

# VILLAGE OF ORLAND PARK

14700 Ravinia Avenue  
Orland Park, IL 60462  
[www.orland-park.il.us](http://www.orland-park.il.us)

---

**Resolution No: 1509**

**File Number: 2015-0314**

RESOLUTION REQUESTING A “NO CASH BID” FOR THE FOLLOWING LOCATIONS IN THE VILLAGE OF ORLAND PARK: 10629 163RD PLACE (LOT 26) AND 10609 163RD PLACE (LOT 27).

## VILLAGE OF ORLAND PARK

STATE OF ILLINOIS, COUNTIES OF COOK AND WILL

# VILLAGE OF ORLAND PARK

## Resolution No: 1509

RESOLUTION REQUESTING A “NO CASH BID” FOR THE FOLLOWING LOCATIONS IN THE VILLAGE OF ORLAND PARK: 10629 163RD PLACE (LOT 26) AND 10609 163RD PLACE (LOT 27).

WHEREAS, the Village of Orland Park (the “Village”) is an Illinois home rule municipality, having all of the powers and authority granted to such municipalities pursuant to Article VII, Section 6 of the Illinois Constitution of 1970, including the right to exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the parcels of real estate (the “Properties”) legally described and depicted in EXHIBITS “A” and “B”, all of which exhibits are attached hereto and made part hereof; and

WHEREAS, the real estate taxes for the Properties for multiple years including 2014 have not been paid and have been forfeited; and

WHEREAS, the current title holder of 10629 163rd Pl. (Lot 26) is Benevolence International Foundation, which was dissolved by the Illinois Secretary of State in 2003; and

WHEREAS, the current title holder of 10609 163rd Pl. (Lot 27) is Benevolence International Foundation, which was dissolved by the Illinois Secretary of State in 2003; and

WHEREAS, the Village has declared economic development as one of its primary objectives; and

WHEREAS, the Village has identified two (2) properties, as more specifically identified in Section 2 below, which are either underutilized or abandoned, or are currently maintained by the Village and should be designated as such for municipal use (the “Properties”); and

WHEREAS, it has been discovered that no real estate taxes have been paid by the record owners of the Properties for several years; and

WHEREAS, the County of Cook, State of Illinois, has established a No-Cash Bid Program for municipalities to acquire tax certificates of purchase and tax deeds to tax delinquent property, thus eliminating all back taxes, interest, and penalties, in order to return such property to a viable use beneficial to the municipalities; and

WHEREAS, the President and Board of Trustees find and determine that it is in the best interests of the Village and its residents to acquire the Properties through participation in the No Cash Bid Program.

NOW, THEREFORE BE IT RESOLVED by the President and Board of Trustees of the Village of Orland Park, Cook and Will Counties, Illinois as follows:

# VILLAGE OF ORLAND PARK

## Resolution No: 1509

### SECTION 1

The foregoing recitals are incorporated by reference into Section 1 of this Resolution as material terms of the Resolution.

### SECTION 2

The Village of Orland Park respectfully requests that the Cook County Board of Commissioners approve and submit a No Cash Bid to acquire Tax Certificates of Purchase for the nonpayment of taxes on the following two (2) Properties identified by permanent index numbers:

Vol. 14727-20-409-007-0000      Vol. 14727-20-409-008-0000

### SECTION 3

The Village of Orland Park is authorized to proceed to accept an assignment of said Tax Certificates of Purchase from the County of Cook.

### SECTION 4

The current and intended uses for the Properties, which will greatly benefit the Village, are as follows:

Vol. 14727-20-409-007-0000: This vacant parcel is abandoned land at 10629 163rd Place. The Village has determined that there is future redevelopment potential or municipal use for this parcel and is requesting this parcel. The Village will file for tax exempt status and will maintain this parcel and tax exempt status on the parcel until the parcel is conveyed to a developer or devoted to a municipal use. There is no Third Party Requestor for this parcel at the present time.

Vol. 14727-20-409-008-0000: This vacant parcel is abandoned land at 10609 163rd Place. The Village has determined that there is future redevelopment potential or municipal use for this parcel and is requesting this parcel. The Village will file for tax exempt status and will maintain this parcel and tax exempt status on the parcel until the parcel is conveyed to a developer or devoted to a municipal use. There is no Third Party Requestor for this parcel at the present time.

### SECTION 5

The Village President and Board of Trustees shall, upon approval by the Cook County Board of Commissioners, direct the Village Attorney to obtain the tax deeds to the Properties and shall bear all legal and other costs associated with acquisition of the Properties.

