
THE CITY OF ROCHELLE
Ogle County, Illinois

RESOLUTION
NO. _____

**RESOLUTION AFFIRMING THE JOINT GOALS AND OBJECTIVES OF THE LEE-OGLE
COUNTY ENTERPRISE ZONE, LEE COUNTY, AND THE CITY OF ROCHELLE FOR THE
INDUSTRIAL DEVELOPMENT BETWEEN THE LEE-OGLE COUNTY LINE AND ELVA
ROAD**

JOHN BEARROWS, Mayor
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City Council

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September 12, 2022

WHEREAS, Section 7 of Article VII of the 1970 Constitution of the State of Illinois provides that a municipality that is not a home rule unit shall only have the powers granted to them by law and as such the City of Rochelle (“City”), Ogle County, Illinois being a non-home rule unit pursuant to the provisions of said Section 7 of Article VII, and may exercise only the powers expressly granted by law; and

WHEREAS, the Illinois General Assembly granted non-home rule municipalities broad authority to “pass all ordinances and make all rules and regulations proper or necessary, to carry into effect the powers granted to municipalities.” 65 ILCS 5/1-2-1; and

WHEREAS, Lee County and the City of Dixon, established the Lee County Enterprise Zone in 1986 to further mutual goals of job creation and industrial development, eventually amending the zone in 2001 to add the City of Rochelle and Ogle County as equal partners in regional development and was thereafter named the Lee Ogle Enterprise Zone (“LOEZ”); and

WHEREAS, key goals of the LOEZ included creation of hundreds of good paying industrial jobs within the LOEZ to serve its Local Labor Market Area, anticipating hundreds of millions of dollars in new capital investment, buildings and land development, along with creating tens of millions in new EAV; and

WHEREAS, the City of Rochelle has aggressively engaged development partners at the Federal, State and Local levels, municipal and regional utilities, municipal and Class I railroads, the Greater Rochelle Economic Development Corporation (“GREDCO”) and the Lee County Industrial Development Association, along with dozens of industries, to invest over \$100 million in infrastructure over the past 20 years to facilitate industrial development within the LOEZ including upgraded power, water and sewer, roads, bridges, and rail to make the City and adjacent areas in the LOEZ a desirable area for heavy industry; and

WHEREAS, The City and GREDCO also have collaborated to buy more than 75 acres at a cost exceeding \$1.5 million to further extend development of the City Rail system into Lee County for the purposes of attracting rail-served heavy industry; and

WHEREAS, the City's Railroad and the BNSF Railroad are collaborating to install a new interchange switch near the Village of Steward to allow trains to move quickly off the main line and reduce blocked crossings to increase public safety in Steward and Rochelle and be more attractive to industrial development while the planned rail loop will encompass the LOEZ from the Lee-Ogle County Line to Elva Road; and

WHEREAS, as industrial growth occurs in the LOEZ between the Lee-Ogle County Line and the Village of Steward, extension of Rochelle Municipal Utilities water and sewer lines will allow water and sewer services to be available to the Village of Steward, currently without a sanitary sewer and having a limited water supply; and

WHEREAS, thousands of construction jobs will be created over the next decade in this LOEZ for the purpose of extending existing road, rail and utility infrastructure as well as numerous industrial projects; and

WHEREAS, with industrial development in the LOEZ, storm water detention systems are planned to improve flooding, erosion and drainage problems that currently exist in the area between the Lee-Ogle County line and Elva Road; and

WHEREAS, development of new business and industry within the LOEZ between the Lee-Ogle County line and Elva Road will help facilitate the funding that is needed for a Village of Steward By-pass to re-route heavy truck traffic that currently runs through the center of the Village, past a Grade School, Church and cemetery; and

WHEREAS, it has been determined by the Corporate Authorities of the City of Rochelle that it is in the best interest of the City and its residents to authorize the City Manager to execute all necessary documentation to apply for and receive the EDA grant funds; and

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF ROCHELLE, ILLINOIS:

SECTION ONE: That the City hereby incorporates all of the recitals above into this Resolution as if fully set forth herein.

SECTION TWO: The City of Rochelle supports Lee County, the Lee County Industrial Development Association, and the Greater Rochelle Economic Development Association in their efforts to attract and retain heavy industry intending to employ many hundreds of new workers and the investment of millions of dollars in buildings and infrastructure within the LOEZ.

SECTION THREE: The City of Rochelle shall pursue an intergovernmental agreement with the Lee County Board to establish long-term boundaries, community separation areas, responsibilities for service provision, and minimum standards for quality of development pursuant to the Lee County Comprehensive Plan and purpose of the LOEZ.

SECTION FOUR: The City of Rochelle shall work with the Lee County Board to update the County's Comprehensive Plan to reflect their current cooperative effort between the two units of government. The Comprehensive Plan will reflect the goals of the LOEZ that seek to utilize EZ designated areas for industrial uses.

SECTION FIVE: The City of Rochelle shall work with the Lee County Board to re-zone the area within the LOEZ between the Lee-Ogle County Line and Elva Road for Heavy Industrial use consistent with I-3 zoning, providing clarity to developers, to the extent that said area is placed within the City of Rochelle's corporate limits.

SECTION SIX: That the City Manager and City Clerk are authorized to provide such additional information as may be required to accomplish the obtaining of such grant.

SECTION SEVEN: The City Clerk shall publish this Resolution in pamphlet form.

SECTION EIGHT: This Resolution shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

PASSED THIS 12th day of September, 2022.

AYES:

NAYS:

ABSENT:

APPROVED THIS 12th day of September, 2022

MAYOR

ATTEST:

CITY CLERK

STATE OF ILLINOIS)
)
COUNTY OF OGLE) SS.

CERTIFICATE

I, Susan L. Messer, City Clerk of the City of Rochelle, County of Ogle and State of Illinois,
DO HEREBY CERTIFY that the foregoing is a true and correct copy of Resolution No. _____,
“RESOLUTION AFFIRMING THE JOINT GOALS AND OBJECTIVES OF THE LEE-OGLE
COUNTY ENTERPRISE ZONE, LEE COUNTY, AND THE CITY OF ROCHELLE FOR THE
INDUSTRIAL DEVELOPMENT BETWEEN THE LEE-OGLE COUNTY LINE AND ELVA
ROAD” which was adopted by the Mayor and City Council of the City of Rochelle on September
12, 2022.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of
the City of Rochelle this 12th day of September, 2022.

CITY CLERK