
ORDINANCE NO. 2024-25-20

*An Ordinance Levying Taxes for Special Area Number 13
in the Village of Johnsburg for the 2024 Tax Year
(Prairie View Estates of Johnsburg, Units 3 and 4)*

AN ORDINANCE PASSED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF JOHNSBURG
AT A REGULAR MEETING ON DECEMBER 3, 2024
PUBLISHED IN PAMPHLET FORM BY AUTHORITY OF THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF JOHNSBURG

President

Edwin P. Hettermann

Board of Trustees

Beth Foreman
Mike Fouke
Josh Hagen
Greg Klemstein
Scott Letzter
Jamie Morris

Village Administrator

Claudett E. Sofiakis

ORDINANCE NO. 2024-25-20

An Ordinance Levying Taxes for Special Area Number 13 in the Village of Johnsburg for the 2024 Tax Year (Prairie View Estates of Johnsburg, Units 3 and 4)

WHEREAS, the Village of Johnsburg, McHenry County, Illinois, passed Ordinance 01-02-29 on January 22, 2002, entitled *An Ordinance Ratifying the Establishment of Special Service Area Number 13 Within the Village of Johnsburg for Property Commonly Known as the Prairie View Estates of Johnsburg Subdivision (Units 3 and 4)*; and

WHEREAS, this Special Service Area Ordinance provided that the Village could levy a tax not to exceed .600 percent per annum assessed valuation of Special Service Area Number 13 over property legally described in Section 1 of this Ordinance; and

WHEREAS, a hearing was held on November 6, 2001, after notice of said hearing was published in the *Northwest Herald* and a notice was mailed to all property owners within the proposed boundaries of said Special Service Area; and

WHEREAS, Ordinance 01-02-29 was passed after the deadline for property owners to submit petitions, signed by at least 51 percent of the electors residing within the Special Service Area and by at least 51 percent of the owners of record of land included within the boundaries of the Special Service Area, objecting to the formation of the Special Service Area, and Ordinance 01-02-29 became effective 10 days after its passage.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Johnsburg, McHenry County, Illinois, as follows:

SECTION 1: There is hereby levied over all the taxable property within Village of Johnsburg Special Service Area Number 13 the total sum of \$3,346.00 for the 2024 tax year.

Special Service Area Number 13 for the Village of Johnsburg is legally described as follows:

Unit 3: PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, AND PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, ALL IN TOWNSHIP 45 NORTH, RANGE 8, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1; THENCE NORTH 89 DEGREES 05 MINUTES 59 SECONDS EAST ALONG THE NORTH LINE THEREOF, 810.60 FEET TO THE PLACE OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 05 MINUTES 59 SECONDS EAST ALONG SAID

