

**VILLAGE OF JOHNSBURG  
MCHENRY COUNTY, ILLINOIS**

**ORDINANCE NO. 20-21-41**

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**AN ORDINANCE ESTABLISHING  
VILLAGE OF JOHNSBURG SPECIAL SERVICE AREA NO. 33**

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**ADOPTED BY THE PRESIDENT AND  
BOARD OF TRUSTEES OF THE  
VILLAGE OF JOHNSBURG  
THIS 20TH DAY OF APRIL, 2021**

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Published in pamphlet form  
by authority of the President  
and Board of Trustees of the  
Village of Johnsburg, McHenry  
County, Illinois, this 20th  
day of April, 2021.

**VILLAGE OF JOHNSBURG**  
**ORDINANCE NO. 20-21-41**

**AN ORDINANCE ESTABLISHING**  
**VILLAGE OF JOHNSBURG SPECIAL SERVICE AREA NO. 33**

WHEREAS, the President and Board of Trustees of the Village of Johnsburg, McHenry County, Illinois (the “Village”) adopted Ordinance No. 20-21-33 proposing the establishment of Village of Johnsburg Special Service Area No. 33;

WHEREAS, the President and Board of Trustees held a public hearing on the question of establishing Village of Johnsburg Special Service Area No. 33;

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Johnsburg, McHenry County, Illinois, as follows:

Section 1.     Authority. Village of Johnsburg Special Service Area No. 33 is established pursuant to the provisions of Article VII, Section 7 of the Constitution of the State of Illinois, and pursuant to the Special Service Area Tax Law, 35 ILCS 200/27-5, *et seq.* (the “Special Service Area Act”).

Section 2.     Findings. (a) The Village previously adopted Ordinance No. 20-21-33 on December 15, 2020, proposing the establishment of a special service area for the subject property. The establishment of Special Service Area No. 33 was considered at a public hearing held on February 16, 2021, at the Village Hall of the Village of Johnsburg, 1515 Channel Beach Avenue, Johnsburg, Illinois at 7:00 p.m. pursuant to notice duly published in the Northwest Herald and in accordance with the Special Service Area Act at least fifteen (15) days prior to the hearing, and also pursuant to notice by certified mail, return receipt requested, addressed to the person in whose name the general taxes for the last preceding year was paid on each lot, block, tract, parcel of land

lying within the proposed Special Service Area No. 33. A Certificate of Publication of Notice and an Affidavit of Mailing of Notice are attached hereto and made a part hereof as Exhibit B and Exhibit C, respectively. Said notices conformed in all respects to the requirements of Section 27-25 of the Special Service Area Act.

(b) At the public hearing on February 16, 2021, all interested persons were given an opportunity to be heard on the questions of the creation of the special service area, the issuance of bonds to finance the costs of the proposed special services (the improvement, installation and reconstruction of approximately 3450 lineal feet of road consisting of an aggregate base course and asphalt binder and surface for the road commonly known as Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions; and related drainage improvements, storm water infrastructure, acquisition right of way and temporary and permanent easements (if required), engineering, surveying, construction observation, soil testing and appurtenant work, mass grading and demolition, site clearing and tree removal, final restoration and the labor, equipment and materials necessary for the construction and maintenance thereof, and other associated costs including those of consultants, and other improvements as may be provided pursuant to the Special Service Area Act, all to support new construction within the special service area), and the levy of an annual special tax established pursuant to a special tax roll to pay the interest on such bonds and the principal thereof at maturity, all as set forth in the notices.

(c) After considering all information presented to the President and Board of Trustees and at the public hearing, as well as any and all information subsequently received up until today's date, the President and Board of Trustees hereby finds that it is in the public interest and in the interest of the Village that the Village of Johnsburg Special Service Area No. 33, as hereinafter described, be established.

(d) The territory within Special Service Area No. 33 is contiguous as required by the Special Service Area Act.

(e) An annual special tax based upon a special tax roll levied against each residential lot and each parcel in the Special Service Area as herein described does not exceed the tax rate or method proposed in the notice of public hearing referred to herein and such special tax, taking into account the direct and indirect special service benefits to current and future owners of property within the Special Service Area, bears a rational relationship between the amount of tax levied against each lot, block, tract and parcel of land in the Special Service Area and the special service benefit conferred.

(f) It is in the best interest of said special service area that the furnishing of the special services proposed be considered for the common interests of said area, and that there be levied an annual special tax established pursuant to a special tax roll to pay the interest on the bonds as it falls due and to discharge the principal thereof at maturity and to pay the cost of administration and maintenance of the proposed Special Service Area.

(g) The properties within Special Service Area No. 33 will benefit specially from the special services. Such improvements are not intended to alter the existing patterns of development within Special Service Area No. 33, but are intended to provide more adequate, efficient, and appropriate services to Special Service Area No. 33.

