

LEGAL NOTICE
VILLAGE OF HOMEWOOD
SOLICITATION OF BIDS AND PROPOSALS FOR THE SALE AND
DEVELOPMENT OF PROPERTY AT 18155 DIXIE HIGHWAY, HOMEWOOD,
ILLINOIS

Notice is hereby given that the Village of Homewood is soliciting bids and proposals for the sale and development of the following real estate at 18155 Dixie Highway in Homewood, Illinois: The North 100 feet of that part of the West 1/2 of the Southeast 1/4 of Section 31, Township 36 North, Range 14, East of the Third Principal Meridian bounded and described as follows: Beginning at the Northeast corner of Lot 1 in the subdivision of Lot 6 in the County Clerk's Division of the West 1/2 of the Southeast 1/4 of said Section, according to the Plat thereof recorded October 21, 1927, as document number 9616122, in Book 253 of Plats, Page 2; thence West along the North line of said Lot 1, 297 feet to the East line of Dixie Highway; thence North along said East line of Dixie Highway, 346 feet; thence East parallel with the North line of Lot 1 aforesaid, 297 feet; thence South parallel with the West line of the Southeast 1/4 of said Section, 346 feet to the place of beginning;

Excepting from said North 100 feet, the South 16 feet of that part thereof lying West of the East 147 feet thereof; and

Excepting from said North 100 feet, the North 31 feet of that part of the West 1/2 of the Southeast 1/4 of Section 31, Township 36 North, Range 14, East of the Third Principal Meridian bounded and described as follows: Beginning at the Northeast corner of Lot 1 in the subdivision of Lot 6 in the County Clerk's Division of the West 1/2 of the Southeast 1/4 of said Section, according to the Plat thereof recorded October 21, 1927 as document number 2616122, in Book 253 of Plats, Page 2; thence West along the North line of said Lot 1, 297 feet to the East line of Dixie Highway; thence North along said East line of Dixie Highway 346 feet; thence East parallel with the North line of said Lot 1, 297 feet; thence South parallel with the West line of the Southeast 1/4 of said Section, 346 feet to the place of beginning; and

Excepting the North 41.00 feet (except the South 16.0 feet of that part lying West of the East 147 feet of that part of the West 1/2 of the Southeast 1/4 of Section 31, Township 36 North, Range 14, East of the Third Principal Meridian, bounded and described as follows: Beginning at the Northeast corner of Lot 1 in the subdivision of Lot 6 in the County Clerk's Division of the West 1/2 of the Southeast 1/4 of said Section according to the Plat thereof recorded October 21, 1927 as document number 9616122, in Book 253 of Plats, Page 2; thence West along the North line of said Lot 1, 297.00 feet to the East line of Dixie Highway; thence North along said East line of Dixie

Highway, 287.00 feet; thence East parallel with the North line of Lot 1 aforesaid 297.00 feet; thence South parallel with the West line of the Southeast 1/4 of said Section 31, 287.00 feet to the point of beginning, all in Cook County, Illinois.

PIN: 29-31-409-075-0000

Common Address: 18155 Dixie Highway, Homewood, IL 60430

The property is 2,262 square-foot vacant single story commercial building with 30+ parking spaces and is zoned B-2 downtown transition district.

Any party interested in acquiring the real estate shall submit a sealed proposal for acquisition to: Village Clerk, Homewood Village Hall, 2020 Chestnut Road, Homewood, Illinois during the regular business hours (M-F 8:00 a.m. – 5:00 p.m.), no later than noon on Monday, July 21, 2025. Questions regarding this matter shall be directed to Director of Economic & Community Development Angela Mesaros at (708) 206-3387. All such proposals will be publicly opened and read at the Village Board meeting beginning at 7:00 p.m. on July 22, 2025.

Proposals shall contain the offered price and proposed acquisition terms.
Proposals shall include:

- a. Description of planned use(s).
- b. Timeline of construction period.
- c. Proposed site plan/design.
- d. Estimated date of completion of improvements.
- e. Estimated date of occupancy and estimated date of commencing new business operations.
- f. Description of incentives requested by the Developer, if any.

The Village shall only accept cash offers. The Buyer shall be responsible for procuring a survey of the property and shall purchase the property as is. The Village will convey title by special warranty deed. The corporate authorities of the Village of Homewood reserve the right to negotiate the terms of any proposed contract and may accept any contract proposal they determine to be in the Village's best interest, or to reject all proposals.

Village Clerk

Village of Homewood

Date: June 10, 2025