NORTH LINE AND THE NORTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, A DISTANCE OF 758.00 FEET TO THE MOST NORTHWEST CORNER OF PRAIRIE VIEW ESTATES OF JOHNSBURG PHASE 1, BEING A SUBDIVISION OF PART OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER, THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 1, PART OF GOVERNMENT LOT 2 OF THE SOUTHWEST QUARTER OF SECTION 6, AND PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, ACCORDING TO THE PLAT THEREOF, RECORDED OCTOBER 3, 1997 AS DOCUMENT NO. 97R048837; THENCE SOUTH 01 DEGREES 03 MINUTES 46 SECONDS EAST ALONG THE WESTERLY LINE OF SAID PRAIRIE VIEW ESTATES OF JOHNSBURG PHASE 1, A DISTANCE OF 248.47 FEET; THENCE SOUTH 22 DEGREES 08 MINUTES 22 SECONDS WEST ALONG SAID WESTERLY LINE, 65.28 FEET; THENCE SOUTH 0 DEGREES 12 MINUTES 55 SECONDS EAST ALONG SAID WESTERLY LINE, 265.03 FEET TO THE SOUTHWEST CORNER OF LOT 114 IN SAID PRAIRIE VIEW ESTATES OF JOHNSBURG PHASE 1; THENCE NORTH 88 DEGREES 56 MINUTES 15 SECONDS EAST ALONG THE SOUTH LINE OF SAID LOT 114 AND THE SOUTH LINE OF LOT 113, A DISTANCE OF 409.82 FEET TO THE SOUTHEAST CORNER OF SAID LOT 113; THENCE SOUTH 02 DEGREES 11 MINUTES 45 SECONDS EAST ALONG THE WESTERLY LINE OF SAID PRAIRIE VIEW ESTATES OF JOHNSBURG PHASE 1, A DISTANCE OF 444.73 FEET; THENCE SOUTH 13 DEGREES 37 MINUTES 55 SECONDS EAST ALONG SAID WESTERLY LINE, 61.52 FEET; THENCE SOUTH 00 DEGREES 28 MINUTES 47 SECONDS WEST ALONG SAID WESTERLY LINE, 242.85 FEET TO THE SOUTH LINE OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE SOUTH 89 DEGREES 07 MINUTES 17 SECONDS WEST ALONG SAID SOUTH LINE, 664.97 FEET TO THE SOUTHWEST CORNER THEREOF; THENCE SOUTH 00 DEGREES 06 MINUTES 12 SECONDS EAST ALONG THE WEST LINE OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 1, A DISTANCE OF 263.72 FEET TO THE NORTHEAST CORNER OF PRAIRIE COMMERCE CENTRE OF JOHNSBURG, BEING A SUBDIVISION OF PART OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 1, ACCORDING TO THE PLAT THEREOF RECORDED MAY 5, 1997 AS DOCUMENT NO. 97R020421; THENCE SOUTH 89 DEGREES 28 MINUTES 24 SECONDS WEST ALONG SAID NORTH LINE 644.37 FEET; THENCE NORTH 00 DEGREES 31 MINUTES 36 SECONDS WEST, 200.00 FEET; THENCE SOUTH 89 DEGREES 28 MINUTES 24 SECONDS WEST, 47.60 FEET; THENCE NORTH 00 DEGREES 12 MINUTES 55 SECONDS WEST, 238.86 FEET; THENCE NORTH 65 DEGREES 05 MINUTES 52 SECONDS EAST, 68.24 FEET; THENCE NORTH 00 DEGREES 12 MINUTES 55 SECONDS WEST, 550.00 FEET; THENCE NORTH 89 DEGREES 28 MINUTES 24 SECONDS EAST,

37.00 FEET; THENCE NORTH 00 DEGREES 12 MINUTES 55 SECONDS WEST, 311.56 FEET; THENCE NORTH 88 DEGREES 56 MINUTES 15 SECONDS EAST, 89.92 FEET; THENCE NORTH 01 DEGREES 03 MINUTES 45 SECONDS WEST, 250.62 FEET TO THE PLACE OF BEGINNING, IN MCHENRY COUNTY, ILLINOIS;

and also legally described as BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, AND PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, ALL IN TOWNSHIP 45 NORTH, RANGE 8, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN MCHENRY COUNTY, ILLINOIS.

