



Reaching Across Illinois Library System

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January 19, 2018

TO: RAILS Board

FROM: Mark Hatch

ABOUT: Coal Valley Annexation and Rezoning

On December 12, RAILS received an email from the Village of Coal Valley inquiring if we would be interested in annexing our property at 220 W. 23<sup>rd</sup> St. into the village.

On December 27, I met with the village president and village administrator to discuss the possibility. There are several advantages to annexing into the village:

- The rate we pay for water would decrease by approximately 2/3 or \$1,100 annually.
- The property would receive quicker police protection from the village vs. the county's sheriff department.
- We could use the village's website to list our property for sale.

The only cost to RAILS would be \$50.00 to cover the cost of the public hearing notice in the local newspaper.

We also realized this would be the perfect time to rezone the property from (R1) residential (which requires a special use permit) to (B2) commercial.

Neither of these changes would affect RAILS' tax-exempt status.

The attached documentation is the only required paperwork for the Village of Coal Valley to approve our request at the February 28 meeting of its Planning and Zoning Committee.

Therefore, we are seeking approval from the RAILS Board to proceed with annexation of our Coal Valley property into the Village of Coal Valley and rezoning.



PETITION FOR ANNEXATION  
TO THE VILLAGE OF COAL VALLEY

TO THE HONORABLE PRESIDENT AND MEMBERS OF THE BOARD OF TRUSTEES OF THE VILLAGE OF COAL VALLEY, ROCK ISLAND COUNTY, ILLINOIS:

WE, THE UNDERSIGNED, HEREBY REPRESENT THAT WE ARE THE OWNERS OF RECORD AND ALL ELECTORS RESIDING UPON THE PREMISES DESCRIBED ON THE ATTACHED PAPER –EXHIBIT A- (legal description) WHICH IS HEREBY MADE A PART OF THIS PETITION BY REFERENCE; THAT SAID PREMISES DO NOT LIE WITHIN THE COPORTATE LIMITS OF ANY MUNICIPALITY, BUT ARE CONTIGUOUS TO THE CORPORATE LIMITS OF THE VILLAGE OF COAL VALLEY, ROCK ISLAND COUNTY, ILLINOIS.

WE, THE UNDERSIGNED THEREFORE PETITION THAT THE PREMISES DESCRIBED ON THE ATTACHED -EXHIBIT A- BE ANNEXED TO THE CORPORATE LIMITS OF THE VILLAGE OF COAL VALLEY, ROCK ISLAND COUNTY, ILLINOIS, AND ZONED AS B-2 PROPERTY.

NAME

ADDRESS

Reaching Across Illinois Library System 220 W 23rd Ave, Coal Valley, IL 61240

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\_\_\_\_\_  
Signature of Petitioner

\_\_\_\_\_  
Date

STATE OF ILLINOIS        )  
                                      ) SS  
\_\_\_\_\_ COUNTY        )

\_\_\_\_\_

being first duly sworn on oath depose and say; that the signature on the above and foregoing Petition were all signed in our presence, or the presence of each of us, and are the genuine signatures of the persons so signing the same; that the foregoing named persons who have executed this petition constitute all of the owners of record and all of the electors residing on the premises hereinbefore described; and that the territory described in said petition is not within the corporate limits of any municipality but is contiguous to the corporate limits of the Village of Coal Valley, Rock Island County, Illinois.

