

SB2710



94TH GENERAL ASSEMBLY
State of Illinois
2005 and 2006
SB2710

Introduced 1/20/2006, by Sen. Wendell E. Jones

SYNOPSIS AS INTRODUCED:

65 ILCS 5/11-76-4.1

from Ch. 24, par. 11-76-4.1

Amends the Illinois Municipal Code. Provides that surplus real estate formerly used as a police station or fire station may be sold only if the purchaser guarantees that the property will be developed and used only for affordable housing for senior citizens, the disabled, teachers, firemen, or law enforcement officers.

LRB094 18648 HLH 54001 b

FISCAL NOTE ACT
MAY APPLY

HOUSING
AFFORDABILITY
IMPACT NOTE ACT
MAY APPLY

A BILL FOR

1 AN ACT concerning local government.

2 **Be it enacted by the People of the State of Illinois,**
3 **represented in the General Assembly:**

4 Section 5. The Illinois Municipal Code is amended by
5 changing Section 11-76-4.1 as follows:

6 (65 ILCS 5/11-76-4.1) (from Ch. 24, par. 11-76-4.1)

7 Sec. 11-76-4.1. Sale of surplus real estate. The corporate
8 authorities of a municipality by resolution may authorize the
9 sale or public auction of surplus public real estate. The value
10 of the real estate shall be determined by a written MAI
11 certified appraisal or by a written certified appraisal of a
12 State certified or licensed real estate appraiser. The
13 appraisal shall be available for public inspection. The
14 resolution may direct the sale to be conducted by the staff of
15 the municipality; by listing with local licensed real estate
16 agencies, in which case the terms of the agent's compensation
17 shall be included in the resolution; or by public auction. The
18 resolution shall be published at the first opportunity
19 following its passage in a newspaper published in the
20 municipality or, if none, then in a newspaper published in the
21 county where the municipality is located. The resolution shall
22 also contain pertinent information concerning the size, use,
23 and zoning of the real estate and the terms of sale. The
24 corporate authorities may accept any contract proposal
25 determined by them to be in the best interest of the
26 municipality by a vote of two-thirds of the corporate
27 authorities then holding office, but in no event at a price
28 less than 80% of the appraised value. If the surplus public
29 real estate was formerly used as a police station or fire
30 station, then it may be sold under this Section only if the
31 purchaser guarantees that the property will be developed and
32 used only for affordable housing for senior citizens, the

1 disabled, teachers, firemen, or law enforcement officers.

2 (Source: P.A. 88-355; 89-78, eff. 6-30-95.)