

EXHIBIT A: LEGAL DESCRIPTION OF PROPOSED ENTERPRIZE ZONE ADDITIONS

1. 1900 AVE OF THE CITIES EAST MOLINE IL 61244 (KUNES FORD) - PIN NUMBER 1806300009

A TRACT OF LAND SITUATED IN THE SOUTHWEST QUARTER OF SECTION SIX (6), TOWNSHIP SEVENTEEN (17) NORTH, RANGE ONE (1) EAST OF THE FOURTH PRINCIPAL MERIDIAN, THE BOUNDARY OF WHICH IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SAID SECTION 6;

THENCE ALONG THE SOUTH RIGHT OF WAY LINE OF STATE BOND ISSUE ROUTE 80 FOR THE NEXT FIVE (5) COURSES:

SOUTH 88 DEGREES 14 MINUTES 02 SECONDS EAST, A DISTANCE OF 266.36 FEET;

SOUTH 87 DEGREES 28 MINUTES 43 SECONDS EAST, A DISTANCE OF 56.70 FEET;

ALONG THE ARC OF A 7373.20 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, A DISTANCE OF 208.44 FEET (SAID CURVE HAVING A CHORD BEARING OF SOUTH 83 DEGREES 39 MINUTES 20 SECONDS EAST AND A DISTANCE OF 208.43 FEET;

ALONG THE ARC OF 1005.60 FOOT RADIUS CURVE, CONCAVE SOUTHWESTERLY, A DISTANCE OF 355.99 FEET (SAID CURVE HAVING A CHORD BEARING OF SOUTH 72 DEGREES 45 MINUTES 42 SECONDS EAST AND A DISTANCE OF 354.13 FEET;

SOUTH 63 DEGREES 09 MINUTES 28 SECONDS EAST, A DISTANCE OF 10.83 FEET TO A LINE WHICH IS 60 FEET WESTERLY OF AND PARALLEL WITH THE EAST LINE OF THE SOUTHWEST QUARTER OF SAID SECTION 6;

THENCE ALONG SAID PARALLEL LINE, SOUTH 01 DEGREE 27 MINUTES 29 SECONDS WEST, A DISTANCE OF 385.50 FEET TO A NORTH LINE OF THE ROCK ISLAND COUNTY FAIRGROUNDS;

THENCE ALONG SAID NORTH LINE, NORTH 87 DEGREES 55 MINUTES 12 SECONDS WEST, A DISTANCE OF 620.57 FEET;

THENCE CONTINUING ALONG SAID NORTH LINE, NORTH 88 DEGREES 32 MINUTES 07 SECONDS WEST, A DISTANCE OF 325.85 FEET TO AN EASTERLY LINE OF SAID FAIRGROUNDS;

THENCE ALONG SAID EASTERLY LINE, NORTH 00 DEGREES 30 MINUTES 08 SECONDS EAST, A DISTANCE OF 543.94 FEET TO THE SOUTH RIGHT OF WAY LINE OF SAID ROUTE 80;

THENCE ALONG SAID SOUTH LINE FOR THE NEXT TWO (2) COURSES:

SOUTH 85 DEGREES 25 MINUTES 05 SECONDS EAST, A DISTANCE OF 73.26 FEET;

Memorandum

Community and Economic Development Department

To: Randall Tweet, City Manager

Subject: Amendment to the Quad Cities Enterprise Zone

Date: June 14, 2021



The City of Rock Island, along with the Cities of East Moline, Moline, Silvis, the Village of Milan, and Rock Island County collaborate on the Quad City Enterprise Zone. In order to complete the process of adding properties to the Enterprise Zone each community must pass an amended ordinance and approve the amended Intergovernmental Agreement. Both updated documents are attached to this memo.

The current Enterprise Zone amendment request is for the former Reynolds Ford property in East Moline. The project is anticipated to require a \$2-3 million investment and will have an impact of 75 jobs retained and created. This addition would increase the total Enterprise Zone area from 13.07 square miles to roughly 13.087 square miles. The legal description of the property is attached to this memo.