Unit 4: PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, AND PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, IN TOWNSHIP 45 NORTH, RANGE 8, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 1; THENCE NORTH 89 DEGREES 05 MINUTES 59 SECONDS EAST ALONG THE NORTH LINE THEREOF, 810.60 FEET; THENCE SOUTH 01 DEGREES 03 MINUTES 45 SECONDS EAST, 250.62 FEET; THENCE SOUTH 88 DEGREES 56 MINUTES 15 SECONDS WEST, 89.92 FEET; THENCE SOUTH 00 DEGREES 12 MINUTES 55 SECONDS EAST, 311.56 FEET; THENCE SOUTH 89 DEGREES 28 MINUTES 24 SECONDS WEST, 37.00 FEET; THENCE SOUTH 00 DEGREES 12 MINUTES 55 SECONDS EAST, 550.00 FEET; THENCE SOUTH 65 DEGREES 05 MINUTES 52 SECONDS WEST, 68.24 FEET; THENCE SOUTH 00 DEGREES 12 MINUTES 55 SECONDS EAST, 238.86 FEET; THENCE NORTH 89 DEGREES 28 MINUTES 24 SECONDS EAST, 47.60 FEET; THENCE SOUTH 00 DEGREES 31 MINUTES 36 SECONDS EAST, 200.00 FEET TO THE NORTH LINE OF PRAIRIE COMMERCE CENTRE OF JOHNSBURG, BEING A SUBDIVISION OF PART OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, ACCORDING TO THE PLAT THEREOF, RECORDED MAY 5, 1997 AS DOCUMENT NO. 97R020421; THENCE SOUTH 89 DEGREES 28 MINUTES 24 SECONDS WEST ALONG SAID NORTH LINE, 676.29 FEET TO THE WEST LINE OF SAID NORTHWEST QUARTER OF THE SOUTHEAST QUARTER; THENCE NORTH 00 DEGREES 07 MINUTES 58 SECONDS WEST ALONG SAID WEST LINE AND THE WEST LINE OF SAID SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1, A DISTANCE OF 1574.77 FEET TO THE PLACE OF BEGINNING, IN MCHENRY COUNTY, ILLINOIS; and also legally described as BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 1,

AND PART OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, IN TOWNSHIP 45 NORTH, RANGE 8, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN MCHENRY COUNTY, ILLINOIS.

The area consists of approximately 62.2 acres, is located east of Spring Grove Road and north of Hiller Ridge in the Village of Johnsburg and is commonly known as the Prairie View Estates of Johnsburg Subdivision (Units 3 and 4).

SECTION 2: The Clerk of the aforesaid Village is hereby directed to file with the Clerk of the aforesaid County a duly certified copy of this Ordinance.

SECTION 3: If any section, paragraph, subdivision, clause, sentence or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be invalid, such judgment shall not affect, impair, invalidate or nullify the remainder thereof, which remainder shall remain and continue in full force and effect.

SECTION 4: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 5: This Ordinance shall be in full force and effect upon its passage, approval and publication in pamphlet form (which publication is hereby authorized) as provided by law.

Voting Aye: Trustees Foreman, Fouke, Hagen, Klemstein, Letzter, Morris
Voting Nay:



APPROVED:

A handwritten signature in black ink, appearing to read "Edwin P. Hettermann".

Village President Edwin P. Hettermann

(SEAL)

ATTEST: Village Clerk Claudett E. Sofiakis

Passed: December 3, 2024

Approved: December 3, 2024

Published: December 3, 2024

CERTIFICATION

I, CLAUDETT E. SOFIAKIS, do hereby certify that I am the duly appointed, acting and qualified Clerk of the Village of Johnsburg, McHenry County, Illinois, and that as such Clerk, I am the keeper of the records and minutes and proceedings of the President and Board of Trustees of said Village of Johnsburg.


I do further certify that at a regular meeting of the President and Board of Trustees of the Village of Johnsburg, held on the 3rd day of December, 2024, the foregoing Ordinance entitled *An Ordinance Levying Taxes for Special Area Number 13 in the Village of Johnsburg for the 2024 Tax Year (Prairie View Estates of Johnsburg, Units 3 and 4)* was duly passed by the President and Board of Trustees of the Village of Johnsburg.

The pamphlet form of Ordinance No. 24-25-20, including the Ordinance and a cover sheet thereof, was prepared, and a copy of such Ordinance was available in the Village Hall, commencing on the 3rd day of December, 2024, and continuing for at least 10 days thereafter. Copies of such Ordinance were also available for public inspection upon request in the office of the Village Clerk.

I do further certify that the original, of which the attached is a true and correct copy, is entrusted to me as the Clerk of said Village for safekeeping, and that I am the lawful custodian and keeper of the same.

Given under my hand and corporate seal of the Village of Johnsburg this 3rd day of December, 2024.





Claudett E. Sofiakis, Village Clerk
Village of Johnsburg,
McHenry County, Illinois