

**VILLAGE OF ROSCOE, ILLINOIS
RESOLUTION NO. 2025-R09**

**A RESOLUTION DIRECTING THE SOLICITATION OF PROPOSALS FOR
REDEVELOPMENT OF 11243 MAIN STREET IN THE VILLAGE OF ROSCOE**

WHEREAS, the Village of Roscoe (“Village”) is contemplating the sale of real estate described in Section 1 of this Resolution and located in the Village’s Main Street District; and

WHEREAS, 65 ILCS 5/11-76-1 grants municipalities the authority to convey real estate when, in the opinion of the corporate authorities, it is not in the best interests of the Village to retain ownership of the property; and

WHEREAS, 65 ILCS 5/11-76-2 provides that before selling real estate, the Village must publish a notice of the proposal to sell for three consecutive weeks with the first publication date at least 30 days prior to the date for opening bids; and

WHEREAS, the corporate authorities may accept the high bid, or any other bid determined to be in the best interest of the Village.

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustees of the Village of Roscoe, Winnebago County, Illinois that:

Section 1. Solicitation of Proposals. The Village Administrator is hereby directed to solicit bids and proposals for the redevelopment of the following described property currently owned by the Village of Roscoe, for the property commonly known as: **11243 Main Street, Roscoe, IL 61073**, and as further identified in Exhibit “A” attached hereto, and incorporated herein by reference, and that the terms of said solicitation shall be substantially similar in form as the terms set forth in the summary of proposal attached hereto as **Exhibit “B”**; and

Section 2. Publication of Notice. The Village Administrator and shall cause to be published a legal notice requesting said proposals in a newspaper of general circulation within the Village of Roscoe once each week for three consecutive weeks.

Section 3. Due Date for Proposals. Bids and proposals for the sale and redevelopment of the property described in Section 1 above shall be submitted to the Village no later than noon on Thursday, May 29, 2025, at the Village Clerk’s office in the Roscoe Village Hall, 10631 Main Street, Roscoe, Illinois, and proposals will be considered by the Village Board on or after June 03, 2025.

Section 4. Effective Date. This Resolution shall be in full force and effect from and after its passage, approval, and publication in accordance with law.

2025-R09

1st Read:

PASSED BY ROLL CALL VOTE ON:

NAME	AYE	NAY	ABSTAIN	ABSENT
Trustee William Babcock				
Trustee Stacy Mallicoat				
Trustee Susan Petty				
Trustee Justin Plock				
Trustee Michael Sima				
Trustee Michael Wright				
President Carol A. Gustafson				

APPROVED MARCH 18, 2025:

ATTEST:

VILLAGE PRESIDENT

VILLAGE CLERK

**EXHIBIT “A”
(Ordinance 2025-R09)**

LEGAL DESCRIPTION

THE PROPERTY COMMONLY KNOWN AS: 11243 Main Street, Roscoe, IL 61073
PIN NUMBER: 04-33-129-012

AND LEGALLY DESCRIBED AS:

Lot Thirty (30) as designated upon Final Plat No. 1 of Downing Place, being a subdivision part of the East Half of the Northwest Quarter and part of the West Half of the Northeast Quarter of Section 33, Township 46 North, Range 2 East of the Third Principal Meridian, the Plat of which Subdivision is recorded in Book 44 of Plats on Page 29B in the Recorder's Office of Winnebago County, Illinois; situated in the County of Winnebago and State of Illinois.

**EXHIBIT “B”
(Ordinance 2025-R09)**

Summary of RFP

**EXHIBIT “C”
(Ordinance 2025-R09)**

**LEGAL NOTICE
VILLAGE OF ROSCOE**

**SOLICITATION OF BIDS AND PROPOSALS FOR THE SALE AND
REDEVELOPMENT OF PROPERTY OF PROPERTY 11243 MAIN STREET, ROSCOE,
IL 61073**

Notice is hereby given that the Village of Roscoe is soliciting bids and proposals for the sale and development of the following described property located within the Village’s Main Street District:

Lot Thirty (30) as designated upon Final Plat No. 1 of Downing Place, being a subdivision part of the East Half of the Northwest Quarter and part of the West Half of the Northeast Quarter of Section 33, Township 46 North, Range 2 East of the Third Principal Meridian, the Plat of which Subdivision is recorded in Book 44 of Plats on Page 29B in the Recorder's Office of Winnebago County, Illinois; situated in the County of Winnebago and State of Illinois.

Bids and proposals must be received at the Village Clerk’s office in the Roscoe Village Hall, 10631 Main Street, Roscoe Illinois, no later than noon on Thursday, May 29, 2025. Bids and proposals will be considered by the Village Board on or after June 03, 2025.

Copies of the Request for Proposal may be obtained in person at Roscoe Village Hall, by contacting the Village at 815-623-2829, or by emailing the Village at: frontdesk@RoscoeIL.gov

// Stephanie Johnston, Village Clerk