

**VILLAGE OF ROMEOVILLE, ILLINOIS, NOTICE OF PUBLIC HEARING  
REGARDING DESIGNATION OF THE NORMANTOWN/WEBER ROAD BUSINESS  
DISTRICT NO. 1 AS A “BUSINESS DISTRICT” AND APPROVAL OF A BUSINESS  
DISTRICT PLAN  
“NORMANTOWN/WEBER ROAD BUSINESS DISTRICT NO. 1”**

Please take notice that on the 19<sup>th</sup> day of December 2018, during the course of the regular Village Board Meeting which commences at 6:00 o’clock p.m. at the Village Board Chambers, Village Hall, 1050 West Romeo Road, Romeoville, IL 60446, the Mayor and Board of Trustees of the Village of Romeoville will conduct a public hearings with regard to the designation of an area as a “Business District” known as the Normantown/Weber Road Business District No. 1 (the “Business District”), and approval of a proposed Business District Plan, all pursuant to the Illinois Business District Development and Redevelopment Law, 65 ILCS 5/11-74.3-1 *et. seq.* (the “Act”). The proposed Business District is legally described in Exhibit A, and includes the tax parcels also described in Exhibit A.

The Business District generally includes the frontage properties along the intersection of Normantown and Weber Roads and extending along North Brunswick to Interstate 55. All interested persons may file written comments at the public hearing or in advance of the public hearing in the Office of the Village Clerk, 1050 West Romeo Road, Romeoville, Illinois 60446. You are further notified that at the public hearing all persons may be heard orally regarding any issue embodied in this Notice. You are further notified that the public hearing may be adjourned to another time, date or place without further notice other than a motion entered upon the minutes fixing the time, date and place of the adjourned hearing.

The proposed Business District Plan generally contemplates a range of goals and objectives such as to provide a greater diversification of land uses to reduce reliance on any one business sector, advance implementation policies that encourage development including business

retention and introducing new businesses to the community, focus on improving internal accessibility by providing for necessary public transportation circulation, ensure that each development opportunity will provide for new uses that support the needs of residents, including expanded tax base and job creation. The Plan further evaluates eligibility for designation as a Business District and whether the area is “blighted.” The actions by the Village are intended to encourage redevelopment and investment in the Business District and to enhance property values in the area. Further, the actions contemplated by the Village of Romeoville includes entering into Redevelopment Agreements and other matters contemplated or allowed by the Act. The Village of Romeoville may implement the goals and objectives of the Business District through public finance techniques including issuance of one or more series of debt obligations. Further, the Business District Plan includes the adoption of a retailer’s occupation tax, a service occupation tax and a hotel operator’s tax each in the amount of one (1%) percent.

A draft Business District Plan is on file with the Office of the Village Clerk, 1050 West Romeo Road, Romeoville, Illinois 60446 and is available for public inspection during regular business hours or may be requested by mail from the Village Clerk. The draft Business District Plan may be amended prior to adoption in conformance with the Act. For further information, please contact Nathan Darga, Senior Planner for the Village of Romeoville, at 815-886-5033 or by email at [ndarga@romeoville.org](mailto:ndarga@romeoville.org) during regular business hours.

**HONORABLE JOHN NOAK  
MAYOR, VILLAGE OF ROMEOVILLE**

**EXHIBIT A**

**LEGAL DESCRIPTION/TAX PARCEL LIST**

LEGAL DESCRIPTION  
OF  
NORMANTOWN BUSINESS DISTRICT

THAT PART OF THE SOUTHWEST QUARTER OF SECTION 29 AND THAT PART OF THE SOUTHEAST QUARTER OF SECTION 30 AND THAT PART OF THE NORTHEAST QUARTER OF SECTION 31 AND THAT PART OF THE NORTHWEST QUARTER OF SECTION 32, ALL IN TOWNSHIP 37 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPLE MERIDIAN, IN WILL COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF LOT 2 IN WEBER TOWN CENTER BEING A SUBDIVISION IN SAID NORTHEAST QUARTER OF SECTION 31 AND SAID SOUTHEAST QUARTER OF SECTION 30 ACCORDING TO THE PLAT THEREOF RECORDED MARCH 10, 2009 AS DOCUMENT R2009-028025;