Section 3. Special Service Area No. 33 is hereby Established. A special service area to be known and designated as “Village of Johnsbury Special Service Area No. 33” is hereby established and shall consist of the following described territory and the streets and roads connected thereto:

Parcel 1

That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Southwest corner of Lot 5 in said Thelen's Lake View Subdivision; thence Northerly along the West line of said Lot 5 to the Northwest corner thereof; thence Easterly along the North line of said Lot 5 and Lot 6 in said Thelen's Lake View Subdivision to the Northeast corner of said Lot 6; thence Southerly along the East line of said Lot 6 to the Southeast corner thereof; thence Westerly along the South line of said Lots 5 and 6 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 2

That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Northeast corner of Lot 9 in said Thelen's Lake View Subdivision; thence Southeasterly along the Easterly line of said Lot 9 to the Southeast corner thereof; thence Southwesterly along the Southerly line of said Lot 9 and Lot 8 in said Thelen's Lake View Subdivision to the Southwest corner of said Lot 8; thence Northerly along the West line of said Lot 8 to the Northwest corner thereof; thence Northeasterly along the Northerly line of said Lots 8 and 9 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 3

That part of the Northeast and Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in May's Subdivision, being a subdivision of part of said Northeast Quarter of Section 15, according to the plat thereof recorded October 10, 1912 as Document No. 23500; thence Northerly along the Northwesterly line of Lots 1 thru 26 in said May's Subdivision to the most Northerly corner of said Lot 26; thence Southeasterly along the Northeasterly line and the Southeasterly extension thereof to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southerly extension of the West line of said Lot 1 in May's Subdivision, being also the Southerly extension of the East line of Lot 1 in Sunnyside Beach Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded October 2, 1916 as Document No. 36512; thence continuing Southwesterly along the Northwest line of the Fox River to the Southeasterly extension of the Southwesterly line of Lot 9 in said Sunnyside Beach Subdivision; thence

Northwesterly along said Southwesterly line to the Northwest corner thereof; thence Northeasterly along the Northwesterly line of Lots 9 thru 1 in said Sunnyside Beach Subdivision to the Northeast corner of said Lot 1; thence Southerly along the East line of said Lot 1 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 4

That part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in the First Addition to Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded July 31, 1924 as Document No. 64619; thence Easterly along the Northerly line of said Lot 1 and the Easterly extension thereof to the East corner of the land described as Parcel 2 per Document No. 94R002071; thence Southwesterly along the Southerly line of said Parcel 2 to the most Easterly corner of said Lot 1; thence Southeasterly and Southwesterly along the Southeasterly line of Lots 1 thru 9 in said First Addition to Elam's Four Mile Water to the Southwest corner of said Lot 9 and the Northeasterly line of a parcel of land described per Document No. 2018R0037378; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southwesterly line of said parcel; thence Northwesterly along said Southwesterly line to the Northwesterly line of vacated Sunnyside Beach Drive; thence Southwesterly along said Northwesterly line to the Northwesterly extension of the northeasterly line of Lot 12 in Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded August 27, 1920 as Document No. 48644; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southeasterly extension of the Southwesterly line of Lot 18 in said Elam's Four Mile Water; thence Northwesterly along said Southwesterly line to the Northeasterly extension of the Northwesterly line of Sunnyside Beach drive as shown per Niesen's Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded November 10, 1923 as Document No. 61123; thence Southwesterly along said Northwesterly line, 20.0 feet; thence Northerly, parallel with the Southwesterly line of said Lot 18, 10.0 feet to a line 30.0 feet Northwesterly of and parallel with the Northwesterly line of vacated Sunnyside Beach Drive; thence Northeasterly along said parallel line to the Southwesterly line of a parcel of land described per Document No. 2012R0060488; thence Northwesterly along said Southwesterly line to the Northwest corner of said parcel; thence Northeasterly along the Northwesterly line of said parcel to the Northwest corner of said parcel of land per Document No. 2018R0003738; thence Northeasterly along the Northwesterly line of said parcel to the Northeast corner thereof and the Northwest corner of Lot 9 in said First Addition to Elam's Four Mile Water; thence Northeasterly along the Northwesterly line of Lots 9 thru 2 in

said Elam's Four Mile Water to the Point of Beginning, all in McHenry, County, Illinois.

Property Index Numbers:

10-18-126-017, 10-18-126-018, 10-18-126-032, 10-18-176-001, 10-18-176-002, 10-18-176-003, 10-18-176-004, 10-18-176-005, 10-18-176-009, 10-18-176-010, 10-18-176-011, 10-18-177-019, 10-18-177-020, 10-18-177-022, 10-18-177-023, 10-18-177-024, 10-18-177-025, 10-18-177-026, 10-18-177-027, 10-18-177-028, 10-18-177-031, 10-18-177-041, 10-18-177-042, 10-18-177-043, 10-18-177-044, 10-18-177-045, 10-18-177-046, 10-18-177-047, 10-18-177-048, 10-18-177-050, 10-18-177-053, 10-18-205-001, 10-18-205-002, 10-18-205-003, 10-18-205-004, 10-18-205-005, 10-18-205-006, 10-18-205-007, 10-18-205-008, 10-18-205-009, 10-18-205-010, 10-18-205-011, 10-18-205-012, 10-18-205-013, 10-18-205-014, 10-18-205-015, 10-18-205-016, 10-18-205-017, 10-18-205-018, 10-18-205-019, 10-18-205-020, 10-18-205-021, 10-18-205-022, 10-18-205-023, 10-18-205-024, 10-18-205-025

The approximate street location of the area is generally described as: Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions, all in the Village of Johnsburg, Illinois.

