



## 96TH GENERAL ASSEMBLY

### State of Illinois

2009 and 2010

SB1990

Introduced 2/20/2009, by Sen. Michael Noland

#### SYNOPSIS AS INTRODUCED:

65 ILCS 5/11-74.4-10.2 new  
65 ILCS 5/11-74.4-10.5 new  
65 ILCS 5/11-74.4-10.7 new

Amends the Tax Increment Allocation Redevelopment Act in the Illinois Municipal Code. Provides that annual revenues in excess of the budget for a redevelopment project area must be returned to the affected taxing districts. Provides that all redevelopment project areas must be approved by a majority vote of each county board and the governing authorities of the other taxing districts with boundaries that overlap the proposed redevelopment project area. Requires a municipality to create a citizen review panel for any redevelopment project area created by a municipality. Provides that a municipality must seek the advice of the citizen review panel concerning the budget and goals for redevelopment project areas.

LRB096 09365 RLJ 19522 b

FISCAL NOTE ACT  
MAY APPLY

HOUSING  
AFFORDABILITY  
IMPACT NOTE ACT  
MAY APPLY

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 adding  
5 Sections 11-74.4-10.2, 11-74.4-10.5, and 11-74.4-10.7 as  
6 follows:

7 (65 ILCS 5/11-74.4-10.2 new)

8 Sec. 11-74.4-10.2. Excess revenue. After the effective  
9 date of this amendatory Act of the 96th General Assembly,  
10 annual revenues in excess of the budget for a redevelopment  
11 project area must be returned to the affected taxing districts  
12 on an annual or other agreed to basis.

13 (65 ILCS 5/11-74.4-10.5 new)

14 Sec. 11-74.4-10.5. County board approval. After the  
15 effective date of this amendatory Act of the 96th General  
16 Assembly, all redevelopment project areas must be approved by a  
17 majority vote of each county board and the governing  
18 authorities of the other taxing districts with boundaries that  
19 overlap the proposed redevelopment project area.

20 (65 ILCS 5/11-74.4-10.7 new)

21 Sec. 11-74.4-10.7. Citizen review panel. After the

1 effective date of this amendatory Act of the 96th General  
2 Assembly, a municipality must create a citizen review panel for  
3 any redevelopment project area created by the municipality.  
4 Each citizen review panel shall be composed of volunteer  
5 members who are broadly representative of the community.  
6 Citizen review panels shall make recommendations to the  
7 municipality concerning the goals and budget of the  
8 redevelopment project area. A municipality must seek the advice  
9 of the citizen review panel for a redevelopment project area  
10 concerning the budget and goals for the respective  
11 redevelopment project area at least once every 3 months.