THENCE EASTERLY ALONG THE NORTHERLY LINE OF SAID LOT 2 ALSO BEING THE SOUTHERLY LINE OF INTERSTATE ROUTE 55, TO THE WESTERLY LINE OF PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-022-0000;

THENCE CONTINUING ALONG SAID SOUTHERLY LINE OF INTERSTATE ROUTE 55 ALSO BEING THE NORTHERLY LINE OF SAID PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-022-0000 AND THE NORTHERLY LINE OF PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-017-0000, TO THE NORTHEAST CORNER OF SAID PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-017-0000, SAID CORNER ALSO BEING THE INTERSECTION OF THE WEST LINE OF WEBER ROAD WITH THE SOUTHERLY LINE OF SAID INTERSTATE ROUTE 55;

THENCE SOUTHEASTERLY, TO THE NORTHWEST CORNER OF PROPERTY IDENTIFIED ON THE COUNTY OF WILL GIS DATA VIEWER AS PARCEL NUMBER 02-29-300-007-0010, SAID CORNER ALSO BEING THE INTERSECTION OF THE EAST LINE OF SAID WEBER ROAD WITH THE SOUTHERLY LINE OF SAID INTERSTATE ROUTE 55;

THENCE NORTHEASTERLY ALONG THE NORTHERLY LINES OF SAID PROPERTY IDENTIFIED ON THE COUNTY OF WILL GIS DATA VIEWER AS PARCEL NUMBER 02-29-300-007-0010 ALSO BEING THE SOUTHERLY LINE OF SAID INTERSTATE ROUTE 55, TO THE WEST LINE OF LOT 1 IN NORMANTOWN SQUARE ADDITION 1 BEING A RESUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 29 AND NORTHWEST QUARTER OF SECTION 32 ACCORDING TO THE PLAT THEREOF RECORDED APRIL 10, 2007 AS DOCUMENT R2007-054918;

THENCE CONTINUING NORTHEASTERLY ALONG SAID SOUTHERLY LINE OF INTERSTATE ROUTE 55 ALSO BEING THE NORTHWESTERLY LINE OF SAID LOT 1 IN NORMANTOWN SQUARE ADDITION 1, TO THE WESTMOST SOUTHWEST CORNER OF LOT 2 IN NORMANTOWN SQUARE BEING A SUBDIVISION IN SAID SOUTHWEST QUARTER OF SECTION 29 AND SAID NORTHWEST QUARTER OF SECTION 32 ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 15, 2005 AS DOCUMENT R2005-159676;

THENCE NORTHERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT 2 AND ALONG THE NORTHWESTERLY LINE OF LOT 1 IN SAID NORMANTOWN SQUARE ALSO BEING THE SOUTHEASTERLY LINE OF INTERSTATE ROUTE 55, TO THE NORTHMOST CORNER OF SAID LOT 1 IN NORMANTOWN SQUARE;

THENCE NORTHEASTERLY ALONG THE PROLONGATION OF SAID NORTHWESTERLY LINE OF LOT 1 ALSO BEING THE SOUTHEASTERLY LINE OF INTERSTATE ROUTE 55, TO THE EAST LINE OF THE WEST HALF OF SAID SOUTHWEST QUARTER OF SECTION 29 ALSO BEING THE EAST LINE OF SE. FRONTAGE ROAD ALSO KNOWN AS BRUNSWICK LANE;

THENCE SOUTH ALONG SAID EAST LINE OF BRUNSWICK LANE, TO THE NORTHERLY LINE OF NORMANTOWN ROAD;

THENCE SOUTH, TO THE NORTHEAST CORNER OF LOT 6 IN NORMANTOWN CENTER BEING A SUBDIVISION IN SAID NORTHWEST QUARTER OF SECTION 32 ACCORDING TO THE PLAT THEREOF RECORDED MARCH 7, 2003 AS DOCUMENT R2003-052588 AND RECORDED MAY 13, 2003 AS DOCUMENT R2003-110091;

THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 6 AND ALONG THE EAST LINE OF LOT 7 IN SAID NORMANTOWN CENTER, TO THE SOUTH LINE PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-32-102-019-0000;

THENCE WEST ALONG SAID SOUTH LINE, TO THE SOUTHEAST CORNER OF LOT 2 IN WEBER AND NORMANTOWN 2<sup>ND</sup> RESUBDIVISION IN SAID NORTHWEST QUARTER OF SECTION 32 ACCORDING TO THE PLAT THEREOF RECORDED JUNE 18, 1999 AS DOCUMENT R99-076929;

THENCE WEST ALONG THE SOUTH LINE OF SAID LOT 2 IN WEBER AND NORMANTOWN 2<sup>ND</sup> RESUBDIVISION, TO THE EAST LINE OF WEBER ROAD;

THENCE SOUTH ALONG SAID EAST LINE OF WEBER ROAD, TO THE EASTERLY PROLONGATION OF THE EASTMOST SOUTH LINE OF PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-020-0000;

THENCE WEST ALONG SAID PROLONGATION AND EASTMOST SOUTH LINE OF PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER

02-31-200-020-0000, TO THE SOUTHMOST EAST LINE OF SAID PROPERTY IDENTIFIED ON THE 2017 WILL COUNTY TAX MAPS AS PARCEL NUMBER 02-31-200-020-0000;

THENCE SOUTH ALONG SAID SOUTHMOST EAST LINE, TO THE NORTHERLY LINE OF LOT 5 IN WINDHAM LAKES SOUTHWEST BEING A SUBDIVISION OF PART OF SAID SECTION 31 AND PART OF SECTION 36, TOWNSHIP 37 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 6, 2006 AS DOCUMENT R2006-109671;

THENCE WESTERLY ALONG SAID NORTHERLY LINE, TO A BEND IN SAID NORTHERLY LINE OF LOT 5;

THENCE SOUTHERLY, WESTERLY AND NORTHWESTERLY ALONG THE NORTHERLY LINES OF SAID LOT 5 AND THE NORTHWESTERLY PROLONGATION THEREOF, TO THE EAST LINE OF LOT 1 IN SAID WINDHAM LAKES SOUTHWEST;

THENCE NORTH ALONG SAID EAST LINE, TO THE NORTH LINE OF SAID LOT 1 ALSO BEING THE SOUTH LINE OF NORMANTOWN ROAD ALSO KNOWN AS FRONTAGE ROAD;

THENCE WESTERLY ALONG SAID SOUTH LINE OF NORMANTOWN ROAD, TO THE SOUTHERLY PROLONGATION OF THE SOUTHMOST WEST LINE OF LOT 2 IN SAID WEBER TOWN CENTER;

THENCE NORTH ALONG SAID PROLONGATION AND NORTH, WEST AND NORTHWESTERLY ALONG THE WEST LINES OF SAID LOT 2, TO THE POINT OF BEGINNING.

12-02-29-300-007-0010  
12-02-29-300-007-0020  
12-02-29-303-006-0020  
12-02-29-303-007-0010  
12-02-29-303-007-0020  
12-02-29-303-005-0000  
12-02-31-200-020-0000  
12-02-31-203-002-0000  
12-02-31-203-003-0000  
12-02-32-101-003-0000  
12-02-32-101-004-0000  
12-02-32-101-005-0000  
12-02-32-101-006-0000  
12-02-32-102-013-0000  
12-02-32-102-014-0000  
12-02-32-102-015-0000  
12-02-32-102-019-0000  
12-02-32-102-005-0000  
12-02-31-200-022-0000  
12-02-32-102-018-0000  
12-02-32-102-017-0000  
12-02-32-102-012-0000  
12-02-32-101-002-0000  
12-02-32-101-001-0000  
12-02-32-102-007-0000  
12-02-32-102-001-0000  
12-02-31-200-017-0000  
12-02-29-303-006-0010  
12-02-29-303-002-0000  
12-02-29-303-003-0000