A map of said territory is attached hereto and made a part hereof as Exhibit A and is on file in the office of the Village Clerk available for public inspection.

Section 4. Purpose of Special Service Area No. 33. Village of Johnsburg Special Service Area No. 33 is established to provide special services to serve directly the territory within Special Service Area No. 33, in addition to services provided in the Village generally, so as to provide more adequate, efficient, and appropriate services. Special Service Area No. 33 is established so that bonds may be issued, for the purposes aforesaid, payable from the special tax levied on real property in Village of Johnsburg Special Service Area No. 33 in accordance with the special tax roll established by this Ordinance. Such special tax shall be levied in addition to all other Village taxes so levied, provided no bonds shall be issued in excess of the principal amount of \$1,200,000, maturing over a maximum period of 25 years and bearing interest at a maximum interest rate of 5.50% per annum with the maximum rate of taxes to be extended in any

year for special services within the proposed Special Service Area to not exceed the amount necessary to produce a maximum annual tax levy of \$110,000.

Section 5. Special Tax Roll. In lieu of an ad valorem tax to be levied and extended for the payment of principal of and interest on any bonds issued on behalf of the Special Service Area, and/or for the payment of costs of the Village relating to the special services or administrative costs related thereto, a special tax roll is hereby established. Such special tax roll shall be used for levying and extending taxes for the payment of principal of and interest on any bonds or debt obligations issued for the purposes set forth in Section 4 hereof, for the direct payment of the costs set forth in Section 4 hereof, and for the administration and maintenance of the Special Service Area. The description of the special tax roll shall be as set forth in the “Village of Johnsburg Special Service Area No. 33 Special Tax Roll and Report” substantially in the form attached as Exhibit D hereto, which description is by this reference incorporated herein and made a part hereof

Section 6. Effective Date. No petition meeting the statutory requirements set forth in the Special Service Area Act has been filed objecting to the creation or enlargement of Special Service Area No. 33, the levy or imposition of a tax, or the issuance of such bonds. As such, this Ordinance shall be in full force and effect upon its passage, approval, and publication in pamphlet manner form as provided by law. The Village Clerk is hereby directed and ordered to file a certified copy of this Ordinance with the McHenry County Clerk, and record a certified copy of this Ordinance with the McHenry County Recorder's Office, each within sixty (60) days of the effective date hereof.



ADOPTED this 20th day of April, 2021, pursuant to a roll call vote as follows:

AYES: Trustees Curry, Foremann, Hagen, Frost and Klemstein

NAYS: None

ABSENT: Trustee McEvoy

APPROVED this 20th day of April, 2021.