Recommendation:

The Community and Economic Development Department recommends that City Council approve the amendment to the Intergovernmental Agreement and consider the amended ordinance for the Quad City Enterprise Zone.

Submitted by: Tarah Sipes, Economic Development Manager
Nathan Parch, Community Economic Development Director

Approved by: Randall Tweet, City Manager

SOUTH 00 DEGREES 00 MINUTES 19 SECONDS WEST, A DISTANCE OF 39.97 FEET TO THE POINT OF BEGINNING.

THE ABOVE DESCRIBED PARCEL IS ENTIRELY SITUATED IN THE CITY OF EAST MOLINE, COUNTY OF ROCK ISLAND, STATE OF ILLINOIS.

SAID PARCEL CONTAINS 10.49 ACRES, MORE OR LESS.

2. 1347 42 AVE EAST MOLINE IL 61244 (GODFATHERS PIZZA) & ADJACENT LOT - PIN NUMBERS 1806304001 & 1806304002

“STARTING AT THE SOUTHEAST CORNER OF LOT 3 GNATOVICH’S 1ST ADDITION TO EAST MOLINE, HAMPTON TOWNSHIP PARCEL #8116 HEAD SOUTH 00 DEGREES 00 MINUTES 30 SECONDS WEST A DISTANCE OF 322.5’+/- CROSSING AVENUE OF THE CITIES TO THE NORTH PROPERTY LINE OF HAMPTON TOWNSHIP PARCEL #91. THEN 3’ WEST ALONG THE NORTH LINE OF HAMPTON TOWNSHIP PARCEL #91. THEN HEAD NORTH 00 DEGREES 00 MINUTES 30 SECONDS WEST 321.5’+/- CROSSING AVENUE OF THE CITIES TO THE SOUTH PROPERTY LINE OF HAMPTON TOWNSHIP PARCEL #8116. THEN HEAD EAST 3’ TO THE POB. THIS FORMS A 3’ CONNECTION STRIP BETWEEN THE TWO ENTERPRISE ZONE PARCELS.”

1347 42 AVE EAST MOLINE IL 61244 (PARCEL 1806304001) & ADJACENT LOT PARCEL 1806304002 ARE 0.71 ACRES AND 0.70 ACRES RESPECTIVELY

THE PROPOSED ADDITION OF THE 3 PARCELS AND CORRESPONDING CONNECTOR WOULD INCREASE THE QUAD CITIES ENTERPRISE ZONE AREA 0.0186 SQUARE MILES (11.904 ACRES), FROM 13.07 SQUARE MILES TO A TOTAL OF 13.087 SQUARE MILES.

Enterprise Zone Proposed Addition 1900 Avenue of the Cities 1347 42nd Ave: East Moline