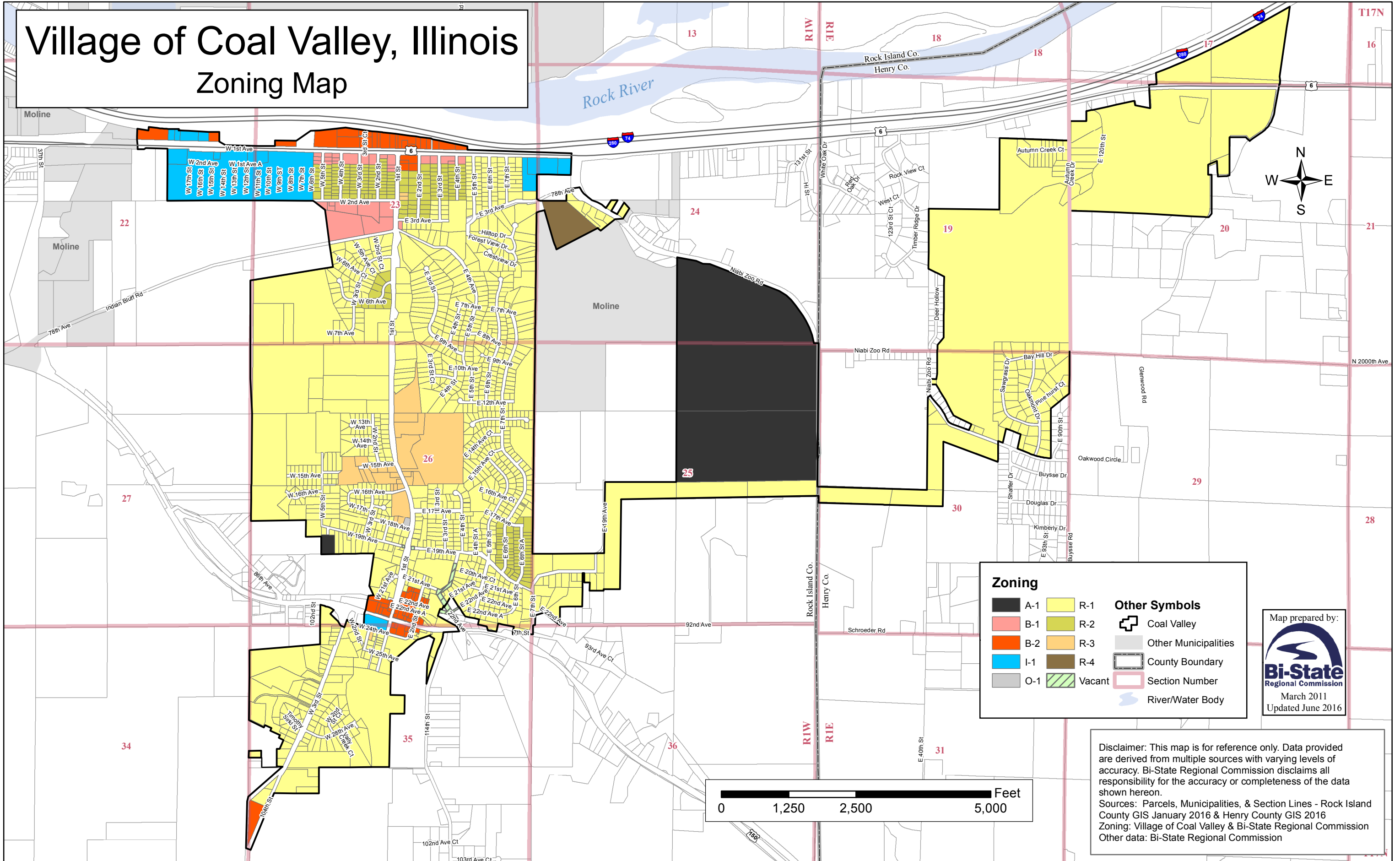
Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

\_\_\_\_\_  
Notary Public

## LEGAL DESCRIPTION

LOT NUMBER ONE (1) IN MYERS FIRST ADDITION TO ROCK ISLAND COUNTY, ILLINOIS; AND ALSO THAT PART OF THE SOUTHWEST QUARTER OF SECTION 26, TOWNSHIP 17 NORTH, RANGE 1 WEST OF THE FOURTH PRINCIPAL MERIDIAN, BEING A PART OF LOT TWENTY ONE (21) OF THE ASSESSORS PLAT OF 1879 OF SAID SECTION AND PART OF THE FORMER R.O.W. OF CHICAGO, ROCK ISLAND AND PACIFIC RAILWAY COMPANY, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF MYERS FIRST ADDITION TO ROCK ISLAND COUNTY, ILLINOIS; THENCE SOUTH  $6^{\circ} 12' 02''$  WEST 126.00 FEET ALONG THE WEST LINE OF SAID ADDITION TO THE SOUTHWEST CORNER THEREOF; THENCE WESTERLY 100.00 FEET ALONG THE NORTH R.O.W. LINE OF U.S. ROUTE 150, BEING A CURVE TO THE LEFT HAVING A RADIUS OF 1950.00 FEET (CORD – NORTH  $87^{\circ} 56' 30''$  WEST 99.99 FEET); THENCE NORTH  $6^{\circ} 41' 53''$  EAST 114.20 FEET; THENCE NORTH  $87^{\circ} 56' 30''$  EAST 100.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.237 ACRES MORE OR LESS.

# Village of Coal Valley, Illinois Zoning Map

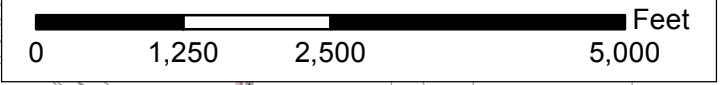


**Zoning**

A-1	R-1	<b>Other Symbols</b>
B-1	R-2	
B-2	R-3	
I-1	R-4	
O-1	Vacant	

Coal Valley  
 Other Municipalities  
 County Boundary  
 Section Number  
 River/Water Body

Map prepared by:  
  
 Bi-State  
 Regional Commission  
 March 2011  
 Updated June 2016



Disclaimer: This map is for reference only. Data provided are derived from multiple sources with varying levels of accuracy. Bi-State Regional Commission disclaims all responsibility for the accuracy or completeness of the data shown hereon.  
 Sources: Parcels, Municipalities, & Section Lines - Rock Island County GIS January 2016 & Henry County GIS 2016  
 Zoning: Village of Coal Valley & Bi-State Regional Commission  
 Other data: Bi-State Regional Commission