

**ORDINANCE NO. 2022-16**

**AN ORDINANCE ANNEXING CERTAIN TERRITORY IN BOONE COUNTY  
COMMONLY KNOWN AS PIN: 07-06-176-001, 07-06-176-002, 07-06-151-005 TO THE  
VILLAGE OF CHERRY VALLEY, ILLINOIS  
(Lucaya Asset Management/Zepelak)**

**WHEREAS**, a written petition has been submitted and authorized by the owner of land within the territory hereinafter described and has been filed with the Village Clerk of the Village of Cherry Valley, Winnebago and Boone County, Illinois (hereinafter "Village") requesting that said territory be annexed to the Village of Cherry Valley; and

**WHEREAS**, no electors having reside within the territory described in PIN: 07-06-176-001, 07-06-176-002, 07-06-151-005; and

**WHEREAS**, said territory is not within the corporate limits of any municipality, but is now contiguous to the Village; and

**WHEREAS**, legal notices regarding the intention of the Village to annex said territory have been sent to all public bodies required to receive such notice by state statute; and

**WHEREAS**, all petitions, documents and other necessary legal requirements have been met and are in full compliance with the statutes of the State of Illinois, specifically Sections 7-1-1 and 7-1-8 of the Illinois Municipal Code; and

**WHEREAS**, it is in the best interest of the Village that the territory be annexed thereto.

**NOW THEREFORE**, BE IT ORDAINED BY THE VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF CHERRY VALLEY, WINNEBAGO AND BOONE COUNTY, ILLINOIS AS FOLLOWS:

**Section 1:** The foregoing recitals are incorporated herein as findings of the Cherry Valley Board of Trustees.

**Section 2:** That the territory legally described in Exhibit A, attached hereto and incorporated herein, and further depicted in the annexation drawing attached hereto as Exhibit B and incorporated herein, and commonly known as PIN: 07-06-176-001, 07-06-176-002, 07-06-151-005, Cherry Valley, Illinois is hereby annexed to the Village.

**Section 3:** That within 90 days of the approval of this annexation ordinance, the Village Clerk is hereby directed to record with the Boone County Recorder and to file with the Boone County Clerk a certified copy of this Ordinance, together with the accurate map of the territory annexed appended to the Ordinance.

**Section 4:** This Ordinance shall be in full force and effect from and after its passage by a majority vote of the corporate authorities holding office and their approval, and publication in pamphlet form as provided by law.

PASSED UPON MOTION BY: NANCY BELT

SECONDED BY: SALLY HOLLEMBEAK

BY ROLL CALL VOTE THIS 19<sup>TH</sup> DAY OF APRIL, 2022

AS FOLLOWS:

VOTING "AYE": NANCY BELT, JEFF FUSTIN, SALLY HOLLEMBEAK,  
MIKE NEVILLE, BRANDI PEARSE

VOTING "NAY": NONE

ABSENT, ABSTAIN, OTHER NONE

ATTEST:

  
\_\_\_\_\_  
KATHY TRIMBLE, CLERK

APPROVED APRIL 19, 2022

  
\_\_\_\_\_  
DAVID SCHROEDER, PRESIDENT

**EXHIBIT B- ANNEXATION DRAWING**

**EXHIBIT A  
LEGAL DESCRIPTION OF THE ANNEXED PARCEL**

**PART OF THE NORTHWEST QUARTER (1/4) OF SECTION SIX (6), TOWNSHIP FORTY-THREE (43) NORTH, RANGE THREE (3) EAST OF THE THIRD (3RD) PRINCIPAL MERIDIAN. BOUNDED AND DESCRIBED AS FOLLOWS TO-WIT: BEGINNING AT A POINT IN THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION, WHICH BEARS NORTH 89°-55'-05" EAST, 1564.61 FEET FROM THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE NORTH 03°-20'-50" WEST, 1827.23 FEET TO THE SOUTH LINE OF PREMISES CONVEYED TO THE STATE OF ILLINOIS BY FINAL JUDGMENT ORDER NO. 587, BY COURT ORDER DATED OCTOBER 26, 1965, CIRCUIT COURT. FILED OCTOBER 26, 1965, IN BOONE COUNTY, ILLINOIS; THENCE NORTHEASTERLY, ALONG A CIRCULAR CURVE TO THE LEFT HAVING A RADIUS OF 4457.18 FEET AND WHOSE CENTER LINE TO THE NORTH, AND ALONG THE SOUTH LINE OF SAID LAST MENTIONED PREMISES TO A POINT (THE CHORD ACROSS THE LAST DESCRIBED CIRCULAR CURVE COURSE BEARS NORTH 88°-37'-49" EAST, 249.57 FEET); THENCE NORTH 81°-21'-46" EAST, ALONG THE SOUTH LINE OF SAID LAST MENTIONED PREMISES, 564.62 FEET: THENCE NORTH 79°-45'-05" EAST, ALONG THE SOUTH LINE OF SAID PREMISES, 670.33 FEET TO THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 00°-06'-40" WEST, ALONG THE EAST LINE OF THE NORTHWEST QUARTER OF SAID SECTION. 2032.20 FEET TO THE SOUTHEAST CORNER OF THE NORTHWEST QUARTER OF SAID SECTION; THENCE SOUTH 89°-55'-05" WEST, ALONG THE SOUTH LINE OF THE NORTHWEST QUARTER OF SAID SECTION, 1356.82 FEET TO THE POINT OF BEGINNING. SITUATED IN BOONE COUNTY, ILLINOIS.**



07-06-151-001  
(Mango Creek)

07-06-151-004  
(Mango Creek)

Zepelak 07-06-151-005

Zepelak 07-06-176-001

Zepelak 07-06-176-004

S. Main Street

US Highway