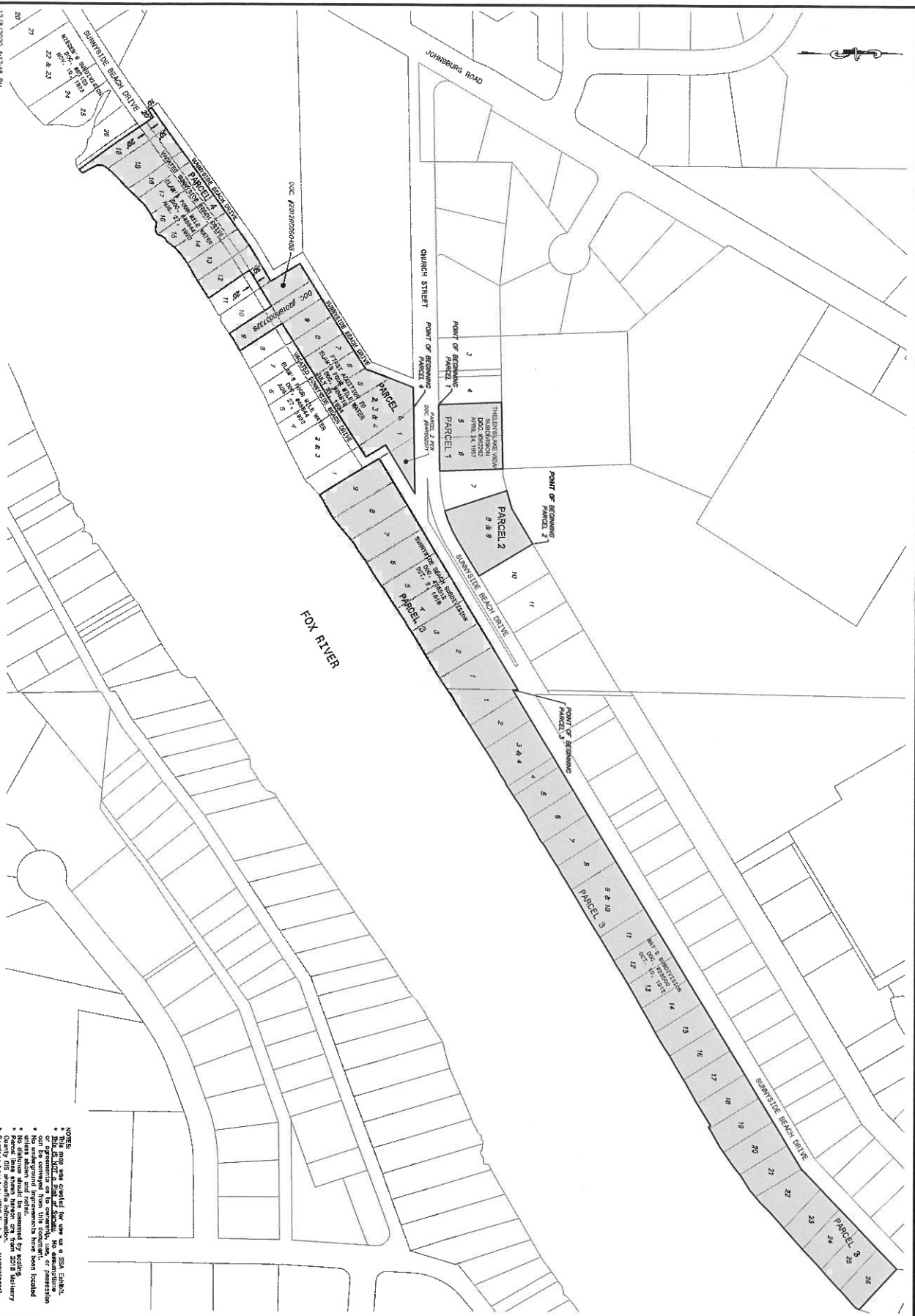


\_\_\_\_\_  
President

EXHIBIT A

MAP OF PROPOSED SPECIAL SERVICE AREA

12/9/2020 4:17:48 PM  
 P:\2020\2018\Sunside\Draw\201818\_Sunside\_SSA.dwg



- NOTES:**
- This map was created for use as a SSA. It is not a final plan. No dimensions or other information are shown. No dimensions or other information are shown.
  - No underground improvements have been located.
  - No easements should be assumed by title.
  - Current file shown is from the 2018 history.
  - Boundaries based on IFC Zone MDS(2011)

1	OF	1
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**EXHIBIT A**  
 SUNNYSIDE BEACH DRIVE SSA  
 JOHNSBURG, IL


 Illinois Professional Design Firm # 184-001322  
 420 N. Frank Street,  
 Morrissey, IL 60060-2196  
 T 815.385.1776 F 815.385.1761  
 www.hgreen.com

NO.	DATE	BY	REVISION DESCRIPTION

EXHIBIT B

CERTIFICATE OF PUBLICATION

SHAW MEDIA  
EST. 1851  
PO BOX 250  
CRYSTAL LAKE IL 60039-0250  
(815)459-4040

ORDER CONFIRMATION

Salesperson: BARBARA BEHRENS

Printed at 01/19/21 11:54 by bbehr-sm

Acct #: 102834

Ad #: 1852488

Status: New

VILLAGE OF JOHNSBURG  
1515 W CHANNEL BEACH AVE  
MCHENRY IL 60050

Start: 01/21/2021 Stop: 01/21/2021

Times Ord: 1 Times Run: \*\*\*

CLEG 6.00 X 86.00 Words: 1887

Total CLEG 516.00

Class: C8100 PUBLIC NOTICES

Rate: LEGAL Cost: 706.94

# Affidavits: 1

Ad Descrpt: SPECIAL SERVICE AREA 33

Descr Cont: 1852488

Given by: CLAUDETT SOFIAKIS

P.O. #:

Created: bbehr 01/19/21 11:24

Last Changed: bbehr 01/19/21 11:54

Contact:

Phone: (815)385-6023

Fax#:

Email: BKIJAK@JOHNSBURG.ORG

Agency:

URL: \_\_\_\_\_

Source: \_\_\_\_\_

Section: \_\_\_\_\_

Page: \_\_\_\_\_

Camera Ready: N

Group: LEGALS AdType: \_\_\_\_\_

Misc: \_\_\_\_\_

Color: \_\_\_\_\_

Proof: \_\_\_\_\_

Pickup Date: \_\_\_\_\_

Ad#: \_\_\_\_\_

Delivery Instr: \_\_\_\_\_

Pickup Src: \_\_\_\_\_

Changes: None \_\_\_\_\_

Copy \_\_\_\_\_

Art \_\_\_\_\_

Size \_\_\_\_\_

Copy Chg Every Run \_\_\_\_\_

Coupon: \_\_\_\_\_

Gang Ad #: \_\_\_\_\_

Ad Copy Method: \_\_\_\_\_

Special Instr: \_\_\_\_\_

COMMENTS:

COPIED from AD 1850178

PUB	ZONE	EDT	TP	RUN	DATES
NW	CL	97	S	01/21	
WEB	CL	99	S	01/21	
APNW	CL	97	S	01/21	

(CONTINUED ON NEXT PAGE)

SHAW MEDIA  
EST. 1851  
PO BOX 250  
CRYSTAL LAKE IL 60039-0250  
(815) 459-4040

ORDER CONFIRMATION (CONTINUED)

