and fixing the date, time and place thereof.

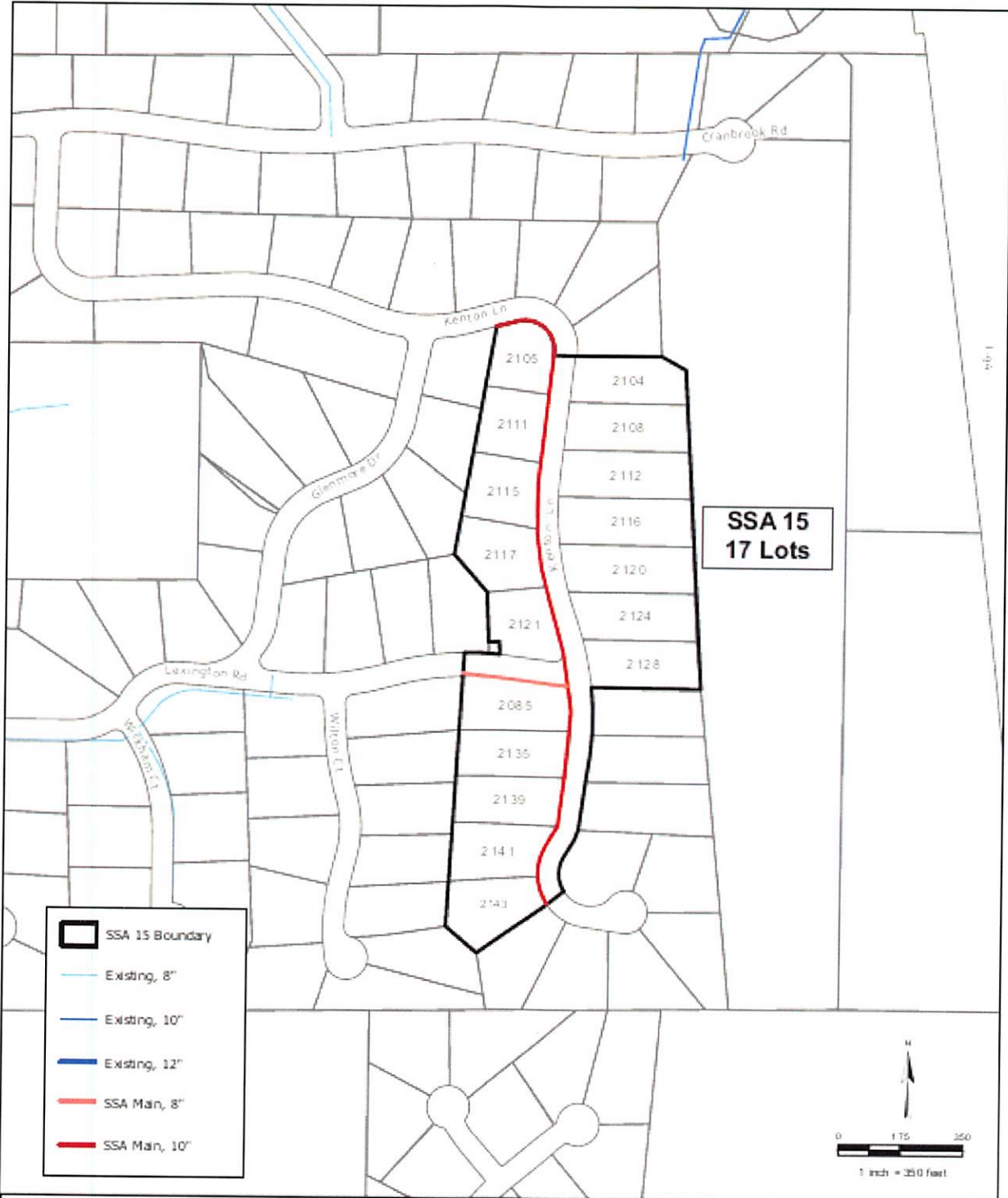
At the hearing, or at the first regular meeting of the Village Board thereafter, the Village Board of the Village of Green Oaks, Illinois may delete a portion of the above-described territory from Special Service Area Number Fifteen.

If a petition signed by at least 51% of the electors residing within proposed Special Service Area Number Fifteen and signed by at least 51% of the owners of record of the land included within the boundaries of proposed Special Service Area Number Fifteen is filed with the Clerk of the Village of Green Oaks, Illinois within 60 days following the final adjournment of the public hearing, objecting to the creation of Special Service Area Number Fifteen, or the enlargement thereof, the levy or imposition of a tax, or the issuance of bonds for the provision of special services to the area, no district may be created and no tax may be levied or imposed or no such bonds may be issued.

VILLAGE OF GREEN OAKS, ILLINOIS

By: Denise Kafkis, Village Administrator

EXHIBIT II Map of Proposed SSA #15



**SPECIAL SERVICE AREA 15
VILLAGE OF GREEN OAKS
JANUARY 8, 2024**



EXHIBIT III
Green Oaks SSA #15 Property Identifiers

Description of territory by Street Location and Permanent Index Number Within the Village of Green Oaks. Subdivision Key: Banbury Unit No. 2=BU2; Saddle Hill Estates Unit 2C=SHE2C.

Lot #	PIN Number	Street Location of Property	Subdivision Name
123	11-11-406-006	2105 Kenton Ln.	BU2
122	11-11-406-007	2111 Kenton Ln.	BU2
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