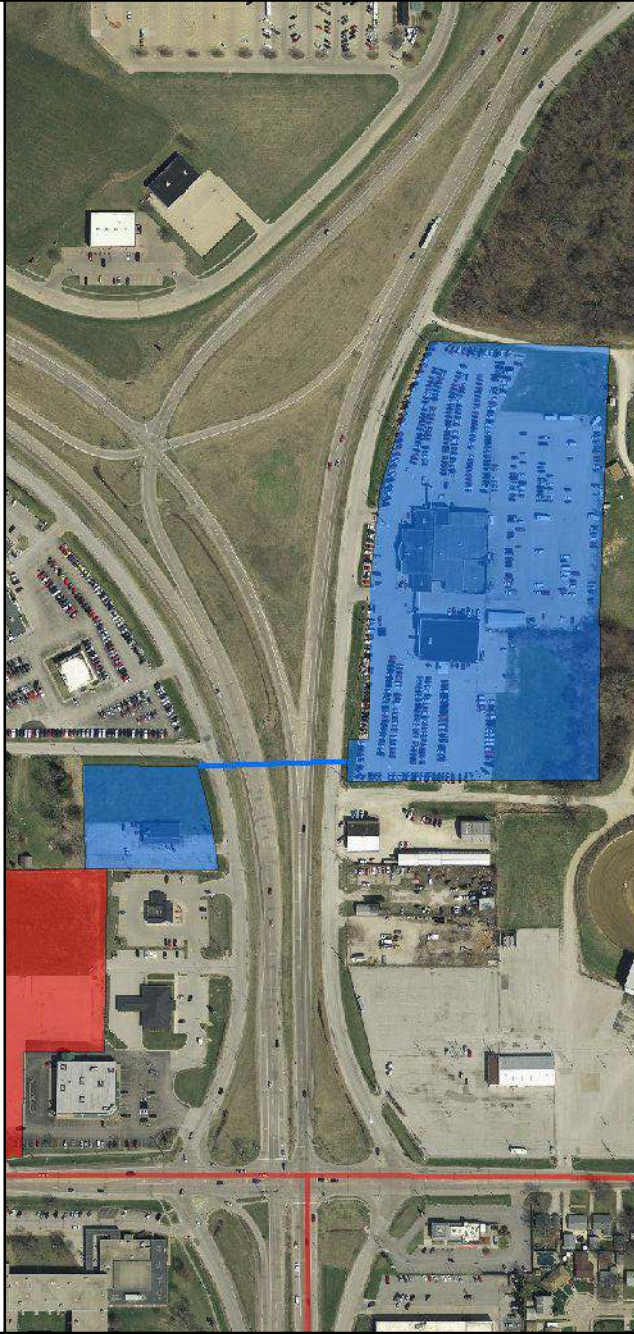


Map created
4/15/2021

City of Moline GIS



- QC Enterprise Zone
- Connectors
- Proposed Additions
- Proposed Connector



Sources: Esri, HERE, DeLorme, USGS, Intermap, INCREMENT P, NRCan, Esri Japan, METI, Esri China (Hong Kong), Esri Korea, Esri (Thailand), MapmyIndia, NGCC, © OpenStreetMap contributors, and the GIS User Community

AN ORDINANCE

Amending Ordinance No. 046-2020 related to the establishment of an Enterprise Zone in the County of Rock Island, Illinois, pursuant to an Intergovernmental Agreement with the Cities of East Moline, Illinois, Moline, Illinois, Rock Island, Illinois, Silvis, Illinois, the Village of Milan, Illinois the County of Rock Island, Illinois, by revising Section 1, Exhibits “A” and “B” to include new territory within the Quad Cities Enterprise Zone.

WHEREAS, the Cities of East Moline, Moline, Rock Island, Silvis, Rock Island County and Village of Milan currently comprise the Quad Cities Enterprise Zone hereinafter referred to as the “Local Governments”; and

WHEREAS, these Local Governments have requested adding territory to the Quad Cities Enterprise Zone pursuant to the Illinois Enterprise Zone Act, 20 ILCS 655/1 *et seq.*; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF ROCK ISLAND, ILLINOIS, as follows:

Section 1. That Section 1, Exhibit “A” to Ordinance No. 046-2020 which provides a legal description of the area of the Enterprise Zone and Exhibit “B” thereof, which provides a map of the Enterprise Zone, which exhibits are attached to this Ordinance and made a part hereof, shall be amended to include additional territory within the Quad Cities Enterprise Zone as described in the Exhibits attached hereto and incorporated herein.