Salesperson: BARBARA BEHRENS

Printed at 01/19/21 11:54 by bbehr-sm

Acct #: 102834

Ad #: 1852488

Status: New

**PUBLIC NOTICE**

**NOTICE OF HEARING - VILLAGE OF JOHNSBURG - SPECIAL SERVICE AREA NO. 33**

NOTICE IS HEREBY GIVEN that on February 16, 2021, at 7:00 p.m., a hearing will be held via Zoom by the President and the Board of Trustees of the Village of Johnsburg, McHenry County, Illinois, to consider forming a special service area consisting of the territory legally described as follows:

**Parcel 1** That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Southwest corner of Lot 5 in said Thelen's Lake View Subdivision; thence Northerly along the West line of said Lot 5 to the Northwest corner thereof; thence Easterly along the North line of said Lot 5 and Lot 6 in said Thelen's Lake View Subdivision to the Northeast corner of said Lot 6; thence Southerly along the East line of said Lot 6 to the Southeast corner thereof; thence Westerly along the South line of said Lots 5 and 6 to the Point of Beginning, all in McHenry County, Illinois.

**Parcel 2** That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Northeast corner of Lot 9 in said Thelen's Lake View Subdivision; thence Southeasterly along the Easterly line of said Lot 9 to the Southeast corner thereof; thence Southwesterly along the Southerly line of said Lot 9 and Lot 8 in said Thelen's Lake View Subdivision to the Southwest corner of said Lot 8; thence Northerly along the West line of said Lot 8 to the Northwest corner thereof; thence Northeasterly along the Northerly line of said Lots 8 and 9 to the Point of Beginning, all in McHenry County, Illinois.

**Parcel 3** That part of the Northeast and Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in May's Subdivision, being a subdivision of part of said Northeast Quarter of Section 15, according to the plat thereof recorded October 10, 1912 as Document No. 23500; thence Northerly along the Northwesterly line of Lots 1 thru 26 in said May's Subdivision to the most Northerly corner of said Lot 26; thence Southeasterly along the Northwesterly line and the Southeasterly extension thereof to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southerly extension of the West line of said Lot 1 in May's Subdivision, being also the Southerly extension of the East line of Lot 1 in Sunnyside Beach Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded October 2, 1916 as Document No. 36512; thence continuing Southwesterly along the Northwest line of the Fox River to the Southeast extension of the Southwesterly line of Lot 9 in said Sunnyside Beach Subdivision; thence Northwesterly along said Southwesterly line to the Northwest corner thereof; thence Northeasterly along the Northwesterly line of Lots 9 thru 1 in said Sunnyside Beach Subdivision to the Northeast corner of said Lot 1; thence Southerly along the East line of said Lot 1 to the Point of Beginning, all in McHenry County, Illinois.

**Parcel 4** That part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in the First Addition to Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded July 31, 1924 as Document No. 64619; thence Easterly along the Northerly line of said Lot 1 and the Easterly extension thereof to the East corner of the land described as Parcel 2 per Document No. 94R002071; thence Southwesterly along the Southerly line of said Parcel 2 to the most Easterly corner of said Lot 1; thence Southeasterly and Southwesterly along the Southwesterly line of Lots 1 thru 9 in said First Addition to Elam's Four Mile Water to the Southwest corner of said Lot 9 and the Northeasterly line of a parcel of land described per Document No. 2018R0037378; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southwesterly line of said parcel; thence Northwesterly along said Southwesterly line to the Northwesterly line of vacated Sunnyside Beach Drive; thence Southwesterly along said Northwesterly line to the Northwesterly extension of the northeasterly line of Lot 12 in Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded August 27, 1920 as Document No. 48644; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southeasterly extension of the Southwesterly line of Lot 18 in said Elam's Four Mile Water; thence Northwesterly along said Southwesterly line to the Northeasterly extension of the Northwesterly line of Sunnyside Beach Drive as shown per Niesen's Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded November 10, 1923 as Document No. 61123; thence Southwesterly along said Northwesterly line, 20.0 feet; thence Northerly, parallel with the Southwesterly line of said Lot 18, 10.0 feet to a line 30.0 feet Northwesterly of and parallel with the Northwesterly line of vacated Sunnyside Beach Drive; thence Northeasterly along said parallel line to the Southwesterly line of a parcel of land described per Document No. 2012R0060488; thence Northwesterly along said Southwesterly line to the Northwest corner of said parcel; thence Northeasterly along the Northwesterly line of said parcel to the Northwest corner of said parcel of land per Document No. 2018R003738; thence Northeasterly along the Northwesterly line of said parcel to the Northeast corner thereof and the Northwest corner of Lot 9 in said First Addition to Elam's Four Mile Water; thence Northeasterly along the Northwesterly line of Lots 9 thru 2 in said Elam's Four Mile Water to the Point of Beginning, all in McHenry County, Illinois.

