
THE CITY OF ROCHELLE
Ogle County, Illinois

RESOLUTION
NO. _____

**A RESOLUTION APPROVING A REDEVELOPMENT AGREEMENT FOR THE
REAL ESTATE LOCATED AT 407 LINCOLN HIGHWAY, ROCHELLE, ILLINOIS
WITH MECEN, LLC**

JOHN BEARROWS, Mayor
SUE MESSER, City Clerk

TOM McDERMOTT
BIL HAYES
KATE SHAW-DICKEY
DAN McDERMOTT
JOHN GRUBEN
DON BURKE

City Council

Published in pamphlet form by authority of the Mayor and City Council of the City of Rochelle
Law Offices of Peterson, Johnson, & Murray—Chicago, City Attorneys
200 W. Adams, Ste. 2125, Chicago, IL 60606

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WHEREAS, the City of Rochelle is a body politic and corporate, organized and existing pursuant to the Illinois Municipal Code, 65 ILCS 5-1-1, et seq.; and

WHEREAS, previously the City has formed the Downtown Tax Increment Financing (“TIF”) area for the redevelopment of the City’s downtown area; and

WHEREAS, the MECEN, LLC is the owner of the real estate located at 407 Lincoln Highway, Rochelle, Illinois (“the Property”); and

WHEREAS, the property located at 407 Lincoln Avenue, Rochelle, Ogle County, Illinois (“Property”) is located within and is part of the City of Rochelle Downtown Tax Increment Financing District (“Downtown TIF”); and

WHEREAS, MECEN, LLC is in the process of redeveloping the Property to provide for a restaurant in the City’s Downtown area; and

WHEREAS, as part of the redevelopment of the Property, the water service into the building will have to be enlarged and a fire suppression system with a backflow check valve will have to be installed to protect the City’s water supply (“the Improvements”); and

WHEREAS, in order to facilitate the redevelopment of the City’s Downtown area, it is necessary to enter into a Redevelopment Agreement (“Agreement”) with MECEN, LLC, under which MECEN, LLC will receive an economic redevelopment grant to fund a portion of the Improvements (attached hereto as Exhibit 1); and

WHEREAS, the City Council finds it to be in the best interests of its citizens and residents to enter into this Agreement for the redevelopment of the City’s downtown area.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF ROCHELLE, ILLINOIS as follows:

SECTION ONE: That City hereby incorporates all of the recitals above into this Resolution as if fully set forth herein.

SECTION TWO: The City hereby authorizes the City Manager to execute the Redevelopment Agreement for the property located at 407 Lincoln Highway, Rochelle, Illinois attached hereto as Exhibit 1 in a form to be reviewed and revised by the City Attorney.

SECTION THREE: All prior Ordinances, Resolutions and Personnel Policies in conflict or inconsistent herewith are hereby expressly repealed but only to the extent of such conflict or inconsistency.

SECTION FOUR: This Resolution shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

PASSED THIS _____ day of January, 2020.

AYES:

NAYS:

ABSENT:

APPROVED THIS _____ day of January, 2020.

MAYOR

ATTEST:

CITY CLERK

STATE OF ILLINOIS)
)
COUNTY OF OGLE) SS.

CERTIFICATE

I, _____, City Clerk of the City of Rochelle, County of Ogle and State of Illinois, DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. _____, “A RESOLUTION APPROVING A REDEVELOPMENT AGREEMENT FOR THE REAL ESTATE LOCATED AT 407 LINCOLN HIGHWAY, ROCHELLE, ILLINOIS WITH MECEN, LLC” which was adopted by the Mayor and City Council of the City of Rochelle on _____, 2020.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of the City of Rochelle this _____ day of January, 2020.

CITY CLERK