Section 2. That the City of Rock Island hereby declares and affirms that the amended zone area as described in Exhibit “A” and “B”, qualifies for expansion in accordance with the provision of the Illinois Enterprise Zone Act, and further affirms that:

- A. The additional territory is contiguous to the zone area in the Quad Cities Enterprise Zone;
- B. The additional territory results in a zone which is not more than fifteen (15) square miles;
- C. The additional territory provides immediate substantial benefit to the established zone and/or its residents or businesses by creating jobs, removing an impediment to economic development which exists and stimulating neighborhood residential and business revitalization;
- D. On the 29th day of April, 2021, a public hearing was conducted by the City of East Moline on whether the Ordinance, as supplemented and amended, should be further supplemented and amended to alter the zone boundaries to add territory to the zone and a finding made that the public notice was given in at least one newspaper of general circulation within the zone area, not more than 20 days nor less than 5 days before the hearing.
- E. The zone meets the qualifications of Section 4 of the Illinois Enterprise Zone Act.

Section 3. That in all other respects, Ordinance No. 046-2020 shall continue in full force

and effect, shall not be repealed or super ceded, and shall only be amended as set forth herein.

Section 4. That this Ordinance shall be in full force and effect from and after its passage; approval; and if required by law, publication in the manner provide by law.

Chief Elected Official

Date

Attest:

Clerk

**Quad Cities Enterprise Zone
Amendment to Intergovernmental Agreement**

This amended Inter-Governmental Agreement is made and entered into this ____ day by and between the City of East Moline, the City of Moline, the City of Rock Island, the City of Silvis, the Village of Milan and the County of Rock Island, all in the State of Illinois, hereinafter referred to as the “Local Governments”:

WITNESSETH:

WHEREAS, the Cities of Moline, East Moline and Silvis, the Village of Milan, and the County of Rock Island, all in the State of Illinois, adopted resolutions to enter into an Inter-Governmental Agreement to commence on January 1, 2019 (hereinafter, “the Agreement”) for the purpose of establishing an Enterprise Zone; and

WHEREAS, these Local Governments have requested adding territory to the Quad Cities Enterprise Zone in a public hearing held on April 29 at 2:00 p.m. CST which was duly published and transcribed and that public notice was given in at least one newspaper of general circulation within the proposed Enterprise Zone, not more than twenty (20) days nor less than five (5) days before the hearing; and

WHEREAS, said new territory includes property identified in the attached Exhibit “A” (legal descriptions) and Exhibit “B” (map); and

WHEREAS, the additional territory will facilitate an increased economic benefit to the Quad Cities.

WHEREAS, the Illinois Enterprise Zone Act, as amended, (20 ILCS 655/1 et seq.) (the “Act”) authorizes the submission of applications to add territory to Enterprise Zones for the purposes of attracting private sector investment thereby stimulating business and industrial growth and stimulating neighborhood revitalization by means of relaxing government controls and tax incentives; and

NOW, THEREFORE, upon the consideration of the mutual promises contained herein and upon the future consideration of the recitals herein above set forth, it is hereby among the Local Governments hereto, as follows:

- A. That the attached Exhibit “A” which provides a legal description of the area of the Enterprise Zone and Exhibit “B” which provides a map of the Enterprise Zone, which Exhibits are attached to this Agreement and made a part hereof shall be understood and agreed by the parties as constituting “the area” described or precisely described in the Agreement related to the Ordinances adopting the Enterprise Zone and as constituting the “Enterprise Zone” within the meaning of said Agreement and said adopted Ordinances.
- B. In all other respects, the Agreement shall continue in full force and effect.

SIGNATURE PAGE

CITY OF EAST MOLINE, ILLINOIS

By: _____

Title: Mayor_____

Date: _____

CITY OF MOLINE, ILLINOIS

By: _____

Title: Mayor_____

Date: _____

CTIY OF ROCK ISLAND, ILLINOIS

By: _____

Title: Mayor_____

Date: _____

CTIY OF SILVIS, ILLINOIS

By: _____

Title: Mayor_____

Date: _____

VILLAGE OF MILAN, ILLINOIS

By: _____

Title: President, Board of Trustees

Date: _____

COUNTY OF ROCK ISLAND, ILLINOIS

By: _____

Title: Chairman_____

Date: _____