Property Index Numbers: 10-18-126-017, 10-18-126-018, 10-18-126-032, 10-18-176-001, 10-18-176-002, 10-18-176-003, 10-18-176-004, 10-18-176-005, 10-18-176-009, 10-18-176-010, 10-18-176-011, 10-18-177-019, 10-18-177-020, 10-18-177-022, 10-18-177-023, 10-18-177-024, 10-18-177-025, 10-18-177-026, 10-18-177-027, 10-18-177-028, 10-18-177-031, 10-18-177-041, 10-18-177-042, 10-18-177-043, 10-18-177-044, 10-18-177-045, 10-18-177-046, 10-18-177-047, 10-18-177-048, 10-18-177-050, 10-18-177-053, 10-18-205-001, 10-18-205-002, 10-18-205-003, 10-18-205-004, 10-18-205-005, 10-18-205-006, 10-18-205-007, 10-18-205-008, 10-18-205-009, 10-18-205-010, 10-18-205-011, 10-18-205-012, 10-18-205-013, 10-18-205-014, 10-18-205-015, 10-18-205-016, 10-18-205-017, 10-18-205-018, 10-18-205-019, 10-18-205-020, 10-18-205-021, 10-18-205-022, 10-18-205-023, 10-18-205-024, 10-18-205-025.

To participate in the Zoom meeting, go to the following link: <https://zoom.us/j/9505343299?pwd=Rld2TmdHRlplNORodFpWZmZmZldvQ09> or Dial by your location +1 312 626 6799 US (Chicago) Meeting ID: 950 534 3299 Passcode: 334895

Individuals unable to attend via zoom must contact the Village Hall to make alternative arrangements to insure that the hearing complies with the State of Illinois' COVID 19 mitigation requirements.

The approximate street location of the area is generally described as: Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions, all in the Village of Johnsburg, Illinois, as further depicted on the map of a portion of the Village, which map is available at the Village Hall during regular business hours.

All interested persons, including all persons owning taxable real property located within the proposed Special Service Area No. 33, will be given an opportunity to be heard regarding the formation of and the boundaries of the Special Service Area and may object to the formation of the area, the issuance of bonds and the levy of taxes affecting said area.

The purpose of the formation of Special Service Area No. 33 is, in general, to provide special municipal services to the area, which will include the improvement, installation and reconstruction of approximately 3450 lineal feet of road consisting of an aggregate base course and asphalt binder and surface for the road commonly known as Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions. The special services will also include related drainage improvements, storm water infrastructure, acquisition right of way and temporary and permanent easements (if required), engineering, surveying, construction observation, soil testing and appurtenant work, mass grading and demolition, site clearing and tree removal, final restoration and the labor, equipment and materials necessary for the construction and maintenance thereof, and other associated costs including those of consultants, and other improvements as may be provided pursuant to the Special Service Area Tax Law, all to support new construction within the Special Service Area. The nature of the Special Services is to construct a road meeting Village standards and the acceptance of the road by the Village upon completion.

At the hearing, there will be considered whether a Special Service Area shall be established; the boundaries of the Special Service Area; the special services to be provided; the estimated amount of funding required; as well as whether there should be issued Special Service Area bonds in an amount not to exceed \$1,200,000 payable over a maximum period of 25 years and bearing interest at a maximum rate of 5.50% per annum with the maximum rate of taxes to be extended in any year for special services under this ordinance within the proposed Special Service Area to not exceed the amount necessary to produce a maximum annual tax levy of \$110,000. The bonds, if issued, shall be retired by the levy of an annual special tax established pursuant to a special tax roll to pay the interest on such bonds as it falls due and to discharge the principal thereof at maturity and to pay the costs of administration and maintenance of the Special Service Area, said special tax to be levied upon all taxable property within the proposed Special Service Area.

The proposed amount of the tax levy for the proposed special services to be provided for the initial year for which taxes will be levied within the proposed Special Service Area would not exceed \$110,000.

The hearing may be adjourned by the President and Board of Trustees to another date without further notice other than a motion to be entered upon the minutes of its meeting fixing the time and place of the adjourned meeting.

If a petition signed by at least 51% of the electors residing within the Special Service Area and by at least 51% of the owners of record of the land included within the boundaries of the Special Service Area is filed with the Village Clerk within 60 days following the final adjournment of the public hearing objecting to the creation of the Special Service Area, the levy or imposition of a tax or the issuance of bonds for the provision of special services to the area, no such district may be created and no such tax may be levied or imposed, and no such bonds may be issued.

Dated this 18th day of January, 2021.

(Published in the Northwest Herald January 21, 2021)1852488

Claudeff Sofakis, Village Clerk

EXHIBIT C

AFFIDAVIT OF MAILING

The undersigned, being duly sworn upon his oath, deposes and says that he did, on the 18th day of January, 2021, deposit in the United States mail, addressed to the persons in whose name the general taxes for the last preceding year were paid on each property lying within the proposed Village of Johnsburg Special Service Area No. 33, notice of a public hearing in the form attached hereto, all pursuant to 35 ILCS 200/27-30.

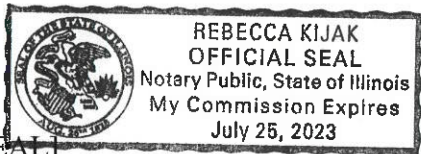
*Chadwick Sepiack*

ACKNOWLEDGMENT

STATE OF ILLINOIS        )  
  ) SS  
COUNTY OF MCHENRY    )

On this day 30 of April, 2021, before me appeared Claudett Sofra to me personally known, who, being by me duly sworn, did acknowledge that he signed the foregoing instrument as his free and voluntary act.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my notary seal, the day and year last above written.



[SEAL]

*Rebecca Kijak*  
Notary Public

My commission expires: July 25, 2023

**NOTICE OF HEARING  
VILLAGE OF JOHNSBURG  
SPECIAL SERVICE AREA NO. 33**

NOTICE IS HEREBY GIVEN that on February 16, 2021, at 7:00 p.m., a hearing will be held via Zoom by the President and the Board of Trustees of the Village of Johnsburg, McHenry County, Illinois, to consider forming a special service area consisting of the territory legally described as follows:

Parcel 1

That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Southwest corner of Lot 5 in said Thelen's Lake View Subdivision; thence Northerly along the West line of said Lot 5 to the Northwest corner thereof; thence Easterly along the North line of said Lot 5 and Lot 6 in said Thelen's Lake View Subdivision to the Northeast corner of said Lot 6; thence Southerly along the East line of said Lot 6 to the Southeast corner thereof; thence Westerly along the South line of said Lots 5 and 6 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 2

That part of Thelen's Lake View Subdivision, being a subdivision of part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, according to the plat thereof recorded April 24, 1957 as Document No. 362262, described as follows:

Beginning at the Northeast corner of Lot 9 in said Thelen's Lake View Subdivision; thence Southeasterly along the Easterly line of said Lot 9 to the Southeast corner thereof; thence Southwesterly along the Southerly line of said Lot 9 and Lot 8 in said Thelen's Lake View Subdivision to the Southwest corner of said Lot 8; thence Northerly along the West line of said Lot 8 to the Northwest corner thereof; thence Northeasterly along the Northerly line of said Lots 8 and 9 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 3

That part of the Northeast and Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in May's Subdivision, being a subdivision of part of said Northeast Quarter of Section 15, according to the plat thereof recorded October 10, 1912 as Document No. 23500; thence Northerly along the Northwesterly line of Lots 1 thru 26 in said May's Subdivision to the most Northerly corner of said Lot 26; thence Southeasterly along the Northeasterly line and the Southeasterly extension thereof to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southerly extension of the West line of said Lot 1 in May's Subdivision, being also the Southerly extension of the East line of Lot 1 in Sunnyside Beach Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded October 2, 1916 as Document No. 36512; thence continuing Southwesterly along the Northwest line of the Fox River to the Southeasterly extension of the Southwesterly line of Lot 9 in said Sunnyside Beach



Subdivision; thence Northwesterly along said Southwesterly line to the Northwest corner thereof; thence Northeasterly along the Northwesterly line of Lots 9 thru 1 in said Sunnyside Beach Subdivision to the Northeast corner of said Lot 1; thence Southerly along the East line of said Lot 1 to the Point of Beginning, all in McHenry County, Illinois.

Parcel 4

That part of the Northwest Quarter of Section 15, Township 45 North, Range 9 East of the Third Principal Meridian, described as follows:

Beginning at the Northwest corner of Lot 1 in the First Addition to Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded July 31, 1924 as Document No. 64619; thence Easterly along the Northerly line of said Lot 1 and the Easterly extension thereof to the East corner of the land described as Parcel 2 per Document No. 94R002071; thence Southwesterly along the Southerly line of said Parcel 2 to the most Easterly corner of said Lot 1; thence Southeasterly and Southwesterly along the Southeasterly line of Lots 1 thru 9 in said First Addition to Elam's Four Mile Water to the Southwest corner of said Lot 9 and the Northeasterly line of a parcel of land described per Document No. 2018R0037378; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southwesterly line of said parcel; thence Northwesterly along said Southwesterly line to the Northwesterly line of vacated Sunnyside Beach Drive; thence Southwesterly along said Northwesterly line to the Northwesterly extension of the northeasterly line of Lot 12 in Elam's Four Mile Water, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded August 27, 1920 as Document No. 48644; thence Southeasterly along said Northeasterly line to the Northwesterly line of the Fox River; thence Southwesterly along said Northwesterly line to the Southeasterly extension of the Southwesterly line of Lot 18 in said Elam's Four Mile Water; thence Northwesterly along said Southwesterly line to the Northeasterly extension of the Northwesterly line of Sunnyside Beach drive as shown per Niesen's Subdivision, being a subdivision of part of said Northwest Quarter of Section 15, according to the plat thereof recorded November 10, 1923 as Document No. 61123; thence Southwesterly along said Northwesterly line, 20.0 feet; thence Northerly, parallel with the Southwesterly line of said Lot 18, 10.0 feet to a line 30.0 feet Northwesterly of and parallel with the Northwesterly line of vacated Sunnyside Beach Drive; thence Northeasterly along said parallel line to the Southwesterly line of a parcel of land described per Document No. 2012R0060488; thence Northwesterly along said Southwesterly line to the Northwest corner of said parcel; thence Northeasterly along the Northwesterly line of said parcel to the Northwest corner of said parcel of land per Document No. 2018R0003738; thence Northeasterly along the Northwesterly line of said parcel to the Northeast corner thereof and the Northwest corner of Lot 9 in said First Addition to Elam's Four Mile Water; thence Northeasterly along the Northwesterly line of Lots 9 thru 2 in said Elam's Four Mile Water to the Point of Beginning, all in McHenry, County, Illinois.

Property Index Numbers:

10-18-126-017, 10-18-126-018, 10-18-126-032, 10-18-176-001, 10-18-176-002, 10-18-176-003, 10-18-176-004, 10-18-176-005, 10-18-176-009, 10-18-176-010, 10-18-176-011, 10-18-177-019, 10-18-177-020, 10-18-177-022, 10-18-177-023, 10-18-177-024, 10-18-177-025, 10-18-177-026, 10-18-177-027, 10-18-177-028, 10-18-177-031, 10-18-177-041, 10-18-177-042, 10-18-177-043, 10-18-177-044, 10-18-177-045, 10-18-177-046, 10-18-177-047, 10-18-177-048, 10-18-177-050, 10-18-177-053, 10-18-205-001, 10-

18-205-002, 10-18-205-003, 10-18-205-004, 10-18-205-005, 10-18-205-006, 10-18-205-007, 10-18-205-008, 10-18-205-009, 10-18-205-010, 10-18-205-011, 10-18-205-012, 10-18-205-013, 10-18-205-014, 10-18-205-015, 10-18-205-016, 10-18-205-017, 10-18-205-018, 10-18-205-019, 10-18-205-020, 10-18-205-021, 10-18-205-022, 10-18-205-023, 10-18-205-024, 10-18-205-025.

To participate in the Zoom meeting, go to the following link: <https://zoom.us/j/95055343299?pwd=Rld2TmdHR1ptN0RodFpWNzhmZTdvQT09> or Dial by your **Location** +1 312 626 6799 US (Chicago) **Meeting ID:** 950 5534 3299 **Passcode:** 334895

Individuals unable to attend via zoom must contact the Village Hall to make alternative arrangements to insure that the hearing complies with the State of Illinois' COVID 19 mitigation requirements.

The approximate street location of the area is generally described as: Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions, all in the Village of Johnsburg, Illinois, as further depicted on the map of a portion of the Village, which map is available at the Village Hall during regular business hours.

All interested persons, including all persons owning taxable real property located within the proposed Special Service Area No. 33, will be given an opportunity to be heard regarding the formation of and the boundaries of the Special Service Area and may object to the formation of the area, the issuance of bonds and the levy of taxes affecting said area.

The purpose of the formation of Special Service Area No. 33 is, in general, to provide special municipal services to the area, which will include the improvement, installation and reconstruction of approximately 3450 lineal feet of road consisting of an aggregate base course and asphalt binder and surface for the road commonly known as Sunnyside Beach Drive in May's, Elam's Four Mile Water, Thelen's Lake View, and Sunnyside Beach subdivisions. The special services will also include related drainage improvements, storm water infrastructure, acquisition right of way and temporary and permanent easements (if required), engineering, surveying, construction observation, soil testing and appurtenant work, mass grading and demolition, site clearing and tree removal, final restoration and the labor, equipment and materials necessary for the construction and maintenance thereof, and other associated costs including those of consultants, and other improvements as may be provided pursuant to the Special Service Area Tax Law, all to support new construction within the Special Service Area. The nature of the Special Services is to construct a road meeting Village standards and the acceptance of the road by the Village upon completion.

At the hearing, there will be considered whether a Special Service Area shall be established; the boundaries of the Special Service Area; the special services to be provided; the estimated amount of funding required; as well as whether there should be issued Special Service Area bonds in an amount not to exceed \$1,200,000 payable over a maximum period of 25 years and bearing interest at a maximum rate of 5.50% per annum with the maximum rate of taxes to be extended in any year for special services under this ordinance within the proposed Special Service Area to not exceed the amount necessary to produce a maximum annual tax levy of \$110,000. The bonds, if issued, shall be retired by the levy of an annual special tax established pursuant to a special tax roll to pay the interest on such bonds as it falls due and to

discharge the principal thereof at maturity and to pay the costs of administration and maintenance of the Special Service Area, said special tax to be levied upon all taxable property within the proposed Special Service Area.

The proposed amount of the tax levy for the proposed special services to be provided for the initial year for which taxes will be levied within the proposed Special Service Area would not exceed \$110,000.

The hearing may be adjourned by the President and Board of Trustees to another date without further notice other than a motion to be entered upon the minutes of its meeting fixing the time and place of the adjourned meeting.

If a petition signed by at least 51% of the electors residing within the Special Service Area and by at least 51% of the owners of record of the land included within the boundaries of the Special Service Area is filed with the Village Clerk within 60 days following the final adjournment of the public hearing objecting to the creation of the Special Service Area, the levy or imposition of a tax or the issuance of bonds for the provision of special services to the area, no such district may be created and no such tax may be levied or imposed, and no such bonds may be issued.

Dated this 18<sup>th</sup> day of January, 2021.

Claudett Sofiakis, Village Clerk

EXHIBIT D

VILLAGE OF JOHNSBURG SPECIAL SERVICE AREA NO. 33 SPECIAL TAX ROLL AND  
REPORT

